



South Orange
February 2010

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What can I say? My predictions are coming true! February shaped up to be just as great as January in terms of homes selling. We recently had a listing that sold in two weeks with competing offers. So we have buyers just waiting to purchase in specific locations around town. As I always say, now is a great time to be in Real Estate! It's not too late to get in the game and take advantage of the tax rebate all the while getting the right price for your home.

Regards,
Maggee

Address	Style	Bedrooms	Baths	List Price	Sale Price	Percent of Sale Price	DOM
61 2nd Street	Colonial	3	1	\$249,900	\$245,000	98.04%	151
45 University Court	Colonial	4	3	\$249,900	\$245,000	98.04%	36
179 West Fairview Avenue	Colonial	2	1.1	\$299,900	\$310,000	103.37%	57
124 Milton Place	Colonial	5	2.1	\$395,000	\$390,000	98.73%	17
17-25 Church Street Unit 2	One Floor Unit	3	2	\$423,800	\$400,000	94.38%	261
321 Wyoming Avenue 1D	Townhouse End Unit	3	3.1	\$425,000	\$400,000	94.12%	132
198 Underhill Road	Expanded Ranch	3	2	\$459,000	\$410,000	89.32%	159
303 Vose Avenue	Colonial	4	3	\$525,000	\$510,000	97.14%	58
13 Tillou Road West	Townhouse End Unit	4	5.1	\$899,000	\$845,000	93.99%	123

*Each office is independently owned and operated **If your house is currently listed with another broker, please do not consider this a solicitation of your home

***Source: Garden State Multiple Listing Service. Information deemed RELIABLE but not GUARANTEED.



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Offices in Summit and Short Hills

