

**MONTH ENDING JULY 31, 2003
RESIDENTIAL INCOME 2-4 UNITS**

Zip Code	New Listings	Average List Price	Total New Listing Value	Sold Listings	Average Sold Price	Total Sold Value	% Sale	
							Price to List	Average Days on Market
91901 ALPINE	0	\$	\$	0	\$	\$	0.00%	
91902 BONITA	0	\$	\$	0	\$	\$	0.00%	
91905 BOULEVARD	0	\$	\$	0	\$	\$	0.00%	
91906 CAMPO	0	\$	\$	0	\$	\$	0.00%	
91910 CHULA VISTA	5	\$342,800	\$1,714,000	3	\$363,333	\$1,090,000	99.11%	12
91911 CHULA VISTA	0	\$	\$	0	\$	\$	0.00%	
91913 CHULA VISTA	0	\$	\$	0	\$	\$	0.00%	
91914 CHULA VISTA	0	\$	\$	0	\$	\$	0.00%	
91915 CHULA VISTA	0	\$	\$	0	\$	\$	0.00%	
91916 DESCANSO	0	\$	\$	0	\$	\$	0.00%	
91917 DULZURA	0	\$	\$	0	\$	\$	0.00%	
91931 GUATAY	0	\$	\$	0	\$	\$	0.00%	
91932 IMPERIAL BEACH	3	\$669,333	\$2,008,000	5	\$427,700	\$2,138,500	96.86%	80
91934 JACUMBA	0	\$	\$	0	\$	\$	0.00%	
91935 JAMUL	0	\$	\$	0	\$	\$	0.00%	
91941 LA MESA	2	\$562,000	\$1,124,000	2	\$510,000	\$1,020,000	99.13%	26
91942 LA MESA	6	\$276,000	\$1,656,000	0	\$	\$	0.00%	
91945 LEMON GROVE	11	\$465,726	\$5,122,990	2	\$368,000	\$736,000	99.61%	27
91948 MOUNT LAGUNA	0	\$	\$	0	\$	\$	0.00%	
91950 NATIONAL CITY	3	\$394,333	\$1,183,000	5	\$370,800	\$1,854,000	92.28%	79
91962 PINE VALLEY	0	\$	\$	0	\$	\$	0.00%	
91963 POTRERO	0	\$	\$	0	\$	\$	0.00%	
91977 SPRING VALLEY	7	\$396,250	\$2,773,752	0	\$	\$	0.00%	
91978 SPRING VALLEY	0	\$	\$	0	\$	\$	0.00%	
91980 TECATE	0	\$	\$	0	\$	\$	0.00%	
92003 BONSAI	0	\$	\$	0	\$	\$	0.00%	
92004 BORREGO SPRINGS	0	\$	\$	0	\$	\$	0.00%	
92007 CARDIFF BY THE SEA	1	\$1,050,000	\$1,050,000	0	\$	\$	0.00%	
92008 CARLSBAD	2	\$1,549,500	\$3,099,000	1	\$680,000	\$680,000	97.14%	6
92009 CARLSBAD	0	\$	\$	0	\$	\$	0.00%	
92014 DEL MAR	1	\$1,200,000	\$1,200,000	1	\$2,250,000	\$2,250,000	90.76%	34
92019 EL CAJON	0	\$	\$	1	\$365,000	\$365,000	96.05%	0
92020 EL CAJON	7	\$510,271	\$3,571,900	1	\$395,000	\$395,000	101.54%	76
92021 EL CAJON	2	\$451,999	\$903,999	1	\$575,000	\$575,000	100.00%	35
92024 ENCINITAS	7	\$443,842	\$3,106,900	1	\$520,000	\$520,000	98.13%	36
92025 ESCONDIDO	5	\$366,600	\$1,833,000	2	\$407,500	\$815,000	97.72%	21
92026 ESCONDIDO	0	\$	\$	1	\$420,000	\$420,000	91.50%	31
92027 ESCONDIDO	1	\$435,000	\$435,000	0	\$	\$	0.00%	
92028 FALLBROOK	0	\$	\$	0	\$	\$	0.00%	
92029 ESCONDIDO	0	\$	\$	0	\$	\$	0.00%	
92036 JULIAN	2	\$432,500	\$865,000	0	\$	\$	0.00%	
92037 LA JOLLA	0	\$	\$	2	\$1,042,500	\$2,085,000	84.21%	15
92040 LAKESIDE	3	\$519,958	\$1,559,876	0	\$	\$	0.00%	
92054 OCEANSIDE	6	\$723,333	\$4,340,000	4	\$562,250	\$2,249,000	99.30%	45
92056 OCEANSIDE	0	\$	\$	0	\$	\$	0.00%	
92057 OCEANSIDE	0	\$	\$	0	\$	\$	0.00%	
92059 PALA	0	\$	\$	0	\$	\$	0.00%	
92060 PALOMAR MTN	0	\$	\$	0	\$	\$	0.00%	
92061 PAUMA VALLEY	0	\$	\$	0	\$	\$	0.00%	
92064 POWAY	0	\$	\$	0	\$	\$	0.00%	
92065 RAMONA	0	\$	\$	0	\$	\$	0.00%	
92066 RANCHITA	0	\$	\$	0	\$	\$	0.00%	
92067 RANCHO SANTA FE	0	\$	\$	0	\$	\$	0.00%	
92068 SAN LUIS REY	0	\$	\$	0	\$	\$	0.00%	
92069 SAN MARCOS	0	\$	\$	0	\$	\$	0.00%	
92070 SANTA YSABEL	0	\$	\$	0	\$	\$	0.00%	

92071 SANTEE	0	\$	\$	0	\$	\$	0.00%	
92075 SOLANA BEACH	0	\$	\$	0	\$	\$	0.00%	
92078 SAN MARCOS	0	\$	\$	0	\$	\$	0.00%	
92082 VALLEY CENTER	0	\$	\$	0	\$	\$	0.00%	
92083 VISTA	1	\$329,900	\$329,900	1	\$234,000	\$234,000	93.98%	94
92084 VISTA	6	\$410,333	\$2,462,000	1	\$475,000	\$475,000	95.96%	77
92086 WARNER SPRINGS	0	\$	\$	0	\$	\$	0.00%	
92093 LA JOLLA	0	\$	\$	0	\$	\$	0.00%	
92101 SAN DIEGO DOWNTOWN	0	\$	\$	0	\$	\$	0.00%	
92102 SAN DIEGO	10	\$276,077	\$2,760,775	4	\$465,125	\$1,860,500	99.23%	57
92103 MISSION HILLS	10	\$795,165	\$7,951,652	3	\$556,666	\$1,670,000	97.09%	25
92104 NORTH PARK	11	\$335,195	\$3,687,152	7	\$529,143	\$3,704,001	98.80%	69
92105 EAST SAN DIEGO	16	\$459,124	\$7,345,999	5	\$338,000	\$1,690,000	98.92%	64
92106 POINT LOMA	0	\$	\$	0	\$	\$	0.00%	
92107 OCEAN BEACH	10	\$693,387	\$6,933,876	2	\$711,000	\$1,422,000	92.71%	112
92108 MISSION VALLEY	0	\$	\$	0	\$	\$	0.00%	
92109 PACIFIC BEACH	20	\$721,850	\$14,437,000	7	\$702,860	\$4,920,025	93.44%	64
92110 OLD TOWN SD	0	\$	\$	0	\$	\$	0.00%	
92111 LINDA VISTA	0	\$	\$	0	\$	\$	0.00%	
92113 LOGAN HEIGHTS	6	\$295,479	\$1,772,876	1	\$290,000	\$290,000	98.31%	53
92114 ENCANTO	0	\$	\$	3	\$435,333	\$1,306,000	99.47%	78
92115 COLLEGE GROVE	5	\$487,200	\$2,436,000	2	\$540,000	\$1,080,000	98.18%	102
92116 NORMAL HEIGHTS	20	\$580,876	\$11,617,528	5	\$471,500	\$2,357,500	97.34%	19
92117 CLAIREMONT MESA	5	\$517,600	\$2,588,000	3	\$402,296	\$1,206,888	98.54%	13
92118 CORONADO	0	\$	\$	0	\$	\$	0.00%	
92119 SAN CARLOS	0	\$	\$	0	\$	\$	0.00%	
92120 DEL CERRO	0	\$	\$	0	\$	\$	0.00%	
92121 SORRENTO	0	\$	\$	0	\$	\$	0.00%	
92122 UNIVERSITY CITY	0	\$	\$	0	\$	\$	0.00%	
92123 MISSION VALLEY	0	\$	\$	0	\$	\$	0.00%	
92124 TIERRASANTA	0	\$	\$	0	\$	\$	0.00%	
92126 MIRA MESA	0	\$	\$	0	\$	\$	0.00%	
92127 RANCHO BERNARDO	0	\$	\$	0	\$	\$	0.00%	
92128 RANCHO BERNARDO	0	\$	\$	0	\$	\$	0.00%	
92129 RANCHO PENASQUITOS	0	\$	\$	0	\$	\$	0.00%	
92130 CARMEL VALLEY	0	\$	\$	0	\$	\$	0.00%	
92131 SCRIPPS MIRAMAR	0	\$	\$	0	\$	\$	0.00%	
92139 PARADISE HILLS	1	\$425,000	\$425,000	0	\$	\$	0.00%	
92145 MIRAMAR	0	\$	\$	0	\$	\$	0.00%	
92154 OTAY MESA	0	\$	\$	0	\$	\$	0.00%	
92155 SAN DIEGO	0	\$	\$	0	\$	\$	0.00%	
92161 SAN DIEGO	0	\$	\$	0	\$	\$	0.00%	
92173 SAN YSIDRO	0	\$	\$	0	\$	\$	0.00%	
TOTALS	195		102,294,175	76		39,408,414		