

**Sold Homes**

**June**

**2007**

**Summit**

		<b>Address</b>	<b>Original List Price</b>	<b>List Price at Contract</b>	<b>Final Sales Price</b>	<b>Days on Market</b>	<b>LP/ SP Ratio</b>
1-Jun	100	Beekman Road	\$ 750,000	\$ 750,000	\$ 680,000	118	91%
1-Jun	19	Rotary Lane	\$ 1,395,000	\$ 1,295,000	\$ 1,262,500	59	91%
1-Jun	223	Summit Avenue	\$ 2,100,000	\$ 1,995,000	\$ 1,950,000	93	93%
1-Jun	53	Madison Ave.	\$ 579,000	\$ 579,000	\$ 530,000	73	92%
1-Jun	32*	LITTLE WOLF RD*	\$ 1,165,000	\$ 1,165,000	\$ 1,180,150	15	101%
4-Jun	17	Bellevue Avenue	\$ 885,000	\$ 885,000	\$ 991,500	9	112%
7-Jun	77	Blackburn Place	\$ 1,995,000	\$ 1,850,000	\$ 1,775,000	62	89%
8-Jun	26	Beekman Terrace	\$ 1,345,000	\$ 1,345,000	\$ 1,390,000	4	103%
8-Jun	149	Oak Ridge Avenue	\$ 2,795,000	\$ 2,795,000	\$ 2,790,000	2	100%
13-Jun	28*	WALDRON AVE*	\$ 799,900	\$ 799,900	\$ 999,999	15	125%
14-Jun	16*	ASHLAND RD*	\$ 799,000	\$ 799,000	\$ 799,000	20	100%
15-Jun	15	Brook Court	\$ 860,000	\$ 810,000	\$ 780,000	91	91%
15-Jun	67	New England Avenue, 71D	\$ 449,000	\$ 409,000	\$ 409,000	42	91%
15-Jun	21	Dunnder Dr	\$ 699,000	\$ 699,000	\$ 740,000	9	106%
20-Jun	30	Hartley Road	\$ 695,000	\$ 695,000	\$ 705,000	11	101%
21-Jun	584*	SPRINGFIELD AVE*	\$ 579,000	\$ 545,000	\$ 540,000	101	93%
21-Jun	67	New England Avenue-69B	\$ 389,000	\$ 389,000	\$ 389,000	27	100%
21-Jun	16	Dunnder Drive	\$ 949,000	\$ 949,000	\$ 950,000	16	100%
21-Jun	55*	MONTROSE AVE*	\$ 699,000	\$ 699,000	\$ 699,000	7	100%
22-Jun	390*	MORRIS AVE UNIT 38*	\$ 359,900	\$ 359,900	\$ 359,900	20	100%
22-Jun	777	Springfield Avenue	\$ 440,000	\$ 440,000	\$ 437,000	51	99%
26-Jun	49	Fernwood Road	\$ 1,195,000	\$ 1,195,000	\$ 1,160,000	8	97%
26-Jun	174*	COLONIAL RD*	\$ 689,000	\$ 689,000	\$ 685,000	11	99%
26-Jun	25	Oakley Avenue	\$ 1,349,000	\$ 1,299,000	\$ 1,269,000	25	94%
27-Jun	77	Colt Road	\$ 2,175,000	\$ 2,175,000	\$ 2,431,000	11	112%
27-Jun	9*	BALTUSROL RD*	\$ 529,000	\$ 529,000	\$ 525,000	4	99%
28-Jun	212	summit	\$ 2,895,000	\$ 2,395,000	\$ 2,350,000	91	81%
28-Jun	55*	OX BOW LN*	\$ 3,800,000	\$ 3,800,000	\$ 4,425,000	15	116%
28-Jun	21	Warwick Road	\$ 1,750,000	\$ 1,750,000	\$ 1,727,640	14	99%
28-Jun	93	Colt Road	\$ 1,795,000	\$ 1,650,000	\$ 1,671,000	77	93%
28-Jun	8	West Lane	\$ 1,349,000	\$ 1,349,000	\$ 1,349,000	9	100%
29-Jun	390*	Morris Avenue Unit 36	\$ 344,900	\$ 319,900	\$ 310,000	226	90%
29-Jun	10	Ox Bow Lane	\$ 2,000,000	\$ 1,795,000	\$ 1,675,000	175	84%
29-Jun	25	Greenfield Ave.	\$ 929,000	\$ 897,000	\$ 890,000	120	96%
29-Jun	31*	RIDGEDALE AVE*	\$ 579,000	\$ 549,500	\$ 535,000	55	92%
29-Jun	60	Dale Drive	\$ 1,195,000	\$ 1,195,000	\$ 1,130,000	30	95%

**Average List Price** \$ **1,202,797**  
**Average Sales Price** \$ **1,180,269**  
**Average DOM** **48**  
**Average LP / SP Ratio** **98%**



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