

COMPARATIVE MARKET ANALYSIS REPORT

Listings as of: Friday, July 31, 2026 2:41 PM

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Residential Income

Closed

LISTING #	ADDRESS	CITY	SQ FEET	LOT SIZE	YEAR	DATE	\$/SQ FT	DOM/CDOM	ORIG PRICE	LIST PRICE	CLOSE PRICE	CP%LP
226046445	4113-4115 Greenlawn	North Highlands	1,870	10977	1980	05/12/26	\$299	4/4	\$569,990	\$569,990	\$560,000	98%
226045501	5069-5071 Shell St	North Highlands	2,100	0.1900	1977	06/03/26	\$274	13/13	\$575,000	\$575,000	\$575,000	100%
225148946	3910 Don Julio BLVD	North Highlands	2,208	0.2700	2006	04/29/26	\$292	90/90	\$659,999	\$659,999	\$644,500	98%
226077872	5427-5425 Olympic Way	Sacramento	1,867	0.2068	1977	07/22/26	\$267	16/16	\$499,000	\$499,000	\$499,000	100%
226061366	4771 Greenholme Dr	Sacramento	1,878	0.2800	1976	06/29/26	\$272	18/18	\$495,000	\$495,000	\$510,000	103%
226053258	6860-6862 Concert Way	Sacramento	2,023	0.1766	1979	06/08/26	\$286	5/5	\$549,999	\$549,999	\$579,000	105%
226002578	4505-4507 Zachary Way	Sacramento	2,053	0.1415	1978	04/28/26	\$287	51/51	\$585,000	\$585,000	\$590,000	101%
LISTING COUNT: 7		AVERAGES:	2,000				\$283	28/28	\$561,998	\$561,998	\$565,357	101%
HIGH PRICE: \$644,500			MEDIAN PRICE: \$575,000			LOW PRICE: \$499,000						

REPORT TOTALS

LISTING COUNT: 7	AVERAGES:	2,000	\$283	28/28	\$561,998	\$561,998	\$565,357	101%
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U.S. Patent 6,910,045