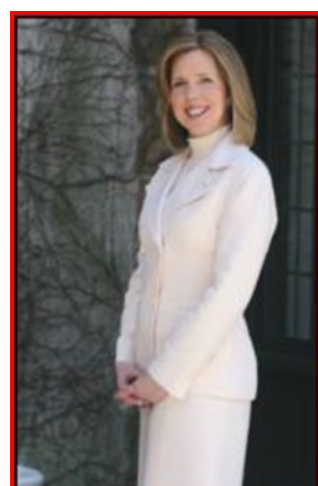
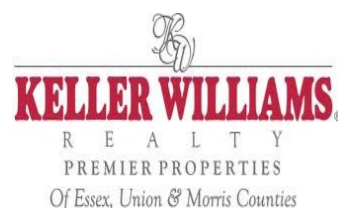




Maplewood **December 2010** Market Activity

Know what your home is worth Visit www.MaplewoodHouseValues.com

Address	Style	List Price	Sales Price	Old Assessment	SP:AV	New Assessment	SP:AV	DOM	LP:SP
35 Wellesley Street	Colonial	\$130,000	\$156,888	\$128,800	1.22	\$226,100	0.69	25	120.68%
71 Hughes Street	Colonial	\$218,900	\$200,000	\$144,100	1.39	\$214,900	0.93	211	91.37%
17 Porter Road	CapeCod	\$225,000	\$215,000	\$130,700	1.64	\$222,800	0.96	56	95.56%
64 Orchard Road	Colonial	\$239,000	\$233,000	\$164,600	1.42	\$285,200	0.82	102	97.49%
57 Revere Avenue	Colonial	\$299,900	\$299,000	\$133,600	2.24	\$237,000	1.26	60	99.70%
93 Midland Boulevard	Colonial	\$305,000	\$307,000	\$240,300	1.28	\$357,500	0.86	21	100.66%
33 Meadowbrook Road	Colonial	\$315,000	\$310,000	\$161,700	1.92	\$288,000	1.08	148	98.41%
191 Parker Avenue	Bungalow	\$380,000	\$349,000	\$188,200	1.85	330,100	1.06	17	91.84%
140 Tuscan Road	Colonial	\$399,900	\$389,000	\$256,000	1.52	416,500	0.93	33	97.27%
540 Summit Avenue	Colonial	\$438,500	\$432,500	\$292,300	1.48	477,700	0.91	8	98.63%
432 Lenox Place	RanchExp	\$499,900	\$440,000	\$266,900	1.65	479,300	0.92	174	88.02%
31 Burnet Street	Colonial	\$575,000	\$570,000	\$303,100	1.88	503,400	1.13	25	99.13%
20 Collinwood Road	Colonial	\$599,999	\$582,500	\$368,500	1.58	525,600	1.11	62	97.08%
32 Burnet Street	Victrian	\$645,000	\$625,000	\$342,800	1.82	492,200	1.27	26	96.90%
89 Collinwood Road, South	Colonial	\$649,000	\$560,000	\$515,400	1.09	669,300	0.84	0	86.29%
566 Ridgewood Road	Colonial	\$773,000	\$615,000	\$486,300	1.26	707,500	0.87	38	79.56%
116 Maplewood Avenue	Colonial	\$860,000	\$810,000	\$446,900	1.81	670,400	1.21	37	94.19%
AVERAGES		\$444,300	\$417,288		1.59		0.99	61.35	93.92%



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Average Days on Market	61.35
Average List Price	\$444,300
Average Sales Price	\$417,288
% of List Price to Sales Price	93.92%
Sales Price to Old Assessed Value Ratio	1.59
Sales Price to New Assessed Value Ratio	0.99
# of Units for the Month	17