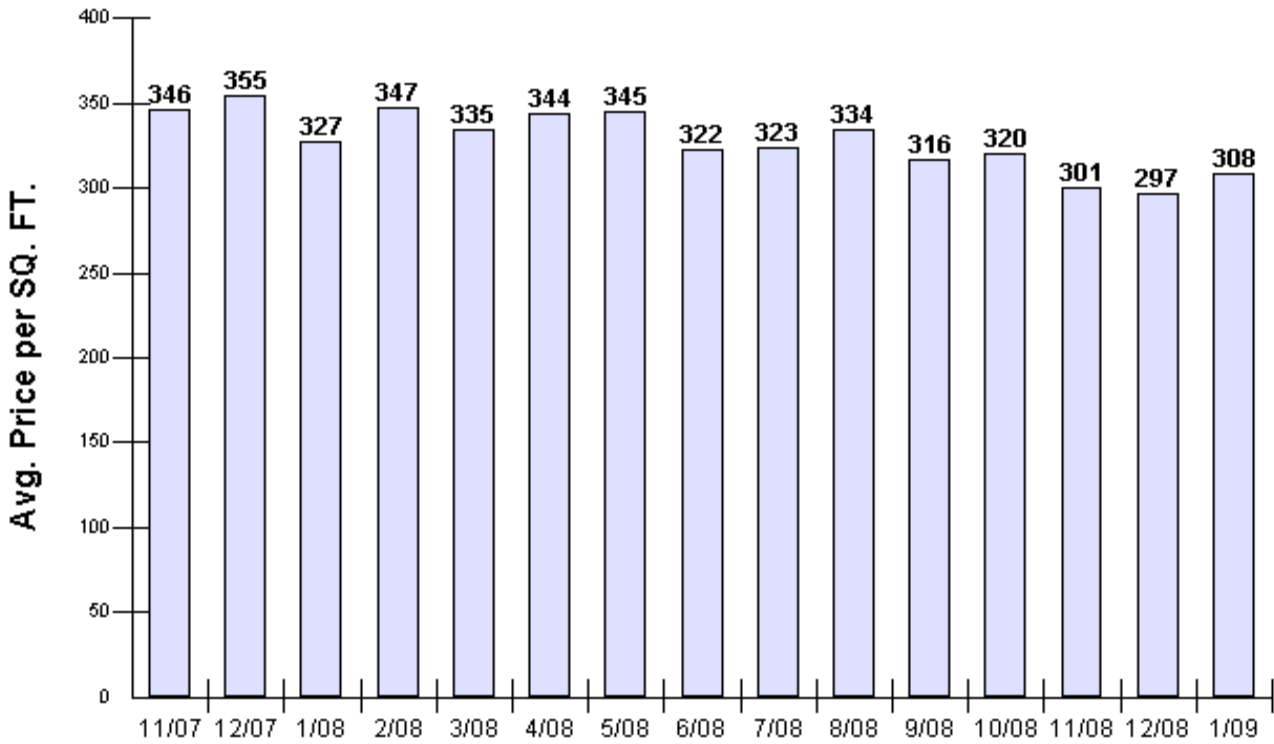


## San Ramon (Area 44)



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	1 year								15 months						
	Jan 08		Jan 09		% Change				Nov 07	Jan 09		% Change			
<b>Avg. Sq. Ft. Price</b>	327		308		-5.9% ↓				346	308		-11% ↓			
<b>Date</b>	11/07	12/07	1/08	2/08	3/08	4/08	5/08	6/08	7/08	8/08	9/08	10/08	11/08	12/08	1/09
<b>For Sale</b>	220	193	208	214	227	253	244	245	246	240	204	213	205	173	202
<b>Sold</b>	27	46	32	26	43	50	50	59	65	56	52	51	32	50	13
<b>Pended</b>	40	29	31	52	51	51	71	48	55	69	51	47	39	31	47
<b>Months of Inventory based on Closed Sales</b>	8.1	4.2	6.5	8.2	5.3	5.1	4.9	4.2	3.8	4.3	3.9	4.2	6.4	3.5	15.5
<b>Months of Inventory based on Pended Sales</b>	5.5	6.7	6.7	4.1	4.5	5.0	3.4	5.1	4.5	3.5	4.0	4.5	5.3	5.6	4.3
<b>Avg. Active Price</b>	1016	1056	1003	1018	1017	1040	1028	994	993	978	918	955	926	924	925
<b>Avg. Sld Price</b>	912	941	884	801	809	866	778	823	833	771	842	769	840	746	615
<b>Avg. Sq. Ft. Price</b>	346	355	327	347	335	344	345	322	323	334	316	320	301	297	308
<b>Sold/List Diff. %</b>	96	92	95	95	97	96	97	95	97	96	96	96	96	97	97
<b>Sold/Orig LP Diff. %</b>	94	89	92	90	94	93	93	91	94	94	93	92	93	93	95
<b>Days on Market</b>	48	60	62	71	52	53	68	51	51	51	51	63	45	55	51
<b>Median Price</b>	880	775	802	690	775	795	776	775	780	730	778	730	766	722	599

\*All reports are published Feb. 2009, based on data available at the end of Jan. 2009.

All reports presented are based on data supplied by Contra Costa, Bay East, Santa Clara County, San Mateo County, Santa Cruz, Stanislaus County and San Joaquin County Association of Realtors, BAREIS or their MLSs. Neither the Associations nor their MLSs guarantee or are in anyway responsible for their accuracy. Data maintained by the Associations or their MLSs may not reflect all real estate activities in the market. Information deemed reliable but not guaranteed.