

Chatham Boro **April 2011** Market Activity

Want to know what your home is worth? Visit www.ChathamHouseValues.com

Address	Style	Rooms	List Price	Sales Price	Total Assessment	Close Date	DOM	LP:SP	SP:AV
54 Woodland Road	SplitLev	9	\$505,000	\$495,000	\$480,800	4/15/2011	14	98.02%	1.03
153 N Passaic Avenue	Colonial	9	\$516,000	\$516,000	\$481,700	4/29/2011	21	100.00%	1.07
16 University Avenue	Colonial	8	\$550,000	\$550,000	\$521,200	4/15/2011	14	100.00%	1.06
61 Weston Avenue	Colonial	7	\$597,000	\$575,000	\$588,800	4/1/2011	78	96.31%	0.98
54 Summit Avenue	Colonial	7	\$625,000	\$615,000	\$508,500	4/26/2011	43	98.40%	1.21
21 Coleman Avenue W	Colonial	7	\$769,000	\$756,000	\$613,500	4/1/2011	47	98.31%	1.23
15 Meadowbrook Road	Colonial	7	\$835,000	\$860,000	\$736,100	4/20/2011	22	102.99%	1.17
15 Sussex Avenue	Colonial	10	\$885,000	\$860,000	\$712,500	4/18/2011	30	97.18%	1.21
20 Harvard Street	Colonial	9	\$950,000	\$961,000	\$508,400	4/28/2011	84	101.16%	1.89
11 Inwood Road	CapeCod	10	\$1,285,000	\$1,295,000	\$1,079,000	4/1/2011	8	100.78%	1.20
170 Weston Avenue	Colonial	8	\$1,299,000	\$1,275,000	\$0	4/8/2011	179	98.15%	0.00
AVERAGES			\$801,455	\$796,182			49	99.34%	1.09



Margaret "Maggee" Miggins
Broker Associate

The Miggins Group
973.376.8990 – Direct
973.879.9711 – Cell
973.376.0033 x309 – Office
maggee@migginsrealestate.com
www.MigginsRealEstate.com
"Relax... You're with Maggee"

Average Days on Market	49
Average List Price	\$801,455
Average Sales Price	\$796,182
% of List Price to Sales Price	99.34%
Sales Price to Assessed Value Ratio	1.09
# of Sold Homes for the Month	11

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

*if your house is currently listed with another broker, please do not consider this a solicitation of your home.

Chatham Twp **April 2011** Market Activity

Want to know what your home is worth? Visit www.ChathamHouseValues.com

Address	Style	Rooms	List Price	Sales Price	Total Assessment	Close Date	DOM	LP:SP	SP:AV
21E Kensington Road	OneFloor	4	\$220,000	\$210,000	\$268,600	4/27/2011	71	95.45%	0.78
11B Heritage Drive	FirstFlr	4	\$248,000	\$245,000	\$266,600	4/20/2011	6	98.79%	0.92
26B Heritage Drive	FirstFlr	5	\$349,000	\$342,000	\$359,200	4/13/2011	11	97.99%	0.95
159 Riveredge Drive	TwnEndUn	6	\$499,900	\$495,000	\$500,200	4/29/2011	41	99.02%	0.99
191 Terrace Drive	TwnIntUn	6	\$520,000	\$487,500	\$471,700	4/13/2011	135	93.75%	1.03
185 Terrace Drive	TwnIntUn	6	\$549,000	\$535,000	\$450,800	4/4/2011	105	97.45%	1.19
17 Johnson Drive	Colonial	9	\$595,000	\$621,388	\$587,200	4/11/2011	16	104.43%	1.06
298 Fairmount Avenue	Colonial	8	\$869,000	\$849,000	\$716,700	4/29/2011	16	97.70%	1.18
12 Yarmouth Road	CapeCod	8	\$875,000	\$845,000	\$646,000	4/29/2011	28	96.57%	0.00
176 Lafayette Avenue	Colonial	10	\$899,000	\$925,000	\$716,600	4/13/2011	6	102.89%	0.00
61 Dellwood Avenue	Colonial	13	\$2,180,000	\$2,125,000	\$1,562,600	4/19/2011	11	97.48%	1.36
1 Warwick Road	Colonial	16	\$2,249,000	\$2,182,000	\$2,125,100	4/19/2011	125	97.02%	1.03
56 Dale Drive	Colonial	14	\$2,500,000	\$2,500,000	\$0	4/1/2011	32	100.00%	0.00
AVERAGES			\$965,608	\$950,914			46	98.48%	0.81



Margaret "Maggee" Miggins
Broker Associate

The Miggins Group

973.376.8990 – Direct

973.879.9711 – Cell

973.376.0033 x309 – Office

maggee@migginsrealestate.com

www.MigginsRealEstate.com

"Relax... You're with Maggee"

Average Days on Market	46
Average List Price	\$965,608
Average Sales Price	\$950,914
% of List Price to Sales Price	98.48%
Sales Price to Assessed Value Ratio	0.80
# of Sold Homes for the Month	13

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

*if your house is currently listed with another broker, please do not consider this a solicitation of your home.