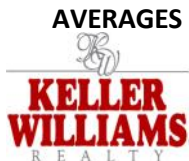


# Maplewood **September 2011** Market Activity

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.maplewoodhomevalues.com](http://www.maplewoodhomevalues.com)

Address	Style	Rooms	Bedrooms	Baths	Original	Sales Price	Assessment	LP:SP	SP:AV	Liveable	Price Per	DOM
					List Price					Area Sq Ft	Sq Ft	
136 Boyden Avenue	TwnIntUn	3	1	1.0	\$123,900	\$100,000	\$154,500	80.71%	64.72%	850	\$118	88
192 Burnet Avenue	TwnIntUn	5	2	1.0	\$239,000	\$91,000	\$171,800	38.08%	52.97%	960	\$95	1262
233 Parker Avenue	Colonial	7	3	1.0	\$275,000	\$265,000	\$210,100	96.36%	126.13%	1344	\$197	21
650 Ridgewood Road	Ranch/Cape	5	2	1.0	\$299,000	\$250,000	\$437,800	83.61%	57.10%	1264	\$198	36
15 Revere Avenue	CapeCod	7	4	2.0	\$339,900	\$325,000	\$308,800	95.62%	105.25%	1722	\$189	82
17 Oakland Road	Colonial	7	3	1.1	\$419,000	\$380,000	\$568,800	90.69%	66.81%	2517	\$151	71
387 Elmwood Avenue	Colonial/Tudor	9	3	1.1	\$539,000	\$410,000	\$480,900	76.07%	85.26%	2006	\$204	453
47 Parker Avenue	Colonial	7	3	2.2	\$445,000	\$415,000	\$427,300	93.26%	97.12%	2012	\$206	71
32 Collinwood Road	Colonial	8	3	1.2	\$519,000	\$429,000	\$516,900	82.66%	82.99%	2279	\$188	115
163 Oakland Road	Colonial/Tudor	8	4	1.1	\$469,900	\$430,000	\$477,200	91.51%	90.11%	1673	\$257	70
409 Ridgewood Road	Colonial	6	3	2.1	\$589,000	\$438,000	\$501,800	74.36%	87.29%	1898	\$231	493
11 Franklin Place	Colonial	8	4	2.1	\$459,000	\$459,000	\$447,900	100.00%	102.48%	1820	\$252	13
22 Madison Avenue	Colonial	8	4	1.2	\$515,000	\$465,000	\$501,700	90.29%	92.68%	1950	\$238	50
45 Bowdoin Street	Colonial	10	4	2.1	\$558,900	\$520,000	\$534,300	93.04%	97.32%	2459	\$211	81
57 Highland Avenue	SplitLev	8	3	2.2	\$548,000	\$536,000	\$479,000	97.81%	111.90%	3005	\$178	39
11 Brookside Drive	Colonial	7	3	2.1	\$550,000	\$555,000	\$463,400	100.91%	119.77%	1704	\$326	24
1 Saint Lawrence Avenue	Colonial	9	4	2.0	\$599,000	\$535,000	\$525,400	89.32%	101.83%	1954	\$274	79
15 Suffolk Avenue	Colonial	8	4	3.1	\$639,000	\$520,000	\$565,800	81.38%	91.91%	2401	\$217	84
33 Kendal Avenue	Colonial	8	4	2.1	\$649,000	\$589,000	\$554,800	90.76%	106.16%	2057	\$286	84
662 Prospect Street	Colonial	10	5	3.1	\$619,000	\$619,000	\$519,200	100.00%	119.22%	2232	\$277	46
27 Girard Place	Colo/Custom	12	5	3.1	\$659,000	\$655,000	\$636,600	99.39%	102.89%	2701	\$243	3
105 Durand Road	Colonial	9	4	2.1	\$759,000	\$650,000	\$678,600	85.64%	95.79%	2484	\$262	326
8 Maryland Road	Colonial	9	4	3.2	\$815,000	\$760,000	\$685,100	93.25%	110.93%	2929	\$259	84
<b>AVERAGES</b>					\$505,548	\$452,000		88.03%	94.29%	2010	\$220	160



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"Relax...You're with Maggee"

Average Days on Market	<b>160</b>
Average List Price	<b>\$505,548</b>
Average Sales Price	<b>\$452,000</b>
% of List Price to Sales Price	<b>88.03%</b>
Average Price per SF	<b>\$220</b>
Sales Price to Assessed Value Ratio	<b>94.29%</b>
# of Sold Homes for the Month	<b>23</b>

\*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.

\*Liveable area square footage taken from 2011 Re-Evaluations and are considered approximate\*

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