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COLDWELL BANKER

401 Springfield Avenue
 Summit, New Jersey 07901

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Home Sales April 2015 Madison, NJ

	Property Address	Original List Price OLP	List Price at Contract LP	Sold Price SP	Days on Market	Ratio SP/LP
14*	Loveland St*	\$259,000	\$259,000	\$299,800	1	115.75%
13*	CROSS ST*	\$549,000	\$450,000	\$439,000	205	97.56%
63*	Derby Ct*	\$559,900	\$524,900	\$500,000	183	95.26%
12*	Lathrop Ave*	\$759,000	\$759,000	\$734,000	26	96.71%
25*	RIDGEDALE AVE UNIT 18*	\$750,000	\$750,000	\$735,000	50	98.00%
25	Belleau Ave	\$849,000	\$849,000	\$857,000	77	100.94%
30*	Green Ave*	\$950,000	\$950,000	\$920,000	52	96.84%
48*	Fairview Ave*	\$1,069,000	\$1,069,000	\$1,050,000	12	98.22%
29*	Winding Way*	\$1,300,000	\$1,300,000	\$1,265,000	39	97.31%
143*	Woodland Rd*	\$1,285,000	\$1,285,000	\$1,265,000	18	98.44%
158*	Green Ave*	\$2,189,000	\$2,189,000	\$2,150,000	14	98.22%

Month of	Average List Price	\$944,082
April-15	Average Sold Price	\$928,618
	Average Days on Market	61.55
	Ratio SP/LP	98.36%