

Maplewood **May 2011** Market Activity

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Address	Style	Rooms	List Price	Sales Price	New Assessment	LP:SP	SP:AV	Liveable Area SF	Price per SF	DOM
90 Hillcrest Road	Colonial	8	\$149,900	\$119,900	\$191,000	80%	63%	1,488	\$81	53
12 William Street	Colonial	8	\$225,000	\$215,000	\$238,700	96%	90%	1,538	\$140	120
59 Union Avenue	Colonial	6	\$230,000	\$235,000	\$220,600	102%	107%	1,116	\$211	101
9 S Pierson Road	Colonial	9	\$385,000	\$363,000	\$349,400	94%	104%	1,413	\$257	63
21 Park Avenue	Bi-Level	9	\$385,000	\$330,000	\$412,600	86%	80%	2,146	\$154	64
29 Kensington Terrace	Colonial	6	\$395,000	\$405,200	\$367,800	103%	110%	1,317	\$308	14
64 Maplewood Avenue	Bungalow	7	\$425,000	\$450,000	\$501,900	106%	90%	1,688	\$267	46
464 Ridgewood Road	Colonial	8	\$435,000	\$450,000	\$458,500	103%	98%	1,820	\$247	38
45 S Pierson Road	Colonial	8	\$449,000	\$425,000	\$362,500	95%	117%	1,404	\$303	63
134 Tuscan Road	Colonial	10	\$469,000	\$469,000	\$408,800	100%	115%	1,754	\$267	7
14 Dehart Road	Colonial	9	\$469,900	\$460,000	\$517,500	98%	89%	2,250	\$204	170
133 Midland Boulevard	Contemp	5	\$489,000	\$455,000	\$385,400	93%	118%	1,698	\$268	136
6 Yale Street	Colonial	9	\$495,000	\$477,500	\$450,400	96%	106%	1,824	\$262	68
675 Prospect Street	Colonial	8	\$499,000	\$476,000	\$461,500	95%	103%	1,926	\$247	74
13 Madison Avenue	Colonial	8	\$535,000	\$530,000	\$479,100	99%	111%	1,870	\$283	22
506 Summit Avenue	Colonial	11	\$549,000	\$549,100	\$687,800	100%	80%	2,773	\$198	62
10 Evergreen Place	Tudor	7	\$550,000	\$520,000	\$478,100	95%	109%	1,576	\$330	32
492 Ridgewood Road	Colonial	10	\$599,000	\$599,000	\$601,200	100%	100%	2,470	\$243	11
62 Salter Place	Colonial	8	\$599,000	\$590,000	\$537,100	98%	110%	2,088	\$283	9
16 Evergreen Place	Colonial	10	\$625,000	\$625,000	\$448,900	100%	139%	1,714	\$365	34
12-14 Park Road	Colonial	10	\$639,000	\$639,000	\$538,900	100%	119%	2,351	\$272	13
16 Colonial Terrace	Colonial	11	\$679,000	\$605,000	\$586,800	89%	103%	2,809	\$215	20
26 Claremont Drive	Tudor	9	\$699,000	\$635,000	\$615,800	91%	103%	2,594	\$245	131
512 Prospect Street	Colonial	12	\$699,900	\$710,000	\$572,500	101%	124%	2,949	\$241	39
62 Durand Road	Colonial	11	\$899,000	\$850,000	\$715,100	95%	119%	3,052	\$279	110
31 Curtis Place	Colonial	11	\$929,000	\$875,000	\$781,000	94%	112%	3,160	\$277	16
Averages			\$519,335	\$502,219		97%	104%		\$248	58



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"Relax...You're with Maggee"

Average Days on Market	58
Average List Price	\$519,335
Average Sales Price	\$502,219
% of List Price to Sales Price	97%
Average Price per SF	\$248
# of Sold Homes for the Month	26
Sales Price to Assessed Value Ratio	104%

Information compiled from the Garden State Multiple Listing Service. Deemed Reliable but not Guaranteed. Liveable area square footage taken from 2011 Re-Evaluations.