



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

Thursday, May 15, 2008



**Address: 24971 Crystal Circle**  
**Active 5/7/2008**

City: Lake Forest (Lf)	Bdrms: 5	Lot Size: 6820
Map Code: 891H2	Bathrooms: 3	Heating: Forced Air
List Price: \$679,900	Sqft: 2864	Cooling: Central
Original Price: \$679,900	\$/Sqft: \$237.40	
Date Listed: 5/7/2008	Year Built: 1978	
DOM: 8	Parking:	

Spacious Home in the Popular Parkwood Estates Neighborhood of Lake Forest. 4 Bedrooms Plus a Huge Bonus Room (Or 5th Bedroom), Big Master Bedroom, 3 Full Bathrooms. Kitchen has Granite Counters, Island and Wood Floors. Open Living and Dining Room with High Ceilings. Private Tree Lined Backyard with Pool and Spa. Great Neighborhood and close to Shopping, Parks, And Schools. Low



**Address: 24981 Owens Lake Circle**  
**Active 9/25/2007**

City: Lake Forest (Lf)	Bdrms: 5	Lot Size: 5577
Map Code: 891H2	Bathrooms: 3	Heating: Forced Air
List Price: \$700,000-\$749,900	Sqft: 2842	Cooling: Central
Original Price: \$850,876	\$/Sqft: \$263.86	
Date Listed: 9/25/2007	Year Built: 1977	
DOM: 226	Parking:	

Now We have Reduced Over \$100K Owner Wants Offer, Moving Out of State! Thousands Spent in Upgrades, State of the Art Remodeled Kitchen with Granite, Stainless, Maple Antique Cabinets. Crown Molding, Scraped Ceilings, French Doors, New Lighting, Updated Bathrooms, Travertine Flooring, Built in Entertainment Center+++ Fabulous Floor Pln, Kitchen is Open to Family Rm, Has Private Dwn



**Address: 25062 Pine Flat Circle**  
**Active 4/21/2008**

City: Lake Forest (Lf)	Bdrms: 5	Lot Size: 6386
Map Code: 891H2	Bathrooms: 3	Heating: Central, Forced Air
List Price: \$775,000	Sqft: 2976	Cooling: Central
Original Price: \$775,000	\$/Sqft: \$260.42	
Date Listed: 4/21/2008	Year Built: 1977	
DOM: 23	Parking:	

Recently Updated and Remodled this Home has it all from Location to its Very Open and Versatile Floor Plan. Downstairs has a Large Open Livingroom, Dining Room, Oversized Family Room and Recently Romodeled Gourmet Kitchen. Upstairs has 4 Large Bdrms, Huge Master Suite with Retreat, Fireplace and Balcony. Huge Bonus Room Over 2 Car Garage Could be 2 More Rooms. Large Backyard Beautifully

**Vicki Lloyd**

LiveLakeForest.com (949)457-0281

Specializing in Lake Forest



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**Address: 25092 Owens Lake Circle**  
**Active 4/25/2008**

City: Lake Forest (Lf)	Bdrms: 4	Lot Size: 7875
Map Code: 891H2	Bathrooms: 3	Heating: Central, Fireplace, Forc
List Price: \$774,900-\$799,900	Sqft: 2549	Cooling: Ceiling Fan(S), Central
Original Price: \$779,000	\$/Sqft: \$313.81	
Date Listed: 4/25/2008	Year Built: 1977	
DOM: 20	Parking:	

This is a Beautiful-Turn Key Property in Parkwood Estates. Open Flowing Floor Plan. Offering a Large Kitchen w/Huge Center Island Sitting Area/Corian Counters. Family Room has a Custom Built-In Wall System that Houses a 42 Surround Sound Tv (Included) And Fireplace w/Travertine Tile Hearth. Main Floor Boasts of Gorgeous Espresso Hard Wood Flooring. Master Bedroom is the Size of a 3-Car



**Address: 21901 Chaster Road**  
**Active 3/12/2008**

City: Lake Forest (Lf)	Bdrms: 4	Lot Size: 5300
Map Code: 891H2	Bathrooms: 3	Heating: Floor Furnace
List Price: \$839,000	Sqft: 3059	Cooling: Ceiling Fan(S), Central
Original Price: \$839,000	\$/Sqft: \$274.27	
Date Listed: 3/12/2008	Year Built: 1977	
DOM: 64	Parking:	

Spacious S and S Home Located in the Highly Sought After Parkwood Estates! Perfect for the Executive that Loves to Entertain, Or a Large Family w/Room to Spread Out! Gourmet Kitchen, W/Center Island, Granite Counters, And Custom Maple Cabinets! Family Rm w/ Fireplace and Wet Bar! Formal Living Rm. And Dining Rm. W/ Pool Views and Custom Step-Down Inglenook. Master Retreat w/Cozy Fireplace and

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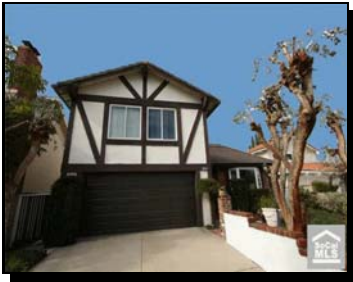
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Address: 25111 Shaver Lake Circle  
Sold 4/4/2008

City: Lake Forest (Lf)	Bdrms: 5	Lot Size: 6380
Map Code: 891H2	Bathrooms: 3	Heating: Forced Air
Sale Price: \$670,000	Sqft: 2800	Cooling: Central
Original Price: \$675,000	\$/Sqft: \$239.29	
Date Listed: 1/25/2008	Year Built: 1977	
DOM: 42	Parking:	

Attention Agent and Buyers!! This is the Best Deal in all of Lake Forest!! Where Can You find a 2800 Sq Ft Home for this Price?? Property is Located Walking Distance from Elementary, Middle, High School and Shopping/Dining. Also, Easy 2 Minute Access to Freeway. New Kitchen Appliances, With a Double Oven, New Stove, New Dishwasher. New Double Pain Windows Throughout the Entire House.

**Vicki Lloyd**

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