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COLDWELL BANKER

401 Springfield Avenue
 Summit, New Jersey 07901

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Home Sales August 2015 Madison, NJ

	Property Address	Original List Price OLP	List Price at Contract LP	Sold Price SP	Days on Market	Ratio SP/LP
265	Woodland Rd*	\$1,875,000	\$1,775,000	\$1,704,000	97	96.00%
18	Maple Ave*	\$1,050,000	\$999,000	\$972,000	46	97.30%
249	Plymouth Ct*	\$515,000	\$509,000	\$495,000	129	97.25%
26	Lathrop Ave	\$439,900	\$425,000	\$390,000	63	91.76%
26	Kensington Rd*	\$629,000	\$599,000	\$610,000	43	101.84%
56	Maple Ave*	\$999,000	\$999,000	\$988,000	16	98.90%
6	Myrtle Ave*	\$800,000	\$800,000	\$775,000	51	96.88%
14	Hillside Ave*	\$1,749,000	\$1,670,000	\$1,685,000	28	100.90%
2	LOVELAND ST*	\$450,000	\$428,800	\$418,800	49	97.67%
11	Garfield Ave*	\$450,000	\$450,000	\$455,000	10	101.11%
9	Spring Garden Dr*	\$675,000	\$675,000	\$675,000	12	100.00%
77	Derby Ct*	\$565,000	\$565,000	\$565,000	8	100.00%
17	Union Ave*	\$489,000	\$489,000	\$487,100	17	99.61%
178	Main St*	\$499,900	\$499,900	\$450,000	10	90.02%
25	Crestwood Dr*	\$459,000	\$459,000	\$477,000	4	103.92%
12	Page St*	\$589,000	\$589,000	\$605,000	18	102.72%
125	Hempstead Ct*	\$599,999	\$599,999	\$595,000	7	99.17%
208	Mayfield Ct*	\$595,000	\$595,000	\$595,000	6	100.00%

Month of	Average List Price	\$1,185,000
August-15	Average Sold Price	\$1,149,500
	Average Days on Market	51.50
	Ratio SP/LP	97.00%