

Home Sales December 2008 Madison

	Property Address	Original List Price OLP	List Price at Contract LP	Sold Price SP	Days on Market	Ratio SP/LP
318	MAIN ST Unit 24	\$380,000	\$380,000	\$336,000	34	88.42%
68	Rosedale Ave.	\$485,000	\$437,000	\$405,000	189	92.68%
77	Valley Rd.	\$480,000	\$459,000	\$430,000	58	93.68%
25	Kensington Road	\$450,000	\$450,000	\$451,000	48	100.22%
74	Ridgedale Ave	\$509,000	\$485,000	\$460,000	101	94.85%
15	ANTHONY DR*	\$510,000	\$510,000	\$500,000	23	98.04%
11	VALLEY RD*	\$495,000	\$495,000	\$555,000	7	112.12%
42	Spring Garden Drive	\$630,000	\$615,000	\$595,000	48	96.75%
2	PINE AVE*	\$675,000	\$675,000	\$670,000	20	99.26%
8	Tracy Lane	\$719,000	\$719,000	\$719,000	12	100.00%
55	Garfield Avenue	\$1,325,000	\$1,175,000	\$999,999	49	85.11%

Month of	Average List Price	\$581,818
December-08	Average Sold Price	\$556,454
	Average Days on Market	53.55
	Ratio SP/LP	95.64%



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