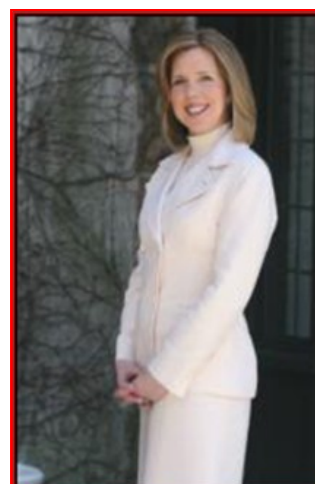
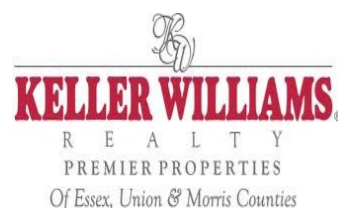




Westfield **January 2011** Market Activity

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Units	Address	Style	List Price	Sales Price	Total Assess	Close Date	DOM	LP:SP	SP:AV
1	53A Sandra Circle	FirstFlr	\$132,000	\$131,000	\$0	01/31/2011	26	99.24%	0.00
2	127 Windsor Avenue	HalfDupl	\$149,900	\$128,000	\$63,900	01/21/2011	96	85.39%	2.00
3	703 W Broad Street	CapeCod	\$200,000	\$185,000	\$77,300	01/27/2011	262	92.50%	2.39
4	601 Norwood Drive	Ranch	\$369,900	\$300,000	\$120,800	01/24/2011	95	81.10%	2.48
5	54 Faulkner Drive	SplitLev	\$505,000	\$490,000	\$147,100	01/31/2011	34	97.03%	3.33
6	236 Hyslip Avenue	Colonial	\$639,900	\$639,900	\$124,000	01/14/2011	3	100.00%	5.16
7	112 Ferris Place	Colonial	\$729,000	\$729,000	\$136,100	01/28/2011	35	100.00%	5.36
8	731 Mountain Avenue	Colonial	\$750,000	\$750,000	\$192,000	01/26/2011	22	100.00%	3.91
9	846 Shadowlawn Drive	Colonial	\$879,900	\$905,000	\$238,200	01/20/2011	9	102.85%	3.80
10	111 Prospect Street	Condo	\$884,000	\$884,000	\$0	01/15/2011	432	100.00%	0.00
11	726 Tuxford Turn	Colonial	\$925,000	\$935,000	\$280,400	01/18/2011	23	101.08%	3.33
12	555 Hillcrest Avenue	Colonial	\$1,094,000	\$1,050,000	\$173,800	01/14/2011	86	95.98%	6.04
13	254 Seneca Place	Colonial	\$1,099,000	\$999,999	\$0	01/29/2011	203	90.99%	0.00
14	320 Woodland Avenue	Tudor	\$1,695,000	\$1,447,000	\$559,000	01/11/2011	186	85.37%	2.59
AVERAGES			\$718,043	\$683,850			108	95.24%	2.89



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Average Days on Market	108
Average List Price	\$718,043
Average Sales Price	\$683,850
% of List Price to Sales Price	93.97%
Sales Price to Assessed Value Ratio	2.74
# of Units for the Month	14