



Comparative Market Analysis

Your initial search criteria were: ((LISTSTATUS IN ('PEND','CLOSD') AND (STATUSCHANGEDATE>=CONVERT(DATETIME,'3/1/2008')) OR (LISTSTATUS IN ('ACT','CONT')) AND ((DIVISION IN (1))) AND (BUILDINGNAME LIKE 'SUN RISE%') AND (BEDS>=2))

Property Type: Condo/Townhouse Properties														Status: Active		
Subject Property #	MLS#	Tax Map Key	Address	Unit #	Nbrhd	Bldg Name	Int SqFt	Lanai	BR	FB	HB	YB	LT	List Price	\$ SqFt	DOM
1	2805015	1-9-1-061-050-0049	91273 Hanapouli Cir 13/H	13/H	EWA	Sun Rise K	811	0	2	2	0	1993	FS	\$230,000	\$283.60	95
2	2801533	1-9-1-061-043-0028	91265 Hanapouli Cir 16/H	16/H	EWA	Sun Rise D	811	60	2	2	0	1993	FS	\$240,000	\$295.93	154
3	2806764	1-9-1-061-047-0034	91-242 Hanapouli Cir 26/J	26/J	EWA	Sun Rise H	811	60	2	2	0	1993	FS	\$245,000	\$302.10	64
4	2806900	1-9-1-061-045-0033	91241 Hanapouli Cir 24/C	24/C	EWA	Sun Rise F	811	0	2	2	0	1993	FS	\$249,900	\$308.14	63
5	2807133	1-9-1-061-049-0026	91291 Hanapouli Cir 4/F	4/F	EWA	Sun Rise J	830	0	2	2	0	1993	FS	\$277,900	\$334.82	57
Average																
6	2802473	1-9-1-061-044-0040	91249 Hanapouli Cir 20/F	20/F	EWA	Sun Rise E	830	0	2	2	0	1993	FS	\$289,900	\$349.28	141
Average																
Number of Properties: 6																
(ListPrice / IntSqFt) : (Average 255450 / Average 817) = \$ 312.67																

Property Type: Condo/Townhouse Properties														Status: Pending		
Subject Property #	MLS#	Tax Map Key	Address	Unit #	Nbrhd	Bldg Name	Int SqFt	Lanai	BR	FB	HB	YB	LT	List Price	\$ SqFt	DOM
1	2721867	1-9-1-061-046-0039	91223 Hanapouli Cir 34/E	34/E	EWA	Sun Rise G	811	60	2	2	0	1993	FS	\$259,900	\$320.47	115
Average																
Number of Properties: 1																
(ListPrice / IntSqFt) : (Average 259900 / Average 811) = \$ 320.47																

Property Type: Condo/Townhouse Properties														Status: Sold			
Subject Property #	MLS#	Tax Map Key	Address	Unit #	Nbrhd	Bldg Name	Int SqFt	Lanai	BR	FB	HB	YB	LT	List Price	\$ SqFt	Sold Date	DOM
1	2717716	1-9-1-061-043-0027	91265 Hanapouli Cir 16/G	16/G	EWA	Sun Rise D	811	60	2	2	0	1993	FS	\$228,000	\$286.07	4/17/2008	149
2	2801745	1-9-1-061-042-0016	91284 Hanapouli Cir 7/F	7/F	EWA	Sun Rise	811	0	2	2	0	1993	FS	\$229,900	\$283.48	2/29/2008	4
3	2716697	1-9-1-061-047-0052	91234 Hanapouli Cir 28/H	28/H	EWA	Sun Rise H	811	60	2	2	0	1993	FS	\$240,000	\$283.60	4/18/2008	186
4	2717267	1-9-1-061-047-0047	91234 Hanapouli Cir 28/C	28/C	EWA	Sun Rise H	811	60	2	2	0	1993	FS	\$260,000	\$310.73	5/30/2008	213
5	2718664	1-9-1-061-043-0018	91269 Hanapouli Cir 15/H	15/H	EWA	Sun Rise D	811	60	2	2	0	1993	FS	\$269,000	\$314.43	5/30/2008	196
Average																	
Number of Properties: 5																	
(SoldPrice / LivSqFt) : (Average 239780 / Average 811) = \$ 295.66																	
Number of Properties: 1																	
(ListPrice / IntSqFt) : (Average 259900 / Average 811) = \$ 320.47																	

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Information is believed to be accurate but is not guaranteed.