



Comparative Market Analysis

Your initial search criteria were: ((LISTSTATUS IN ('PEND','CLOSD') AND (STATUSCHANGEDATE>=CONVERT(DATETIME,'1/1/2009')))) OR (LISTSTATUS IN ('ACT','CONT')) AND ((DIVISION IN (1))) AND (BUILDINGNAME LIKE 'NANEA KAI%')

Subject Property		Property Type: Condo/Townhouse Properties											Status: Sold							
#	MLS#	Tax Map Key	Address	Unit #	Nbrhd	Bldg Name	Int SqFt	Lanai	BR	FB	HB	YB	LT	List Price	Sale Price	% LP	\$ SqFt	Sold Date	DOM	
1	2909818	1-3-9-008-063-0054	7018 Hawaii Kai Dr 4-12	4-12	WEST MARIN	Nanea Kai	1,179	116	3	2	1	2003	FS	\$499,900	\$495,000	99	\$419.85	10/01/2009	46	
2	2815340	1-3-9-008-063-0060	7018 Hawaii Kai Dr 503	503	WEST MARIN	Nanea Kai	1,494	98	3	2	1	2004	FS	\$525,000	\$525,000	100	\$351.41	2/27/2009	113	
3	2816387	1-3-9-008-063-0070	7018 Hawaii Kai Dr 513	513	WEST MARIN	Nanea Kai	1,582	81	3	2	1	2003	FS	\$530,000	\$525,000	99	\$331.86	5/14/2009	174	
4	2901328	1-3-9-008-063-0029	7018 Hawaii Kai Dr 2-15	2-15	WEST MARIN	Nanea Kai	1,595	81	3	2	1	2003	FS	\$579,000	\$559,000	97	\$350.47	4/01/2009	33	
Average							1,463	94	3	2	1			\$533,475	\$526,000	99			92	
							Number of Properties: 4													
							(SoldPrice / LivSqFt) : (Average 526000 / Average 1463) = \$ 359.54													

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