

Home Sales August 2011 Madison

	Property Address	Original List Price OLP	List Price at Contract LP	Sold Price SP	Days on Market	Ratio SP/LP
19*	COOK AVE*	\$210,000	\$210,000	\$185,000	0	88.10%
318*	MAIN ST*	\$325,000	\$295,000	\$282,500	118	95.76%
152*	RIDGEDALE AVE*	\$399,900	\$379,900	\$350,000	88	92.13%
5*	Baker Avenue	\$409,000	\$395,000	\$370,000	85	93.67%
71*	SHADYLAWN DR*	\$459,900	\$439,900	\$395,000	99	89.79%
78*	WAYNE BLVD*	\$539,000	\$449,000	\$420,000	136	93.54%
8*	DURWOOD PL*	\$489,000	\$469,900	\$462,000	36	98.32%
19*	RACHAEL AVE*	\$528,000	\$528,000	\$490,000	60	92.80%
11*	ARDSLEIGH DR*	\$649,000	\$649,000	\$629,500	48	97.00%
22*	ALEXANDER AVE	\$699,000	\$685,000	\$635,000	35	92.70%
58*	HILLSIDE AVE*	\$899,000	\$899,000	\$792,500	118	88.15%
44*	HIGHLAND AVE*	\$999,000	\$999,000	\$910,000	51	91.09%
392*	WOODLAND RD*	\$1,179,000	\$1,099,000	\$1,025,000	49	93.27%
50*	POMEROY RD*	\$1,895,000	\$1,760,000	\$1,695,000	132	96.31%
254*	WOODLAND RD*	\$1,950,000	\$1,950,000	\$1,900,000	15	97.44%
241*	WOODLAND RD*	\$2,785,000	\$2,675,000	\$2,500,000	94	93.46%

Month of August-11	Average List Price	\$867,669
	Average Sold Price	\$815,094
	Average Days on Market	72.75
	Ratio SP/LP	93.94%



KIM CANNON

#1 SALES ASSOCIATE
Coldwell Banker - Summit NJ



401 Springfield Avenue
Summit, New Jersey 07901
Office: 908-522-3876

