

# Chatham Boro August 2011 Market Activity

The average Realtor sells a home every 73\* days. I sell one every 6 days. Call me today to find out how I can do that for you.

Want to know what your home is worth? Visit [www.Chathamhousevalues.com](http://www.Chathamhousevalues.com)

Address	Style	Rooms	Bedrooms	Baths	List Price	Sales Price	Assessment	LP:SP	SP:AV	DOM
45 Minton Avenue	CapeCod	7	3	1.1	\$498,888	\$542,888	\$539,700	108.82%	100.59%	10
7 Lafayette Place	Colonial	7	3	1.1	\$569,000	\$535,000	\$524,400	94.02%	102.02%	36
114 Lafayette Avenue	Colonial	7	3	1.1	\$600,000	\$587,000	\$569,000	97.83%	103.16%	15
4 Dempster Road	Colonial	9	4	3.0	\$619,000	\$585,000	\$541,600	94.51%	108.01%	70
68 North Summit Avenue	Colonial	8	3	2.0	\$639,000	\$639,000	\$609,300	100.00%	104.87%	14
29 East Coleman Ave	CapeCod	8	4	2.0	\$649,000	\$655,000	\$559,100	100.92%	117.15%	15
207 Hillside Avenue	Custom	9	3	2.2	\$660,000	\$630,000	\$564,800	95.45%	111.54%	79
48 Jackson Avenue	Colonial	9	3	2.1	\$899,900	\$890,000	\$726,900	98.90%	122.44%	15
1 Broadview Terrace	CapeCod	10	4	3.0	\$1,199,000	\$1,225,000	\$995,500	102.17%	123.05%	10
<b>AVERAGES</b>					<b>\$703,754</b>	<b>\$698,765</b>		<b>99.18%</b>	<b>110.32%</b>	<b>29</b>

Average Days on Market	<b>29</b>
Average List Price	<b>703,754</b>
Average Sales Price	<b>\$698,765</b>
% of List Price to Sales Price	<b>99.18%</b>
Sales Price to Assessed Value Ratio	<b>110.32%</b>
# of Sold Homes for the Month	<b>9</b>



Margaret "Maggee" Miggins  
Broker Associate

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*"Relax...You're with Maggee"*



\*Information compiled from the Garden State Multiple Listing Service. Deemed Reliable but not Guaranteed\*

If you are currently listed with another broker please do not consider this a solicitation of your home.

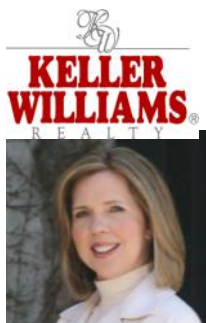
\*The average number of homes Realtors sold was provided by a NAR 2009 report

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Address	Style	Rooms	Bedrooms	Baths	List Price	Sales Price	Assessment	LP:SP	SP:AV	DOM
8F Vernon Lane	OneFloor	3	1	1.0	\$112,999	\$105,000	\$77,000	92.92%	136.36%	87
14C Kensington Road	OneFloor	4	1	1.0	\$235,000	\$215,000	\$278,500	91.49%	77.20%	40
14G Kensington Road	TwnIntUn	5	1	1.0	\$250,000	\$255,000	\$288,800	102.00%	88.30%	23
9D Heritage Drive	FirstFlr	4	1	1.0	\$268,000	\$252,000	\$268,800	94.03%	93.75%	78
6 Cedar Lane	CapeCod	6	3	1.0	\$335,000	\$335,000	\$412,900	100.00%	81.13%	1
110 Meyersville Road	CapeCod	6	3	1.1	\$389,900	\$360,000	\$356,500	92.33%	100.98%	114
316 Southern Boulevard	SplitLev	9	4	3.0	\$522,000	\$487,000	\$614,000	93.30%	79.32%	112
59 Hampton Way	Colonial	8	4	2.1	\$789,000	\$782,500	\$935,500	99.18%	83.65%	42
9 Joanna Way	Ranch	8	3	2.0	\$799,000	\$810,000	\$783,600	101.38%	103.37%	11
174 Meyersville Road	Colo/Cust	9	4	4.0	\$850,000	\$829,750	\$737,000	97.62%	112.58%	77
41 Rose Terrace	Colonial	7	3	2.1	\$875,000	\$845,000	\$738,800	96.57%	114.37%	31
15 Williams Drive	Colonial	10	4	3.0	\$938,000	\$910,000	\$748,300	97.01%	121.61%	114
85 Glenmere Drive	Colonial	10	4	2.1	\$1,189,000	\$1,160,000	\$1,074,400	97.56%	107.97%	10
47 Huron Drive	Colonial	11	4	2.1	\$1,195,000	\$1,150,000	\$1,061,600	96.23%	108.33%	44
142 Van Houton Avenue	Custom	10	5	4.0	\$1,195,000	\$1,120,000	\$1,140,400	93.72%	98.21%	86
28 Peppermill Road	Colonial	11	4	2.1	\$1,375,000	\$1,375,000	\$1,101,400	100.00%	124.84%	17
9 Crestwood Drive	Colonial	12	4	3.1	\$1,400,000	\$1,501,000	\$906,600	107.21%	165.56%	16
38 Rolling Hill Drive	Colonial	14	6	6.2	\$3,150,000	\$2,900,000	\$3,036,500	92.06%	95.50%	111
<b>AVERAGES</b>					<b>\$881,550</b>	<b>\$855,125</b>		<b>96.92%</b>	<b>105.17%</b>	<b>56</b>



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Average List Price	<b>\$881,550</b>
Average Sales Price	<b>\$855,125</b>
% of List Price to Sales Price	<b>96.92%</b>
Sales Price to Assessed Value Ratio	<b>105.17%</b>
# of Sold Homes for the Month	<b>18</b>

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\*Assessed Value averages are based only on homes with assessed values.\*

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