

Summit **March 2010** Market Activity

Units	Address	Style	List Price	Sales Price	Total Assess	Close Date	DOM	LP:SP	SP:AV
1	768 Springfield Ave A9	TwnIntUn	\$335,000	\$322,500	\$143,500	3/1/2010	18	96.27%	2.25
2	31 Clark St	Detached	\$264,900	\$285,000	\$148,600	3/4/2010	31	107.59%	1.92
3	125 Blackburn Road	CapeCod	\$749,000	\$730,000	\$393,700	3/4/2010	6	97.46%	1.85
4	154 Colonial Rd	Colonial	\$759,000	\$750,000	\$276,600	3/5/2010	11	98.81%	2.71
5	10 Summit Ave	Colonial	\$419,900	\$405,000	\$189,900	3/25/2010	282	96.45%	2.13
6	72 Blackburn Pl	Cape/Custom	\$1,100,000	\$1,050,000	\$532,000	3/26/2010	57	95.45%	1.97
7	23 Edgemont Ave	Colonial	\$1,325,000	\$1,315,000	\$512,100	3/29/2010	0	99.25%	2.57
8	7 Stiles Rd	Colonial	\$935,000	\$895,000	\$447,200	3/30/2010	86	95.72%	2.00
9	125 Oak Ridge Ave	Colonial	\$1,165,000	\$1,166,000	\$544,500	3/30/2010	118	100.09%	2.14
AVERAGES			\$783,644	\$768,722			68	98.57%	2.17

Average Days on Market 68
Average List Price \$783,644
Average Sales Price \$768,722
% of List Price to Sales Price 98.57%
Sales Price to Assessed Value Ratio 2.17
of Units for the Month 9





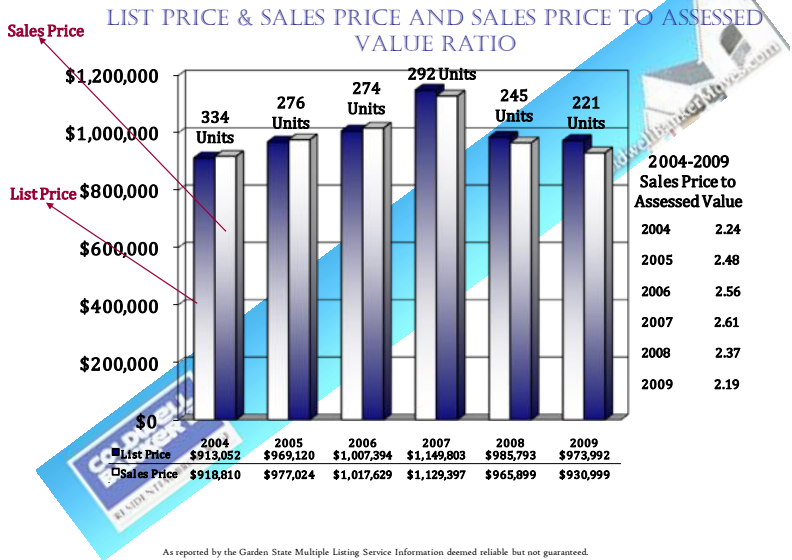
RESIDENTIAL BROKERAGE

FLASHBACK!!!!
March 2009 YTD:
AVG YTD Sales Price: \$866,695
DOM: 98
#Units YTD: 23
SP:AV 2.19

Summit 2010 Year to Date Market Trends

	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Average List Price	\$741,225	\$669,100	\$783,644										\$734,493
Average Sales	\$699,492	\$659,875	\$768,722										\$710,048
Days on Mar-	119	74	68										89
% of List Price	94.21%	98.55%	98.57%										96.76%
Assessed Value to Sales Price	2.08	1.94	2.17										2.08
# Units Sold	12	8	9										29

Summit Market Averages 2004-2009



Summit Market Averages 2004-2009

