

Comparative Market Analysis

Property Type: Residential/Condo Status: Sold Number of Properties: 15																			
#	ML#	Closed	Address	Area	Bd	FB	HB	Legal	Gar	FP	Levl	Bas	YB	SqFt Opt	SqFt MU	LP	SP	SP/SF	DOM
1	2 922614	10/01/09	9316 Muir Ln	2911	2	2	0	MUIR WOODS	2CATC	1	1LEVL	N 2	004	0	1,650	\$179,900	\$167,000	\$101	121
2	2 922843	06/26/09	9227 Muir Ln	2911	2	2	0	MUIR WOODS	2CATC	1	1LEVL	N 2	003	0	1,840	\$167,900	\$165,000	\$90	15
3	2 859573	04/15/09	9173 Huxley CT	2911	3	2	1	MUIR WOODS	2CATC	1	2LEVL	N 2	004	0	1,744	\$164,900	\$162,000	\$93	144
4	2 918686	05/26/09	9280 Wadsworth Ct	2911	2	2	0	MUIR WOODS	2CATC	1	1LEVL	N 2	001	0	1,623	\$164,900	\$159,100	\$98	29
5	2 842605	05/17/10	9110 Thoreau	2911	2	2	0	Muir Woods	2CATC	1	1LEVL	N 2	002	0	1,911	\$160,000	\$150,500	\$79	645
6	2 956941	05/24/10	9094 THOREAU CT	2911	2	2	0	MUIR WOODS PHASE 17	2CDTC	1	1LEVL	N 2	004	0	1,623	\$157,000	\$150,000	\$92	160
7	2 949013	11/03/09	9271 Wadsworth Ct	2911	2	2	0	MUIR WOODS	2CATC	1	1LEVL	N 2	001	0	1,470	\$142,900	\$142,900	\$97	6
8	2 917759	11/11/09	10183 Winslow WA	2911	3	2	1	Muir Woods	2CATC	0	2LEVL	N 2	004	0	1,648	\$150,000	\$142,000	\$86	186
9	2 920501	10/07/09	9244 Muir LN	2911	2	2	0	Muir Woods Bldg 24 Unit A	2CATC	1	1LEVL	N 2	002	0	1,470	\$147,000	\$142,000	\$97	108
10	2952543	02/16/10	9174 Huxley Ct	2911	2	2	0	MUIR WOODS HPR PHASE 16	2CATC	0	1LEVL	N 2	003	0	1,470	\$147,500	\$141,000	\$96	90
11	2922727	10/13/09	9200 Wadsworth Ct	2911	2	2	0	MUIR WOODS	2CATC	0	1LEVL	N 1	999	0	1,470	\$147,500	\$140,000	\$95	137
12	2934510	09/25/09	9078 Thoreau Ct	2911	2	2	0	MUIR WOODS	2CATC	1	1LEVL	N 2	004	0	1,911	\$142,000	\$139,500	\$73	46
13	2939168	09/25/09	9086 Thoreau Ct	2911	2	2	0	MUIR WOODS	2CATC	1	2LEVL	N 2	004	0	1,911	\$124,900	\$116,000	\$61	24
14	2864447	03/20/09	9076 Alcott Ct	2911	2	2	0	MUIR WOODS	2CATC	1	1LEVL	N 2	003	0	1,982	\$129,900	\$115,000	\$58	114
15	2957799	04/16/10	9112 Whitman Ct	2911	2	2	0	MUIR WOODS PHASE 1	2CATC	0	1LEVL	N 1	999	0	1,743	\$112,000	\$112,472	\$65	10
Min					2	2	1							1999	1,470	\$112,000	\$112,472	\$58	6
Max					3	2	1							2004	1,982	\$179,900	\$167,000	\$101	645
Average					2	2	1							2002	1,698	\$149,220	\$142,965	\$85	122

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Search Criteria	
Area	2911
Status	SOLD
Legal contains	muir woods
Closed Date betw	een 1/1/2009 -
Residential/Condo Search	RES

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