



Maplewood  
February 2010

Buy and Sell Smarter™  
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What can I say? My predictions are coming true! February shaped up to be just as great as January in terms of homes selling. We recently had a listing that sold in two weeks with competing offers. So we have buyers just waiting to purchase in specific locations around town. As I always say, now is a great time to be in Real Estate! It's not too late to get in the game and take advantage of the tax rebate all the while getting the right price for your home.

Regards,  
Maggee

Address	Style	Bedrooms	Baths	List Price	Sale Price	Percent of Sale Price	DOM
71 Broadview Avenue	Colonial	3	1	\$134,700	\$155,000	115.07%	9
63 Woodside Road	Colonial	3	1.1	\$187,500	\$182,000	97.07%	98
46 Schaefer Road	Cape Cod	3	1	\$269,900	\$263,000	97.44%	172
54 Burroughs Way	Tudor	3	3	\$449,000	\$505,000	112.47%	11
534 Summit Avenue	Colonial	3	1.1	\$519,000	\$510,000	98.27%	65
605 Ridgewood Road	Colonial	3	3	\$539,000	\$515,000	95.55%	156
22 Sunset Terrace	Colonial	4	1.1	\$559,000	\$543,500	97.23%	14
12-14 Courter Avenue	Colonial	4	2	\$575,000	\$580,500	100.96%	13
192 Wyoming Avenue	Colonial	6	4.2	\$769,900	\$755,000	98.06%	159
36 Cinton Avenue	Colonial	5	3.1	\$819,000	\$780,000	95.24%	31
10 Woodhill Drive	Colonial	5	3.1	\$869,000	\$845,000	97.24%	20
624 Ridgewood Road	Victorian	8	3.1	\$1,099,000	\$1,025,000	93.27%	218

\*Each office is independently owned and operated \*\*If your house is currently listed with another broker, please do not consider this a solicitation of your home

\*\*\*Source: Garden State Multiple Listing Service. Information deemed RELIABLE but not GUARANTEED.



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Offices in Summit and Short Hills

