

**MONTH ENDING MAY 31, 2005
RESIDENTIAL INCOME 2-4 UNITS**

Zip Code	New Listing s	Average List Price	Median List Price	Total New Listing Value	Sold Listing s	Average Sold Price	Median Sale Price	Total Sold Value	% Sale Price to List Price	Average Days on Market	
91901	ALPINE	2	\$275,000	\$	\$550,000	0	\$	\$	0.00%		
91902	BONITA	0	\$	\$	\$	0	\$	\$	0.00%		
91905	BOULEVARD	0	\$	\$	\$	0	\$	\$	0.00%		
91906	CAMPO	1	\$595,000	\$595,000	\$595,000	0	\$	\$	0.00%		
91910	CHULA VISTA	7	\$660,428	\$625,000	\$4,623,000	3	\$641,000	\$590,000	\$1,923,000	99.39%	61
91911	CHULA VISTA	2	\$762,500	\$750,000	\$1,525,000	0	\$	\$	0.00%		
91913	CHULA VISTA	0	\$	\$	\$	0	\$	\$	0.00%		
91914	CHULA VISTA	0	\$	\$	\$	0	\$	\$	0.00%		
91915	CHULA VISTA	0	\$	\$	\$	0	\$	\$	0.00%		
91916	DESCANSO	0	\$	\$	\$	0	\$	\$	0.00%		
91917	DULZURA	0	\$	\$	\$	0	\$	\$	0.00%		
91931	GUATAY	0	\$	\$	\$	0	\$	\$	0.00%		
91932	IMPERIAL BEACH	2	\$1,362,500	\$875,000	\$2,725,000	2	\$675,000	\$625,000	\$1,350,000	100.00%	77
91934	JACUMBA	0	\$	\$	\$	0	\$	\$	0.00%		
91935	JAMUL	0	\$	\$	\$	0	\$	\$	0.00%		
91941	LA MESA	4	\$584,724	\$550,000	\$2,338,899	0	\$	\$	0.00%		
91942	LA MESA	0	\$	\$	\$	0	\$	\$	0.00%		
91945	LEMON GROVE	11	\$571,354	\$580,000	\$6,284,900	3	\$750,333	\$765,000	\$2,251,000	94.38%	27
91948	MOUNT LAGUNA	0	\$	\$	\$	0	\$	\$	0.00%		
91950	NATIONAL CITY	4	\$571,250	\$505,000	\$2,285,000	5	\$496,600	\$510,000	\$2,483,000	94.78%	105
91962	PINE VALLEY	1	\$549,000	\$549,000	\$549,000	0	\$	\$	0.00%		
91963	POTRERO	0	\$	\$	\$	0	\$	\$	0.00%		
91977	SPRING VALLEY	6	\$624,650	\$584,900	\$3,747,900	3	\$609,333	\$600,000	\$1,828,000	98.50%	124
91978	SPRING VALLEY	0	\$	\$	\$	0	\$	\$	0.00%		
91980	TECATE	0	\$	\$	\$	0	\$	\$	0.00%		
92003	BONSAL	0	\$	\$	\$	0	\$	\$	0.00%		
92004	BORREGO SPRINGS	1	\$199,000	\$199,000	\$199,000	0	\$	\$	0.00%		
92007	CARDIFF BY THE SEA	1	\$1,799,000	\$1,799,000	\$1,799,000	2	\$898,750	\$855,000	\$1,797,500	103.22%	10
92008	CARLSBAD	0	\$	\$	\$	0	\$	\$	0.00%		
92009	CARLSBAD	5	\$563,800	\$720,000	\$2,819,000	0	\$	\$	0.00%		
92014	DEL MAR	0	\$	\$	\$	0	\$	\$	0.00%		
92019	EL CAJON	2	\$1,162,438	\$974,876	\$2,324,876	0	\$	\$	0.00%		
92020	EL CAJON	4	\$741,987	\$749,000	\$2,967,950	2	\$712,500	\$710,000	\$1,425,000	98.28%	6
92021	EL CAJON	4	\$667,450	\$595,000	\$2,669,800	0	\$	\$	0.00%		
92024	ENCINITAS	3	\$980,000	\$995,000	\$2,940,000	0	\$	\$	0.00%		
92025	ESCONDIDO	14	\$662,605	\$699,000	\$9,276,476	4	\$593,375	\$582,000	\$2,373,500	97.16%	24
92026	ESCONDIDO	0	\$	\$	\$	1	\$665,000	\$665,000	\$665,000	97.09%	78
92027	ESCONDIDO	1	\$725,000	\$725,000	\$725,000	0	\$	\$	0.00%		
92028	FALLBROOK	2	\$617,500	\$550,000	\$1,235,000	2	\$514,950	\$500,000	\$1,029,900	80.47%	63
92029	ESCONDIDO	0	\$	\$	\$	0	\$	\$	0.00%		
92036	JULIAN	0	\$	\$	\$	0	\$	\$	0.00%		
92037	LA JOLLA	0	\$	\$	\$	1	\$1,200,000	\$1,200,000	\$1,200,000	95.93%	7
92040	LAKESIDE	4	\$699,975	\$525,000	\$2,799,900	2	\$675,000	\$665,000	\$1,350,000	98.97%	42
92054	OCEANSIDE	10	\$1,250,957	\$975,000	\$12,509,576	2	\$632,500	\$495,000	\$1,265,000	98.44%	84
92056	OCEANSIDE	0	\$	\$	\$	0	\$	\$	0.00%		
92057	OCEANSIDE	0	\$	\$	\$	0	\$	\$	0.00%		
92059	PALA	0	\$	\$	\$	0	\$	\$	0.00%		
92060	PALOMAR MTN	0	\$	\$	\$	0	\$	\$	0.00%		
92061	PAUMA VALLEY	0	\$	\$	\$	0	\$	\$	0.00%		
92064	POWAY	0	\$	\$	\$	0	\$	\$	0.00%		
92065	RAMONA	1	\$520,000	\$520,000	\$520,000	0	\$	\$	0.00%		
92066	RANCHITA	0	\$	\$	\$	0	\$	\$	0.00%		
92067	RANCHO SANTA FE	0	\$	\$	\$	0	\$	\$	0.00%		
92068	SAN LUIS REY	0	\$	\$	\$	0	\$	\$	0.00%		
92069	SAN MARCOS	1	\$709,000	\$709,000	\$709,000	0	\$	\$	0.00%		
92070	SANTA YSABEL	0	\$	\$	\$	0	\$	\$	0.00%		
92071	SANTEE	0	\$	\$	\$	0	\$	\$	0.00%		
92075	SOLANA BEACH	1	\$875,000	\$875,000	\$875,000	1	\$1,005,000	\$1,005,000	\$1,005,000	98.53%	144
92078	SAN MARCOS	1	\$705,000	\$705,000	\$705,000	0	\$	\$	0.00%		
92081	VISTA	0	\$	\$	\$	0	\$	\$	0.00%		
92082	VALLEY CENTER	0	\$	\$	\$	0	\$	\$	0.00%		
92083	VISTA	8	\$461,084	\$459,900	\$3,688,676	1	\$695,000	\$695,000	\$695,000	100.00%	9
92084	VISTA	11	\$673,150	\$680,000	\$7,404,651	7	\$607,000	\$524,000	\$4,249,000	96.27%	35
92086	WARNER SPRINGS	0	\$	\$	\$	0	\$	\$	0.00%		
92091	RANCHO SANTA FE	0	\$	\$	\$	0	\$	\$	0.00%		
92093	LA JOLLA	0	\$	\$	\$	0	\$	\$	0.00%		
92101	SAN DIEGO DOWNTOWN	3	\$966,333	\$1,400,000	\$2,899,000	0	\$	\$	0.00%		
92102	SAN DIEGO	19	\$699,819	\$649,000	\$13,296,576	2	\$522,000	\$449,000	\$1,044,000	100.00%	13
92103	MISSION HILLS	6	\$834,979	\$780,000	\$5,009,876	1	\$885,000	\$885,000	\$885,000	88.51%	32
92104	NORTH PARK	18	\$666,761	\$749,999	\$12,001,699	13	\$744,490	\$724,872	\$9,678,372	97.54%	57

92105	EAST SAN DIEGO	16	\$494,781	\$525,000	\$7,916,500	6	\$527,833	\$480,000	\$3,167,000	97.63%	18
92106	POINT LOMA	1	\$675,000	\$675,000	\$675,000	0	\$	\$	\$	0.00%	
92107	OCEAN BEACH	4	\$1,074,999	\$939,000	\$4,299,997	2	\$895,500	\$690,000	\$1,791,000	99.61%	8
92108	MISSION VALLEY	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92109	PACIFIC BEACH	17	\$1,377,176	\$1,350,000	\$23,412,000	4	\$824,375	\$575,000	\$3,297,500	95.91%	23
92110	OLD TOWN SD	0	\$	\$	\$	1	\$550,000	\$550,000	\$550,000	95.65%	23
92111	LINDA VISTA	1	\$675,000	\$675,000	\$675,000	0	\$	\$	\$	0.00%	
92113	LOGAN HEIGHTS	18	\$367,388	\$450,000	\$6,612,999	7	\$518,142	\$525,000	\$3,627,000	98.98%	77
92114	ENCANTO	4	\$594,750	\$524,000	\$2,379,000	2	\$627,500	\$580,000	\$1,255,000	98.51%	19
92115	COLLEGE GROVE	6	\$692,250	\$650,000	\$4,153,500	3	\$673,333	\$642,000	\$2,020,000	97.77%	50
92116	NORMAL HEIGHTS	15	\$695,578	\$675,000	\$10,433,676	6	\$627,250	\$545,000	\$3,763,500	95.77%	20
92117	CLAIREMONT MESA	2	\$661,950	\$559,900	\$1,323,900	3	\$592,666	\$545,000	\$1,778,000	96.11%	73
92118	CORONADO	1	\$2,550,000	\$2,550,000	\$2,550,000	0	\$	\$	\$	0.00%	
92119	SAN CARLOS	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92120	DEL CERRO	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92121	SORRENTO	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92122	UNIVERSITY CITY	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92123	MISSION VALLEY	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92124	TIERRASANTA	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92126	MIRA MESA	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92127	RANCHO BERNARDO	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92128	RANCHO BERNARDO	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92129	RANCHO PENASQUITOS	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92130	CARMEL VALLEY	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92131	SCRIPPS MIRAMAR	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92139	PARADISE HILLS	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92145	MIRAMAR	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92154	OTAY MESA	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92155	SAN DIEGO	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92161	SAN DIEGO	0	\$	\$	\$	0	\$	\$	\$	0.00%	
92173	SAN YSIDRO	0	\$	\$	\$	0	\$	\$	\$	0.00%	
TOTALS		245			\$179,030,327	91			\$59,746,272		