

CMA Report



Listing as of 06/12/08 at 8:53am

RESIDENTIAL

ACTIVE Properties

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	CDOM	Orig Price	List Price
117 Inglewood Dr	Longview	1, A1	3	1.50	1,568	0.490ac	1963	07/07/08	92.38	150	144,850	144,850
3015 columbia heights Rd	Longview	1, A1	4	1	1,260	0.619ac	1940	07/04/08	116.67	39	149,000	147,000
3333 Virginia Way	Longview	1, A1	2	1	963		1955	06/19/08	155.66	54	152,000	149,900
622 Olson Rd	Longview	1, A1	3	1	1,396		1958	11/14/07	110.96	271	164,900	154,900
36 Alpha Dr	Longview	1, A1	3	1.50	1,280	0.370ac	1967	06/16/08	121.02	57	164,900	154,900
109 Merritt Dr	Longview	1, A1	3	1	1,008	0.380ac	1951	07/02/08	158.63	105	159,900	159,900
103 Lomor Dr	Longview	1, A1	4	2	1,610		1968	07/30/08	102.42	13	164,900	164,900
135 Inglewood	Longview	1, A1	3	1.50	1,092	13050sf	1966	03/05/08	155.59	160	179,900	169,900
926 S Nevada Dr	Longview	1, A1	3	2	1,248	0.370ac	1999	04/08/08	136.22	126	170,000	170,000
251 Nevada Dr	Longview	1, A1	4	1	1,546	0.470ac	1939	06/11/08	122.25	62	198,000	189,000
221 Nevada Dr	Longview	1, A1	3	2.50	1,624	10000sf	2002	04/11/08	134.85	123	329,900	219,000
3117 Columbia Hts Rd	Longview	1, A1	3	2	1,728	0.500ac	1953	07/30/08	127.26	13	219,900	219,900
3127 Columbia Heights	Longview	1, A1	3	1	1,400	0.870ac	1938	06/30/08	160.36	43	234,900	224,500
181 Alpha Dr	Longview	1, A1	2	1.50	1,796	10890sf	1947	07/29/08	125.22	14	224,900	224,900
119 Crown Point Rd	Longview	1, A1	4	2.50	1,837	6264sf	2008	06/11/08	125.15	62	229,900	229,900
120 Crown Point Rd	Longview	1, A1	4	2.50	1,837	6545sf	2008	06/11/08	125.15	62	229,900	229,900
123 Crown Point Rd	Longview	1, A1	4	2.50	1,837	6251sf	2008	06/11/08	125.15	62	229,900	229,900
103 Crown Point Rd	Longview	1, A1	3	1.75	1,650		2007	03/04/08	139.33	161	239,900	229,900
102 Crown Point Rd	Longview	1, A1	3	2	1,615		2008	03/04/08	145.45	161	239,900	234,900
127 W Canyon View Dr	Longview	1, A1	3	1.50	1,794		1972	08/07/08	133.72	5	239,900	239,900
116 Crown Point Rd	Longview	1, A1	4	2.50	2,221	6086sf	2008	06/11/08	112.52	62	249,900	249,900
25 Avellana Pl	Longview	1, A1	4	1.50	1,720	1sf	1955	06/23/08	148.26	50	255,000	255,000
614 Hillcrest	Longview	1, A1	3	2.50	3,100	0.510ac	1980	04/09/08	83.55	125	270,000	259,000
122 Country Pl	Longview	1, A1	4	3	2,265		1978	09/21/07	114.35	507	269,900	259,000
111 W Canyon View Dr	Longview	1, A1	4	3	2,392	6000sf	1975	11/07/07	108.65	279	259,900	259,900
2640 Columbia Heights Rd	Longview	1, A1	4	3	2,175		1978	06/23/07	119.49	416	269,900	259,900
112 Crown Point Rd	Longview	1, A1	4	2.50	2,221		2007	03/04/08	117.02	161	279,900	259,900
108 Nevada Pl	Longview	1, A1	3	2.50	2,200		1994	06/11/07	119.32	418	299,900	262,500
115 Crown Point Rd	Longview	1, A1	4	2.50	2,473	6486sf	2008	06/11/08	109.14	62	269,900	269,900
121 Crown Point Rd	Longview	1, A1	4	2.50	2,473	6486sf	2008	06/11/08	111.16	62	274,900	274,900
831 S Nevada Dr	Longview	1, A1	3	2.25	1,956	1.040ac	1975	04/17/08	140.54	117	289,900	274,900
3151 Laurel Rd	Longview	1, A1	3	2	0	0.460ac	1954	07/08/08	0.00	35	289,500	289,500
110 Sweet Birch Dr	Longview	1, A1	3	2	2,760	7940sf	2000	09/07/07	105.04	338	319,900	289,900
509 Olson Rd	Longview	1, A1	3	1.75	2,440	76500sf	1953	04/28/08	122.54	106	299,000	299,000
3325 Columbia Heights Rd	Longview	1, A1	3	2.50	2,069	0.530ac	2006	05/23/08	149.83	81	325,000	310,000
215 W St. James Pl	Longview	1, A1	4	2.50	2,328		1996	07/28/08	139.56	15	324,900	324,900
165 Nevada Pl	Longview	1, A1	5	2.50	2,776	0.780ac	2004	12/20/07	122.44	236	359,900	339,900
3844 Columbia Heights	Longview	1, A1	3	2.50	1,923	0.379ac	2008	08/11/08	176.81	1	340,000	340,000
115 Sweet Birch Dr	Longview	1, A1	4	2	2,600	7200sf	2006	08/07/07	134.23	584	399,900	349,000
157 E Canyon View Dr	Longview	1, A1	4	2.75	2,786	0.220ac	1999	04/27/08	125.59	107	34,900	349,900
309 E Cedar Ln	Longview	1, A1	5	2.25	3,553	0.700ac	1968	06/05/08	101.29	68	359,900	359,900
250 W St James Pl	Longview	1, A1	4	2.50	3,755	0.220ac	1996	07/09/07	131.82	400	499,000	495,000
136 Elk Ridge Dr	Longview	1, A1	4	3.50	4,191	5.000ac	1998	07/17/08	226.68	26	950,000	950,000

Listing Count 43	Averages	2,059	129.36	140	268,799	266,738
		High 950,000	Low 144,850		Median 255,000	

SOLD Properties

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	CDOM	Orig Price	List Price	Sale Price	SP%LP
3620 Columbia Heights Rd	Longview	1, A1	3	1.50	0	12150sf	1939	02/20/08	0.00	7	79,000	79,000	69,000	87.30
117 Yelton Dr	Longview	1, A1	3	1	1,342	0.180ac	1947	05/13/08	63.49	201	78,000	78,000	85,200	109.20
3734 Columbia Heights Rd	Longview	1, A1	3	1	1,095	0.350ac	1930	04/17/08	77.85	26	84,500	84,500	85,250	100.90
623 Nevada Dr	Longview	1, A1	2	1	782		1939	04/04/08	148.34	27	110,000	110,000	116,000	105.50
926 Olson Rd	Longview	1, A1	4	2	1,324	0.220ac	1980	05/16/08	117.07	8	164,000	164,000	155,000	94.50
719 Nevada Dr	Longview	1, A1	6	1.75	2,402	1.180ac	1939	04/16/08	68.28	173	199,900	164,900	164,000	99.50
402 Olson Rd	Longview	1, A1	3	1	1,056	10018sf	1968	03/19/08	160.04	35	159,500	159,500	169,000	106.00

Listing Count 7	Averages	1,334	105.85	68	124,986	119,986
		High 169,000	Low 69,000		Median 116,000	

Report Count 50	Report Averages	1889	126.42	130	248,665	246,193
------------------------	------------------------	------	--------	-----	---------	---------

Presented By: Larry Cowan / Coldwell Banker Flaskerud Phone: 360-749-4753

Featured properties may not be listed by the office/agent presenting this brochure.

(0040 -0)

Information From Reliable Sources, But Not Guaranteed.

Copyright ©2008 Rapattoni Corporation. All rights reserved.