

Market Analysis Summary | Residential

Listings as of 5/12/2022 at 8:56 pm, Page 1 of 11

#	ID #	Status	Address	City	Bd	Ba	DOM	SqFt	\$/SqFt	Lot (SF)	List Price	Age	Sale Price	COE	SP%LP
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Listings: SOLD

1	BE40988314	S	75 Eastwood Ave	Daly City	4	2 0	3	1,280	\$1,171.88	3,400 (sf)	\$1,097,000	64	\$1,500,000	05/05/22	137%
2	SF422643472	S	16 Glenbrook Avenue	Daly City	3	2 0	5	1,343	\$1,102.01	3,600 (sf)	\$995,000	0	\$1,480,000	05/06/22	149%
3	ML81874528	S	339 Palomar Drive	Daly City	3	2 0	5	1,270	\$1,141.73	3,300 (sf)	\$1,099,950	63	\$1,450,000	02/11/22	132%
4	ML81880951	S	647 Larchmont Drive	Daly City	4	2 0	5	1,360	\$1,051.47	18,786 (sf)	\$1,198,000	72	\$1,430,000	04/04/22	119%
5	ML81873721	S	55 Parkrose Avenue	Daly City	3	2 0	11	1,440	\$963.89	3,888 (sf)	\$1,298,000	51	\$1,388,000	01/28/22	107%
6	EB40978318	S	194 Huntington Dr	Daly City	3	1 0	6	1,130	\$1,221.24	3,300 (sf)	\$988,000	63	\$1,380,000	02/28/22	140%
7	ML81881020	S	97 Menlo Avenue	Daly City	3	2 0	11	1,150	\$1,189.57	3,600 (sf)	\$999,999	64	\$1,368,000	04/07/22	137%
8	SF422625632	S	643 Gellert Boulevard	Daly City	3	2 0	8	1,420	\$936.62	3,861 (sf)	\$937,000	0	\$1,330,000	02/22/22	142%
9	SF422626816	S	53 Wavecrest Drive	Daly City	3	2 0	3	1,150	\$1,108.70	3,400 (sf)	\$999,000	0	\$1,275,000	03/11/22	128%
10	ML81870755	S	83 Shelbourne Avenue	Daly City	4	2 0	8	1,280	\$917.97	3,300 (sf)	\$998,000	62	\$1,175,000	01/21/22	118%

Med	6	1,280	\$1,105.35	3,500 (sf)	\$999,500	63	\$1,384,000		134%
Min	3	1,130	\$917.97	18,786 (sf)	\$937,000	0	\$1,175,000	01/21/22	107%
Max	11	1,440	\$1,221.24	3,888 (sf)	\$1,298,000	72	\$1,500,000	05/06/22	149%
Avg	7	1,282	\$1,080.51	5,044 (sf)	\$1,060,995	44	\$1,377,600		131%

10	Total Listings	Average for all:	7	1,282	\$1,080.51	5,044 (sf)	\$1,060,995	44	\$1,377,600	131%
		Median for all:	6	1,280	\$1,105.35	3,500 (sf)	\$999,500	63	\$1,384,000	134%

Quick Statistics		Min	Max	Avg	Med
	List Price	\$937,000	\$1,298,000	1,060,994.90	\$999,500
	Sale Price	\$1,175,000	\$1,500,000	1,377,600.00	\$1,384,000
	Sale / List	107%	149%	131%	134%

Residential Brief Report**Residential****Sold****55 Parkrose Avenue Daly City 94015****\$1,298,000****MLS: ML81873721****Beds: 3****Baths (F/P): 2|0****DOM: 11****Property Overview**Area: **Serramonte (680)**SqFt: **1,440**Age: **51**Lot: **3,888 (sf)****Pricing / Dates**Original: **\$1,298,000**List: **\$1,298,000**Sold: **\$1,388,000**\$/SqFt: **\$963.89**Date: **1/7/22**Date: **1/7/22**Date: **1/28/22**OffMktDate: **1/18/22****Remarks**

Wants Meet Needs, Serramonte Glam! This idyllic residence is the epitome of modern aesthetic, sophistication & opulence that gleams in beloved Serramonte with close explorations to myriad amenities will bring optimal living to a new level. Efficient floor plan, 3 bedrooms included primary suite, 2 renovated bathrooms & 4th bedroom conversion potential. This smarter & safer home will simplify your life with fingertip controls for security, climate control & accessibility. Remodel with permits for new roof, furnace, tankless water heater, insulation, electrical & recessed lights. High quality upgrades with Grohe plumbing fittings, touch LED mirrors & touchless flush toilets. Fresh painted interior & exterior, new floors, EV charger, USB outlets, new fences. Great proximity to Serramonte Shopping Center, restaurants, parks, library & many more. Easy access to highways 280 & 35, short ride to downtown SF, Genentech SSF, SFO Airport & Silicon Valley. Your new home is calling, see it today!

Property Features**Family Room**

Kitchen/Family Room Combo

Dining Area

Dining Area, Dining Bar

Pool Options

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Garage/Parking

Attached Garage

Listed By Winnie Kwong, Winco Investments, Inc.

Sold

647 Larchmont Drive Daly City 94015

\$1,198,000

MLS: ML81880951

Beds: 4

Baths (F/P): 2|0

DOM: 5

**Property Overview**

Area: Broadmoor (689)

Age: 72

SqFt: 1,360

Lot: 18,786 (sf)

Pricing / Dates

Original: \$1,198,000 Date: 3/4/22

List: \$1,198,000 Date: 3/4/22

Sold: \$1,430,000 Date: 4/4/22

\$/SqFt: \$1,051.47

OffMktDate: 3/9/22

Remarks

Discover Broadmoor at its finest. This perfect family home has just been freshly updated and is ready to move right in. As you drive up and see the adorable curb appeal with Palm trees and landscaped gardens you will feel a sense of excitement and an eagerness to unpack what's inside. Through the front door lies the open floor plan with Living room with fireplace and dining room combination plus an open kitchen with breakfast bar and stainless steel appliances perfect for entertaining friends and family. All new floors throughout lead you to the 4 bedrooms and 2 bathrooms which includes the dramatic Main Suite with an abundance of natural light exposing the soaring vaulted ceilings plus a large walk-in closet and bathroom retreat with Jacuzzi tub, double sinks and separate shower. Plantation shutters, recessed lighting and skylights complete the inside while a park-like setting on the 18,786 sq ft lot brings a sense of serenity and peace for the whole family to enjoy.

Property Features**Family Room**

No Family Room

Dining Area

Breakfast Bar, Dining Area in Living Room

Pool Options

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Garage/Parking

Attached Garage, On Street

Listed By Dan Gilmartin, Gilmartin Group

Sold**339 Palomar Drive Daly City 94015****\$1,099,950** **MLS: ML81874528****Beds: 3****Baths (F/P): 2|0****DOM: 5****Property Overview**Area: **Westlake Knolls (684)**Age: **63**SqFt: **1,270**Lot: **3,300 (sf)****Pricing / Dates**Original: **\$1,099,950** Date: **1/14/22**List: **\$1,099,950** Date: **1/14/22**Sold: **\$1,450,000** Date: **2/11/22**\$/SqFt: **\$1,141.73**OffMktDate: **1/19/22****Remarks**

This is it, **YOUR NEW HOME!** Welcome to this wonderfully updated home in the highly desirable Westlake Knoll neighborhood of Daly City. Boasting numerous upgrades throughout, this beautiful property features brand new interior and exterior designer paint, brand new roof, gorgeous vinyl plank flooring, all new recessed lighting throughout, stylishly remodeled bathrooms, an inviting kitchen with brand new quartz countertops and stainless-steel appliances, and a lovely backyard patio, perfect for relaxation or entertaining guests. Centrally located, this house and neighborhood sit close to schools, shopping, restaurants, parks, and movie theater, as well as easy commuter access to BART, Samtrans, freeway entrances, and even San Francisco Airport. Whatever your lifestyle, Westlake Knoll's ideal location and distinctive community lets you create a life uniquely you, and this impeccably updated home will have you and your family living the good life for years to come. **WELCOME TO YOUR NEW HOME!**

Property Features**Family Room**

No Family Room

Dining Area

Dining Area

Pool Options

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Garage/Parking

Attached Garage, Gate/Door Opener

Listed By Alana Lam, Intero Real Estate Services

Sold

75 Eastwood Ave Daly City 94015

\$1,097,000

MLS: BE40988314

Beds: 4

Baths (F/P): 2|0

DOM: 3



Property Overview

Pricing / Dates

Area: Westlake Knolls (684)

Age: 64

SqFt: 1,280

Lot: 3,400 (sf)

Original: \$1,097,000

Date: 4/9/22

List: \$1,097,000

Date:

Sold: \$1,500,000

Date: 5/5/22

\$/SqFt: \$1,171.88

OffMktDate: 4/12/22

Remarks

This Beautiful fully remodeled 4 Bedroom 2 Bathroom home located in the highly desirable Westlake Knolls neighborhood of Daly City, just a few blocks from the ocean, freeways and lots of beautiful parks and outdoor activities. This home has been remodeled with no expense spared on this tastefully updated home. Location is fantastic, the home is expansive and ready for its new owners, just bring your furniture and start your new home experience!

Property Features

Family Room

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Dining Area

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Pool Options

None, Pool - No

Garage/Parking

Detached Garage, Garage

Listed By Daniel Donate, Cal Bay Realty, Inc.

Sold**97 Menlo Avenue Daly City 94015****\$999,999 MLS: ML81881020****Beds: 3****Baths (F/P): 2|0****DOM: 11****Property Overview**Area: **Westlake Heights (683)**Age: **64**SqFt: **1,150**Lot: **3,600 (sf)****Pricing / Dates**Original: **\$999,999** Date: **3/4/22**List: **\$999,999** Date: **3/4/22**Sold: **\$1,368,000** Date: **4/7/22**\$/SqFt: **\$1,189.57**OffMktDate: **3/15/22****Remarks**

97 Menlo Ave located in the vibrant neighborhood of Westlake Terrace in Daly City. Freshly updated Classic Henry Doelger home in a friendly community that offers breath-taking views of city lights, mountains, & most especially its close to the beach! Arriving at the door of this charming home welcomes guests into this bright and serene living/dining area with a cozy fireplace that flows into a stylish well-appointed open kitchen. The updated kitchen has newer stainless steel appliances including a wine cooler, decorative tiles backsplash. Down the hall, there are 3 bedrooms including the primary room w/ bathroom and a sliding door going to the backyard. There is also an office area with carpet floorings that can serve as additional storage space. Just minutes away from shopping, dining, hiking trails, & more. Nearby Serramonte and Westlake shopping centers, hop on the scenic Skyline Blvd or Hwy 280 for an effortless commute to San Francisco, Half Moon Bay, and the Peninsula.

Property Features**Family Room**

No Family Room

Dining Area

Dining Area in Living Room

Pool Options

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Garage/Parking

Attached Garage

Listed By Stanley Lo, Green Banker Realty

Sold

53 Wavecrest Drive Daly City 94015

\$999,000 MLS: SF422626816

Beds: 3

Baths (F/P): 2|0

DOM: 3



Property Overview

Pricing / Dates

Area: Westlake Heights (683)

Original: **\$999,000** Date: **2/4/22**

Age: **0**

List: **\$999,000** Date: **2/4/22**

SqFt: **1,150**

Lot: **3,400 (sf)**

Sold: **\$1,275,000** Date: **3/11/22**

\$/SqFt: **\$1,108.70**

OffMktDate: **2/7/22**

Remarks

Move in ready 3 bedrooms 2 baths single story home conveniently located near Skyline Plaza, interstate 35, 280, Serramonte Shopping Center and more! This home boasts an open layout, perfect for entertaining. Updated kitchen with stainless steel appliances, updated bathrooms, double-paned windows, recessed lighting throughout, and freshly painted exterior and interior of the home. Enjoy a bonus storage room and well manicured yard. This is the house you've been waiting for!

Property Features

Family Room

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Dining Area

Dining Area in Living Room

Pool Options

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Garage/Parking

Attached Garage, Gate/Door Opener, Parking - Independent, Other

Listed By Brian Tran, Fifty Hills Real Estate

Sold

83 Shelbourne Avenue Daly City 94015

\$998,000 MLS: ML81870755

Beds: 4

Baths (F/P): 2|0

DOM: 8



Property Overview

Area: Westlake Knolls (684)
 Age: 62
 SqFt: 1,280 Lot: 3,300 (sf)

Pricing / Dates

Original: \$998,000 Date: 12/1/21
 List: \$998,000 Date: 12/1/21
 Sold: \$1,175,000 Date: 1/21/22
 \$/SqFt: \$917.97
 OffMktDate: 12/9/21

Remarks

Wonderful one-level ranch style home in a highly sought after neighborhood! Fantastic floor plan and flow featuring 4 bedrooms / 2 full bathrooms / a spacious light-filled living room w/fireplace / a private - manageable rear yard / hardwood flooring / an enclosed garage and more! The open floor plan includes an updated kitchen with island, updated bathrooms and great natural light. This is an absolute do not miss!
 Open Sat / Sun 2-4

Property Features

Family Room

No Family Room

Dining Area

Breakfast Bar, Eat in Kitchen

Pool Options

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Garage/Parking

Attached Garage

Listed By Philip Watson, Sereno

Sold**16 Glenbrook Avenue Daly City 94015****\$995,000 MLS: SF422643472****Beds: 3****Baths (F/P): 2|0****DOM: 5****Property Overview**Area: **Westlake Knolls (684)**Age: **0**SqFt: **1,343**Lot: **3,600 (sf)****Pricing / Dates**Original: **\$995,000** Date: **4/7/22**List: **\$995,000** Date: **4/7/22**Sold: **\$1,480,000** Date: **5/6/22**\$/SqFt: **\$1,102.01**OffMktDate: **4/12/22****Remarks**

Get whisked away into an oasis all your own in this 3 bedroom, 2 bathroom retreat in prime Daly City. Recently reimagined and boasting an array of tantalizing upgrades, thoughtful details are in anything but short supply. From the bright rooms to the sizable kitchen showcasing stainless steel appliances to the calming appeal of three sizable bedrooms, nothing has been left out. Filled with possibilities, the home also comes complemented with a bonus room that could easily double as a home office, yoga room, or entertainment space. Beyond the exquisite interior is a backyard offering equally as picturesque, with more than enough room to host an evening with friends or to simply slip outside for some of that California sun. Centrally located, you'll find yourself nearby Skyline plaza, 99 Ranch, close to highway 35, 280, and BART, near Westmoor High and Westmoor Park, and just minutes away to Lake Merced, Westlake Shopping center, and all of the excitement of San Francisco.

Property Features**Family Room**

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Dining Area

Dining Area in Living Room, Other

Pool Options

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Garage/Parking

Attached Garage, Parking - Independent, Other

Listed By Anthony Chung, Sequoia Real Estate

Sold**194 Huntington Dr Daly City 94015****\$988,000 MLS: EB40978318****Beds: 3****Baths (F/P): 1|0****DOM: 6****Property Overview**Area: **Westlake Knolls (684)**Age: **63**SqFt: **1,130**Lot: **3,300 (sf)****Pricing / Dates**Original: **\$988,000** Date: **1/21/22**List: **\$988,000** Date:Sold: **\$1,380,000** Date: **2/28/22**\$/SqFt: **\$1,221.24**OffMktDate: **1/27/22****Remarks**

CHARMING WESTMOOR KNOLLS GEM! Beachlovers, it's just a mile to the coast! This beautifully updated, bright and airy home offers an open modern design. Enjoy the beautifully refinished, original oak, hardwood floors throughout. You'll love the newly remodeled kitchen featuring awesome butcher block counters, stainless steel appliances, recessed lighting, and extra large breakfast bar! This classic 3 bedroom layout includes a freshly remodeled bathroom. Entering the peaceful yard, you'll relax and appreciate the spacious, brand new redwood deck, complete with stainless planters for all of your veggies and herbs. As a bonus, there's a detached storage shed/excellent kid's playroom/BBQ hang out. The garage space with interior access includes a newly finished floor, laundry area and extra overhead storage. This home has it all! Just steps to schools, parks and a short drive to local restaurants and shopping.

Property Features**Family Room**

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Dining Area

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Pool Options

None, Pool - No

Garage/Parking

Gate/Door Opener, Attached Garage, Access - Interior, Off-Street Parking, Tandem Parking, Garage

Listed By Jeremy Lebeau, ALOHA BAY REALTY

Sold

643 Gellert Boulevard Daly City 94015

\$937,000 MLS: SF422625632

Beds: 3

Baths (F/P): 2|0

DOM: 8



Property Overview

Area: Serramonte (680)

Age: 0

SqFt: 1,420

Lot: 3,861 (sf)

Pricing / Dates

Original: \$937,000 Date: 2/4/22

List: \$937,000 Date: 2/4/22

Sold: \$1,330,000 Date: 2/22/22

\$/SqFt: \$936.62

OffMktDate: 2/12/22

Remarks

This is a 3 Bedroom / 2 bath residence ready for a new owner. Situated on the south side of the street this house features sweeping 180 degree views from the manicured garden. Updated kitchen and baths. Large enclosed patio off of dining area. One car garage with additional exterior parking on driveway. Great location with easy freeway access.

Property Features

Family Room

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Dining Area

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Pool Options

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Garage/Parking

Enclosed, Parking - Independent, Other

Listed By Gina Enriquez, Compass