

AUGUST 2011 VENICE SALES

VENICE SINGLE FAMILY RESIDENTIAL SALES ...

SINGLE FAMILY SALES . AUGUST . 2011						
STREET	BDM	BTH	SQ FT	VR BLT	LOT SZ	SALE PRICE
PENMAR AVE	1	1	288	1921	5670	\$400,000
PLEASANTVIEW AVE	2	1	728	1924	4200	\$605,125
COEUR D ALENE AVE	3	2	1427	1947	4200	\$644,000
BERNARD AVE	3	1	1194	1937	4284	\$667,500
BOONE AVE	2	1	832	1953	3600	\$710,000
HARRISON AVE	3	2	1205	1947	4200	\$720,000
PENMAR AVE	3	2.5	2007	1996	3506	\$737,000
SUNSET AVE	3	2	1863	1956	6069	\$797,000
MILWOOD AVE	2	1	780	1923	4268	\$800,000
VERNON AVE	2	2	1068	1923	4800	\$835,000
BOCCACCIO AVE	2	1	1261	1924	4000	\$899,000
VERNON AVE	3	1	1185	1949	4800	\$908,000
S VENICE BLVD	2	2.5	1666	2008	1431	\$950,000
INDIANA AVE	3	3	2057	1954	6037	\$1,000,000
BROOKS AVE	2	2	1896	1907	5280	\$1,195,000
CANAL ST	3	3.5	2192	1981	3049	\$1,200,000
MILWOOD AVE	3	2	1134	1940	5400	\$1,210,000
CALIFORNIA AVE	3	4	2707	2009	1926	\$1,350,000
PALOMA AVE	4	3	1000	1910	3920	\$1,400,000
S VENICE BLVD	3	2.5	2428	1999	3733	\$1,420,000
CLARK AVE	3	3	1718	1950	3615	\$1,470,000
MARCO PL	4	3.5	2956	1913	3330	\$2,045,000
ALTAIR PL	2	3	3030	1994	5400	\$2,900,000
OCEAN FRONT	3	3	3356	1992	2526	\$3,063,350
TOTAL SALES						\$27,925,975
AVERAGE SALE PRICE						\$1,163,582
AVERAGE \$ PER SQ FT						\$699

VENICE RESIDENTIAL INCOME SALES ...

RESIDENTIAL INCOME SALES . AUGUST . 2011							
STREET	# UNITS	BDM	BTH	SQ FT	VR BLT	LOT SZ	SALE PRICE
VENICE WAY	2	4	4	2572	1947	4487	\$880,000
VENICE BLVD	8	10	8	5857	1956	6098	\$1,142,000
TOTAL SALES							\$2,022,000
AVERAGE SALE PRICE							\$1,011,000
AVERAGE \$ PER SQ FT							\$240

VENICE CONDOMINIUM SALES ...

CONDOMINIUM SALES . AUGUST . 2011					
STREET	BDM	BTH	SQ FT	VR BLT	SALE PRICE
ELECTRIC AVE	1	1.5	1210	2000	\$800,000
MAIN ST	2	2	1391	1989	\$899,000
HAMPTON DR	2	3	2265	2008	\$1,260,000
TOTAL SALES					\$2,959,000
AVERAGE SALE PRICE					\$986,333
AVERAGE \$ PER SQ FT					\$608

VENICE COMMERCIAL SALES ...

COMMERCIAL . AUGUST . 2011				
STREET	SQ FT	VR BLT	LOT SZ	SALE PRICE
LINCOLN BLVD	VACANT LOT		1960	\$275,000
LINCOLN BLVD	2380	1933	7057	\$1,400,000

SALES COMPARISON ...

