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LANDSIDE CONDO SALES
 2004

Prudential Malibu Realty
 23405 Pacific Coast Highway
 Malibu, CA 90265

ADDRESS	BR	BA	SQ FT	LP	SP	DOM	SD	YB
6471 ZUMA VIEW PL #152	3	2.50	2,049	975,000	0	22	06/16/04	1999
23901 CIVIC CENTER WAY #F-366	1	1.00	582	379,000	371,000	9	03/22/04	1972
*23901 CIVIC CENTER WAY #164	2	2.00	895	-	405,000	-	05/10/04	1972
23901 CIVIC CENTER WAY #165	2	2.00	0	420,000	430,000	4	05/18/04	1972
6475 KANAN DUME RD	2	2.00	1,118	450,000	440,000	25	09/22/04	1975
6437 KANAN DUME RD	2	2.00	1,077	430,000	460,000	7	02/25/04	1975
23901 CIVIC CENTER #353	2	2.00	845	474,000	472,000	4	03/29/04	1972
23901 CIVIC CENTER #257	2	2.00	895	499,000	473,000	50	08/03/04	1972
*6216 TAPIA DR #A	2	2.00	1,270	-	475,000	-	03/30/04	1965
23901 CIVIC CENTER #162	2	2.00	895	487,000	476,000	50	11/10/04	1972
*23901 CIVIC CENTER WAY #234	2	2.00	895	-	480,000	-	07/26/04	1972
6489 KANAN DUME RD	2	2.00	1,056	489,000	489,000	33	05/14/04	1975
*29239 HEATHERCLIFF RD #3	2	2.00	1,053	-	490,000	-	05/14/04	1977
6479 KANAN DUME RD #24	2	2.00	1,056	499,000	495,000	55	06/09/04	1975
23901 CIVIC CENTER #369	3	2.00	900	487,000	497,000	16	06/09/04	1972
*6480 CAVALLERI RD	1	2.00	845	-	500,000	-	01/30/04	1975
23901 CIVIC CENTER #263	2	2.00	0	535,000	515,000	81	11/15/04	1972
6451 KANAN DUME RD	3	2.00	1,373	529,000	515,000	57	09/03/04	1975
6435 KANAN DUME RD	3	2.00	1,373	525,000	520,000	50	01/20/04	1975
*23901 CIVIC CENTER WAY #D238	2	2.00	895	-	520,000	-	06/29/04	1972
28711 PACIFIC COAST HWY #6	2	2.00	1,007	529,000	526,000	34	03/01/04	1988
28711 PACIFIC COAST #11	2	1.50	1,007	529,000	533,000	9	03/09/04	1987
*6457 ZUMA VIEW PL #139	3	3.00	1,928	-	545,000	-	07/14/04	1998
28711 PACIFIC COAST #5	2	1.50	1,007	550,000	550,000	143	03/05/04	1988
28224 REY DE COPAS LN	2	3.00	1,306	575,000	560,000	36	02/10/04	1974
28354 REY DE COPAS LN	2	2.50	1,378	585,000	581,000	92	01/07/04	1974
28260 REY DE COPAS LN	2	2.50	1,306	599,000	585,000	10	03/01/04	1974
*28711 PACIFIC COAST #18	2	2.00	1,007	595,000	585,000	4	05/11/04	1988
23924 DE VILLE #B	1	2.00	1,201	595,000	590,000	32	06/25/04	1965
28711 PACIFIC COAST HWY #19	2	1.50	1,007	625,000	615,000	13	04/09/04	1988
28312 REY DE COPAS LN	4	3.00	1,639	629,000	616,200	8	03/10/04	1974
*28312 REY DE COPAS LN #6	4	3.00	1,639	-	616,500	-	03/10/04	1974
28711 PACIFIC COAST HWY #23	2	1.50	1,007	639,000	622,000	3	11/23/04	1988
28711 PACIFIC COAST HWY #22	2	1.50	1,007	629,000	622,000	120	09/24/04	1988
23926 DE VILLE WAY #B	1	1.50	1201	639,950	640,000	6	12/17/04	1965
28294 REY DE COPAS LN	4	3.00	1,639	659,000	661,000	5	03/25/04	1974
29233 HEATHERCLIFF RD #4	2	1.50	1,014	725,000	665,000	103	07/28/04	1978
28248 REY DE COPAS LN	4	2.50	1,639	689,750	675,000	144	10/26/04	1974
23916 DE VILLE #C	2	2.00	1,470	720,000	680,000	12	06/24/04	1965
29221 HEATHERCLIFF RD #6	2	2.00	1,350	680,000	680,000	77	03/15/04	-
29235 HEATHERCLIFF RD #11	2	1.00	1,014	719,950	690,000	36	08/30/04	1979
28214 REY DE COPAS LN	3	3.00	1,681	725,000	705,000	8	03/23/04	1974
28186 REY DE COPAS LN	3	3.00	1,681	749,000	706,825	17	06/03/04	1974
*28186 REY DE COPAS LN #6	2	3.00	1,681	-	707,000	-	06/03/04	1974

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*23902 DE VILLE WAY #C	2	2.00	1,470	-	715,000	-	04/01/04	1965
*6232 TAPIA DR #C	4	3.00	1,599	-	718,000	-	11/18/04	1965
23232 REY DE COPAS LN	3	2.50	1,639	739,000	720,000	85	11/04/04	1974
28306 REY DE COPAS LN	3	3.00	1,681	739,000	720,000	91	09/24/04	1974
*6793 SEAWATCH LN #36	3	3.00	1,484	-	725,000	-	04/27/04	1975
*28198 REY DE COPAS LN #6	2	3.00	1,681	-	725,000	-	08/11/04	1974
*18203 COASTLINE DR #5	2	2.00	1,102	-	742,500	-	05/06/04	1971
*3601 VISTA PACIFICA #4	3	4.00	1,810	-	755,000	-	07/22/04	1987
*18147 COASTLINE DR #4	2	2.00	1041	-	775,000	-	08/18/04	1973
3601 VISTA PACIFICA #6	3	3.50	1887	845,000	775,000	24	07/16/04	1987
23914 DE VILLE #C	2	2.00	1,600	799,000	780,000	50	10/15/04	1965
3601 VISTA PACIFICA #12	3	3.50	0	795,000	782,500	265	03/09/04	1987
23920 DE VILLE #B	2	2.00	1,360	785,000	785,000	20	09/03/04	1965
6503 DUME DR #B	2	1.50	1,136	785,000	785,000	24	04/21/04	1983
6208 TAPIA DR #A	3	3.00	1,599	799,000	790,000	6	05/18/04	1965
6435 ZUMIREZ DR #17	2	3.00	2,081	795,000	795,000	49	08/12/04	1990
28264 REY DE COPAS LN	4	3.00	1881	799,000	799,000	13	07/23/04	1974
29239 HEATHERCLIFF RD #2	2	2.50	1053	850,000	800,000	97	09/22/04	1977
23910 DE VILLE #D	2	3.00	1470	825,000	822,500	54	11/17/04	1965
23906 DE VILLE #A	3	2.00	1,518	870,000	835,000	47	11/19/04	1965
6471 ZUMA VIEW PL #152	3	2.50	2,096	879,900	875,000	127	01/22/04	1999
*23947 DE VILLE WAY	2	3.00	2,277	-	891,000	-	04/14/04	2004
6435 ZUMIREZ DR #4	2	3.00	2,204	925,000	900,000	35	06/02/04	1990
*23945 DE VILLE WAY	2	3.00	2,242	-	930,000	-	08/17/04	2004
6404 LUNITA RD #102	2	2.50	1,700	934,950	934,950	4	01/15/04	2003
*6469 ZUMA VIEW PL #154	3	3.00	2,084	-	989,000	-	05/14/04	1999
*23949 DE VILLE WAY	3	3.00	2,712	-	1,000,000	-	04/13/04	2004
6452 LUNITA RD #121	3	2.50	2,000	1,057,000	1,000,000	3	03/19/04	2003
*6454 LUNITA RD #120	2	3.00	1,831	-	1,000,000	-	03/15/04	2002
*6428 LUNITA RD	2	3.00	1,831	-	1,000,500	-	03/31/04	2000
6428 N LUNITA RD #133	2	3.00	1,831	1,150,000	1,010,000	16	03/31/04	2000
*6412 LUNITA RD	2	3.00	1,831	-	1,010,000	-	03/11/04	2002
6412 LUNITA RD #106	3	2.50	0	1,069,000	1,010,000	95	03/11/04	2003
6461 ZUMA VIEW PL #147	3	2.50	2,498	1,075,000	1,035,000	64	06/30/04	1998
6435 ZUMIREZ DR #1	2	2.50	2,204	1,070,000	1,072,000	137	11/02/04	1990
*18117 COASTLINE DR #1	2	3.00	1,382	-	1,100,000	-	01/27/04	1962
*6410 LUNITA RD #104	2	3.00	1,831	-	1,125,000	-	04/22/04	2002
6408 LUNITA RD #104	3	2.50	2,000	1,195,000	1,160,000	79	04/30/04	2004
*6420 LUNITA RD	2	3.00	1,831	-	1,205,000	-	07/06/04	2000
6426 LUNITA RD #134	3	2.50	2,064	1,295,000	1,225,000	23	07/29/04	2000
*6771 LAS OLAS WAY #21	3	3.00	1484	-	1,250,000	-	09/02/04	1975
*23953 DE VILLE WAY	3	3.00	2757	-	1,250,000	-	05/05/04	2004
6408 LUNITA RD #104	3	2.50	2064	1,295,000	1,265,000	40	10/18/04	2004
6476 LUNITA RD #109	3	2.50	2,064	1,275,000	1,265,000	10	05/03/04	2002

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4134 MAGUIRE DR	3	3.50	2,400	1,395,000	1,350,000	0	12/27/04	2000
6406 LUNITA RD #103	3	2.50	2,064	1,425,000	1,395,000	16	11/09/04	2004
29715 ZUMA BAY WAY	3	2.50	1,584	1,495,000	1,400,000	11	04/26/04	1975
Average Square Footage			1,460					
Average Listing Price				\$770,246				
Average Sales Price					757,928			
Average Days on Market						45		

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