

Vallejo Home Sales - January, 2009

Prepared By Rod & Jamie Herman, Coldwell Banker Solano Pacific / Benicia, CA

Address	Full Half			Sq Ft	DOM	Original List Price	Final List Price	Selling Price	Net Price Change	Close Of Escrow	REO/ Short Sale
	Bd	Ba	Ba								
1333 N Camino Alto #117	0	1	0	441	17	\$29,900	\$24,999	\$23,750	\$6,150	1/16	REO
1333 N Camino Alto #126	1	1	0	640	31	\$39,900	\$34,900	\$30,500	\$9,400	1/30	REO
1457 N Camino Alto #218	1	1	0	706	144	\$80,000	\$59,900	\$40,000	\$40,000	1/27	REO
169 Lighthouse Dr	2	1	0	840	20	\$89,900	\$51,000	\$41,000	\$48,900	1/26	REO
625 Mark Ave	3	2	0	1080	157	\$96,500	\$59,900	\$42,500	\$54,000	1/29	REO
80 Baldwin St	3	1	0	988	33	\$49,900	\$49,900	\$49,000	\$900	1/6	REO
384 Sawyer St	3	2	0	1164	111	\$135,000	\$50,000	\$50,000	\$85,000	1/20	REO
52 Baldwin St	3	1	0	988	9	\$57,950	\$50,000	\$50,000	\$7,950	1/21	REO
52 Selfridge St	3	1	0	988	11	\$54,900	\$54,900	\$50,000	\$4,900	1/23	REO
152 Rounds St	3	2	0	1530	489	\$378,000	\$54,900	\$54,900	\$323,100	1/15	REO
312 Mcgrue Ave	3	2	0	1177	206	\$159,900	\$99,900	\$55,000	\$104,900	1/16	REO
132 Cynthia Ave	3	1	1	1170	6	\$149,625	\$149,625	\$56,451	\$93,174	1/23	REO
1333 N Camino Alto #219	2	2	0	987	13	\$50,000	\$50,000	\$58,500	(\$8,500)	1/30	REO
843 Fulton Ave	3	1	0	1246	14	\$69,000	\$69,000	\$58,700	\$10,300	1/9	REO
106 Sage St	3	1	0	1053	56	\$89,900	\$64,900	\$60,000	\$29,900	1/2	REO
1193 Maple Ave	3	1	0	817	3	\$64,900	\$64,900	\$60,000	\$4,900	1/7	REO
355 Parkview Ter #5	2	2	0	918	19	\$59,900	\$59,900	\$60,000	(\$100)	1/7	REO
62 Selfridge St	3	1	0	988	46	\$61,750	\$61,750	\$60,000	\$1,750	1/8	REO
718 Stella St	4	2	0	1440	7	\$59,375	\$59,375	\$60,000	(\$625)	1/20	REO
1120 Carolina St	2	2	0	1771	173	\$159,000	\$89,900	\$60,375	\$98,625	1/27	REO
1520 El Dorado St	2	1	0	854	105	\$105,000	\$49,000	\$62,500	\$42,500	1/28	REO
206 Frisbie St	2	1	0	592	31	\$62,900	\$62,900	\$62,900	\$0	1/29	REO
138 Sage St	3	1	0	1464	38	\$154,900	\$154,900	\$63,000	\$91,900	1/20	REO
1038 Indiana St	3	1	0	2206	6	\$69,900	\$64,500	\$64,500	\$5,400	1/30	REO
1 Frisbie St #310	2	1	1	964	59	\$82,250	\$73,508	\$65,000	\$17,250	1/15	REO
21 Monterey St	2	1	0	958	50	\$77,900	\$77,900	\$65,000	\$12,900	1/26	REO
363 Woodrow Ave	2	2	0	1055	168	\$269,000	\$65,000	\$65,000	\$204,000	1/27	REO
713 Springs Rd	2	1	0	720	52	\$94,999	\$73,100	\$65,000	\$29,999	1/5	REO
1333 N Camino Alto #255	3	2	0	980	42	\$69,900	\$64,500	\$65,900	\$4,000	1/28	REO
1201 Glen Cove Pkwy #707	1	1	0	665	105	\$109,999	\$76,900	\$67,500	\$42,499	1/8	REO
528 Wallace Ave	2	1	0	1094	105	\$135,000	\$79,900	\$70,000	\$65,000	1/13	REO
1850 Griffin Dr	3	2	0	1392	38	\$175,000	\$175,000	\$71,400	\$103,600	1/21	REO
325 Alhambra Ave	3	1	0	875	14	\$69,000	\$69,000	\$72,500	(\$3,500)	1/21	REO
135 Spencer St	3	1	0	981	68	\$85,000	\$85,000	\$73,500	\$11,500	1/10	REO
1 Frisbie St #627	2	1	1	964	32	\$74,900	\$74,900	\$74,000	\$900	1/26	REO
165 Oddstad Dr #65	2	1	1	1100	56	\$74,900	\$74,900	\$74,900	\$0	1/26	REO
1322 Sutter St	2	1	0	576	34	\$89,900	\$89,900	\$75,000	\$14,900	1/6	REO
621 Hichborn St	3	2	0	1323	32	\$84,500	\$84,500	\$75,000	\$9,500	1/27	REO
158 River Pines Way	2	1	1	1031	128	\$139,900	\$119,900	\$78,750	\$61,150	1/22	REO
209 Daniels Ave	2	1	0	1034	23	\$63,000	\$63,000	\$79,000	(\$16,000)	1/20	REO
1201 Glen Cove Pkwy #1010	1	1	0	665	31	\$84,900	\$79,900	\$79,900	\$5,000	1/27	REO
1114 Coronel Ave	3	2	0	1143	9	\$59,500	\$59,500	\$81,000	(\$21,500)	1/29	REO
115 Menlo Ct	3	2	0	1285	110	\$154,900	\$104,500	\$81,375	\$73,525	1/28	REO

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	Bd	Ba	Ba								
365 Fordham Cir	4	2	0	1440	200	\$223,900	\$124,900	\$81,375	\$142,525	1/21	REO
165 Oddstad Dr #26	2	2	0	1121	41	\$74,900	\$74,900	\$82,000	(\$7,100)	1/16	REO
713 Grant St	2	1	1	1467	45	\$115,000	\$115,000	\$82,000	\$33,000	1/30	
817 Sonoma Blvd	3	1	0	1439	165	\$123,500	\$85,000	\$85,000	\$38,500	1/26	REO
157 Gary Cir	2	1	0	872	12	\$89,900	\$89,900	\$85,500	\$4,400	1/21	REO
165 Oddstad Dr #61	2	1	1	1100	167	\$149,900	\$89,900	\$89,000	\$60,900	1/20	REO
608 Corcoran Ave	3	2	0	1104	146	\$175,000	\$99,900	\$90,000	\$85,000	1/21	REO
918 Monterey St	4	2	0	1591	39	\$99,900	\$99,900	\$90,000	\$9,900	1/9	REO
125 Gleason Ave	2	1	0	1020	86	\$99,900	\$99,900	\$90,599	\$9,301	1/26	REO
2708 Georgia St	2	1	0	1077	75	\$110,900	\$89,000	\$94,000	\$16,900	1/15	REO
206 14Th St	3	2	0	946	170	\$155,000	\$109,900	\$95,000	\$60,000	1/9	REO
7 Emerald Cir	4	3	0	1879	63	\$135,000	\$115,000	\$95,000	\$40,000	1/8	
233 Benicia Rd	3	1	0	952	130	\$149,000	\$119,000	\$98,000	\$51,000	1/22	REO
1016 Ohio St	3	2	0	1409	40	\$124,900	\$105,900	\$105,000	\$19,900	1/13	REO
140 Rainbow Ct	2	1	1	1024	16	\$105,000	\$105,000	\$105,000	\$0	1/16	REO
1920 Tennessee St	2	1	0	1232	5	\$105,000	\$105,000	\$105,000	\$0	1/9	REO
1520 Lassen Ct	3	2	0	1527	35	\$119,900	\$119,900	\$106,000	\$13,900	1/20	REO
137 De Paul Dr	3	2	0	1304	29	\$124,900	\$109,900	\$110,000	\$14,900	1/28	
33 Wilshire Ave	3	1	0	1430	29	\$109,920	\$94,900	\$110,000	(\$80)	1/16	REO
643 Cedar St	4	2	0	1600	68	\$139,900	\$113,310	\$115,000	\$24,900	1/21	REO
1970 Broadway St	3	1	0	1213	100	\$175,000	\$119,900	\$119,900	\$55,100	1/28	REO
1314 Louisiana St	2	1	0	1208	115	\$299,950	\$149,000	\$120,000	\$179,950	1/15	Sh Sale
845 Stanford Dr	3	2	0	1104	9	\$124,900	\$124,900	\$124,900	\$0	1/21	REO
1317 Alabama St	3	2	0	1329	12	\$129,900	\$129,900	\$125,000	\$4,900	1/21	REO
215 Bw Williams Dr	4	2	0	1436	169	\$217,500	\$127,900	\$127,000	\$90,500	1/2	REO
126 Viewmont Ave	3	1	0	1034	26	\$127,900	\$127,900	\$127,900	\$0	1/9	REO
157 Birch St	3	2	0	1126	7	\$129,900	\$129,900	\$129,900	\$0	1/29	REO
1033 Loyola Way	5	2	0	1851	64	\$133,900	\$129,900	\$130,000	\$3,900	1/28	REO
2001 Griffin Dr	3	2	0	1080	64	\$139,950	\$139,950	\$131,750	\$8,200	1/22	
1417 Sacramento St	2	2	0	1050	80	\$160,000	\$141,500	\$132,000	\$28,000	1/21	REO
1608 Alabama St	3	1	0	1438	10	\$154,900	\$144,900	\$135,000	\$19,900	1/22	REO
900 Lassen St	2	1	1	1260	61	\$139,900	\$139,900	\$135,500	\$4,400	1/13	REO
820 Oakwood Ave	3	1	0	1272	113	\$159,000	\$139,900	\$140,000	\$19,000	1/13	REO
155 Mari Ct	2	2	0	908	86	\$150,000	\$138,000	\$141,000	\$9,000	1/15	Sh Sale
116 Murphys Ct	3	2	0	1188	26	\$124,800	\$124,800	\$142,500	(\$17,700)	1/2	REO
120 Coloma Way	3	2	0	1400	206	\$220,000	\$155,000	\$145,000	\$75,000	1/8	REO
295 Hannigan Way	4	2	0	1547	17	\$145,000	\$145,000	\$145,000	\$0	1/28	REO
438 Echo Summit Rd	3	2	0	1072	90	\$140,000	\$140,000	\$145,000	(\$5,000)	1/7	REO
209 Los Gatos Dr	3	1	0	900	86	\$189,900	\$139,900	\$147,000	\$42,900	1/14	REO
140 Douglas Ct	4	2	0	1499	118	\$229,000	\$209,000	\$148,000	\$81,000	1/13	
1360 Corcoran Ave	4	2	0	1652	223	\$239,500	\$175,500	\$150,000	\$89,500	1/16	REO
166 Mesa Verde St	3	2	0	1081	36	\$153,900	\$142,000	\$150,000	\$3,900	1/13	REO
1514 Florida St	2	1	0	1047	110	\$175,000	\$148,900	\$151,000	\$24,000	1/28	REO
654 Mini Dr	3	2	0	1104	41	\$78,000	\$78,000	\$153,000	(\$75,000)	1/9	REO
832 Beechwood Ave	3	1	0	1020	70	\$166,000	\$166,000	\$158,200	\$7,800	1/16	REO
361 Amber Ave	3	2	0	1556	70	\$174,900	\$159,900	\$162,000	\$12,900	1/2	REO

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		Ba	Ba								
2029 Severus Dr	4	2	0	1328	66	\$149,900	\$149,900	\$165,000	(\$15,100)	1/27	REO
261 Evelyn Cir	3	2	0	1444	30	\$165,000	\$165,000	\$165,000	\$0	1/28	REO
367 Campbell Ave	3	1	1	1242	43	\$154,900	\$154,900	\$165,000	(\$10,100)	1/27	REO
508 Hilton Ave	3	2	0	1145	55	\$174,900	\$169,900	\$170,000	\$4,900	1/6	REO
818 Tobin Dr	3	2	0	1455	37	\$179,900	\$169,900	\$172,000	\$7,900	1/21	REO
170 Baxter St	4	2	0	1500	7	\$169,600	\$169,600	\$175,000	(\$5,400)	1/21	REO
1408 Alabama St	3	2	0	1927	60	\$170,000	\$170,000	\$180,000	(\$10,000)	1/15	REO
125 Nalisty Dr	3	2	1	1387	20	\$187,900	\$187,900	\$190,000	(\$2,100)	1/16	REO
2631 Tennessee St	3	1	0	1097	95	\$185,000	\$185,000	\$192,000	(\$7,000)	1/22	Sh Sale
2438 Helen Ave	3	1	0	1042	79	\$195,000	\$195,000	\$193,000	\$2,000	1/30	
173 Mica Dr	4	2	1	1671	144	\$269,900	\$209,900	\$195,000	\$74,900	1/30	REO
370 Carousel Dr	4	2	1	1693	8	\$179,900	\$179,900	\$196,000	(\$16,100)	1/20	REO
1344 Glenn St	3	1	0	1354	183	\$307,000	\$199,900	\$199,900	\$107,100	1/20	REO
113 Saint Marys Pl	4	2	0	1440	6	\$179,900	\$179,900	\$200,000	(\$20,100)	1/22	REO
708 York St	4	2	0	2377	22	\$214,900	\$214,900	\$202,500	\$12,400	1/22	REO
301 Keats Dr	3	2	0	1710	66	\$259,000	\$228,900	\$203,500	\$55,500	1/2	
3 Marshall Way	3	2	0	1362	65	\$224,500	\$204,500	\$204,500	\$20,000	1/30	REO
8104 El Alcazar Ct	3	2	1	1713	114	\$249,900	\$209,900	\$205,000	\$44,900	1/30	REO
160 Kevin Ct	3	2	1	1642	4	\$219,900	\$219,900	\$210,000	\$9,900	1/23	REO
268 Bolton Way	3	2	0	1108	128	\$269,000	\$214,900	\$214,900	\$54,100	1/15	REO
136 Teal Ct	3	2	1	1491	169	\$272,900	\$210,000	\$216,000	\$56,900	1/26	REO
700 Basalt Dr	4	2	1	1978	66	\$210,900	\$210,900	\$216,000	(\$5,100)	1/30	REO
148 Plov Way	2	1	0	1817	157	\$287,900	\$229,900	\$217,000	\$70,900	1/27	REO
123 Serpentine Ct	4	2	1	1256	64	\$239,900	\$196,900	\$219,000	\$20,900	1/7	REO
129 Moonraker Ct	4	3	0	2334	258	\$389,000	\$239,160	\$220,000	\$169,000	1/30	REO
213 Starboard Dr	4	2	1	1538	17	\$218,500	\$218,500	\$220,000	(\$1,500)	1/12	REO
100 Allison Ct	3	2	1	1509	24	\$216,500	\$216,500	\$225,000	(\$8,500)	1/30	REO
940 Topaz Ct	3	2	1	1483	17	\$229,999	\$229,999	\$225,000	\$4,999	1/26	REO
461 Baywood Dr	4	2	0	1550	9	\$229,900	\$229,000	\$229,000	\$900	1/7	REO
184 Mitchell Ct	3	2	0	1562	21	\$235,000	\$225,000	\$235,000	\$0	1/24	REO
139 Morgan Ct	3	2	0	1341	222	\$314,000	\$229,900	\$236,500	\$77,500	1/16	REO
112 Shoal Dr	4	3	0	2064	242	\$517,900	\$259,900	\$239,000	\$278,900	1/27	REO
8052 Carlisle Way	3	2	1	1665	109	\$344,900	\$275,900	\$240,000	\$104,900	1/2	REO
20 Woodridge Pl	3	2	0	1519	22	\$259,000	\$259,000	\$247,500	\$11,500	1/12	
264 Ruby Ln	3	2	1	1520	71	\$359,000	\$259,900	\$247,500	\$111,500	1/20	REO
135 Vanessa St	3	2	1	1642	94	\$239,900	\$239,900	\$250,000	(\$10,100)	1/29	REO
143 Plov Way	3	2	0	1806	145	\$285,000	\$259,900	\$251,000	\$34,000	1/27	
8100 El Alcazar Ct	3	2	0	1448	40	\$275,900	\$262,100	\$251,000	\$24,900	1/28	REO
100 Lippizan Dr	3	2	0	2077	10	\$259,900	\$259,900	\$259,900	\$0	1/2	REO
132 Valley Oak Ln	4	2	0	1816	98	\$339,900	\$275,000	\$260,000	\$79,900	1/14	REO
778 Starfish Dr	4	3	0	2088	124	\$337,800	\$250,000	\$263,000	\$74,800	1/23	REO
1463 Pike St	3	2	1	1762	129	\$332,900	\$269,900	\$269,000	\$63,900	1/30	REO
227 Clearview Dr	3	2	0	1541	35	\$269,999	\$269,999	\$269,900	\$99	1/29	REO
181 Avalon Cir	4	2	1	1957	48	\$274,900	\$274,900	\$270,000	\$4,900	1/12	REO
1527 Mcdougal St	5	2	1	2404	52	\$285,000	\$285,000	\$275,000	\$10,000	1/29	REO
1467 Pike St	4	2	1	2182	12	\$274,900	\$274,900	\$277,000	(\$2,100)	1/22	REO

Address	Bd	Full Half		Sq Ft	DOM	Original List Price	Final List Price	Selling Price	Net Price Change	Close Of Escrow	REO/
		Ba	Ba								Short Sale
529 Lexington Dr	3	2	1	1833	44	\$324,000	\$301,000	\$287,000	\$37,000	1/30	REO
100 Live Oak Ct	4	2	1	2159	69	\$352,000	\$258,000	\$295,000	\$57,000	1/9	REO
1108 Cunningham St	4	2	1	1762	98	\$399,000	\$349,900	\$300,000	\$99,000	1/23	REO
360 Wellfleet Dr	4	3	0	2354	50	\$344,500	\$344,500	\$300,000	\$44,500	1/9	REO
6267 Newhaven Ln	3	2	1	1996	128	\$339,000	\$299,900	\$300,000	\$39,000	1/29	Sh Sale
8412 Bennington Ct	4	2	1	2051	6	\$295,000	\$295,000	\$300,000	(\$5,000)	1/21	REO
540 Klein Ave	3	2	1	2039	145	\$392,900	\$309,900	\$305,000	\$87,900	1/16	REO
5051 Staghorn Dr	3	3	0	2401	36	\$339,900	\$319,900	\$306,000	\$33,900	1/26	REO
491 Darley Dr	4	2	1	2627	6	\$329,900	\$329,900	\$339,900	(\$10,000)	1/14	REO
5082 Staghorn Dr	3	2	1	2124	26	\$351,900	\$351,900	\$350,000	\$1,900	1/2	REO
5856 Cabernet Dr	4	3	0	2285	235	\$450,000	\$345,000	\$351,089	\$98,911	1/14	Sh Sale
630 Tisdale Ave	4	2	1	2803	176	\$439,500	\$365,999	\$360,000	\$79,500	1/9	REO
109 Camino Del Sol	3	2	1	2306	204	\$459,900	\$375,000	\$370,000	\$89,900	1/14	REO
1400 Highgate Rd	3	2	0	2418	63	\$439,000	\$375,000	\$372,000	\$67,000	1/15	REO
6412 Eagle Ridge Dr	4	3	0	2767	61	\$429,900	\$399,000	\$399,000	\$30,900	1/8	REO
9268 Hallmark Pl	5	5	0	3053	73	\$479,900	\$419,900	\$411,900	\$68,000	1/21	REO
1559 Landmark Dr	5	3	1	3323	53	\$589,900	\$489,900	\$495,000	\$94,900	1/9	REO



This report is provided monthly by Rod & Jamie Herman of Coldwell Banker Solano Pacific based on data collected from the multiple listing service. For additional market data and information, subscribe to Rod's Blog at HomeSection.com or contact Rod or Jamie at 707-747-6600 or via email at RJHerman@HomeSection.com. The information contained herein is deemed to be reliable, but its accuracy is not guaranteed.

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