



Summit **June 2010** Market Activity

Units	Address	Style	List Price	Sales Price	Total Assess	Close Date	DOM	LP:SP	SP:AV
1	145 Morris Avenue	CapeCod	\$229900	\$240100	\$221600	6/21/2010	27	104.44%	1.08
2	417 Morris Avenue, Unit 25	TwnIntUn	\$300000	\$290000	\$103400	6/21/2010	56	96.67%	2.8
3	92 Springfield Avenue	CapeCod	\$429000	\$380000	\$157600	6/15/2010	176	89%	2.41
4	19 Milton Avenue	SplitLev	\$449000	\$419000	\$188500	6/11/2010	93	93.32%	2.22
5	55 Harvey Drive	Ranch	\$460000	\$462200	\$220300	6/11/2010	12	100.48%	2.1
6	66 Glenside Avenue	CapeCod	\$479000	\$469000	\$176200	6/2/2010	165	97.91%	2.66
7	11 Euclid Avenue Unit 6A	OneFloor	\$480000	\$492000	\$237400	6/3/2010	32	103%	2.07
8	25 Russell Place	Colonial	\$489000	\$475000	\$197300	6/18/2010	23	97.14%	2.41
9	209 Kent Place Boulevard	Colonial	\$525000	\$480000	\$302400	6/2/2010	21	91.43%	1.59
10	19 Ridgedale Avenue	Colonial	\$549000	\$530000	\$204500	6/15/2010	26	97%	2.59
11	594 Springfield Avenue	Colonial	\$555000	\$555000	\$241400	6/21/2010	8	100.00%	2.3
12	15 Fay Place	SplitLev	\$559000	\$550000	\$214300	6/28/2010	16	98.39%	2.57
13	18 Brainerd Road	SplitLev	\$619000	\$630000	\$229500	6/25/2010	9	101.78%	2.75
14	54 Stockton Road	SplitLev	\$619000	\$619000	\$267600	6/11/2010	10	100.00%	2.31
15	169 Broad Street	Colonial	\$619000	\$570000	\$303800	6/1/2010	187	92.08%	1.88
16	66 Wade Drive	SplitLev	\$639000	\$639000	\$247300	6/25/2010	4	100%	2.58
17	116 Essex Road	SplitLev	\$693000	\$657500	\$271700	6/11/2010	69	94.88%	2.42
18	614 Springfield Avenue	Colonial	\$699000	\$699000	\$384100	6/29/2010	72	100%	1.82
19	78 Ashwood Avenue	Colonial	\$699000	\$690000	\$310600	6/29/2010	18	98.71%	2.22
20	74 Eggers Court	TwnEndUn	\$719000	\$639000	\$319200	6/1/2010	0	88.87%	2
21	78 Eggers Court	TwnIntUn	\$759000	\$759000	\$310800	6/17/2010	0	100.00%	2.44
22	47 Eggers Court	TwnIntUn	\$769000	\$715000	\$310800	6/11/2010	264	92.98%	2.3
23	21 Ashland Road	Colonial	\$795000	\$872500	\$295900	6/25/2010	7	110%	2.95
24	138 Pine Grove Avenue	Colonial	\$795000	\$785000	\$356000	6/25/2010	32	98.74%	2.21
25	143 Blackburn Road	Colonial	\$850000	\$850000	\$398400	6/22/2010	8	100.00%	2.13



The Maggee Miggin's Group

973.376.8990-office

973.879.9711-cell

maggee@migginsrealestate.com

www.maplewoodhousevalues.com

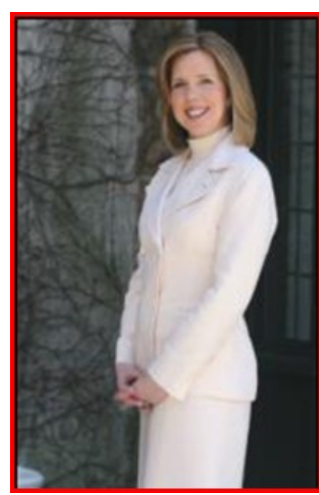
"Relax...You're with Maggee"

Continued on the next page



Summit **June 2010** Market Activity

Units	Address	Style	List Price	Sales Price	Total Assess	Close Date	DOM	LP:SP	SP:AV
26	27 Pine Grove Avenue	Colonial	\$899000	\$936000	\$412500	6/28/2010	14	104.12%	2.27
27	3 Manor Hill Road	Colonial	\$900000	\$900000	\$509000	6/21/2010	10	100.00%	1.77
28	16 Blackburn Road	Colonial	\$929900	\$951000	\$373400	6/2/2010	16	102%	2.55
29	22 Madison Avenuu	Colonial	\$939000	\$929000	\$367100	6/30/2010	11	98.94%	2.53
30	10 Rotary Drive	Ranch	\$945000	\$975000	\$421600	6/24/2010	2	103.17%	2.31
31	47 Tanglewood Drive	SplitLev	\$999000	\$940000	\$472100	6/1/2010	35	94.09%	1.99
32	1 Lenox Road	Colonial	\$999000	\$979000	\$702100	6/24/2010	198	98%	1.39
33	67 Elm Street	Colonial	\$1099000	\$1075000	\$532700	6/17/2010	49	97.82%	2.02
34	89 Beechwood Road	Colonial	\$1120000	\$1080000	\$622600	6/15/2010	43	96.43%	1.73
35	27 Glen Oaks Avenue	Colonial	\$1125000	\$1205000	\$463300	6/30/2010	92	107%	2.6
36	85 Maple Street	Colonial	\$1179000	\$1205900	\$601300	6/24/2010	11	102.28%	2.01
37	41 Glendale Road	Colonial	\$1195000	\$1150000	\$563900	6/25/2010	16	96.23%	2.04
38	25 Norwood Ave Apartment 3	TwnIntUn	\$1195000	\$1125000	\$653800	6/18/2010	16	94.14%	1.72
39	45 Linden Place	Colonial	\$1295000	\$1333000	\$544300	6/7/2010	6	102.93%	2.45
40	24 Windsor Road	Colonial	\$1450000	\$1480000	\$480600	6/24/2010	2	102.07%	3.08
41	7 Ramsey Drive	Colonial	\$1465000	\$1475000	\$714400	6/21/2010	12	101%	2.06



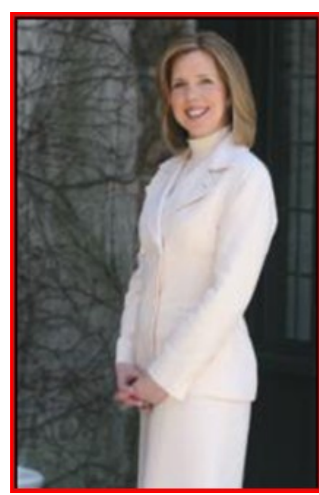
The Maggee Miggin's Group
 973.376.8990-office
 973.879.9711-cell
maggee@migginsrealestate.com
www.maplewoodhousevalues.com
"Relax...You're with Maggee"

Continued on the next page



Summit **June 2010** Market Activity

Units	Address	Style	List Price	Sales Price	Total Assess	Close Date	DOM	LP:SP	SP:AV
42	2 Woodmere Drive	Colonial	\$1550000	\$1475000	\$903000	6/1/2010	53	95.16%	1.63
43	41 Templar Way	Colonial	\$1600000	\$1600000	\$761900	6/2/2010	0	100.00%	2.1
44	225 Ashland Road	Colonial	\$1675000	\$1625000	\$255400	6/17/2010	6	97%	6.36
45	43 Portland Road	Colonial	\$1675000	\$1625000	\$852000	6/30/2010	16	97.01%	1.91
46	17 Blackburn Road	Carriage	\$1810000	\$1780000	\$782100	6/25/2010	23	98.34%	2.28
47	28 Dorchester Road	Colonial	\$1880000	\$1850000	\$965600	6/30/2010	3	98.40%	1.92
48	48 Colt Road	Colonial	\$1895000	\$1837500	\$781800	6/30/2010	6	97%	2.35
49	25 Little Wolf Road	Colonial	\$1900000	\$1875000	\$1079900	6/24/2010	20	98.68%	1.74
50	149 Oak Ridge Avenue	Colonial	\$2895000	\$2895000	\$1154600	6/23/2010	10	100.00%	2.51
51	41 Rowan Road	Colonial	\$2995000	\$2900000	\$1198200	6/9/2010	19	97%	2.42
52	99 Colt Road	Colonial	\$3200000	\$3000000	\$841400	6/14/2010	50	93.75%	3.57
AVERAGES			\$1068977	\$1051321			40	98.34%	2.31



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 40
Average List Price \$1,068,977
Average Sales Price \$1,051,321
% of List Price to Sales Price 98.34%
Sales Price to Assessed Value Ratio 2.31
of Units for the Month 52