



West Orange  
March 2010

Buy and Sell Smarter™  
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Address	Style	Bedrooms	Baths	List Price	Sale Price	Percent of Sale Price	DOM
20 Seaman Road	Cape Cod	3	2.1	\$189,000	\$180,000	95.24%	70
3 Brook End Drive	Cape Cod	3	1	\$209,000	\$209,000	100.00%	68
18 Karam Circle	One Floor Unit	1	1.1	\$239,000	\$235,000	98.33%	39
6 Park Drive West	Colonial	3	1.1	\$245,000	\$235,000	95.92%	120
340 Gregory Avenue	Ranch	4	2	\$250,000	\$245,000	98.00%	44
159 Maple Street	Colonial	3	1.1	\$259,000	\$260,000	100.39%	28
16 Marie Terrace	Split Level	4	2.1	\$279,000	\$290,000	103.94%	24
42 Mountian Avenue	Cape Cod	4	2	\$279,900	\$275,000	98.25%	136
67 Lowell Avenue	Raised Ranch	3	2.1	\$299,900	\$285,000	95.03%	152
5 Silver Spring Road	Expanded Ranch	4	2.1	\$300,000	\$310,000	103.33%	10
215 Saint Cloud Avenue	Split Level	3	2.1	\$305,000	\$290,000	95.08%	305
2 Edgehill Court	Expanded Ranch	3	2.1	\$325,000	\$295,000	90.77%	153
61 Maple Avenue	Ranch	3	3	\$329,000	\$288,000	87.54%	598
16 Harrington Terrace	Ranch	3	2.1	\$329,000	\$322,000	97.87%	87
20 Nance Road	Split Level	3	2.1	\$359,900	\$355,000	98.64%	86
89 Conforti Avenue	Split Level	3	2.1	\$369,000	\$352,500	95.53%	43
10 Davey Drive	Townhouse End Unit	3	3.1	\$385,000	\$360,000	93.51%	156
134 Clarcken Drive	Townhouse End Unit	3	2.1	\$389,000	\$389,000	100.00%	29

\*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



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Address	Style	Bedrooms	Baths	List Price	Sale Price	Percent of Sale Price	DOM
1 Cullen Drive	Split Level	5	3	\$399,000	\$399,000	100.00%	47
12 Pitney Street	Colonial	3	1.1	\$399,000	\$392,500	98.37%	19
29 Knutsen Drive	Interior Townhouse	4	2.1	\$415,000	\$383,000	92.29%	70
206 Clarken Drive	Townhouse End Unit	3	2.1	\$428,500	\$416,000	97.08%	43
60 Wellington Avenue	Tudor	4	2.1	\$459,900	\$445,000	96.76%	82
8 Donlavage Way (Delano)	Townhouse End Unit	3	3.1	\$799,900	\$723,840	90.49%	0
42 Glen Avenue	Carriage House	4	2.2	\$1,295,000	\$1,175,000	90.73%	66

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