

# Vallejo Home Sales - August 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 Reduction	Close Of Escrow	REO/ Short Sale
	Bd	Ba	Ba								
1333 N Camino Alto Ave	1	1	0	640	29	23,265	23,265	27,700	(\$4,435)	8/17	REO
1333 N Camino Alto #120	0	1	0	441	61	27,900	23,900	28,000	(\$100)	8/28	REO
1333 N Camino Alto Dr	1	1	0	441	37	30,000	30,000	30,250	(\$250)	8/12	REO
165 Oddstad Dr #90	2	1	1	1100	88	55,900	39,900	37,500	\$18,400	8/6	REO
1333 N Camino Alto Dr #272	2	1	0	736	0	39,500	39,500	39,500	\$0	8/14	REO
1333 N Camino Alto Ave #259	2	1	0	786	13	38,300	38,300	41,100	(\$2,800)	8/6	REO
38 Werden St	3	1	0	988	33	37,000	37,000	46,833	(\$9,833)	8/5	REO
7 Mesa St	3	1	0	875	12	45,900	45,900	50,000	(\$4,100)	8/3	REO
1917 Griffin Dr	3	2	0	1032	2	50,000	50,000	50,000	\$0	8/31	REO
165 Oddstad Dr #87	2	1	1	1116	46	59,900	65,000	50,000	\$9,900	8/31	REO
1206 Florida St	2	1	0	740	87	70,000	50,000	50,000	\$20,000	8/17	REO
1013 5th St	2	1	0	846	283	99,900	52,000	50,000	\$49,900	8/28	REO
70 Baldwin St	3	1	0	988	26	49,900	49,900	50,155	(\$255)	8/21	REO
255 Campbell Ave	1	1	0	636	131	64,900	59,900	51,000	\$13,900	8/18	REO
157 Nautical Ct	1	1	0	594	3	52,250	52,250	52,250	\$0	8/25	REO
2890 Redwood Pkwy #182	2	1	0	912	78	97,930	69,900	53,000	\$44,930	8/7	REO
165 Oddstad Dr #56	2	2	0	1139	18	52,420	52,420	56,000	(\$3,580)	8/7	REO
230 El Sendero	3	1	0	1290	9	59,000	59,000	59,000	\$0	8/10	REO
165 Oddstad Dr #82	2	1	1	1116	26	46,600	46,600	60,000	(\$13,400)	8/31	REO
219 Sage St	4	2	0	1272	1	59,900	59,900	60,000	(\$100)	8/14	REO
1 Frisbie St #623	2	1	1	964	4	64,900	64,900	60,000	\$4,900	8/21	REO
320 Home Acres Ave	2	1	0	875	8	61,900	61,900	61,900	\$0	8/18	REO
223 Broadway St	2	1	0	909	6	61,750	61,750	64,000	(\$2,250)	8/26	REO
165 Oddstad Dr #99	2	1	1	1100	1	59,000	59,000	65,000	(\$6,000)	8/14	
143 Cypress Ave	2	1	0	744	41	64,900	64,900	67,000	(\$2,100)	8/17	REO
815 Amador St	2	1	0	912	9	89,900	89,900	67,000	\$22,900	8/12	REO
200 El Sendero	3	1	0	1026	29	49,900	49,900	69,000	(\$19,100)	8/24	
1247 Bush Ave	2	1	0	837	3	69,900	69,900	69,900	\$0	8/10	REO
829 Modoc St	2	1	0	857	12	69,900	69,900	70,000	(\$100)	8/21	REO
1201 Glen Cove Pkwy #1806	1	1	0	665	54	95,000	95,000	70,000	\$25,000	8/17	Sh Sale
408 Central Ave	2	1	1	1293	306	144,900	79,000	70,000	\$74,900	8/20	REO
615 Solano Ave	2	1	0	758	40	58,300	58,300	73,000	(\$14,700)	8/20	REO
918 Branciforte St	2	1	0	920	6	74,250	74,250	74,250	\$0	8/19	REO
105 Revere St	3	1	0	817	11	53,500	53,500	75,000	(\$21,500)	8/31	REO
301 Hermosa Ave	3	1	0	1443	20	69,900	69,900	75,000	(\$5,100)	8/11	REO
116 El Monte Ave	3	1	0	875	2	74,900	79,900	75,000	(\$100)	8/28	
201 Bw Williams Dr	3	2	0	1008	348	199,900	90,000	75,000	\$124,900	8/3	REO
1012 Taylor Ave	2	1	0	1117	66	123,880	79,900	76,000	\$47,880	8/21	REO
191 Nantucket Ln	1	1	0	894	25	79,200	79,200	78,000	\$1,200	8/24	REO
251 Campbell Ave	3	2	0	1282	45	92,600	78,390	79,000	\$13,600	8/10	REO
804 Humboldt St	2	1	0	860	62	100,000	80,000	80,000	\$20,000	8/28	Sh Sale
425 Wolfe St	3	1	0	1194	276	184,900	99,900	80,000	\$104,900	8/6	REO
406 Rainbow Ct	2	1	1	1024	27	78,000	78,000	81,000	(\$3,000)	8/31	REO

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426 Grennan St	2	1	0	729	26	99,500	85,000	<b>85,000</b>	\$14,500	8/21	
118 Deborah St	3	1	0	1063	7	79,900	79,900	<b>86,000</b>	(\$6,100)	8/6	REO
103 Luna Dr	3	1	0	1486	8	52,500	52,500	<b>87,000</b>	(\$34,500)	8/27	REO
722 Curtola Pkwy	3	1	0	1182	29	108,029	85,000	<b>87,000</b>	\$21,029	8/21	REO
524 Wallace Ave	2	1	0	957	25	84,900	84,900	<b>90,000</b>	(\$5,100)	8/17	REO
1414 Magazine St	3	1	0	950	55	95,000	95,000	<b>90,000</b>	\$5,000	8/26	Sh Sale
230 Louisiana St	3	3	0	2202	38	99,000	99,000	<b>90,000</b>	\$9,000	8/14	REO
601 Daniels Ave	4	2	1	1702	8	91,000	91,000	<b>93,000</b>	(\$2,000)	8/26	REO
105 El Monte Ave	3	1	0	875	7	64,350	64,350	<b>94,000</b>	(\$29,650)	8/6	REO
1818 Severus Dr	3	3	0	1628	6	69,300	69,300	<b>95,000</b>	(\$25,700)	8/5	REO
18 Beverly Dr	3	1	0	875	30	79,900	79,900	<b>99,000</b>	(\$19,100)	8/12	REO
125 Elena Ct	3	2	0	1088	12	89,900	89,900	<b>100,000</b>	(\$10,100)	8/5	REO
110 Mulberry St	3	2	0	1230	14	98,000	98,000	<b>100,000</b>	(\$2,000)	8/25	REO
517 Daniels Ave	4	2	1	1702	12	107,000	107,000	<b>101,000</b>	\$6,000	8/28	REO
2000 Severus Dr	4	2	0	1323	6	89,900	89,900	<b>101,999</b>	(\$12,099)	8/31	REO
300 Linfield Dr	3	1	0	1088	6	84,900	84,900	<b>103,500</b>	(\$18,600)	8/27	REO
861 6th St	4	2	0	1204	69	142,500	115,900	<b>105,000</b>	\$37,500	8/5	REO
332 Indiana St	2	1	0	872	11	74,900	74,900	<b>105,500</b>	(\$30,600)	8/31	REO
236 Sea Crest Cir	2	2	1	1418	11	105,900	105,900	<b>105,900</b>	\$0	8/11	REO
449 Del Sur St	3	2	0	1211	11	76,000	76,000	<b>107,300</b>	(\$31,300)	8/27	REO
190 Yukon Ct	4	2	0	1441	105	154,900	154,900	<b>109,000</b>	\$45,900	8/19	REO
300 Locust Dr #4	2	1	1	1452	393	229,900	109,900	<b>109,500</b>	\$120,400	8/13	REO
144 Baxter St	4	2	0	2000	85	99,900	99,900	<b>110,000</b>	(\$10,100)	8/27	REO
2017 Tuolumne St	2	1	0	1066	59	130,000	117,000	<b>110,000</b>	\$20,000	8/6	REO
127 Redwing St	3	2	0	1134	171	132,900	89,900	<b>110,000</b>	\$22,900	8/14	REO
410 Sandstone Dr	3	2	0	1724	245	199,000	129,000	<b>110,000</b>	\$89,000	8/14	
1903 Sacramento St	2	1	0	1108	7	83,160	83,160	<b>115,000</b>	(\$31,840)	8/19	REO
510 Miller Ave	3	1	0	1378	30	120,000	120,000	<b>120,000</b>	\$0	8/14	Sh Sale
149 University Ave	3	1	0	1200	4	119,000	119,000	<b>122,000</b>	(\$3,000)	8/31	REO
1413 Mini Dr	3	1	0	1206	107	159,000	129,900	<b>124,900</b>	\$34,100	8/3	
332 Winchester St	3	2	0	1672	8	115,000	115,000	<b>125,000</b>	(\$10,000)	8/10	REO
321 Stinson St #8	2	1	0	947	5	118,900	118,900	<b>125,000</b>	(\$6,100)	8/11	REO
957 Oakwood Ave	4	1	0	1212	206	129,900	99,900	<b>125,000</b>	\$4,900	8/4	REO
608 Hichborn St	2	2	0	1044	267	175,000	129,900	<b>125,000</b>	\$50,000	8/4	REO
445 Echo Summit Rd	4	2	0	1280	6	103,500	103,500	<b>127,500</b>	(\$24,000)	8/6	REO
125 Foster St	3	1	0	817	126	130,000	130,000	<b>130,000</b>	\$0	8/14	Sh Sale
411 Louisiana St	3	1	0	1351	48	156,000	156,000	<b>130,000</b>	\$26,000	8/14	REO
876 Brentwood Ave	3	1	0	1119	99	140,000	140,000	<b>130,500</b>	\$9,500	8/27	Sh Sale
135 De Anza Dr	2	1	0	1368	13	103,000	103,000	<b>135,000</b>	(\$32,000)	8/20	REO
519 Falcon Dr	4	2	0	1536	59	149,900	149,900	<b>135,000</b>	\$14,900	8/28	REO
141 Grubstake Pl	3	2	0	1040	15	144,500	144,500	<b>140,000</b>	\$4,500	8/4	REO
728 Jack London Dr	4	2	0	1391	109	235,000	110,000	<b>141,500</b>	\$93,500	8/10	Sh Sale
640 Newport Way	3	2	0	1134	8	128,700	128,700	<b>142,000</b>	(\$13,300)	8/4	REO

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1919 Redwood St	3	2	1	1900	15	142,500	142,500	142,500	\$0	8/21	REO
122 Manhattan Dr	3	2	0	1152	38	137,900	137,900	145,000	(\$7,100)	8/18	REO
813 Beechwood Ave	3	2	0	1250	70	140,900	140,900	145,000	(\$4,100)	8/31	REO
1412 Carl Ave	2	1	0	1197	175	139,000	149,000	149,000	(\$10,000)	8/31	Sh Sale
1046 Caldwell Ave	3	1	0	1000	15	149,500	149,500	149,500	\$0	8/10	
1401 Oakwood Ave	3	2	0	1255	6	150,000	150,000	150,000	\$0	8/26	REO
1 Fairview Ave	3	1	0	1435	35	139,900	139,900	151,000	(\$11,100)	8/21	REO
307 Sawyer St	4	2	0	1080	71	145,000	145,000	154,000	(\$9,000)	8/21	
541 Tregaskis Ave	3	2	0	1163	14	139,900	139,900	155,000	(\$15,100)	8/3	REO
262 Redwing St	3	2	0	1359	6	139,000	159,000	160,000	(\$21,000)	8/27	
4 Howard Ave	3	1	0	1237	14	149,900	149,900	160,000	(\$10,100)	8/28	REO
129 Harris Way	3	2	0	1637	31	137,000	137,000	165,000	(\$28,000)	8/31	REO
279 Quartz Ln	3	2	0	1255	6	149,900	149,900	165,000	(\$15,100)	8/31	REO
1914 Santa Clara St	3	2	0	1540	3	166,000	166,000	165,000	\$1,000	8/4	REO
1401 Carl Ave	2	1	0	1588	19	170,000	150,431	165,000	\$5,000	8/28	REO
316 Mesa Verde St #1	3	2	0	1175	11	159,000	159,000	168,000	(\$9,000)	8/28	REO
211 Ebbetts Pass Rd	3	2	0	1102	1	199,900	199,900	169,000	\$30,900	8/5	
1237 Maple Ave	3	1	1	1312	58	179,900	179,900	170,000	\$9,900	8/25	REO
623 Quartz Ln	4	2	0	1529	88	180,000	160,000	173,000	\$7,000	8/28	REO
1900 Redwood St	3	2	0	1157	3	149,500	149,500	175,000	(\$25,500)	8/20	
271 Clearpointe Dr	3	2	1	1531	1	198,000	198,000	175,000	\$23,000	8/10	Sh Sale
341 Carousel Dr	4	2	1	1693	7	159,390	159,390	180,000	(\$20,610)	8/11	REO
188 Copper Way	4	2	1	1500	7	174,000	174,000	180,000	(\$6,000)	8/31	REO
1741 Gateway Dr	3	2	1	1358	29	184,900	184,900	180,000	\$4,900	8/27	Sh Sale
264 Voyager Dr	3	2	0	1072	30	179,900	179,900	183,000	(\$3,100)	8/12	REO
100 Olympic Dr	4	2	1	1978	118	205,000	169,900	184,000	\$21,000	8/31	REO
137 Pioneer Ct	4	2	0	1428	74	169,900	169,900	185,000	(\$15,100)	8/27	REO
148 Belvedere Ct	3	2	1	1491	43	174,000	159,000	185,000	(\$11,000)	8/12	REO
184 Nalisty Dr	3	2	0	1310	7	179,900	179,900	189,500	(\$9,600)	8/5	REO
220 Stageline Dr	3	2	1	1421	107	192,000	172,900	190,000	\$2,000	8/21	REO
75 Del Sur St	2	2	1	1411	41	194,900	194,900	195,000	(\$100)	8/31	REO
701 Capitol St	3	2	0	1219	41	249,900	249,900	195,000	\$54,900	8/6	Sh Sale
454 McGrue Cir	4	2	1	1703	42	224,500	199,900	199,900	\$24,600	8/7	REO
129 Pecan Ct	3	3	0	1904	24	180,000	180,000	200,000	(\$20,000)	8/7	REO
136 Suncliff Pl	4	2	1	1695	135	200,000	200,000	200,000	\$0	8/14	Sh Sale
111 Comstock Ct	4	2	0	1696	10	169,900	169,900	201,500	(\$31,600)	8/20	REO
100 Ron Ct	3	2	0	1322	104	265,000	229,000	205,000	\$60,000	8/6	Sh Sale
190 Windshadow Ct	3	2	2	1712	197	350,000	200,000	205,000	\$145,000	8/7	Sh Sale
274 Temple Way	3	2	0	1868	6	174,900	174,900	206,125	(\$31,225)	8/4	REO
201 Basalt Dr	4	2	1	1824	133	239,900	199,900	207,000	\$32,900	8/14	REO
127 Princeton Ave	4	2	0	1536	19	198,000	198,000	211,000	(\$13,000)	8/28	
1208 Del Mar Ave	4	3	0	1530	114	215,000	215,000	215,000	\$0	8/26	Sh Sale
803 Capitol St	1	2	0	1601	791	748,500	249,940	215,000	\$533,500	8/3	

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625 N Regatta Dr	4	2	0	1430	9	199,900	199,900	217,000	(\$17,100)	8/19	REO
1455 Pike St	3	2	1	1405	10	205,920	205,920	220,000	(\$14,080)	8/31	REO
561 Jade Cir	3	2	1	1527	9	220,000	220,000	220,000	\$0	8/27	REO
23 Garthe Ct	3	2	0	1614	151	299,000	269,000	220,000	\$79,000	8/26	
161 Outrigger Dr	5	2	1	1935	10	199,900	199,900	222,000	(\$22,100)	8/25	REO
115 Malaga St	4	2	0	1673	104	561,727	189,900	227,700	\$334,027	8/26	Sh Sale
151 Windsurfer Ct	3	2	1	1514	121	199,900	199,900	230,000	(\$30,100)	8/5	Sh Sale
149 Iris Ct	4	2	1	2208	2	213,750	213,750	230,000	(\$16,250)	8/5	REO
1520 Illinois St	3	2	0	1291	71	229,000	229,000	230,000	(\$1,000)	8/31	Sh Sale
112 Rivermouth Ln	3	2	0	1178	227	250,000	215,000	230,000	\$20,000	8/24	Sh Sale
112 Sea Mist Dr	4	2	1	1661	151	279,900	219,000	230,000	\$49,900	8/21	REO
201 Schooner Way	3	2	0	1808	25	240,000	225,000	233,000	\$7,000	8/14	
136 Captains Ct	4	2	0	1430	270	299,000	216,500	236,000	\$63,000	8/20	Sh Sale
113 Stoney Ridge Rd	3	2	1	1622	20	249,500	229,500	239,500	\$10,000	8/26	
97 B St	3	1	0	1188	6	229,500	229,500	240,000	(\$10,500)	8/21	
8146 Carlisle Way	3	2	1	1665	37	219,900	219,900	245,000	(\$25,100)	8/3	REO
639 Lockwood Dr	3	3	0	1964	24	229,900	229,900	245,000	(\$15,100)	8/24	REO
135 Wood Ct	4	2	1	1670	50	249,900	249,900	250,000	(\$100)	8/24	
143 Ralston Ct	4	3	0	1685	80	226,900	226,900	260,000	(\$33,100)	8/14	REO
5091 Georgia St	4	2	1	1963	81	250,000	250,000	260,000	(\$10,000)	8/11	Sh Sale
309 Foulkstone Way	3	2	1	1721	12	254,800	254,800	260,000	(\$5,200)	8/11	REO
8057 Red Oak Ct	3	2	1	1665	62	245,000	244,500	275,000	(\$30,000)	8/28	REO
8436 Bennington Ct	3	2	1	2026	4	254,900	254,900	275,000	(\$20,100)	8/7	REO
405 Canyon Ct	3	2	1	1860	0	268,500	268,500	275,000	(\$6,500)	8/31	REO
406 El Camino Real Ave	3	2	0	2245	36	277,950	264,100	279,000	(\$1,050)	8/6	REO
113 Britannia Ct	3	2	1	1823	49	279,900	279,900	285,000	(\$5,100)	8/11	REO
5417 La Salle Way	3	2	0	1733	7	299,900	299,900	290,000	\$9,900	8/31	REO
228 Sandy Neck Way	4	3	1	2188	97	359,000	299,900	290,000	\$69,000	8/20	Sh Sale
633 Carolina St	5	2	1	2872	51	290,000	290,000	295,000	(\$5,000)	8/25	Sh Sale
600 Crestview Ct	4	2	1	2161	4	291,500	291,500	295,000	(\$3,500)	8/7	REO
101 Turnberry Way	4	2	1	1945	45	287,500	297,500	297,500	(\$10,000)	8/7	
1191 Legend Cir	4	3	0	1986	67	292,900	292,900	298,000	(\$5,100)	8/11	REO
6263 Newhaven Ln	3	2	1	1996	31	289,900	289,900	300,000	(\$10,100)	8/24	REO
6108 La Costa Ct	4	2	0	1913	8	325,000	325,000	309,000	\$16,000	8/5	REO
4298 Melody Ln	4	2	0	1700	7	314,900	314,900	310,000	\$4,900	8/31	
2257 Garnet Dr	4	3	0	2246	148	360,000	315,000	315,000	\$45,000	8/26	Sh Sale
243 Reynard Ln	4	2	1	2627	23	312,700	312,700	330,000	(\$17,300)	8/7	REO
972 S Regatta Dr	3	2	1	2137	150	379,000	369,000	332,000	\$47,000	8/7	
4216 Wisteria Cir	4	3	0	2442	147	335,000	339,000	335,000	\$0	8/7	Sh Sale
2246 Garnet Dr	4	3	0	2246	43	309,900	309,900	340,000	(\$30,100)	8/28	REO
715 Virginia St	4	2	0	2084	54	429,500	379,500	340,000	\$89,500	8/13	
2017 Bennington Dr	4	3	0	2820	17	349,900	349,900	342,902	\$6,998	8/4	REO
5331 Chenin Blanc Pl	5	3	0	2535	65	337,900	337,900	350,000	(\$12,100)	8/28	REO

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2934 Carlingford Ln	4	2	0	2114	98	450,900	370,900	<b>350,000</b>	\$100,900	8/3	
3534 Headwater Dr	4	4	0	3230	7	339,570	339,570	<b>352,000</b>	(\$12,430)	8/27	REO
2736 Olivewood Ln	3	2	1	2335	8	359,000	359,000	<b>356,000</b>	\$3,000	8/13	
6458 Eagle Ridge Dr	4	2	1	2619	32	369,500	369,500	<b>359,500</b>	\$10,000	8/7	
9259 Hallmark Pl	5	5	0	3052	18	359,900	359,900	<b>359,900</b>	\$0	8/7	REO
3442 Edgewater Pl	4	3	0	2781	318	425,000	375,500	<b>364,000</b>	\$61,000	8/20	Sh Sale
4273 Andover Dr	4	3	0	2366	31	360,000	360,000	<b>365,000</b>	(\$5,000)	8/7	
7296 Willow Creek Cir	5	3	0	2747	86	364,900	299,900	<b>370,000</b>	(\$5,100)	8/3	REO
4080 Penny Ln	5	3	0	2474	11	349,777	371,000	<b>371,000</b>	(\$21,223)	8/28	
5157 Carisbrooke Ln	3	3	0	2596	13	369,900	369,900	<b>372,000</b>	(\$2,100)	8/18	REO
2743 Overlook Dr	3	3	0	3165	40	399,000	399,000	<b>385,000</b>	\$14,000	8/21	REO
2947 Carlingford Ln	4	3	0	2518	11	399,900	399,900	<b>390,500</b>	\$9,400	8/18	
2416 Rushcreek Pl	4	3	0	3606	25	435,000	435,000	<b>445,000</b>	(\$10,000)	8/14	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](http://HomeSection.com) or contact Rod or Jamie at 707-747-6600 or via email at [RJHerman@HomeSection.com](mailto:RJHerman@HomeSection.com).*

*The information contained herein is deemed to be reliable, but its accuracy is is not guaranteed.*

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