

Market Activity by Zip/Month

Property Type: 2-4 Units

County: San Diego

Month/Year	Zip	Active Listings			New Listings			Sold Listings				Off Mrkt		MO	
		#	Avg LP	Median LP	#	Avg LP	Median LP	#	Avg LP	Median LP	Avg SP	Median SP	# Exp	# Oth	INV
Dec 2008	91901	2	\$352,750	\$352,750	0	--	\$0	0	--	\$0	--	\$0	0	0	--
Dec 2008	91902	2	\$1,099,500	\$1,099,500	0	--	\$0	0	--	\$0	--	\$0	1	0	--
Dec 2008	91906	2	\$482,000	\$482,000	0	--	\$0	0	--	\$0	--	\$0	1	0	--
Dec 2008	91910	33	\$395,305	\$380,000	0	--	\$0	6	\$393,317	\$400,000	\$352,483	\$360,000	6	3	33.00%
Dec 2008	91911	26	\$451,873	\$349,500	1	\$240,000	\$240,000	1	\$285,000	\$285,000	\$270,000	\$270,000	3	2	6.50%
Dec 2008	91932	31	\$520,816	\$449,000	2	\$442,000	\$442,000	1	\$360,000	\$360,000	\$319,770	\$319,770	6	1	15.50%
Dec 2008	91935	1	\$1,249,000	\$1,249,000	0	--	\$0	0	--	\$0	--	\$0	0	0	--
Dec 2008	91941	13	\$550,189	\$380,000	3	\$323,200	\$311,100	1	\$475,000	\$475,000	\$475,000	\$475,000	5	0	13.00%
Dec 2008	91942	5	\$509,660	\$405,000	0	--	\$0	0	--	\$0	--	\$0	0	0	--
Dec 2008	91945	32	\$325,964	\$269,950	1	\$179,990	\$179,990	4	\$224,338	\$223,775	\$221,975	\$226,500	0	0	32.00%
Dec 2008	91950	76	\$297,633	\$254,500	7	\$221,788	\$219,000	8	\$251,950	\$234,950	\$244,125	\$235,000	8	3	10.86%
Dec 2008	91977	36	\$302,080	\$269,999	4	\$313,750	\$282,500	5	\$266,920	\$269,900	\$241,460	\$237,300	2	5	7.20%
Dec 2008	91978	1	\$525,000	\$525,000	0	--	\$0	0	--	\$0	--	\$0	0	0	--
Dec 2008	92003	2	\$244,900	\$244,900	0	--	\$0	0	--	\$0	--	\$0	0	0	--
Dec 2008	92004	13	\$254,015	\$249,000	0	--	\$0	1	\$420,000	\$420,000	\$340,000	\$340,000	1	0	--
Dec 2008	92007	11	\$1,300,636	\$1,150,000	1	\$1,050,000	\$1,050,000	0	--	\$0	--	\$0	1	0	--
Dec 2008	92008	7	\$1,239,428	\$1,545,000	0	--	\$0	0	--	\$0	--	\$0	0	1	--
Dec 2008	92009	5	\$626,980	\$629,900	1	\$890,000	\$890,000	2	\$672,450	\$672,450	\$677,500	\$677,500	0	0	--
Dec 2008	92014	2	\$2,575,000	\$2,575,000	1	\$1,850,000	\$1,850,000	0	--	\$0	--	\$0	1	0	--
Dec 2008	92019	4	\$356,000	\$387,500	0	--	\$0	0	--	\$0	--	\$0	0	1	4.00%
Dec 2008	92020	18	\$472,750	\$459,949	0	--	\$0	0	--	\$0	--	\$0	4	0	18.00%
Dec 2008	92021	22	\$432,673	\$449,500	1	\$338,100	\$338,100	2	\$278,900	\$278,900	\$270,500	\$270,500	3	2	11.00%
Dec 2008	92024	22	\$1,114,202	\$982,888	2	\$539,500	\$539,500	0	--	\$0	--	\$0	3	0	22.00%
Dec 2008	92025	34	\$384,114	\$389,000	4	\$286,248	\$222,500	3	\$428,000	\$500,000	\$403,000	\$450,000	6	1	34.00%
Dec 2008	92026	1	\$1,595	\$1,595	0	--	\$0	0	--	\$0	--	\$0	0	0	--
Dec 2008	92027	5	\$416,980	\$360,000	0	--	\$0	0	--	\$0	--	\$0	1	1	--
Dec 2008	92028	6	\$380,650	\$362,500	3	\$323,300	\$260,000	0	--	\$0	--	\$0	2	0	--
Dec 2008	92029	1	\$799,000	\$799,000	0	--	\$0	0	--	\$0	--	\$0	0	0	--
Dec 2008	92036	2	\$1,375,000	\$1,375,000	0	--	\$0	0	--	\$0	--	\$0	0	0	--
Dec 2008	92037	13	\$1,456,838	\$1,390,000	1	\$1,095,000	\$1,095,000	0	--	\$0	--	\$0	2	0	--
Dec 2008	92040	15	\$383,878	\$320,000	0	--	\$0	2	\$252,950	\$252,950	\$221,375	\$221,375	4	1	15.00%
Dec 2008	92054	38	\$899,315	\$682,500	3	\$1,710,000	\$1,040,000	0	--	\$0	--	\$0	5	1	38.00%
Dec 2008	92058	7	\$382,326	\$390,000	1	\$165,000	\$165,000	0	--	\$0	--	\$0	2	0	3.50%
Dec 2008	92064	3	\$408,300	\$415,000	0	--	\$0	0	--	\$0	--	\$0	0	0	--
Dec 2008	92065	6	\$296,117	\$275,400	1	\$192,900	\$192,900	0	--	\$0	--	\$0	0	0	--
Dec 2008	92071	2	\$224,950	\$224,950	0	--	\$0	0	--	\$0	--	\$0	0	0	--
Dec 2008	92075	2	\$1,037,000	\$1,037,000	0	--	\$0	0	--	\$0	--	\$0	0	0	--
Dec 2008	92081	1	\$550,000	\$550,000	0	--	\$0	0	--	\$0	--	\$0	1	0	--
Dec 2008	92083	15	\$358,783	\$317,000	3	\$326,267	\$299,900	0	--	\$0	--	\$0	3	1	15.00%
Dec 2008	92084	27	\$318,446	\$265,000	4	\$263,538	\$229,950	5	\$268,300	\$289,900	\$263,000	\$275,000	3	2	6.75%
Dec 2008	92101	12	\$982,992	\$1,002,000	1	\$1,299,000	\$1,299,000	1	\$770,000	\$770,000	\$505,000	\$505,000	1	0	12.00%
Dec 2008	92102	64	\$402,405	\$349,900	10	\$284,970	\$249,950	4	\$217,600	\$224,000	\$222,000	\$220,000	14	1	12.80%

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		#	Avg LP	Median LP	#	Avg LP	Median LP	#	Avg LP	Median LP	Avg SP	Median SP	# Exp	# Oth	INV
Dec 2008	92103	27	\$838,937	\$750,000	1	\$907,500	\$907,500	0	--	\$0	--	\$0	7	0	13.50%
Dec 2008	92104	61	\$505,474	\$499,900	6	\$511,381	\$624,450	1	\$247,800	\$247,800	\$267,000	\$267,000	12	4	15.25%
Dec 2008	92105	78	\$322,041	\$277,450	12	\$294,285	\$259,450	4	\$363,340	\$364,950	\$334,000	\$385,000	10	3	11.14%
Dec 2008	92106	3	\$855,667	\$894,000	0	--	\$0	0	--	\$0	--	\$0	1	0	--
Dec 2008	92107	23	\$773,613	\$679,900	4	\$740,600	\$727,450	2	\$509,900	\$509,900	\$512,500	\$512,500	3	1	--
Dec 2008	92109	63	\$1,143,322	\$1,025,000	3	\$1,184,933	\$1,295,000	1	\$1,149,000	\$1,149,000	\$1,099,000	\$1,099,000	12	1	--
Dec 2008	92110	8	\$779,550	\$711,750	1	\$365,000	\$365,000	1	\$229,900	\$229,900	\$230,000	\$230,000	1	0	--
Dec 2008	92111	13	\$462,119	\$425,000	0	--	\$0	3	\$418,750	\$425,000	\$403,333	\$390,000	3	0	13.00%
Dec 2008	92113	96	\$309,489	\$282,500	10	\$212,488	\$204,950	6	\$218,250	\$216,950	\$200,983	\$197,450	21	3	19.20%
Dec 2008	92114	48	\$274,871	\$272,500	7	\$267,343	\$220,000	1	\$300,000	\$300,000	\$294,000	\$294,000	3	1	12.00%
Dec 2008	92115	27	\$448,611	\$450,000	5	\$345,165	\$330,000	4	\$378,475	\$314,950	\$357,375	\$305,000	2	1	13.50%
Dec 2008	92116	44	\$491,986	\$463,450	5	\$452,720	\$494,900	2	\$282,450	\$282,450	\$307,500	\$307,500	9	1	14.67%
Dec 2008	92117	12	\$569,892	\$550,000	3	\$437,933	\$403,900	1	\$429,000	\$429,000	\$405,000	\$405,000	3	1	6.00%
Dec 2008	92118	6	\$1,750,667	\$1,382,500	1	\$849,000	\$849,000	0	--	\$0	--	\$0	1	1	--
Dec 2008	92123	1	\$566,500	\$566,500	1	\$566,500	\$566,500	0	--	\$0	--	\$0	0	0	1.00%
Dec 2008	92139	7	\$275,229	\$275,000	1	\$280,600	\$280,600	1	\$275,000	\$275,000	\$275,000	\$275,000	0	1	--
Dec 2008	92154	7	\$280,543	\$289,900	1	\$289,900	\$289,900	0	--	\$0	--	\$0	0	0	--
Dec 2008	92173	2	\$784,950	\$784,950	0	--	\$0	0	--	\$0	--	\$0	0	0	--

Totals: --- \$525,861 --- 116 \$438,298 --- 73 \$336,580 --- \$318,014 --- 177 44