

Mountainside **March 2011** Market Activity

Want to know what your home is worth? Visit www.MigginsHouseValues.com

Address	Style	Rooms	List Price	Sales Price	Total Assessment	Close Date	DOM	LP:SP	SP:AV
1271 Cedar Avenue	Cape Cod	7	\$378,900	\$384,000	\$108,100	3/18/2011	17	101.35%	3.55
1413 Whipporwill Way	Colonial	8	\$450,000	\$455,000	\$176,100	3/3/2011	31	101.11%	2.58
348 Ackerman Avenue	Colonial	7	\$500,000	\$455,000	\$152,200	3/4/2011	28	91.00%	2.99
163 Mountainview Drive	Ranch	8	\$599,000	\$577,500	\$182,000	3/15/2011	26	96.41%	3.17
236 Beechwood Court	Colonial	9	\$735,000	\$707,000	\$208,200	3/28/2011	174	96.19%	3.40
AVERAGES			\$532,580	\$515,700			55	96.83%	3.14



Margaret "Maggee" Miggins
Broker Associate

The Miggins Group

973.376.8990 – Direct

973.879.9711 – Cell

973.376.0033 x309 – Office

maggee@migginsrealestate.com

www.MigginsRealEstate.com

"Relax... You're with Maggee"

Average Days on Market	55
Average List Price	\$532,580
Average Sales Price	\$515,700
% of List Price to Sales Price	96.83%
Sales Price to Assessed Value Ratio	3.14
# of Sold Homes for the Month	5

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.