

**MONTH ENDING FEBRUARY 28, 2002
RESIDENTIAL INCOME 2 - 4 UNITS**

Zip Code	New Listings	Average List Price	Total New Listing Value	Sold Listings	Average Sold Price	Total Sold Value	% Sale Price to List Price	Average Days on Market
91901 ALPINE	0	\$	\$	0	\$	\$	%	
91902 BONITA	0	\$	\$	0	\$	\$	%	
91905 BOULEVARD	0	\$	\$	0	\$	\$	%	
91906 CAMPO	0	\$	\$	0	\$	\$	%	
91910 CHULA VISTA	0	\$	\$	2	\$312,450	\$624,900	1.00%	43
91911 CHULA VISTA	2	\$497,000	\$994,000	1	\$245,000	\$245,000	0.99%	7
91913 CHULA VISTA	0	\$	\$	0	\$	\$	%	
91914 CHULA VISTA	0	\$	\$	0	\$	\$	%	
91915 CHULA VISTA	0	\$	\$	0	\$	\$	%	
91916 DESCANSO	0	\$	\$	0	\$	\$	%	
91917 DULZURA	0	\$	\$	0	\$	\$	%	
91931 GUATAY	0	\$	\$	0	\$	\$	%	
91932 IMPERIAL BEACH	2	\$347,500	\$695,000	3	\$396,666	\$1,190,000	0.90%	95
91934 JACUMBA	0	\$	\$	0	\$	\$	%	
91935 JAMUL	0	\$	\$	0	\$	\$	%	
91941 LA MESA	2	\$375,000	\$750,000	2	\$325,000	\$650,000	0.95%	43
91942 LA MESA	1	\$280,000	\$280,000	0	\$	\$	%	
91945 LEMON GROVE	1	\$325,000	\$325,000	1	\$300,000	\$300,000	1.00%	3
91948 MOUNT LAGUNA	0	\$	\$	0	\$	\$	%	
91950 NATIONAL CITY	6	\$137,650	\$825,900	4	\$261,250	\$1,045,000	0.97%	32
91962 PINE VALLEY	0	\$	\$	0	\$	\$	%	
91963 POTRERO	0	\$	\$	0	\$	\$	%	
91977 SPRING VALLEY	0	\$	\$	2	\$319,450	\$638,900	1.01%	37
91978 SPRING VALLEY	0	\$	\$	0	\$	\$	%	
91980 TECATE	0	\$	\$	0	\$	\$	%	
92003 BONSAI	0	\$	\$	0	\$	\$	%	
92004 BORREGO SPRINGS	0	\$	\$	0	\$	\$	%	
92007 CARDIFF BY THE SEA	0	\$	\$	1	\$700,000	\$700,000	1.04%	10
92008 CARLSBAD	7	\$411,810	\$2,882,676	0	\$	\$	%	
92009 CARLSBAD	1	\$	\$	0	\$	\$	%	
92014 DEL MAR	0	\$	\$	0	\$	\$	%	
92019 EL CAJON	0	\$	\$	0	\$	\$	%	
92020 EL CAJON	2	\$289,000	\$578,000	0	\$	\$	%	
92021 EL CAJON	0	\$	\$	0	\$	\$	%	
92024 ENCINITAS	1	\$1,150,000	\$1,150,000	0	\$	\$	%	
92025 ESCONDIDO	8	\$198,612	\$1,588,900	2	\$237,500	\$475,000	0.99%	50
92026 ESCONDIDO	1	\$310,000	\$310,000	2	\$272,000	\$544,000	1.01%	40
92027 ESCONDIDO	0	\$	\$	0	\$	\$	%	
92028 FALLBROOK	1	\$285,000	\$285,000	0	\$	\$	%	
92029 ESCONDIDO	0	\$	\$	0	\$	\$	%	
92036 JULIAN	0	\$	\$	0	\$	\$	%	
92037 LA JOLLA	2	\$1,274,750	\$2,549,500	0	\$	\$	%	
92040 LAKESIDE	0	\$	\$	1	\$285,000	\$285,000	0.98%	158
92054 OCEANSIDE	10	\$540,227	\$5,402,276	2	\$245,000	\$490,000	0.90%	83
92056 OCEANSIDE	0	\$	\$	0	\$	\$	%	
92057 OCEANSIDE	0	\$	\$	0	\$	\$	%	
92059 PALA	0	\$	\$	0	\$	\$	%	
92060 PALOMAR MTN	0	\$	\$	0	\$	\$	%	
92061 PAUMA VALLEY	0	\$	\$	0	\$	\$	%	
92064 POWAY	0	\$	\$	0	\$	\$	%	
92065 RAMONA	0	\$	\$	0	\$	\$	%	
92066 RANCHITA	0	\$	\$	0	\$	\$	%	
92067 RANCHO SANTA FE	0	\$	\$	0	\$	\$	%	
92068 SAN LUIS REY	0	\$	\$	0	\$	\$	%	
92069 SAN MARCOS	0	\$	\$	0	\$	\$	%	
92070 SANTA YSABEL	0	\$	\$	0	\$	\$	%	
92071 SANTEE	0	\$	\$	0	\$	\$	%	

92075 SOLANA BEACH	0	\$	\$	0	\$	\$	%	
92078 SAN MARCOS	0	\$	\$	0	\$	\$	%	
92082 VALLEY CENTER	0	\$	\$	0	\$	\$	%	
92083 VISTA	2	\$539,950	\$1,079,900	0	\$	\$	%	
92084 VISTA	4	\$255,975	\$1,023,900	2	\$250,500	\$501,000	0.94%	46
92086 WARNER SPRINGS	0	\$	\$	0	\$	\$	%	
92093 LA JOLLA	0	\$	\$	0	\$	\$	%	
92101 SAN DIEGO DOWNTOWN	0	\$	\$	0	\$	\$	%	
92102 SAN DIEGO	6	\$328,316	\$1,969,900	1	\$417,500	\$417,500	1.00%	39
92103 MISSION HILLS	1	\$425,000	\$425,000	1	\$470,000	\$470,000	0.99%	131
92104 NORTH PARK	9	\$380,388	\$3,423,500	10	\$362,687	\$3,626,870	0.99%	49
92105 EAST SAN DIEGO	16	\$272,162	\$4,354,600	5	\$247,580	\$1,237,900	0.99%	30
92106 POINT LOMA	0	\$	\$	0	\$	\$	%	
92107 OCEAN BEACH	7	\$677,557	\$4,742,900	5	\$450,900	\$2,254,500	0.95%	67
92108 MISSION VALLEY	0	\$	\$	0	\$	\$	%	
92109 PACIFIC BEACH	9	\$354,333	\$3,189,000	4	\$517,750	\$2,071,000	0.99%	29
92110 OLD TOWN SD	0	\$	\$	0	\$	\$	%	
92111 LINDA VISTA	0	\$	\$	0	\$	\$	%	
92113 LOGAN HEIGHTS	8	\$235,737	\$1,885,900	4	\$217,500	\$870,000	0.94%	117
92114 ENCANTO	3	\$274,666	\$824,000	2	\$281,999	\$563,999	0.99%	23
92115 COLLEGE GROVE	2	\$274,000	\$548,000	0	\$	\$	%	
92116 NORMAL HEIGHTS	13	\$462,300	\$6,009,900	3	\$377,000	\$1,131,000	0.98%	27
92117 CLAIREMONT MESA	4	\$311,072	\$1,244,288	1	\$299,500	\$299,500	1.00%	5
92118 CORONADO	0	\$	\$	2	\$1,161,625	\$2,323,251	0.89%	98
92119 SAN CARLOS	0	\$	\$	0	\$	\$	%	
92120 DEL CERRO	0	\$	\$	0	\$	\$	%	
92121 SORRENTO	0	\$	\$	0	\$	\$	%	
92122 UNIVERSITY CITY	0	\$	\$	0	\$	\$	%	
92123 MISSION VALLEY	0	\$	\$	0	\$	\$	%	
92124 TIERRASANTA	0	\$	\$	0	\$	\$	%	
92126 MIRA MESA	0	\$	\$	0	\$	\$	%	
92127 RANCHO BERNARDO	0	\$	\$	0	\$	\$	%	
92128 RANCHO BERNARDO	0	\$	\$	0	\$	\$	%	
92129 RANCHO PENASQUITOS	0	\$	\$	0	\$	\$	%	
92130 CARMEL VALLEY	0	\$	\$	0	\$	\$	%	
92131 SCRIPPS MIRAMAR	0	\$	\$	0	\$	\$	%	
92139 PARADISE HILLS	0	\$	\$	0	\$	\$	%	
92145 MIRAMAR	0	\$	\$	0	\$	\$	%	
92154 OTAY MESA	0	\$	\$	0	\$	\$	%	
92155 SAN DIEGO	0	\$	\$	0	\$	\$	%	
92161 SAN DIEGO	0	\$	\$	0	\$	\$	%	
92173 SAN YSIDRO	1	\$160,000	\$160,000	0	\$	\$	%	
Totals	132		\$49,497,040	63		\$22,954,320		