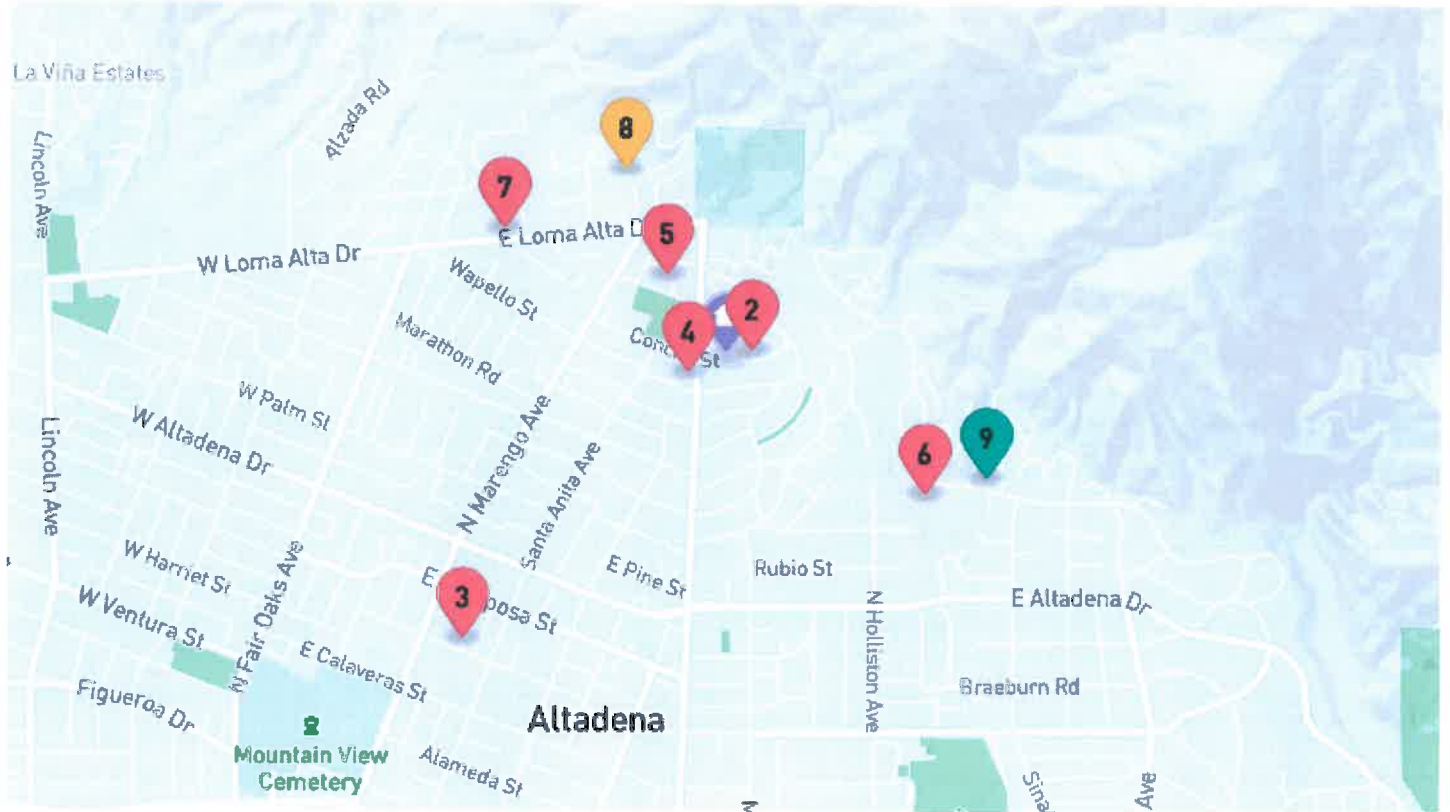


# Map of Comparable Listings



STATUS: **S** = CLOSED **P** = PENDING **A** = ACTIVE

	MLS #	STATUS	ADDRESS	BEDS	BATHS	SQFT	PRICE
1	<b>Subject</b>	<b>🏠</b>	<b>949 Concha St</b>	<b>3</b>	<b>3.00</b>	<b>2,035</b>	-
2	819005401	<b>S</b>	1011 Concha Street	3	2.00	1,861	\$1,249,000
3	820000631	<b>S</b>	385 E Mendocino Street	4	3.00	1,956	\$1,175,000
4	820001257	<b>S</b>	3069 Lake Avenue	3	3.00	1,895	\$955,000
5	820001334	<b>S</b>	3245 Arrowhead Court	3	3.00	2,012	\$1,150,000
6	20555072	<b>S</b>	1419 E PALM Street	3	3.00	2,135	\$1,268,250
7	819005521	<b>S</b>	189 E Loma Alta Drive	3	3.00	2,021	\$1,127,000
8	CV20074303	<b>P</b>	478 Devonwood Road	3	2.00	2,008	\$1,295,000
9	PW20097419	<b>A</b>	1537 E Loma Alta Drive	3	3.00	2,089	\$1,299,950

# Summary of Comparable Properties

## S SOLD LISTINGS

ADDRESS	SOLD DATE	BEDS	BATHS	SQFT	PRICE	\$/SQ.FT
1011 Concha Street	1/7/20	3	2.00	1,861	\$1,249,000	\$671
385 E Mendocino Street	3/26/20	4	3.00	1,956	\$1,175,000	\$601
3069 Lake Avenue	5/8/20	3	3.00	1,895	\$955,000	\$504
3245 Arrowhead Court	5/20/20	3	3.00	2,012	\$1,150,000	\$572
1419 E PALM Street	4/8/20	3	3.00	2,135	\$1,268,250	\$594
189 E Loma Alta Drive	1/14/20	3	3.00	2,021	\$1,127,000	\$558
<b>Averages</b>				<b>1,980</b>	<b>\$1,154,042</b>	<b>\$583</b>

## P PENDING LISTINGS

ADDRESS	SOLD DATE	BEDS	BATHS	SQFT	PRICE	\$/SQ.FT
478 Devonwood Road	-	3	2.00	2,008	\$1,295,000	\$645
<b>Averages</b>				<b>2,008</b>	<b>\$1,295,000</b>	<b>\$645</b>

## A ACTIVE LISTINGS

ADDRESS	SOLD DATE	BEDS	BATHS	SQFT	PRICE	\$/SQ.FT
1537 E Loma Alta Drive	-	3	3.00	2,089	\$1,299,950	\$622
<b>Averages</b>				<b>2,089</b>	<b>\$1,299,950</b>	<b>\$622</b>