

Home Sales June 2008 Madison

	Property Address	Original List Price OLP	List Price at Contract LP	Sold Price SP	Days on Market	Ratio SP/LP
78	WAYNE BLVD*	\$439,000	\$439,000	\$450,000	7	102.51%
27	GREENWOOD AVE*	\$499,500	\$499,500	\$460,000	6	92.09%
111	GREENWOOD AVENUE	\$549,000	\$525,000	\$497,500	46	94.76%
23	ROSCOE AVE*	\$579,900	\$549,900	\$530,000	45	96.38%
40	Wayne Boulevard	\$549,000	\$549,000	\$530,000	22	96.54%
9	ASHLAND RD*	\$587,500	\$587,500	\$560,000	33	95.32%
74	MORRIS PLACE	\$648,900	\$589,000	\$585,000	201	99.32%
79	Greenwood Avenue	\$649,000	\$597,500	\$586,500	74	98.16%
29	SPRING GARDEN DR*	\$629,900	\$599,900	\$590,000	91	98.35%
6	Esti Court	\$698,000	\$698,000	\$650,000	97	93.12%
21	Ferndale Road	\$680,000	\$680,000	\$680,000	7	100.00%
15	PINE AVE*	\$779,900	\$739,900	\$709,000	87	95.82%
10	CARTERET CT*	\$949,000	\$799,000	\$735,000	142	91.99%
40	Alexander	\$849,900	\$849,900	\$844,500	12	99.36%
41	Broadview Avenue	\$869,000	\$869,000	\$849,000	34	97.70%
87	Woodland Road	\$929,000	\$929,000	\$865,000	31	93.11%
14	Grove Street	\$939,000	\$939,000	\$910,000	63	96.91%
16	Highland Ave	\$1,250,000	\$1,175,000	\$1,020,000	52	86.81%
3	WILSON LANE	\$1,175,000	\$1,095,000	\$1,065,000	33	97.26%
41	Woodcliff Drive	\$1,220,000	\$1,220,000	\$1,185,000	19	97.13%
6	Edgewood Road	\$1,495,000	\$1,495,000	\$1,500,000	29	100.33%
10	Harwood Drive	\$1,875,000	\$1,875,000	\$1,800,000	9	96.00%
70	Samson	\$1,999,999	\$1,999,999	\$2,000,000	10	100.00%
30	CRESTVIEW AVE	\$2,279,000	\$2,279,000	\$2,100,000	58	92.15%

Month of June-08	Average List Price	\$940,796
	Average Sold Price	\$904,229
	Average Days on Market	50.33
	Ratio SP/LP	96.11%



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