



Comparative Market Analysis

Your initial search criteria were: ((LISTSTATUS IN ('PEND','CLOSD') AND (STATUSCHANGEDATE>=CONVERT(DATETIME,'12/26/2007')) OR (LISTSTATUS IN ('ACT','CONT')) AND ((DIVISION IN (1))) AND ((ZONE IN (9))) AND ((SECTION IN (8))) AND ((PLAT IN (53,54,56,57,63,64)))

Property Type: Single Family Properties Status: Active														
Subject Property #	MLS#	Tax Map Key	Address	Nbrhd	Lnd SqFt	Liv SqFt	BR	FB	HB	YB	LT	List Price	\$ SqFt	DOM
1	2800478	1-9-8-057-023-0000	981721 Halakea St	NEWTOWN	6,300	1,672	4	2	0	1974	FS	\$739,000	\$441.99	171
2	2809009	1-9-8-054-042-0000	981671 Hapaki St	NEWTOWN	6,000	2,136	4	2	1	1973	FS	\$810,000	\$379.21	29
3	2810024	1-9-8-053-017-0000	98-1058 Oliwa St	NEWTOWN	7,238	1,632	3	2	0	1973	FS	\$825,000	\$505.51	11
4	2806826	1-9-8-064-010-0000	982057 Kikala St	NEWTOWN	6,561	1,744	3	2	0	1982	FS	\$850,000	\$487.39	66
5	2804022	1-9-8-053-001-0000	981021 Oliwa St	NEWTOWN	6,414	2,894	6	4	1	1973	FS	\$1,250,000	\$431.93	113
Average					6,503	2,016	4	2	1			\$894,800		78
					Number of Properties: 5 (ListPrice / LivSqFt) : (Average 894800 / Average 2016) = \$ 443.85									

Property Type: Single Family Properties Status: Sold																
Subject Property #	MLS#	Tax Map Key	Address	Nbrhd	Lnd SqFt	Liv SqFt	BR	FB	HB	YB	LT	List Price	Sale Price	% LP	\$ SqFt	DOM
1	2803378	1-9-8-054-063-0000	981638 Hapaki St	NEWTOWN	6,400	1,132	3	2	0	1973	FS	\$688,000	\$678,000	99	\$598.94	54
2	2721003	1-9-8-056-050-0000	981813 Ipu Pl	NEWTOWN	7,385	1,676	3	2	0	1975	FS	\$775,000	\$770,000	99	\$459.43	65
3	2716680	1-9-8-063-030-0000	981858 Hapaki St	NEWTOWN	6,169	1,870	4	3	0	1980	FS	\$780,000	\$750,000	96	\$401.07	125
4	2716364	1-9-8-053-120-0000	981674 Kiawe St	NEWTOWN	7,785	2,691	4	3	0	1973	FS	\$825,000	\$824,000	100	\$306.21	78
Average					6,935	1,842	4	3	0			\$767,000	\$755,500	98	81	
					Number of Properties: 4 (SalePrice / LivSqFt) : (Average 755500 / Average 1842) = \$ 410.15											

Prepared by

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Information is believed to be accurate but is not guaranteed.