



Marilyn Sharpe



403-870-7600 Your Personal Realtor ...for *Life*

No one knows Oakridge & Palliser like Marilyn!

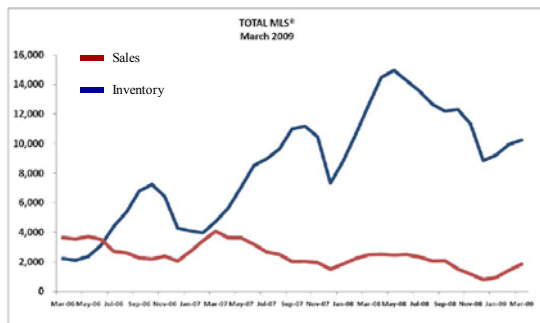
1st Quarter MLS Market Activity for OAKRIDGE/PALLISER Listed For Sale as of March 31, 2009

Single Family Homes				
Community	Style	List Price	Days on Mkt	Sq. Ft.
Oakridge	Bungalow	\$369,900	159	1249
Oakridge	Bungalow	\$374,900	48	1507
Oakridge	Bungalow	\$385,000	120	1276
Oakridge	Bi-Level	\$385,000	31	1003
Oakridge	Bungalow	\$388,900	33	1184
Oakridge	2-lvl Split	\$398,900	7	1622
Oakridge	Bi-Level	\$399,000	43	1051
Oakridge	Bungalow	\$399,800	16	1373
Oakridge	Bungalow	\$409,700	16	1119
Oakridge	Bungalow	\$448,500	55	1474
Oakridge	4-lvl Split	\$475,000	43	1248
Oakridge	4-lvl Split	\$478,000	82	1271
Oakridge	Bungalow	\$559,900	54	1442
Oakridge Est	4-lvl Split	\$365,000	2	1238
Oakridge Est	2 Storey	\$589,900	14	1976
Oakridge Est	2-lvl Split	\$599,900	69	2207
Oakridge Est	2 Storey	\$629,900	55	2004
Oakridge Est	2-lvl Split	\$788,000	16	2810
Oakridge Est	2 Storey	\$849,900	71	2911
Oakridge Est	2-lvl Split	\$899,900	29	3253
Palliser	2 Storey	\$599,000	82	1981

Condominiums				
Community	Style	List Price	Days on Mkt	Sq. Ft.
Oakridge	2 Storey	\$212,500	21	1044
Oakridge	2 Storey	\$217,500	13	1086
Oakridge	Bi-Level	\$239,900	71	506
Oakridge	4-lvl Split	\$249,900	9	1238
Oakridge	Apartment	\$297,000	52	1206
Palliser	Apartment	\$199,500	31	1296
Palliser	Apartment	\$239,900	12	999
Palliser	2 Storey	\$246,900	38	1216
Palliser	2 Storey	\$264,900	69	1367
Palliser	4-lvl Split	\$269,900	12	1259
Palliser	2 Storey	\$289,000	28	1259
Palliser	2 Storey	\$289,900	30	1281
Palliser	2 Storey	\$289,900	10	1259
Palliser	2 Storey	\$333,900	140	1302
Palliser	Villa	\$389,900	122	1335
Palliser	Villa	\$499,900	234	1384
Palliser	Villa	\$499,987	61	1433
Palliser	Villa	\$559,900	16	1528
Palliser	2 Storey	\$797,000	82	2359

Average List Price for Single Family Homes: \$514,000

Average List Price for Condominiums: \$336,173



RE/MAX Realty Professionals #10, 6020 - 1A St. SW, Calgary, AB T2H 0G3

Do You Know a Buyer for This Home?

Tel: 403-870-7600 Toll Free: 1-800-582-8166 Email: info@marilynsharpe.com

712 Oakhill Place SW



Great Location in Oakridge! - \$399,800

Nicely updated 1373 SF bung-alow with 4 bdr on main. This wonderful, freshly painted home has had many upgrades in the last 2 years including a new high efficiency furnace, custom kitchen wood cabinets, upgraded tile floors, new light fixtures and new interior doors with satin nickel hardware, 4" base-boards, & hardwood floors in the living & dining rooms. Call Marilyn today for an appointment - 403-870-7600

Visit... marilynsharpe.com for more details or call Marilyn today!

Sold in the 1st Quarter of 2009

Single Family Homes						
Community Desc	Style	List Price	Sale Price	Days on Mkt	Sq. Ft.	\$/Sq. Ft.
Oakridge	2 Storey	\$309,900	\$296,000	57	1292	\$229
Oakridge	Bungalow	\$349,900	\$349,900	30	1046	\$334
Oakridge	2-lvl Split	\$374,900	\$367,000	18	1679	\$219
Oakridge	Bi-Level	\$379,900	\$374,000	10	1206	\$310
Oakridge	5-lvl Split	\$389,900	\$375,000	17	1505	\$249
Oakridge	5-lvl Split	\$389,900	\$380,000	27	1701	\$223
Oakridge	4-lvl Split	\$398,900	\$385,000	127	1576	\$244
Oakridge	Bungalow	\$399,000	\$374,000	109	1301	\$287
Oakridge	Bungalow	\$409,900	\$390,000	53	2002	\$195
Oakridge	4-lvl Split	\$418,900	\$390,000	18	1130	\$345
Oakridge	Bungalow	\$449,900	\$422,500	18	1572	\$269
Oakridge	Bungalow	\$489,000	\$465,000	76	1231	\$378
Oakridge	Bungalow	\$534,900	\$512,500	16	1249	\$410
Oakridge	2 Storey	\$589,000	\$530,000	177	2026	\$262
Oakridge	2 Storey	\$615,000	\$607,500	20	2222	\$273
Oakridge Est	5-lvl Split	\$399,000	\$390,000	7	1544	\$253
Oakridge Est	4-lvl Split	\$499,900	\$460,000	93	1281	\$359
Palliser	Bi-Level	\$339,900	\$313,000	42	1141	\$274
Palliser	1.5 Storey	\$439,900	\$420,000	27	1537	\$273

Average Sale Price for Single Family Homes: \$390,070

Average Sale Price for Condominiums: \$239,150

Condominiums						
Community Desc	Style	List Price	Sale Price	Days on Mkt	Sq. Ft.	\$/Sq. Ft.
Oakridge	Bungalow	\$205,000	\$192,500	136	1076	\$179
Oakridge	Bi-Level	\$214,900	\$203,000	25	952	\$213
Oakridge	Bi-Level	\$229,000	\$218,000	62	495	\$440
Oakridge	2 Storey	\$259,000	\$240,000	26	1200	\$200
Oakridge	2 Storey	\$259,900	\$253,000	21	1320	\$192
Palliser	Apartment	\$185,000	\$185,000	156	999	\$185
Palliser	2 Storey	\$254,900	\$245,000	113	1218	\$201
Palliser	Apartment	\$279,900	\$269,000	29	Not provided	n/a
Palliser	Apartment	\$299,900	\$280,000	100	1100	\$255
Palliser	4-lvl Split	\$309,900	\$306,000	3	1262	\$243