

DECEMBER 2009 VENICE SALES

VENICE SINGLE FAMILY RESIDENTIAL SALES ...

SINGLE FAMILY SALES . DECEMBER . 2009						
STREET	BDM	BTH	SQ FT	YR BLT	LOT SZ	SALE PRICE
RIALTO AVE	2	1	912	1913	1,677	600,000
VICTORIA AVE	1	1	700	1910	2500	600,000
ABBOT KINNEY	2	1	900	1953	3,716	650,000
WALNUT AVE	2	1	926	1915	5,850	727,700
OCEAN AVE	2	1	744	1923	2,700	745,000
FLOWER AVE	3	2	1702	1961	5,840	775,000
GARFIELD AVE	2	1	946	1948	4,200	810,000
SUPERBA AVE	2	2	1080	1948	4,050	830,830
MILWOOD AVE	2	2	1603	1951	4,250	845,000
ELECTRIC AVE	2	1	1044	1920	3,800	850,000
27TH AVE	2	2	1186	1921	2,657	900,000
VALITA ST	3	3	1976	1956	5,600	910,000
ANGELUS PL	3	1.75	1556	1922	4,200	1,050,000
SUPERBA AVE	4	3	2020	1923	2,962	1,301,000
5TH AVE	2	2	1302	1905	7,200	1,385,000
WILSON AVE	3	2.5	2993	2008	3,600	1,550,000
23RD AVE	4	4.5	3155	1910	2,640	2,200,000
TOTAL SALES						\$16,729,530
AVERAGE SALE PRICE						\$984,090
AVERAGE \$ PER SQ FT						\$676

VENICE RESIDENTIAL INCOME SALES ...

RESIDENTIAL INCOME SALES . DECEMBER . 2009							
STREET	# UNITS	BDM	BTH	SQ FT	YR BLT	LOT SZ	SALE PRICE
MAIN ST	2	1	2	1116	1963	1,830	850,000
WINDWARD AVE	3	4	3	1662	1911	2,831	925,000
5TH AVE	2	4	3	4000	1921	5,320	1,450,000
TOTAL SALES							\$3,225,000
AVERAGE SALE PRICE							\$1,075,000
AVERAGE \$ PER SQ FT							\$476

VENICE CONDOMINIUM SALES ...

CONDOMINIUM SALES . DECEMBER . 2009					
STREET	BDM	BTH	SQ FT	YR BLT	SALE PRICE
PENMAR AVE	2	3	1261	1982	375,000
PACIFIC AVE	3	2.5		1991	1,330,000
TOTAL SALES					\$1,705,000
AVERAGE SALE PRICE					\$852,500
AVERAGE \$ PER SQ FT					\$1,352

DECEMBER SALES COMPARISON ...

Number of Single Family Homes Sold



Average Single Family Home Sale Price



Total Single Family Home Sales Volume



Average Single Family Home Price / Sq Ft

