

MADISON PREMIERE REALTY

MARKET REPORT: REDWOOD CITY (APRIL 2006)

Average Price: \$983,022- Average DOM: 27
41 Closed Transactions

Address	DOM	BD/BA	List Price	Sq. Ft.	Sales Price
1000 10TH AV	8	2/1	\$645,000	910	\$680,000
1681 ALAMEDA DE LAS PULGA AV	9	4/2	\$799,000	1420	\$812,000
309 ALEXANDER AV	37	2/1	\$699,000	816	\$700,000
519 ANCHOR CI	8	4/3	\$1,021,880	2020	\$1,105,888
811 ARGUELLO ST (Land Sale)	0	2/1	\$310,000		\$310,000
164 ATHERWOOD AV	8	3/2	\$799,000	1530	\$792,925
810 BAYVIEW WY	21	4/3	\$1,420,000	2510	\$1,375,000
93 BONITA AV	24	2/2	\$688,888	1130	\$710,000
529 BREAKWATER DR	32	3/2.5	\$1,175,000	1860	\$1,175,000
234 C ST	11	2/2.5	\$638,000	1020	\$685,000
840 CORRIENTE POINT DR	26	4/3	\$1,598,000	2660	\$1,525,000
937 CORRIENTE POINT DR	41	4/3.5	\$1,499,999	2730	\$1,450,000
2784 DEVONSHIRE AV	8	2/1.5	\$599,000	760	\$650,000
577 DORY LN	18	5/3	\$1,499,941	3330	\$1,500,000
230 E OAKWOOD BL	179	3/2	\$979,000	1981	\$970,000
401 EDGEWOOD RD	4	4/2.5	\$1,998,000	3850	\$1,985,000
599 EDGEWOOD RD	37	3/2	\$1,395,000	2600	\$1,378,000
979 EDGEWOOD RD	5	3/2.5	\$1,595,000	3710	\$1,740,000
10 ESTRADA PL	7	5/3	\$1,525,000	3300	\$1,550,000
2969 FAIR OAKS AV	10	2/1	\$545,950	850	\$568,888
3726 FARM HILL BL	11	4/2.5	\$899,000	1630	\$940,000
173 FINGER AV	28	3/2	\$1,199,800	1810	\$1,140,000
1363 GORDON ST	5	2/1	\$729,000	840	\$760,000
16 INNER CI	14	3/2	\$799,000	1450	\$810,000
4106 JEFFERSON AV	34	3/3	\$999,000	2100	\$999,000
670 MACARTHUR AV	12	3/1	\$675,000	990	\$690,000
3604 MCNULTY WY	7	4/3	\$1,495,000	3055	\$1,689,000
186 MONTALVO RD	54	3/3	\$1,450,000	2415	\$1,375,000
58 MURRAY CT	9	2/1	\$669,000	860	\$650,000
742 NEWPORT CI	35	4/3	\$1,350,000	1890	\$1,300,000
140 OAKFIELD AV	83	4/2	\$860,000	1570	\$850,000
102 ORCHARD AV	8	2/1	\$739,000	1110	\$760,000
525 OSPREY DR	11	3/2.5	\$978,000	1550	\$978,000
908 PLEASANT HILL RD	10	3/2	\$895,000	1300	\$935,000
910 REDWOOD AV	3	2/1	\$589,000	900	\$675,000
1580 REDWOOD AV	49	1/2	\$589,000	1192	\$589,000
1073 ROCKPORT AV	22	4/3	\$1,349,000	2710	\$1,330,000
1018 ROOSEVELT AV	22	2/1	\$699,000	890	\$662,000
346 SAINT MARTIN DR	20	3/2.5	\$1,099,000	1850	\$1,120,000
632 STANFORD AV	22	3/2	\$599,999	680	\$612,000
1748 STOCKBRIDGE AV	24	4/3	\$1,089,000	2700	\$1,089,000
1830 STOCKBRIDGE AV	14	3/2	\$925,000	1890	\$1,300,000
751 UPLAND RD	10	3/2.5	\$1,050,000	1750	\$1,100,000
335 W OAKWOOD BL	56	3/2	\$999,500	1720	\$985,000
2063 WASHINGTON AV	7	2/1	\$757,000	1090	\$841,000
2464 WASHINGTON AV	10	2/1	\$699,000	1090	\$770,000
1181 WESTWOOD ST	14	3/2	\$879,000	1300	\$900,000
109 WINDROSE LN	9	4/2.5	\$1,085,000	2134	\$1,216,300
1202 WINDSOR WY	9	3/2	\$849,000	1210	\$878,000

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