

# Home Sales July 2008 Madison

	Property Address	Original List Price OLP	List Price at Contract LP	Sold Price SP	Days on Market	Ratio SP/LP
32	BROOKLAKE RD*	\$450,000	\$375,000	\$379,000	141	101.07%
7	ROSEMONT AVE*	\$430,000	\$430,000	\$420,000	13	97.67%
318	Main Street	\$469,900	\$450,000	\$434,000	149	96.44%
58	KNOLLWOOD AVE*	\$479,000	\$463,000	\$435,000	49	93.95%
153	KINGS RD*	\$489,000	\$469,000	\$450,000	115	95.95%
51	SHERWOOD AVE*	\$479,900	\$479,900	\$460,000	29	95.85%
55	CAMBRIDGE CT*	\$569,000	\$547,500	\$530,000	39	96.80%
25	FERNDALE RD*	\$810,000	\$810,000	\$770,000	22	95.06%
43	MAPLE AVE*	\$849,000	\$849,000	\$792,500	45	93.35%
12	CARTERET COURT	\$1,195,000	\$1,175,000	\$1,135,000	34	96.60%
81	SAMSON AVE*	\$1,225,000	\$1,225,000	\$1,150,000	32	93.88%
84	Prospect Street	\$3,195,000	\$2,995,000	\$2,800,000	41	93.49%

Month of July-08	Average List Price	\$855,700
	Average Sold Price	\$812,958
	Average Days on Market	59.08
	Ratio SP/LP	95.01%



**Kim Cannon**  
 #1 Sales Associate  
 Burgdorff ERA - Summit  
 Cell: 908-313-2855  
 Office: 908-522-3876

**BURGDORFF ERA**  
 REALTORS

