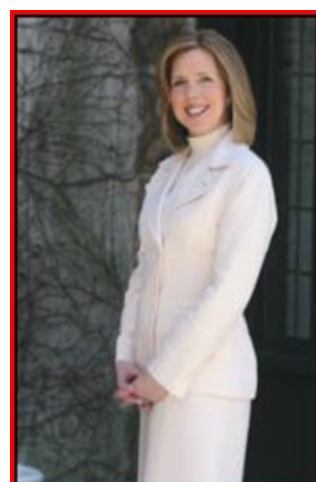




Millburn/Short Hills **April 2010** Market Activity

Units	Address	Style	List Price	Sales Price	Total Assess	Close Date	DOM	LP:SP	SP:AV
1	9 Orchard Street	Colonial	\$429000	\$404000	\$347800	4/5/2010	5	94.17%	1.16
2	40 Rawley Place	Colonial	\$645000	\$625000	\$650600	4/16/2010	56	96.90%	0.96
3	21 South Mountain Road	Tudor	\$719000	\$711000	\$700000	4/27/2010	12	98.89%	1.02
4	3 Southern Slope Drive	Colonial	\$864500	\$865500	\$800500	4/6/2010	33	100%	1.08
5	19 Exeter Road	Colonial	\$875000	\$880000	\$902200	4/27/2010	22	100%	0.98
6	27 Hobart Avenue	SplitLev	\$890000	\$888888	\$904000	4/23/2010	16	99.88%	0.98
7	44 East Hartshorn Drive	CapeCod	\$975000	\$1100000	\$829500	4/1/2010	0	112.82%	1.33
8	28 Pine Terrace West	Colonial	\$1095000	\$1130000	\$962900	4/16/2010	16	103.20%	1.17
9	10 Marion Avenue	Colonial	\$1099000	\$1095000	\$939400	4/30/2010	1	99.64%	1.17
10	47 Troy Drive	Colonial	\$1199000	\$1160000	\$1087000	4/23/2010	8	96.75%	1.07
11	195 Hartshorn Dr	SplitLev	\$1295000	\$1200000	\$1241900	4/30/2010	42	92.66%	0.97
12	374 Hartshorn Drive	Custom	\$1299000	\$1280000	\$1115200	4/9/2010	149	98.54%	1.15
13	41 Martindale Road	Colonial	\$1395000	\$1252515	\$1136800	4/9/2010	60	89.79%	1.1
14	21 Cambridge Drive	RanchExp	\$1595000	\$1575000	\$1400000	4/15/2010	39	98.75%	1.13
15	14 Fielding Road	Custom	\$1875000	\$1825000	\$1563300	4/30/2010	61	97.33%	1.17
16	34 Quaker Road	Colonial	\$1999900	\$2062500	\$0	4/22/2010	12	103.13%	0
17	11 Barberry Lane	Colonial	\$4385000	\$4125000	\$0	4/16/2010	139	94.07%	0
AVERAGES			\$1331455	\$1304670			39	97.98%	0.96



The Maggee Miggin's Group
 973.376.8990-office
 973.879.9711-cell
maggee@migginsrealestate.com
www.maplewoodhousevalues.com
"Relax...You're with Maggee"

Average Days on Market 39
Average List Price \$1,331,455
Average Sales Price \$1,304,670
% of List Price to Sales Price 97.98%
Sales Price to Assessed Value Ratio 0.96
of Units for the Month 17