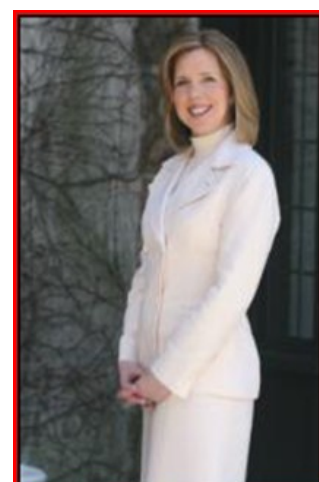




## Madison **May 2010** Market Activity

Units	Address	Style	List Price	Sales Price	Total Assess	Close Date	DOM	LP:SP	SP:AV
1	7 Samson Avenue	Colonial	\$299900	\$305000	\$267600	5/21/2010	66	101.70%	1.14
2	43 Brittin Street	Colonial	\$410000	\$415000	\$210800	5/12/2010	11	101.20%	1.97
3	318 Main Street	TwnIntUn	\$450000	\$435000	\$236800	5/14/2010	30	96.70%	1.84
4	2 Amelia Court	TwnEndUn	\$525000	\$515000	\$368900	5/28/2010	248	98.10%	1.4
5	87 Fairfax Court	TwnIntUn	\$525000	\$508500	\$272100	5/10/2010	23	96.90%	1.87
6	260 Oxford Court	TwnIntUn	\$565000	\$537500	\$295500	5/18/2010	31	95.10%	1.82
7	18 Lewis Drive	Colonial	\$729900	\$751000	\$379500	5/10/2010	13	102.90%	1.98
8	45 Valley Road	Colonial	\$939900	\$920000	\$289000	5/26/2010	53	97.90%	3.18
9	24 Alma Avenue	Colonial	\$995000	\$990000	\$529800	5/24/2010	51	99.50%	1.87
10	107 Garfield Avenue	Colonial	\$2250000	\$2000000		5/3/2010	89	88.90%	0
<b>AVERAGES</b>			<b>\$768970</b>	<b>\$737700</b>			<b>62</b>	<b>95.93%</b>	<b>1.9</b>



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<b>Average Days on Market</b>	<b>62</b>
<b>Average List Price</b>	<b>\$768,970</b>
<b>Average Sales Price</b>	<b>\$737,700</b>
<b>% of List Price to Sales Price</b>	<b>95.93%</b>
<b>Sales Price to Assessed Value Ratio</b>	<b>1.9</b>
<b># of Units for the Month</b>	<b>10</b>