

Springfield **April 2011** Market Activity

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Address	Style	Rooms	List Price	Sales Price	Total	Close Date	DOM	LP:SP	SP:AV
469 Mountain Avenue	CapeCod	8	\$300,000	\$290,000	\$122,400	4/15/2011	427	96.67%	2.37
492 Meisel Avenue	CapeCod	9	\$325,000	\$305,000	\$150,300	4/27/2011	13	93.85%	2.03
32 Woodcrest Circle	CapeCod	7	\$329,900	\$290,000	\$133,800	4/6/2011	14	87.91%	2.17
26 Cambridge Terrace	Ranch	6	\$360,000	\$352,500	\$126,800	4/2/2011	20	97.92%	2.78
131 Briar Hills Circle	SplitLev	8	\$439,900	\$430,000	\$173,100	4/25/2011	65	97.75%	2.48
7 Prospect Place	Colonial	8	\$445,000	\$430,000	\$182,100	4/1/2011	74	96.63%	2.36
35 Littlebrook Road	Ranch	9	\$525,000	\$450,000	\$247,100	4/1/2011	65	85.71%	1.82
AVERAGES			\$389,257	\$363,929			97	93.49%	2.29



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Average Days on Market	97
Average List Price	\$389,257
Average Sales Price	\$363,929
% of List Price to Sales Price	\$93.49%
Sales Price to Assessed Value Ratio	2.29
# of Sold Homes for the Month	7

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.