

## Ventura Market Update - April 2011

| Zipcode | City               | NOD | NOT | REO | Auction Purchase | SFR Full Sale | SFR Median Price Per SqFt | SFR Short Sales | SFR Short Sales Median Price Per SqFt | SFR REO Sale | SFR REO Sale Median Price Per SqFt | Condo/Town Home Full Sale | Condo/Town Home Median Price Per SqFt | Condo/Town Home Short Sales | Condo/Town Home Short Sales Median Price Per SqFt | Condo/Town Home REO Sales | Condo/Town Home REO Sale Median Price Per SqFt |
|---------|--------------------|-----|-----|-----|------------------|---------------|---------------------------|-----------------|---------------------------------------|--------------|------------------------------------|---------------------------|---------------------------------------|-----------------------------|---|---------------------------|--|
|         | All Ventura County | 401 | 405 | 159 | 54               | 272           | \$ 256                    | 91              | \$ 209                                | 119          | \$ 218                             | 80                        | \$ 222                                | 32                          | \$ 186  | 49                        | \$ 170   |
| 93010   | CAMARILLO          | 22  | 20  | 7   | 1                | 18            | 255.51                    | 4               | 230.47                                | 8            | 224.42                             | 5                         | 232.49                                | 1                           | 212.10  | 2                         | 171.55   |
| 93012   | CAMARILLO          | 22  | 18  | 8   | 4                | 11            | 263.66                    | 4               | 239.09                                | 4            | 220.93                             | 16                        | 190.48                                | 5                           | 210.30  | 2                         | 233.10   |
| 93015   | FILLMORE           | 8   | 2   | 4   | 1                | 2             | 153.94                    | 2               | 186.69                                | 2            | 111.00                             | 0                         | 0.00                                  | 0                           | 0.00  | 1                         | 126.07   |
| 93021   | MOORPARK           | 21  | 18  | 7   | 2                | 13            | 213.85                    | 5               | 198.60                                | 4            | 244.89                             | 6                         | 234.93                                | 2                           | 149.57  | 3                         | 141.31   |
| 91319   | NEWBURY PARK       | 0   | 0   | 0   | 0                | 0             | 0.00                      | 0               | 0.00                                  | 0            | 0.00                               | 0                         | 0.00                                  | 0                           | 0.00  | 0                         | 0.00   |
| 91320   | NEWBURY PARK       | 25  | 22  | 8   | 1                | 23            | 266.99                    | 9               | 232.68                                | 5            | 247.73                             | 1                         | 310.80                                | 1                           | 148.53  | 3                         | 158.16   |
| 91377   | OAK PARK           | 8   | 10  | 1   | 1                | 13            | 315.99                    | 2               | 240.34                                | 1            | 252.00                             | 6                         | 265.31                                | 2                           | 255.10  | 2                         | 201.83   |
| 93022   | OAK VIEW           | 3   | 2   | 1   | 0                | 5             | 416.67                    | 0               | 0.00                                  | 1            | 228.87                             | 0                         | 0.00                                  | 0                           | 0.00  | 0                         | 0.00   |
| 93023   | OJAI               | 5   | 8   | 5   | 0                | 11            | 323.39                    | 3               | 284.17                                | 3            | 197.92                             | 1                         | 260.22                                | 0                           | 0.00  | 1                         | 170.42   |
| 93030   | OXNARD             | 24  | 35  | 7   | 4                | 7             | 176.83                    | 8               | 161.74                                | 9            | 177.70                             | 3                         | 150.89                                | 3                           | 141.37  | 3                         | 155.97   |
| 93033   | OXNARD             | 28  | 42  | 7   | 5                | 11            | 178.57                    | 2               | 135.77                                | 16           | 164.64                             | 1                         | 165.80                                | 0                           | 0.00  | 3                         | 132.68   |
| 93035   | OXNARD             | 20  | 24  | 11  | 1                | 16            | 270.52                    | 2               | 161.03                                | 6            | 229.98                             | 4                         | 175.50                                | 4                           | 180.18  | 5                         | 241.08   |
| 93036   | OXNARD             | 13  | 23  | 15  | 4                | 7             | 223.92                    | 5               | 174.67                                | 4            | 109.39                             | 1                         | 147.71                                | 0                           | 0.00  | 0                         | 0.00   |
| 93040   | PIRU               | 0   | 1   | 1   | 0                | 0             | 0.00                      | 0               | 0.00                                  | 0            | 0.00                               | 0                         | 0.00                                  | 0                           | 0.00  | 0                         | 0.00   |
| 93041   | PORT HUENEME       | 10  | 10  | 7   | 4                | 5             | 236.73                    | 2               | 173.02                                | 4            | 168.48                             | 6                         | 165.82                                | 2                           | 114.05  | 4                         | 113.02   |
| 93060   | SANTA PAULA        | 15  | 11  | 10  | 1                | 4             | 145.77                    | 2               | 180.72                                | 6            | 176.77                             | 0                         | 0.00                                  | 1                           | 92.51   | 3                         | 134.97   |
| 93063   | SIMI VALLEY        | 32  | 33  | 14  | 4                | 17            | 249.43                    | 5               | 192.68                                | 10           | 195.66                             | 9                         | 181.00                                | 2                           | 185.99  | 1                         | 235.29   |
| 93065   | SIMI VALLEY        | 47  | 36  | 18  | 8                | 36            | 228.55                    | 14              | 207.83                                | 13           | 221.88                             | 4                         | 202.54                                | 1                           | 179.83  | 3                         | 180.48   |
| 93066   | SOMIS              | 0   | 2   | 1   | 0                | 0             | 0.00                      | 0               | 0.00                                  | 0            | 0.00                               | 0                         | 0.00                                  | 0                           | 0.00  | 0                         | 0.00   |
| 91360   | THOUSAND OAKS      | 14  | 20  | 2   | 1                | 17            | 264.22                    | 3               | 213.77                                | 5            | 268.88                             | 2                         | 222.36                                | 0                           | 0.00  | 3                         | 161.82   |
| 91362   | THOUSAND OAKS      | 22  | 20  | 8   | 6                | 13            | 278.29                    | 4               | 262.02                                | 5            | 239.13                             | 8                         | 245.32                                | 2                           | 195.31  | 5                         | 174.87   |
| 93001   | VENTURA            | 13  | 12  | 6   | 4                | 13            | 352.55                    | 2               | 181.22                                | 3            | 403.73                             | 0                         | 0.00                                  | 0                           | 0.00  | 0                         | 0.00   |
| 93003   | VENTURA            | 20  | 20  | 6   | 2                | 14            | 279.45                    | 6               | 220.44                                | 5            | 249.27                             | 3                         | 181.74                                | 4                           | 145.60  | 4                         | 201.64   |
| 93004   | VENTURA            | 16  | 7   | 4   | 0                | 7             | 257.23                    | 5               | 225.16                                | 4            | 179.25                             | 1                         | 224.12                                | 0                           | 0.00  | 0                         | 0.00   |
| 91361   | WESTLAKE VILLAGE   | 10  | 6   | 1   | 0                | 7             | 416.67                    | 1               | 246.14                                | 1            | 242.46                             | 1                         | 310.78                                | 2                           | 266.89  | 1                         | 243.51   |



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