

# MARCH 2008 VENICE SALES

## VENICE SINGLE FAMILY RESIDENTIAL SALES ...

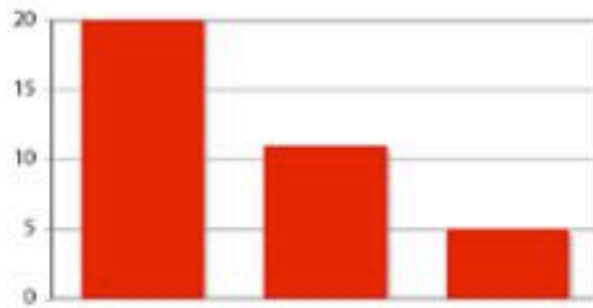
SINGLE FAMILY SALES . MARCH . 2008						
STREET	BDM	BTH	SQ FT	YR BLT	LOT SZ	SALE PRICE
WALNUT AVE	3	1.50	1238	1956	5870	\$739,000
COURTLAND ST	4	2.00	1764	1957	5630	\$866,000
VENEZIA AVE	2	1.00	1003	1925	4500	\$940,000
MILWOOD	3	4.00	N/A	2007	4375	\$2,325,000
EASTERN CANAL	2	3.00	2826	1983	2700	\$2,625,000
TOTAL SALES						\$7,495,000
AVERAGE SALE PRICE						\$1,499,000
AVERAGE \$ PER SQ FT						\$757

## VENICE RESIDENTIAL INCOME SALES ...

RESIDENTIAL INCOME SALES . MARCH . 2008							
STREET	UNTS	BDM	BTH	SQ FT	YR BLT	LOT SZ	SALE PRICE
BROOKS AVE	2	4	2.00	1584	1945	5184	\$1,235,700
TOTAL SALES							\$1,235,700
AVERAGE SALE PRICE							\$1,235,700
AVERAGE \$ PER SQ FT							\$780

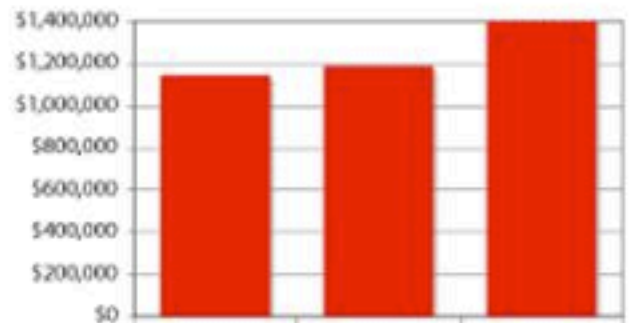
## SALES COMPARISON ...

Number of Single Family Homes Sold



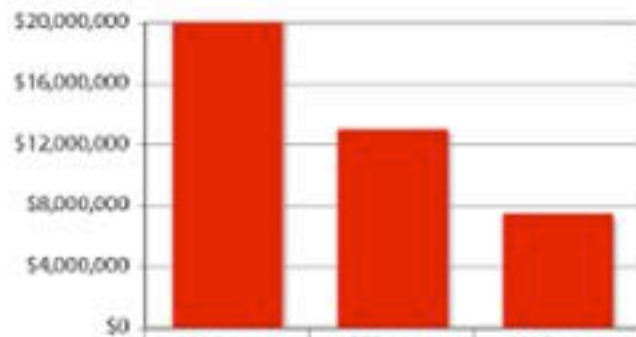
	MAR 2007	FEB 2008	MAR 2008
# SALES	23	11	5

Average Single Family Home Sale Price



	MAR 2007	FEB 2008	MAR 2008
AVG SALES \$	\$1,147,098	\$1,187,545	\$1,499,000

Total Single Family Home Sales Volume



	MAR 2007	FEB 2008	MAR 2008
TOT SALES \$	\$24,089,054	\$13,063,000	\$7,495,000

Average Single Family Home Price / Sq Ft



	MAR 2007	FEB 2008	MAR 2008
AVG \$/SF	\$780	\$775	\$757