

MARCH 2002 VENICE SALES

VENICE SINGLE FAMILY RESIDENTIAL SALES ...

MARCH • 2002						
STREET	BCM	BTH	SQ FT	YR BLT	LOT SZ	SALE PRICE
MAIN ST	1	1	824	1922	1116	\$261,500
VERNON AVE	2	2	1248	1928	4800	\$285,000
COMMONWEALTH	2	1	948	1926	4400	\$290,000
BOONE AVE	2	1	1136	1954	3600	\$350,000
INDIANA AVE	2	2	1744	1956	5900	\$350,000
ABBOT KINNEY	2	2	1224	1924	3750	\$368,000
BEACH AVE	2	1	720	1956	2700	\$375,000
HARRISON AVE	3	2	1522	1923	4182	\$375,000
AMOROSO PL	2	1	920	1952	4320	\$385,000
SUPERBA AVE	2	2	1484	1926	4800	\$433,000
PROSPECT AVE	2	2	1348	1951	8520	\$450,000
BROOKS AVE	3	2	1299	1928	5200	\$465,000
SHELL AVE	4	2	1478	1988	3485	\$510,000
BOONE AVE	2	1	1130	1950	3600	\$515,000
BOONE AVE	3	2	1283	1950	3600	\$520,000
MARCO PL	2	2	812	1922	3600	\$525,000
CLARK ST	3	2	933	1953	3600	\$532,000
PENMAR AVE	3	1	1270	1922	7100	\$535,000
GLENDON AVE	2	1	1170	1911	5850	\$546,000
BOCCACCIO AVE	3	2	2406	1923	4095	\$595,000
CRESTMORE PL	2	1	888	1948	4200	\$625,000
SANBORN AVE	2	1	859	1941	4500	\$775,000
PRESTON WAY	4	3	2527	1947	10962	\$802,000
OXFORD AVE	3	3		2001		\$825,000
SUPERBA AVE	2	1	581	1930	3400	N/A
HOWLAND CANAL	1		392	1921	2850	N/A
TOTAL SALES						\$11,892,500
AVERAGE SALE PRICE						\$487,188
AVERAGE \$ PER SQ FT						\$375

VENICE RESIDENTIAL INCOME SALES ...

MARCH • 2002							
STREET	# UNITS	BCM	BTH	SQ FT	YR BLT	LOT SZ	SALE PRICE
WESTMINSTER	2	4	2	1812	1946	5184	\$400,000
CALIFORNIA AVE	2	2	1	840	1922	4051	\$415,000
5TH AVE	4	4	4	1587	1949	5683	\$485,000
BOCCACCIO AVE	2	4	2	1135	1939	4100	\$475,000
SANTA CLARA AVE	4	4	4	1620	1956	5184	\$482,500
ZENO PL	2	2	2	1664	1958	4100	\$489,000
6TH AVE	3	2	3	1568	1949	4138	\$505,000
OAKWOOD AVE	2	4	2	1782	1968	3652	\$530,000
OAKWOOD AVE	3	6	3	2228	1946	4008	\$689,000
INNES PL	2	4	2	4228	1956	2396	\$680,000
N VENICE BLVD	4	6	4	2808	1964	2657	\$700,500
TOTAL SALES							\$5,811,000
AVERAGE SALE PRICE							\$528,273
AVERAGE \$ PER SQ FT							\$278

VENICE CONDOMINIUM SALES ...

MARCH • 2002					
STREET	BCM	BTH	SQ FT	YR BLT	SALE PRICE
FLOWER AVE	3	3	1635	1992	455,000
PENMAR AVE	3	3	2007	1996	482,500
20TH AVE	3	4	1844	2001	650,000
HARBOR ST	3	3	2029	1996	720,000
HARBOR ST	3	3	1918	1996	735,000
BROOKS AVE	1	3	1820	2001	775,000