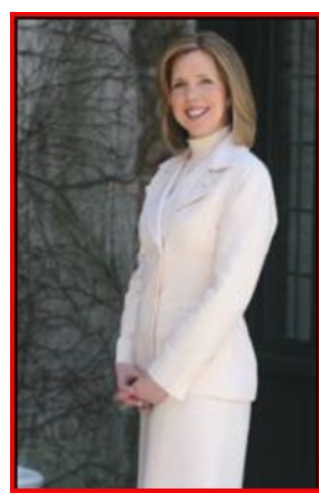




South Orange **June 2010** Market Activity

Units	Address	Style	List Price	Sales Price	Total Assess	Close Date	DOM	LP:SP	SP:AV
1	609 S Orange Avenue	HighRise	\$168000	\$125000	\$214400	6/1/2010	44	74.40%	0.58
2	190 Village Road	Victrian	\$172400	\$182400	\$439400	6/30/2010	32	105.80%	0.42
2	9 2Nd Street	Colonial	\$299100	\$295000	\$299400	6/3/2010	17	99%	0.99
3	46 S Ridgewood Road	Colonial	\$300000	\$287000	\$278600	6/18/2010	17	95.67%	1.03
4	111 Sherman Place	Colonial	\$449000	\$430000	\$407100	6/11/2010	64	95.77%	1.06
5	41 S Ridgewood Road	CapeCod	\$449000	\$425000	\$335000	6/7/2010	61	94.65%	1.27
6	225 Vose Avenue	Colonial	\$492000	\$492000	\$417100	6/21/2010	10	100%	1.18
7	426 Lenox Place	Colonial	\$509000	\$495000	\$499900	6/25/2010	22	97.25%	0.99
8	19 Glenview Road	RanchRas	\$549000	\$530000	\$783000	6/9/2010	45	96.54%	0.68
9	528 Hartford Court	Colonial	\$579000	\$552500	\$708700	6/4/2010	33	95%	0.78
10	106 Hemlock Terrace	Colonial	\$650000	\$681500	\$615300	6/29/2010	16	104.85%	1.11
11	27 Hoskier Road	Colonial	\$715000	\$690000	\$726000	6/25/2010	15	96.50%	0.95
12	357 Beechspring Road	Tudor	\$728000	\$700000	\$866300	6/11/2010	79	96.15%	0.81
13	66 Speir Drive	Custom	\$769000	\$720000	\$832700	6/26/2010	59	93.63%	0.86
14	358 Hartford Road	Victrian	\$899000	\$900000	\$788200	6/29/2010	11	100.11%	1.14
AVERAGES			\$515167	\$500360			37	97%	0.82



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 34
Average List Price \$515,167
Average Sales Price \$500,360
% of List Price to Sales Price 97%
Sales Price to Assessed Value Ratio 0.82
of Units for the Month 14