



This page outlines the details of the listing(s) in this market analysis.

Saturday, June 13, 2009



Fixer in original condition.

Address: 25541 Loganberry Lane
Active 6/5/2009

City: Lake Forest (Lf)	Bdrms: 4	Lot Size: 5200
Map Code: 891J3	Bathrooms: 4	Heating: Central
List Price: \$565,000	Sqft: 2814	Cooling: Central
Original Price: \$565,000	\$/Sqft: \$200.78	
Date Listed: 6/5/2009	Year Built: 1976	
DOM: 8	Parking:	

This Unpolished Gem is Waiting for Your Personal Touch. It has so Much to Offer. Central Location Within the Wood Walk Association. Desirable Neighborhood with Schools, Parks and Shopping in close Proximity. It has a Wonderful Association with Low Monthly Fee that Offers Many Amenities Such As the Sun and Sail Club for all of Your Recreation Needs. Spacious Home with Interesting Touches Such



Traditional sale.

Address: 25621 Hazelnut Lane
Active 3/27/2009

City: Lake Forest (Lf)	Bdrms: 4	Lot Size: 6156
Map Code: 891J3	Bathrooms: 3	Heating: Forced Air
List Price: \$625,000-\$650,000	Sqft: 2814	Cooling: Attic Fan, Ceiling Fan(S)
Original Price: \$650,000	\$/Sqft: \$230.99	
Date Listed: 3/27/2009	Year Built: 1976	
DOM: 78	Parking:	

Awesome Home and a Great Value! Big Floorplan Features 4 Bedrooms - Large Master with Retreat and Fireplace, Plus Huge Bonus Room with Lots of Extra Storage. Updated with Remodeled Kitchen and Cabinets, Newer Appliances, Plus Custom Breakfast Bar. Tile Roof, Roll Up Garage Doors, Oak Railing, Ceiling Fans, Whole House Attic Fan, Pull Down Attic Access/Storage. New Pebble Tech Driveway and Entry!

Vicki Lloyd

LakeForest2Homes.com (949)457-0281

Specializing in Lake Forest Homes



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Traditional sale!

Address: 25535 Sawmill Lane
Backup Offer 5/14/2009

City: Lake Forest (Lf)	Bdrms: 4	Lot Size: 6760
Map Code: 891J3	Bathrooms: 3	Heating: Forced Air
List Price: \$699,900	Sqft: 2959	Cooling: Central
Original Price: \$699,900	\$/Sqft: \$236.53	
Date Listed: 5/14/2009	Year Built: 1975	
DOM: 9	Parking:	

Highly Customized Home in Excellent Condition! Remodeled Kitchen with New Cabinets, Appliances, Granite Counters. Recessed Lighting, Crown Molding, Tall Base Boards, Textured Ceilings, Dual Paned Wood French Windows and Doors, Plantation Shutters, Updated Baths. Fireplaces (Wood or Gas) In Family Room, Game Room and Master Bedroom. Large Private Yard with New Patio Cover and Used



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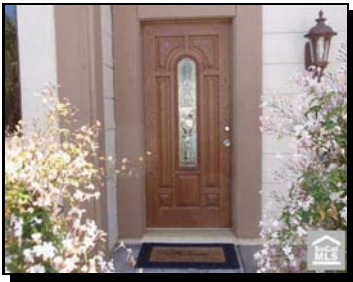


REO - Lender owned.

**Address: 25715 Nugget
Sold 3/28/2009**

City: Lake Forest (Lf)	Bdrms: 4	Lot Size: 5225
Map Code: 891J3	Bathrooms: 2	Heating: Other Heating
Sale Price: \$424,000	Sqft: 1499	Cooling: Other
Original Price: \$389,900	\$/Sqft: \$282.86	
Date Listed: 1/28/2009	Year Built: 1975	
DOM: 11	Parking:	

Excellent 4 Bedroom 2 Bath Located in the Ranchwood area in Lake Forrest, Wood Floors Throughout Home, Upgraded Kitchen! Low Association Dues! Wont Last!!!!!!!



Investor owned. Bought at foreclosure sale, then fixed up for sale.

**Address: 22382 Silver Spur
Sold 4/22/2009**

City: Lake Forest (Lf)	Bdrms: 3	Lot Size: 7350
Map Code: 891J3	Bathrooms: 2	Heating: Forced Air
Sale Price: \$435,000	Sqft: 1471	Cooling: Central
Original Price: \$429,000	\$/Sqft: \$295.72	
Date Listed: 3/28/2009	Year Built: 1974	
DOM: 4	Parking:	

Charming Ranchwood Home in Serrano Ridge Situated on a Very Large Private Corner Lot in a Wonderful Neighborhood! Newly Remodeled with Custom Paint, New Carpet, Mirrored Closet Doors and New Front Door with Tiffany Glass Center Window. Kitchen Offers Recessed Lighting, New Microwave, Dishwasher and Large Picture Window with View of Backyard. Very Open and Spacious Floorplan. Home Also



Bank owned REO! Only \$202/square foot!

**Address: 25642 Hazelnut Lane
Sold 1/28/2009**

City: Lake Forest (Lf)	Bdrms: 4	Lot Size: 5227
Map Code: 891J3	Bathrooms: 3	Heating: No Heating
Sale Price: \$570,000	Sqft: 2864	Cooling: No Air Conditioning
Original Price: \$579,900	\$/Sqft: \$199.02	
Date Listed: 8/22/2008	Year Built: 1979	
DOM: 40	Parking:	

Spacious Two Story Home in Lake Forest. This Home Features 4 Bedrooms, 2.5 Bathrooms, 3 Car Garage, An Office/Den, A Living Room with a Brick Fireplace, Inside Laundry Room, And a Patio with a Built in Bbq Station and Private Spa. This Home Truly has so Much to Offer.

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