

Madison **March 2011** Market Activity

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Address	Style	Rooms	List Price	Sales Price	Total Assess	Close Date	DOM	LP:SP	SP:AV
16 Canterbury Road	SplitLev	7	\$249,000	\$280,000	\$249,400	3/24/2011	2	112.45%	1.12
35 Shadylawn Drive	Colonial	8	\$395,000	\$375,000	\$313,900	3/1/2011	53	94.94%	1.19
28 Belmont Avenue	Colonial	9	\$399,000	\$350,000	\$203,400	3/31/2011	512	87.72%	1.72
71 Greenwood Avenue	Ranch	4	\$399,900	\$395,000	\$239,200	3/30/2011	8	98.77%	1.65
5 Sherwood Avenue	CapeCod	9	\$425,000	\$400,000	\$278,300	3/30/2011	30	94.12%	1.44
48 Shadylawn Drive	CapeCod	8	\$449,900	\$417,500	\$349,200	3/7/2011	111	92.80%	1.20
54 Elm Street	SplitLev	8	\$549,000	\$522,500	\$282,200	3/24/2011	12	95.17%	1.85
2 Burnet Road	Ranch	10	\$560,000	\$545,000	\$272,700	3/31/2011	20	97.32%	2.00
17 Green Village Road	Colonial	10	\$599,000	\$500,000	\$388,700	3/22/2011	261	83.47%	1.29
AVERAGES			\$447,311	\$420,556			112	94.02%	1.50



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"Relax... You're with Maggee"

Average Days on Market	112
Average List Price	\$447,311
Average Sales Price	\$420,556
% of List Price to Sales Price	94.02%
Sales Price to Assessed Value Ratio	1.50
# of Sold Homes for the Month	9

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.