



West 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
30 Nutman Place	Cape Cod	3	2	\$198,000	\$198,000	100.00%	241
12 Cerone Court	One Floor Unit	2	2	\$224,900	\$224,900	100.00%	60
4 Elm Street	Colonial	3	1.1	\$229,000	\$229,000	100.00%	97
1395 Pleasant Valley Way	Ranch	3	3	\$229,000	\$210,000	91.70%	168
10 Smith Manor Boulevard	Hi-Rise	2	2	\$229,900	\$214,000	93.08%	21
25 Cerone Court	Interior Townhouse	2	2.1	\$249,000	\$235,000	94.38%	20
69 Vacca Drive	Ranch	3	2	\$262,000	\$250,000	95.42%	219
340 Northfield Avenue	Expanded Ranch	4	2.1	\$264,500	\$264,000	99.81%	47
160 Marion Drive	Townhouse End Unit	2	2.1	\$317,000	\$305,000	96.21%	50
47 Larkin Circle	Townhouse End Unit	2	2	\$329,900	\$312,500	94.73%	85
25 Highwood Road	Colonial	5	2.1	\$379,000	\$360,000	94.99%	100
387 Digaetano Terrace	Interior Townhouse	3	2.1	\$379,900	\$370,000	97.39%	77
33 Bayowski Road	Townhouse End Unit	3	2.1	\$387,500	\$375,000	96.77%	111
14 Mc Guire Drive	Colonial	5	3.1	\$585,000	\$535,000	91.45%	121
3 North Edge Avenue	Ranch	3	2.1	\$597,000	\$450,000	75.38%	110
27 Haggerty Drive	Colonial	4	2.1	\$679,000	\$679,000	100.00%	0
5 Haggerty Drive	Colonial	5	3.1	\$799,000	\$799,000	100.00%	0

\*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

