



**Kathy Chan**  
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 Real Estate Broker

**Quick Summary of Comparable Properties**

**Residential Lease/Rental Summary**

**Res. Lease Single Family**

**SOLD**

Address	City	Bd	Ba	DOM	SqFt	\$/SqFt	Lot (SF)	Rent/Mth	Age	Rented Prc	COE
585 Edgewood Road	San Mateo	4	3 1	26	4,200	\$3.33	10,496 (sf)	\$13,000	93	\$14,000	02/11/19
609 Costa Rica Avenue	San Mateo	4	3 0	26	3,000	\$2.96	4,420 (sf)	\$8,875	91	\$8,875	02/13/19
731 Edgewood Road	San Mateo	3	2 0	7	1,810	\$3.87	6,210 (sf)	\$7,000	64	\$7,000	03/25/19
546 Fordham Road	San Mateo	4	3 1	40	2,860	\$2.43	7,200 (sf)	\$6,950	68	\$6,950	03/07/19
17 Poppy Court	San Mateo	4	3 1	11	2,660	\$2.44	5,030 (sf)	\$6,500	5	\$6,500	02/05/19
541 Alhambra Road	San Mateo	3	2 0	97	2,290	\$2.75	5,671 (sf)	\$6,300	69	\$6,300	02/18/19
228 Harvard Road	San Mateo	3	2 0	21	1,840	\$3.32	7,560 (sf)	\$6,100	81	\$6,100	12/28/18
554 Alhambra Road	San Mateo	3	2 0	11	1,700	\$3.18	5,778 (sf)	\$5,400	68	\$5,400	02/15/19
987 Shoal Drive	San Mateo	3	2 1	6	2,060	\$2.57	2,652 (sf)	\$5,300	41	\$5,300	02/03/19
1735 Parrott Drive	San Mateo	3	3 0	70	2,129	\$2.49	8,720 (sf)	\$5,500	66	\$5,300	01/10/19
2909 Sunset Terrace	San Mateo	3	2 0	14	1,411	\$3.69	5,500 (sf)	\$5,000	68	\$5,200	02/15/19
4016 Edison Street	San Mateo	3	2 0	6	1,720	\$2.97	6,540 (sf)	\$5,100	79	\$5,100	01/22/19
2007 New Brunswick Drive	San Mateo	4	2 0	0	1,710	\$2.81	8,250 (sf)	\$4,800	61	\$4,800	01/03/19
2644 Monterey Street	San Mateo	3	2 0	24	1,700	\$2.79	6,380 (sf)	\$4,750	67	\$4,750	12/26/18
540 Sylvan Avenue	San Mateo	3	2 0	26	1,390	\$3.38	5,450 (sf)	\$4,700	77	\$4,700	02/13/19
2129 Meadow View	San Mateo	2	2 0	33	1,076	\$4.37	3,120 (sf)	\$4,700	36	\$4,700	02/05/19
1205 Maple Avenue	San Mateo	2	3 0	10	1,235	\$3.64	7,500 (sf)	\$4,500	64	\$4,500	02/13/19
1723 Lexington Avenue	San Mateo	4	2 0	28	2,230	\$2.02	8,140 (sf)	\$4,500	62	\$4,500	02/04/19
308 Hobart Avenue	San Mateo	2	2 0	38	2,680	\$1.68	5,280 (sf)	\$5,000	85	\$4,500	01/28/19
1675 Lexington Avenue	San Mateo	3	0 0	62	1,790	\$2.51	7,666 (sf)	\$4,500	62	\$4,500	01/19/19
2177 Bunker Hill Drive	San Mateo	3	2 0	13	1,389	\$3.10	1,389 (sf)	\$4,300	60	\$4,300	03/24/19
3949 Branson Drive	San Mateo	3	1 0	18	1,130	\$3.58	5,000 (sf)	\$3,995	69	\$4,050	02/18/19
3440 Curtiss Street	San Mateo	3	2 0	15	1,370	\$2.92	5,000 (sf)	\$4,000	67	\$4,000	01/18/19
115 Arrowood Lane	San Mateo	2	1 0	67	1,100	\$3.59	5,060 (sf)	\$3,950	77	\$3,950	02/25/19
1525 S Grant Street	San Mateo	3	1 0	15	1,180	\$3.31	4,500 (sf)	\$3,900	72	\$3,900	03/04/19
4005 Orinda Drive	San Mateo	2	1 0	33	860	\$4.39	5,280 (sf)	\$3,775	67		12/20/18

**SOLD**

**# Listings:** 26 **AVG VALUES:** 28 1,866 \$3.08 5,915 (sf) \$5,477 66 \$5,567

**# Listings Total:** 26 **AVG VALUES FOR ALL:** 28 1,866 \$3.08 5,915 (sf) \$5,477 66 \$5,567

**Quick Statistics ( 26 Listings Total )**

	Min	Max	Median
<b>List Price</b>	\$3,775	\$13,000	\$4,900
<b>Sale Price</b>	\$3,900	\$14,000	\$4,800

The above information is deemed to be accurate but not guaranteed.



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**Quick Summary of Comparable Properties**

**Residential Lease/Rental Brief Report**

**Residential Lease/Rental**

**Sold** 585 Edgewood Road San Mateo 94402 **\$13,000** **MLS: ML81734326**  
 BedsBaths (F/ Baths (F/P): 3|1 **DOM: 26**



**Property Overview**

**Pricing / Dates**

Area: San Mateo Park / El Cerrito Park (439)  
 Bds,Bth: 4, 3|1 Age: 93  
 SqFt: 4,200 Lot: 10,496 (sf)

Original: **\$13,000** Date: 1/5/19  
 List: **\$13,000** Date: 1/5/19  
 Sold: **\$14,000** Date: 2/11/19  
 \$/SqFt: **\$3.33**

OffMktDate: 1/31/19

**Remarks**

**OPEN HOUSE 1/12 SAT 12-1 PM.** Spectacular Mediterranean home set on a beautifully landscaped lot! Impeccably remodeled to perfection w/ designer finishes & high-end materials. ±4,200 sq ft of luxury! Fabulous outdoor amenities w/ tiered grounds, vibrant landscaping, lush lawns, built-in BBQ area, sparkling pool & entertaining spaces. Highlights: updated technology serving the 5 big screen smart T.Vs, Sonos & Internet, gas fireplace in living room, new HW floors, new double pane windows, high-end appliances, updated kitchen and baths, custom/high-end furnishings! Superb location - Boutique shopping, fine dining & entertainment are just a short stroll away in Downtown Burlingame or a few minutes drive to downtown San Mateo. Minutes from popular commuter routes, caltrain, BART & SFO! Several parks and playgrounds within walking distance, fabulous biking routes, youth team sports offered in Hillsborough leagues & close proximity to recreation options including several golf courses!

**Property Features**

**Bedrooms**

4

**Additional Rooms**

--

**Garage/Parking**

Attached Garage, Parking Area

Listed By Laura Bryant, KW Peninsula Estates

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**Quick Summary of Comparable Properties**

<b>Sold</b>	<b>609 Costa Rica Avenue San Mateo 94402</b>	<b>\$8,875</b>	<b>MLS: ML81735810</b>
	<b>BedsBaths (F/ Baths (F/P): 3 0</b>		<b>DOM: 26</b>



Property Overview		Pricing / Dates	
Area: San Mateo Park / El Cerrito Park (439)	Age: 91	Original: \$8,875	Date: 1/18/19
Bds,Bth: 4, 3 0	Lot: 4,420 (sf)	List: \$8,875	Date: 1/18/19
SqFt: 3,000		Sold: \$8,875	Date: 2/13/19
		\$/SqFt: \$2.96	OffMktDate: 2/13/19

**Remarks**  
 Elegant Spanish Villa in the Heart of San Mateo Park - rare rental opportunity. 4 bedrooms, 3 bath with charm to spare. Refinished hardwoods, new interior paint throughout, top of the line kitchen, indoor outdoor living, formal spaces, gracious living room with fireplace, formal dining room, separate family room, large bedrooms plus spectacular master suite. 3 bedrooms 2 baths up, one bedroom and one bath down. Manicured yard front and back with outdoor fireplace. ultra high speed fiber internet throughout the home. This is a truly special property.

**Property Features**

<b>Bedrooms</b> 4	<b>Additional Rooms</b> Office Area
<b>Garage/Parking</b> Covered Parking	

Listed By Cameron McIntosh, KW Peninsula Estates

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**Quick Summary of Comparable Properties**

**Sold** 731 Edgewood Road San Mateo 94402 \$7,000 MLS: ML81743080  
 BedsBaths (F/ Baths (F/P): 2|0 DOM: 7



Property Overview		Pricing / Dates	
Area: San Mateo Park / El Cerrito Park (439)	Age: 64	Original: \$7,000	Date: 3/18/19
Bds,Bth: 3, 2 0	Lot: 6,210 (sf)	List: \$7,000	Date: 3/18/19
SqFt: 1,810		Sold: \$7,000	Date: 3/25/19
		\$/SqFt: \$3.87	OffMktDate: 3/25/19

**Remarks**  
 In the heart of San Mateo Park, this beautiful fully remodeled 3 bedroom, single level home is truly a rare gem! This home features a huge great room with high ceilings and exposed beams, that open up to a brand new deck overlooking a serene creek. Designer gourmet kitchen that boasts Quartzite countertops, Wolfe range, Sub Zero refrigerator, and custom kitchen cabinets with glass doors and interior lighting that surely will impress. Boutique shopping, fine dining & entertainment are just a short stroll away in Downtown Burlingame or a few minutes drive to downtown San Mateo. Minutes from popular commuter routes, Caltrain, BART & SFO! An amazing place to call home!

**Property Features**

**Bedrooms** 3 **Additional Rooms** --  
**Garage/Parking** Attached Garage

Listed By Laura Bryant, KW Peninsula Estates

**Sold** 546 Fordham Road San Mateo 94402 \$6,950 MLS: ML81736606  
 BedsBaths (F/ Baths (F/P): 3|1 DOM: 40



Property Overview		Pricing / Dates	
Area: Baywood/Parrott Park (438)	Age: 68	Original: \$6,950	Date: 1/25/19
Bds,Bth: 4, 3 1	Lot: 7,200 (sf)	List: \$6,950	Date: 1/25/19
SqFt: 2,860		Sold: \$6,950	Date: 3/7/19
		\$/SqFt: \$2.43	OffMktDate: 3/6/19

**Remarks**  
 Located on one of Baywood's finest streets. This executive family retreat has many fine upgrades and features. Remodeled in 2001 and again in 2010. Walk to Downtown San Mateo and all local schools and just a short distance to HWY 92/101/280. This home offers tremendous indoor and outdoor entertaining space. Upstairs master bedroom suite is spacious and offers a spa-like bathroom, gas fireplace, walk-in closet and attached office area.

**Property Features**

**Bedrooms** 4 **Additional Rooms** Attic, Office Area, Storage, Other  
**Garage/Parking** Attached Garage

Listed By Ken Constantino, Alain Pinel Realtors

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**Quick Summary of Comparable Properties**

<b>Sold</b>	<b>17 Poppy Court San Mateo 94403</b>	<b>\$6,500</b>	<b>MLS: ML81736678</b>
	<b>BedsBaths (F/ Baths (F/P): 3 1</b>		<b>DOM: 11</b>



Property Overview		Pricing / Dates	
Area: Laurelwood Etc. (430)		Original: <b>\$6,500</b>	Date: <b>1/26/19</b>
Bds,Bth: <b>4, 3 1</b>	Age: <b>5</b>	List: <b>\$6,500</b>	Date: <b>1/26/19</b>
SqFt: <b>2,660</b>	Lot: <b>5,030 (sf)</b>	Sold: <b>\$6,500</b>	Date: <b>2/5/19</b>
		\$/SqFt: <b>\$2.44</b>	
			OffMktDate: <b>2/5/19</b>

**Remarks**

Truly gorgeous 4 yr-old executive home in the Verona Ridge area of San Mateo. Near 280 & 92, this Taylor Morrison home boasts 2660 sq ft, 4 large bedrooms & 3.5 baths. Gourmet kitchen w/ granite slab counters & large island. Stainless steel appliances! GE Monogram five burner gas cooktop, and 36 hood above, 30 built-in oven w/built-in microwave above. Telephone outlets in bdrms, kitchen, & family room using Cat-5 high speed wiring! Elegant master bedroom suite w/frameless clear glass shower enclosure & soaking tub! His & her sinks, large walk in closet w/ built in closet system! 3 more large bdrms & baths upstairs w/ convenient 2nd floor laundry. Light-filled open floorplan w/sliding glass doors lead to the built-in outdoor barbeque area from the dining room. Gas fireplace in the living room for those cozy nights in while watching the deer walk by. The community is close to the Peninsula Golf & Country Club. Near Laurelwood Shopping center. Partially furnished, no pets. Must see!

**Property Features**

<b>Bedrooms</b>	<b>Additional Rooms</b>
4	Laundry Room

**Garage/Parking**  
 Attached Garage, Gate/Door Opener, Guest / Visitor Parking

Listed By **Teresita Padron, Hatch Realty Group, Inc.**

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**Quick Summary of Comparable Properties**

**Sold** 541 Alhambra Road San Mateo 94402 \$6,300 MLS: ML81730993  
 BedsBaths (F/ Baths (F/P): 2|0 DOM: 97



Property Overview		Pricing / Dates	
Area: Baywood/Parrott Park (438)	Age: 69	Original: \$6,800	Date: 11/12/18
Bds,Bth: 3, 2 0	Lot: 5,671 (sf)	List: \$6,300	Date: 11/12/18
SqFt: 2,290		Sold: \$6,300	Date: 2/18/19
		\$/SqFt: \$2.75	OffMktDate: 2/16/19

**Remarks**  
 Very nice traditional home in Parrott Park. Close to schools, downtown San Mateo, transportation and Central Park.  
 3 bedrooms plus family room and office. Owner is open to long term rental.

**Property Features**

Bedrooms	Additional Rooms
3	Office Area

**Garage/Parking**  
Attached Garage

Listed By Michael Amaroli, Miller/Steil Properties

**Sold** 228 Harvard Road San Mateo 94402 \$6,100 MLS: ML81732999  
 BedsBaths (F/ Baths (F/P): 2|0 DOM: 21



Property Overview		Pricing / Dates	
Area: Baywood/Parrott Park (438)	Age: 81	Original: \$6,100	Date: 12/7/18
Bds,Bth: 3, 2 0	Lot: 7,560 (sf)	List: \$6,100	Date: 12/7/18
SqFt: 1,840		Sold: \$6,100	Date: 12/28/18
		\$/SqFt: \$3.32	OffMktDate: 12/27/18

**Remarks**  
 Beautiful Baywood Neighborhood home in the coveted Baywood School District! Unfurnished 3 bedrooms, 2 bath home boasts refinished hardwood floors, traditional wood-burning fireplace, crown moulding, new overhead lighting, new interior and exterior paint, French doors that open off the living room out to brick patio. Private fenced-in pool for the summer days ahead!

**Property Features**

Bedrooms	Additional Rooms
3	Office Area

**Garage/Parking**  
Detached Garage

Listed By Christopher Eckert, KW Peninsula Estates

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**Quick Summary of Comparable Properties**

**Sold** 1735 Parrott Drive San Mateo 94402 \$5,500 MLS: ML81727114  
 BedsBaths (F/ Baths (F/P): 3|0 DOM: 70



Property Overview		Pricing / Dates	
Area: San Mateo Woods / Bayridge (431)	Age: 66	Original: \$5,700	Date: 10/10/18
Bds,Bth: 3, 3 0	Lot: 8,720 (sf)	List: \$5,500	Date: 10/10/18
SqFt: 2,129		Sold: \$5,300	Date: 1/10/19
		\$/SqFt: \$2.49	OffMktDate: 12/19/18

**Remarks**  
 Situated in highly sought after Baywood Park, this beautifully remodeled home on a large lot features a gourmet kitchen with granite counters and high end Thermador appliances that includes a five burner gas cooktop. Open living and dining room off the kitchen features elegant built-ins that flank the mantled fireplace, recessed lights and hardwood floors. The three bedrooms and two bathrooms (one with a jetted tub) can also be found on the main level. Lower level features a family room with a built-in entertainment center, third full bathroom, laundry room, storage room and access to the backyard. The deck from the living room leads out to the exquisitely landscaped rear yard with multiple patio areas. Front and back yards feature large grassy play areas and is completely fenced around the property. Close proximity to Highway 92 and Laurelwood shopping center. No Pets. No smoking. Available for move in approximately December 15, 2018.

**Property Features**

**Bedrooms** 3 **Additional Rooms** Laundry Room  
**Garage/Parking** Detached Garage

Listed By Anna Wong, Alain Pinel Realtors

**Sold** 554 Alhambra Road San Mateo 94402 \$5,400 MLS: ML81737162  
 BedsBaths (F/ Baths (F/P): 2|0 DOM: 11



Property Overview		Pricing / Dates	
Area: Baywood/Parrott Park (438)	Age: 68	Original: \$5,400	Date: 1/31/19
Bds,Bth: 3, 2 0	Lot: 5,778 (sf)	List: \$5,400	Date: 1/31/19
SqFt: 1,700		Sold: \$5,400	Date: 2/15/19
		\$/SqFt: \$3.18	OffMktDate: 2/11/19

**Remarks**

**Property Features**

**Bedrooms** 3 **Additional Rooms** --  
**Garage/Parking** Attached Garage

Listed By Jan Majeski, Alain Pinel Realtors

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**Quick Summary of Comparable Properties**

<b>Sold</b>	987 Shoal Drive San Mateo 94404	<b>\$5,300</b>	<b>MLS: ML81736832</b>
	<b>BedsBaths (F/ Baths (F/P): 2 1</b>		<b>DOM: 6</b>



**Property Overview**

Area: Other Mariner's Isle (410)  
 Bds,Bth: 3, 2|1      Age: 41  
 SqFt: 2,060      Lot: 2,652 (sf)

**Pricing / Dates**

Original: **\$5,300**      Date: 1/28/19  
 List: **\$5,300**      Date: 1/28/19  
 Sold: **\$5,300**      Date: 2/3/19  
 \$/SqFt: **\$2.57**  
 OffMktDate: 2/3/19

**Remarks**

Stunning, rare, updated waterfront single-family residence with private boat dock and spacious decks. Features brand new carpeting, recessed lights, large garage, modern finishes and more. This beautiful 3br/2.5ba home is on a quiet street w/direct, unobstructed waterfront and mountain views. Very easy access to Hwy 101, 92 and 280 freeways. Three-minute drive to Bridgepointe Shopping Center, near Hillsdale Shopping Center, Caltrain, Whole Foods, Downtown San Mateo, lots of restaurants, shops and much more! Available for occupancy mid-February. Tenant to pay for all utilities.

**Property Features**

**Bedrooms**  
3

**Additional Rooms**  
--

**Garage/Parking**  
Attached Garage

Listed By Joan Laguatan, Canvass Properties

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**Quick Summary of Comparable Properties**

<b>Sold</b>	<b>4016 Edison Street San Mateo 94403</b>	<b>\$5,100</b>	<b>MLS: ML81735454</b>
	<b>BedsBaths (F/ Baths (F/P): 2 0</b>		<b>DOM: 6</b>



**Property Overview**

Area: Westwood Knolls Etc. (425)  
 Bds,Bth: **3, 2|0** Age: **79**  
 SqFt: **1,720** Lot: **6,540 (sf)**

**Pricing / Dates**

Original: **\$5,100** Date: **1/16/19**  
 List: **\$5,100** Date: **1/16/19**  
 Sold: **\$5,100** Date: **1/22/19**  
 \$/SqFt: **\$2.97**  
 OffMktDate: **1/21/19**

**Remarks**

Farmhouse, designer touches throughout! Gleaming hardwood floors. Newly updated kitchen with stainless steel appliances, gas range, Bosch dishwasher, quartz counters and breakfast bar that is open to the family room. Recessed lights. Gorgeous new hall bath with subway tile, marble top vanity and extra storage. Spacious master retreat with new slider to back yard, dual vanity with quartz counter, large shower and low flow toilet. Private patio for entertaining and flat backyard. All new windows in LR, water heater, window coverings, paver driveway/sidewalk, paint, landscaping, light fixtures. Tons of extra storage throughout the house, garage, and under the house. Welcome to Edison House!

**Property Features**

**Bedrooms**  
3

**Additional Rooms**  
Office Area

**Garage/Parking**  
Attached Garage

Listed By Chris Cook, Coldwell Banker Residential Brokerage

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**Quick Summary of Comparable Properties**

<b>Sold</b>	<b>2909 Sunset Terrace San Mateo 94403</b>	<b>\$5,000</b>	<b>MLS: ML81736948</b>
	<b>BedsBaths (F/ Baths (F/P): 2 0</b>		<b>DOM: 14</b>



Property Overview		Pricing / Dates	
Area: Laurelwood Etc. (430)		Original: <b>\$5,000</b>	Date: <b>1/29/19</b>
Bds,Bth: <b>3, 2 0</b>	Age: <b>68</b>	List: <b>\$5,000</b>	Date: <b>1/29/19</b>
SqFt: <b>1,411</b>	Lot: <b>5,500 (sf)</b>	Sold: <b>\$5,200</b>	Date: <b>2/15/19</b>
		\$/SqFt: <b>\$3.69</b>	
			OffMktDate: <b>2/11/19</b>

**Remarks**

Delightful single level San Mateo Terrace home with huge flat yard and panoramic Bay Views! Spacious living room with hardwood floors, wood burning fireplace, and built-in shelves. Bright white kitchen with granite countertops, and stainless appliances including gas range and built-in microwave. Sliding doors from the dining room and kitchen allow for effortless flow to the backyard, where you can entertain under the covered patio and enjoy a great play space on the large lawn with built-in sandbox, all while taking in the stunning views. Three bedrooms and two baths complete the living space. One bedroom has sweet built-in bookshelves, perfect for a home office. The largest of the bedrooms features a spacious wall of closets, and bay window to enjoy the view. The third is a cozy carpeted bedroom with ensuite bath. Convenient attached garage with washer and dryer. Great location: close to schools\*, parks, transportation and shopping. Welcome Home! (\*Tenant to verify school enrollment).

**Property Features**

<b>Bedrooms</b>	<b>Additional Rooms</b>
3	--
<b>Garage/Parking</b>	
Attached Garage, Uncovered Parking	

Listed By Carly Seiff, Coldwell Banker Residential Brokerage

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**Quick Summary of Comparable Properties**

**Sold** 308 Hobart Avenue San Mateo 94402 \$5,000 MLS: ML81733644  
 BedsBaths (F/ Baths (F/P): 2|0 DOM: 38



Property Overview		Pricing / Dates	
Area: Aragon (436)		Original: \$5,000	Date: 12/19/18
Bds,Bth: 2, 2 0	Age: 85	List: \$5,000	Date: 12/19/18
SqFt: 2,680	Lot: 5,280 (sf)	Sold: \$4,500	Date: 1/28/19
		\$/SqFt: \$1.68	
		OffMktDate: 1/24/19	

**Remarks**  
 Adorable bungalow in vibrant San Mateo, walk to all convenience, transportation and schools etc. 2 bedrooms 1 bath with generous size formal dining room can be a 3rd bedroom. family room off the kitchen and breakfast area. 1 car garage attached. Matured landscape at the front and back. A huge deck for leisure enjoyment. Gardener service provided.

**Property Features**

**Bedrooms** 2 **Additional Rooms** --

**Garage/Parking**  
 Attached Garage

Listed By Lana Kuo, Access Homes & Land Investments

**Sold** 2007 New Brunswick Drive San Mateo 94402 \$4,800 MLS: ML81734166  
 BedsBaths (F/ Baths (F/P): 2|0



Property Overview		Pricing / Dates	
Area: The Highlands / Ticonderoga (433)		Original: \$4,800	Date: 1/3/19
Bds,Bth: 4, 2 0	Age: 61	List: \$4,800	Date: 1/3/19
SqFt: 1,710	Lot: 8,250 (sf)	Sold: \$4,800	Date: 1/3/19
		\$/SqFt: \$2.81	
		OffMktDate: 1/3/19	

**Remarks**  
 Beautifully remodeled Highlands Eichler! Atrium floor plan w/retractable roof! New kitchen, new floors, lots of updates! Bonus room in former garage area. Double pane windows, large private yard. Near rec center w/pool, tennis, playground, and after school activities. Great schools! Walk, bike, jog nearby Sawyer Camp Road!

**Property Features**

**Bedrooms** 4 **Additional Rooms** Atrium, Office Area

**Garage/Parking**  
 Garage - None

Listed By Glenn Sennett, Coldwell Banker Residential Brokerage

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**Quick Summary of Comparable Properties**

**Sold**      **2644 Monterey Street San Mateo 94403**      **\$4,750**      **MLS: ML81732495**  
**BedsBaths (F/ Baths (F/P): 2|0**      **DOM: 24**



Property Overview		Pricing / Dates	
Area: Laurelwood Etc. (430)		Original: <b>\$4,750</b>	Date: 12/2/18
Bds,Bth: <b>3, 2 0</b>	Age: <b>67</b>	List: <b>\$4,750</b>	Date: 12/2/18
SqFt: <b>1,700</b>	Lot: <b>6,380 (sf)</b>	Sold: <b>\$4,750</b>	Date: 12/26/18
		\$/SqFt: <b>\$2.79</b>	
		OffMktDate: 12/26/18	

**Remarks**

This immaculate home has been meticulously updated and cared for by the owners. You will find a gorgeous, remodeled kitchen with top-of-the-line appliances and two remodeled bathrooms. The kitchen opens up to a family room with a gas fireplace and has easy access to the private back yard and patio. The home also boasts beautiful hardwood and tile floors throughout, a formal dining area and an attached, 1-car garage. Located on a quiet street in a prized neighborhood, the property is near Hillsdale Mall, Beresford Park, and the train station and is five minutes away from Highways 101 and 280.

This is a must-see rental for your next home. Pets will be considered upon request.

**Property Features**

**Bedrooms**      **Additional Rooms**  
 3      --

**Garage/Parking**  
 Attached Garage, On Street

Listed By Carrie Du Bois, Coldwell Banker Residential Brokerage

**Sold**      **540 Sylvan Avenue San Mateo 94403**      **\$4,700**      **MLS: ML81735776**  
**BedsBaths (F/ Baths (F/P): 2|0**      **DOM: 26**



Property Overview		Pricing / Dates	
Area: Beresford Manor Etc. (427)		Original: <b>\$4,700</b>	Date: 1/18/19
Bds,Bth: <b>3, 2 0</b>	Age: <b>77</b>	List: <b>\$4,700</b>	Date: 1/18/19
SqFt: <b>1,390</b>	Lot: <b>5,450 (sf)</b>	Sold: <b>\$4,700</b>	Date: 2/13/19
		\$/SqFt: <b>\$3.38</b>	
		OffMktDate: 2/12/19	

**Remarks**

Sparkling Clean and ready to move in! Wonderful westside neighborhood close to schools, Beresford Park. Newly Painted. Gleaming Hardwood Floors. Shows great. Large two car garage. Perfect yard for playing or entertaining.

**Property Features**

**Bedrooms**      **Additional Rooms**  
 3      --

**Garage/Parking**  
 Attached Garage

Listed By Michael Horwitz, Coldwell Banker Residential Brokerage

The above information is deemed to be accurate but not guaranteed.



**Kathy Chan**  
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 kathy@parcbay.com  
 Real Estate Broker

**Quick Summary of Comparable Properties**

<b>Sold</b>	<b>2129 Meadow View San Mateo 94401</b>	<b>\$4,700</b>	<b>MLS: ML81734145</b>
	<b>BedsBaths (F/ Baths (F/P): 2 0</b>		<b>DOM: 33</b>



Property Overview		Pricing / Dates	
Area: South Shoreview (414)		Original: <b>\$5,000</b>	Date: 1/3/19
Bds,Bth: <b>2, 2 0</b>	Age: <b>36</b>	List: <b>\$4,700</b>	Date: 1/3/19
SqFt: <b>1,076</b>	Lot: <b>3,120 (sf)</b>	Sold: <b>\$4,700</b>	Date: 2/5/19
		\$/SqFt: <b>\$4.37</b>	
			OffMktDate: 2/4/19

**Remarks**

Bring your suit case and start living in this executive style fully furnished home. Fully Furnished 2 bed 2 bath home Close to Downtown San Mateo .Fully Equipped Chef's kitchen includes all the appliances, pots/pans,dishes, Silverware etc. Family /Dining Room combo, Separate Living room. Hardwood Floors. I, washer /dryer, large closets, backyard with decks and ambiance ideal to relax and entertain. Two car attached garage. Extra parking spaces.

Minutes from Downtown San Mateo ,Restaurants, Movie Theater & Hills dale shopping center. Close to major employers and high tech companies as - COUPA s, Snowflake Computing, Marketo, Play Station , Jobvite, Survey Monkey, Rakuten, Snap logic, Sales force, Kaiser Permanente & few minutes drive from Redwood Shores and Foster City. Easy Access to highway 101/92 and 280. Easy commute to Silicon Valley & Down town San Francisco.ask for option to rent it unfurnished.

**Property Features**

<b>Bedrooms</b>	<b>Additional Rooms</b>
2	--
<b>Garage/Parking</b>	
Attached Garage	

Listed By Anita Gandhi, Better Homes and Gardens Real Estate JFF

The above information is deemed to be accurate but not guaranteed.



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 Real Estate Broker

**Quick Summary of Comparable Properties**

**Sold** 1205 Maple Avenue San Mateo 94402 \$4,500 MLS: ML81734728  
 BedsBaths (F/ Baths (F/P): 3|0 DOM: 10



**Property Overview**

Area: Homestead / Husing Subdivision (435)  
 Bds,Bth: 2, 3|0 Age: 64  
 SqFt: 1,235 Lot: 7,500 (sf)

**Pricing / Dates**

Original: \$4,500 Date: 1/9/19  
 List: \$4,500 Date: 1/9/19  
 Sold: \$4,500 Date: 2/13/19  
 \$/SqFt: \$3.64  
 OffMktDate: 1/20/19

**Remarks**

Large Duplex Unit in desirable San Mateo neighborhood. Back unit with yard. Large living room/dining room combo with fireplace. . 2 nice bedrooms which includes a master with bath and a 3rd bonus room with connecting bath perfect for office, tv or ? Large kitchen with breakfast area. One car garage. Beautifully maintained property.

**Property Features**

**Bedrooms**

2

**Additional Rooms**

Laundry Room, Office Area, Other

**Garage/Parking**

Attached Garage, On Street

Listed By Michael Horwitz, Coldwell Banker Residential Brokerage

**Sold** 1723 Lexington Avenue San Mateo 94402 \$4,500 MLS: ML81733941  
 BedsBaths (F/ Baths (F/P): 2|0 DOM: 28



**Property Overview**

Area: The Highlands / Ticonderoga (433)  
 Bds,Bth: 4, 2|0 Age: 62  
 SqFt: 2,230 Lot: 8,140 (sf)

**Pricing / Dates**

Original: \$4,500 Date: 12/29/18  
 List: \$4,500 Date: 12/29/18  
 Sold: \$4,500 Date: 2/4/19  
 \$/SqFt: \$2.02  
 OffMktDate: 1/26/19

**Remarks**

Available 01/01/2019. Very nice updated SM Highlands rental! Extended 4 bedrooms plus bonus room and Sunroom. Great location near Rec center w/community pool, tennis, clubhouse, and after school programs. Highly rated school district! Popular Sawyer Camp road nearby for biking, jogging, walking trails!

**Property Features**

**Bedrooms**

4

**Additional Rooms**

--

**Garage/Parking**

Attached Garage, Gate/Door Opener

Listed By Glenn Sennett, Coldwell Banker Residential Brokerage

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**Kathy Chan**  
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 Real Estate Broker

**Quick Summary of Comparable Properties**

**Sold** 1675 Lexington Avenue San Mateo 94402 \$4,500 MLS: ML81731527  
 BedsBaths (F/ Baths (F/P): 0|0 DOM: 62



Property Overview		Pricing / Dates	
Area: The Highlands / Ticonderoga (433)	Age: 62	Original: \$4,900	Date: 11/17/18
Bds,Bth: 3, 0 0	Lot: 7,666 (sf)	List: \$4,500	Date: 11/17/18
SqFt: 1,790		Sold: \$4,500	Date: 1/19/19
		\$/SqFt: \$2.51	OffMktDate: 1/18/19

**Remarks**  
 Don't miss this Contemporary Highland's Beauty. Remodeled home with new updated kitchen and baths, stressed wood hardwood flooring and carpets in the living areas. Spacious room sizes, outdoor sheltered patio, perfect for BBQ's, entertaining and to enjoy the good life. Easy access to HWY 280, minutes away to Crystal Springs Shopping ... move-in condition!!

**Property Features**

**Bedrooms** 3 **Additional Rooms** --

**Garage/Parking**  
 Attached Garage

Listed By Terry Michaud, Heritage Realty

**Sold** 2177 Bunker Hill Drive San Mateo 94402 \$4,300 MLS: ML81742167  
 BedsBaths (F/ Baths (F/P): 2|0 DOM: 13



Property Overview		Pricing / Dates	
Area: The Highlands / Ticonderoga (433)	Age: 60	Original: \$4,300	Date: 3/11/19
Bds,Bth: 3, 2 0	Lot: 1,389 (sf)	List: \$4,300	Date: 3/11/19
SqFt: 1,389		Sold: \$4,300	Date: 3/24/19
		\$/SqFt: \$3.10	OffMktDate: 3/24/19

**Remarks**  
 3 bdrm, 2 ba, bright, airy Eichler home. San Mateo Highlands--desirable Westside. 2 car over-sized garage, living rm with walls of glass and view of spacious rear deck and private yd. Eichler mid-Century plan with private entrance leading to private patio, great open floor plan. Master suite features walk-in closet. Super large back yard, a gardener's dream. Situated in "The Highlands" neighborhood offering a Recreation Center with preschool, after school childcare, tennis courts, pool, and activities for everyone. Highlands Elementary school and Crystal Springs Shopping Ctr in close proximity. Easy commute to SF or Silicon Valley, via immediate access to Hwy 92 or I-280. Gardener included. Credit report requires \$30 non-refundable fee per applicant. Security Deposit:

**Property Features**

**Bedrooms** 3 **Additional Rooms** --

**Garage/Parking**  
 Attached Garage

Listed By Lina Marie Fava, Sunrise Properties

The above information is deemed to be accurate but not guaranteed.



**Kathy Chan**  
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**Quick Summary of Comparable Properties**

<b>Sold</b>	<b>3440 Curtiss Street San Mateo 94403</b>	<b>\$4,000</b>	<b>MLS: ML81734129</b>
	<b>BedsBaths (F/ Baths (F/P): 2 0</b>		<b>DOM: 15</b>



Property Overview		Pricing / Dates	
Area: San Mateo Village/Glendale Village (423)	Age: 67	Original: \$4,000	Date: 1/3/19
Bds,Bth: 3, 2 0	Lot: 5,000 (sf)	List: \$4,000	Date: 1/3/19
SqFt: 1,370		Sold: \$4,000	Date: 1/18/19
		\$/SqFt: \$2.92	
			OffMktDate: 1/18/19

**Remarks**  
 Charming 3 Bedroom/2 Bath 1370 sq. ft. home with family room and 2 car garage in highly desirable San Mateo Village! Complete with hardwood floors, plantation shutters throughout, and quiet, private backyard. Walking distance to George Hall Elementary School, and convenient access to Whole Foods, Starbucks, Hillsdale Shopping Center and Highways 101, 280 & 92. No pets preferred. Credit and background check required along with a security deposit.

**Property Features**

Bedrooms	Additional Rooms
3	--
Garage/Parking	
Attached Garage	

Listed By Dennis Murphy, McGuire Real Estate

The above information is deemed to be accurate but not guaranteed.





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 Real Estate Broker

**Quick Summary of Comparable Properties**

<b>Sold</b>	<b>3949 Branson Drive San Mateo 94403</b>	<b>\$3,995</b>	<b>MLS: ML81736626</b>
	<b>BedsBaths (F/ Baths (F/P): 1 0</b>		<b>DOM: 18</b>



Property Overview		Pricing / Dates	
Area: San Mateo Village/Glendale Village (423)	Age: 69	Original: \$3,995	Date: 1/25/19
Bds,Bth: 3, 1 0	Lot: 5,000 (sf)	List: \$3,995	Date: 1/25/19
SqFt: 1,130		Sold: \$4,050	Date: 2/18/19
		\$/SqFt: \$3.58	OffMktDate: 2/11/19

**Remarks**

Classic San Mateo Village Rancher! Dont miss out on this well maintained 3 bedrooms 1 bath 1,130 sqft home nestled in the heart of in San Mateo Village. The sun drenched living room dining combo and updated kitchen make a warm and cozy home. The spacious landscaped backyard is perfect for entertaining and those summer BBQs. One car attached garage with laundry and extra storage loft.

Halfway between San Francisco and Silicon Valley, with easy access to 101, 920 and 280 walking distance to Cal Trains 3949 Branson is perfect for all commuters no matter where you work in the Peninsula. Enjoy having all your amenities at your fingertips with close proximity to Whole Foods and the new Bay Meadows development as well as the Hillsdale Shopping Center.

**Property Features**

<b>Bedrooms</b>	<b>Additional Rooms</b>
3	--

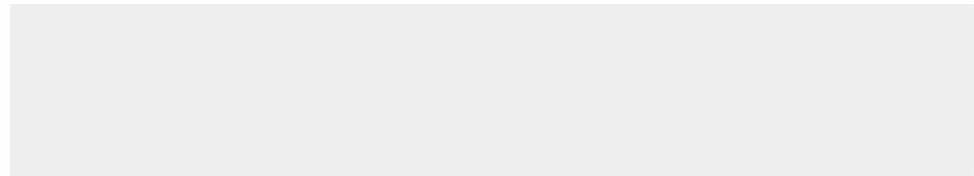
**Garage/Parking**  
 Attached Garage, Parking Area

Listed By Paul Beaudreau, Gilmartin Group

The above information is deemed to be accurate but not guaranteed.



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**Quick Summary of Comparable Properties**

<b>Sold</b>	<b>115 Arrowood Lane San Mateo 94403</b>	<b>\$3,950</b>	<b>MLS: ML81732683</b>
	<b>BedsBaths (F/ Baths (F/P): 1 0</b>		<b>DOM: 67</b>



Property Overview		Pricing / Dates	
Area: Park Western Subdivision/Hillsdale (426)	Age: 77	Original: \$4,250	Date: 12/4/18
Bds,Bth: 2, 1 0	Lot: 5,060 (sf)	List: \$3,950	Date: 12/4/18
SqFt: 1,100		Sold: \$3,950	Date: 2/25/19
		\$/SqFt: \$3.59	OffMktDate: 2/9/19

**Remarks**  
 Charming home on a cul-de-sac in the desired San Mateo "Lanes" neighborhood! Close by "Hidden" Parks for enjoyment! Convenient to Caltrain, public transportation, Hillsdale Shopping Center, Trader Joe's, restaurants, parks and library...plus future entertainment center at Hillsdale. Home shows beautifully! Recently updated kitchen and bathroom! Kitchen: microwave oven plus gas range. Living room with fireplace! Hardwood floors! Pretty rear yard with patio and lawn.

**Property Features**

Bedrooms	Additional Rooms
2	--
Garage/Parking	
Attached Garage	

Listed By Mark Johnson, Coldwell Banker Residential Brokerage

The above information is deemed to be accurate but not guaranteed.



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 Real Estate Broker

**Quick Summary of Comparable Properties**

<b>Sold</b>	<b>1525 S Grant Street San Mateo 94402</b>	<b>\$3,900</b>	<b>MLS: ML81738929</b>
	<b>BedsBaths (F/ Baths (F/P): 1 0</b>		<b>DOM: 15</b>



Property Overview		Pricing / Dates	
Area: 19th Avenue Park / Sunnybrae (418)	Age: 72	Original: <b>\$3,900</b>	Date: 2/13/19
Bds,Bth: <b>3, 1 0</b>	Lot: <b>4,500 (sf)</b>	List: <b>\$3,900</b>	Date: 2/13/19
SqFt: <b>1,180</b>		Sold: <b>\$3,900</b>	Date: 3/4/19
		\$/SqFt: <b>\$3.31</b>	
			OffMktDate: 2/28/19

**Remarks**  
 Charming, well maintained single level home in desirable Sunnybrae neighborhood. Three bedrooms and one bathroom and approx. 1,180 sq.ft. of living space. Gleaming hardwood flooring throughout. Bright and spacious living room, formal dining room, kitchen with plentiful counter space and cabinets includes dishwasher and refrigerator and a stainless-steel whirlpool gas range. Three spacious bedrooms are flooded with natural light share a hall bathroom with tile surround shower over bathtub. Ample storage throughout the home including three hall closets and loft storage in the one-car garage, accessible by pull down ladder. Washer and dryer hookups in attached garage, private rear yard with large patio and lawn area (gardener included in rent). Close to Sunnybrae Park, downtown San Mateo restaurants and shopping, Central Park, Caltrain Station and Highways 92, 280 and 101. Sorry - no pets with the exception of registered service & companion/support animals

**Property Features**

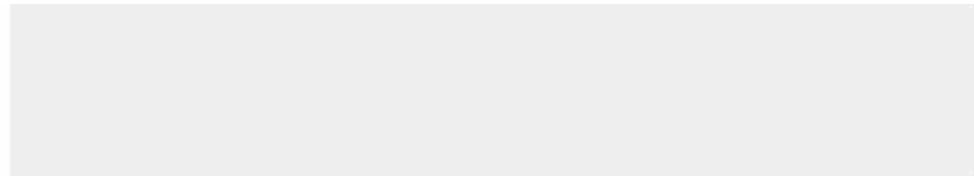
<b>Bedrooms</b> 3	<b>Additional Rooms</b> Storage
<b>Garage/Parking</b> Attached Garage	

Listed By Jan Majeski, Alain Pinel Realtors

The above information is deemed to be accurate but not guaranteed.



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 Real Estate Broker



**Quick Summary of Comparable Properties**

<b>Sold</b>	<b>4005 Orinda Drive San Mateo 94403</b>	<b>\$3,775</b>	<b>MLS: ML81731418</b>
	<b>BedsBaths (F/ Baths (F/P): 1 0</b>		<b>DOM: 33</b>



Property Overview		Pricing / Dates	
Area: San Mateo Village/Glendale Village (423)		Original: <b>\$3,975</b>	Date: <b>11/16/18</b>
Bds,Bth: <b>2, 1 0</b>	Age: <b>67</b>	List: <b>\$3,775</b>	Date: <b>11/16/18</b>
SqFt: <b>860</b>	Lot: <b>5,280 (sf)</b>	Sold:	Date: <b>12/20/18</b>
		\$/SqFt: <b>\$4.39</b>	OffMktDate: <b>12/19/18</b>

**Remarks**  
 Charming 2 Bedroom/1 Bath 860 sq. ft. home in highly desirable San Mateo Village that has been totally upgraded with new kitchen complete with granite counters and stainless steel appliances, new bathroom, new floors, new paint, new windows, new washer/dryer and new landscaping. This one won't last long!

**Property Features**

Bedrooms	Additional Rooms
2	--
Garage/Parking	
Attached Garage	

Listed By Dennis Murphy, McGuire Real Estate

The above information is deemed to be accurate but not guaranteed.