

Home Sales June 2006 Millburn/Short Hills

Property Address	Original List Price OLP	List Price at Contract LP	Sold Price SP	Days on Market	Ratio SP/LP
60"B Lakeside Dr.,	\$289,000	\$289,000	\$289,000	10	100.00%
670 Ridgewood Rd.	\$479,000	\$479,000	\$450,000	14	93.95%
42 Winding Way	\$799,000	\$759,000	\$705,000	65	92.89%
79 Meadowbrook Road	\$799,000	\$799,000	\$799,000	9	100.00%
952 RIDGEWOOD ROAD	\$749,000	\$749,000	\$806,631	14	107.69%
15 Hobart Avenue	\$925,000	\$869,000	\$855,000	90	98.39%
45 Elmwood Place	\$889,000	\$889,000	\$875,000	44	98.43%
309 Lupine Way	\$989,000	\$949,000	\$910,000	42	95.89%
63 GREAT OAK DR*	\$1,175,000	\$999,000	\$999,000	96	100.00%
24 Claremont Drive	\$965,000	\$965,000	\$999,000	13	103.52%
320 LUPINE	\$119,850	\$999,850	\$999,999	78	100.01%
92 Myrtle Ave	\$1,150,000	\$1,150,000	\$1,150,000	0	100.00%
32 FAIRFIELD TER*	\$1,350,000	\$1,350,000	\$1,200,000	60	88.89%
63 West Road	\$1,275,000	\$1,275,000	\$1,240,000	33	97.25%
70 SPENSER DRIVE	\$1,395,000	\$1,329,000	\$1,329,000	27	100.00%
36 Cambridge Drive	\$1,595,000	\$1,450,000	\$1,400,000	37	96.55%
280 FOREST DR SOUTH	\$1,585,000	\$1,495,000	\$1,425,000	160	95.32%
21 Fielding Road	\$1,395,000	\$1,395,000	\$1,475,000	8	105.73%
1 Chapel Hill Road	\$1,495,000	\$1,495,000	\$1,495,000	19	100.00%
49 LAKEVIEW AVE	\$1,550,000	\$1,550,000	\$1,555,000	8	100.32%
36 Robert Drive	\$1,739,000	\$1,599,900	\$1,560,000	62	97.51%
45 Browning Rd.	\$1,596,000	\$1,596,000	\$1,565,000	29	98.06%
28 Ferncliff Terrace	\$1,490,000	\$1,490,000	\$1,582,500	14	106.21%
48 WOODCREST AVE.	\$1,949,000	\$1,949,000	\$1,775,000	27	91.07%
9 Northern Drive	\$1,795,000	\$1,795,000	\$1,800,000	7	100.28%
29 TIOGA PASS	\$1,895,000	\$1,895,000	\$1,825,000	23	96.31%
58 Joanna Way	\$2,250,000	\$2,250,000	\$1,950,000	154	86.67%
78 Tennyson Drive	\$2,275,000	\$2,275,000	\$2,200,000	7	96.70%
185 Western Drive	\$2,150,000	\$2,150,000	\$2,256,000	11	104.93%
22 Taylor Road	\$2,595,000	\$2,395,000	\$2,275,000	131	94.99%
10 Fairfield Drive	\$2,499,000	\$2,400,000	\$2,275,000	123	94.79%
60 DORISON DR*	\$3,300,000	\$2,999,000	\$3,000,000	332	100.03%
17 West Beechcroft Road	\$3,795,000	\$3,695,000	\$3,465,000	92	93.78%
41 Adams Avenue	\$4,400,000	\$4,400,000	\$4,300,000	23	97.73%
44 MONTVIEW AVE*	\$6,900,000	\$5,999,950	\$5,940,000	96	99.00%

**Month of
June-06**

**Average List Price
Average Sold Price
Average Days on Market
Ratio SP/LP**

**\$1,717,820
\$1,677,861
55.94
97.67%**



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