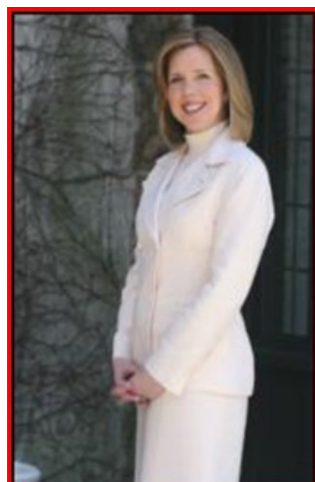




Mountainside **October 2010** Market Activity

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Units	Address	Style	List Price	Sales Price	Total Assess	Close Date	DOM	LP:SP	SP:AV
1	1433 Coles Avenue	Ranch	\$400,000	\$411,280	\$193,400	10/28/2010	11	102.82%	2.32
2	155 Sunrise Parkway	SplitLev	\$469,000	\$448,000	\$102,400	10/29/2010	21	95.52%	4.79
3	374 Forest Hill Way	Colonial	\$509,900	\$490,000	\$155,700	10/05/2010	132	96.10%	3.45
4	1479 Fox Trail	RanchExp	\$549,999	\$537,500	\$218,200	10/30/2010	120	97.73%	3.04
5	1260 Cedar Avenue	Colonial	\$689,000	\$662,500	\$72,800	10/07/2010	37	96.15%	9.10
6	1078 Sunny View Road	Colonial	\$699,000	\$669,500	\$184,100	10/28/2010	20	95.78%	3.63
AVERAGES			\$552,817	\$536,463			57	97.04%	4.39



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Average Days on Market	57
Average List Price	\$552,817
Average Sales Price	\$536,463
% of List Price to Sales Price	97.04%
Sales Price to Assessed Value Ratio	4.39
# of Units for the Month	6