

MILLBURN

Millburn 2012 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Final List Price	Sales Price	SP:FLP	Actual DOM	Original List Price	SP:OLP	Total Assessment	SP:AV
1	10A Lakeside Drive	OneFloor	1	1	66	\$229,000	\$212,000	92.58%	66	\$239,000	88.70%	\$253,300	0.84
2	264 Glen Avenue	Colonial	3	3	16	\$650,000	\$650,000	100.00%	16	\$650,000	100.00%	\$485,100	1.34
3	20 Rahway Road	Colonial	3	1	30	\$649,000	\$650,000	100.15%	30	\$675,000	96.30%	\$688,400	0.94
4	36 Undercliff Road	Colonial	4	2	16	\$715,000	\$745,000	104.20%	16	\$715,000	104.20%	\$594,300	1.25
AVERAGE					32	\$560,750	\$564,250	99.23%	32	\$569,750	97.30%		1.09

CURRENT "ACTIVE" LISTINGS IN MILLBURN

AS OF APRIL 9, 2012

Number of Units: 19

Average List Price: \$619,557

Average List Price to Assessed Value Ratio: 1.15

Average Days on Market: 61

CURRENT "UNDER CONTRACT" LISTINGS IN MILLBURN

AS OF APRIL 9, 2012

Number of Units: 8

Average List Price: \$662,112

Average List Price to Assessed Value Ratio: 1.03

Average Days on Market: 78

* ACTUAL DOM includes previous expired and withdrawn dates. OLP reflects the original asking price that a house entered the market for sale.

© 2004-2012 Copyright Protected. All Rights Reserved

Not intended to solicit a property already listed.

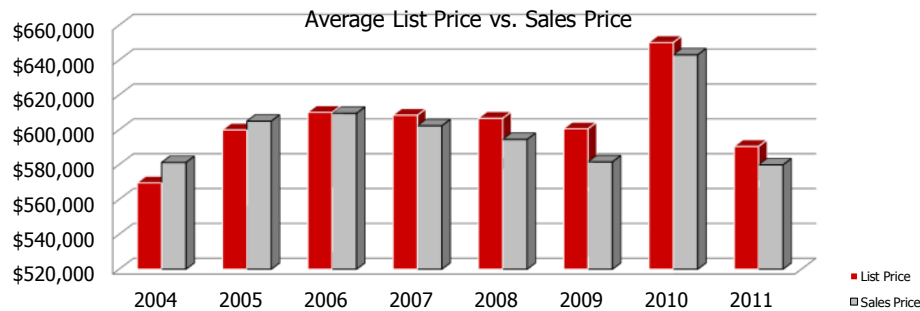
Information compiled from the Garden State Multiple Listing Service. Deemed Reliable but not Guaranteed.

Millburn 2012 Year to Date Market Trends

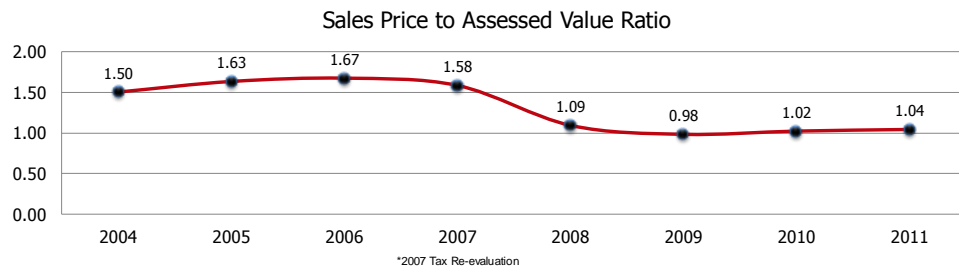
March 2011 YTD:
AVG YTD Sales Price: \$534,681
DOM: 94
#Units YTD: 16
SP:AV 0.94

	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	50	49	32										41
Final List Price	\$412,000	\$294,000	\$560,750										\$456,875
Sales Price	\$397,450	\$265,000	\$564,250										\$447,738
Sales Price as a % of FLP	96.75%	90.97%	99.23%										96.54%
Actual DOM	170	362	32										149
Original List Price	\$443,500	\$319,000	\$569,750										\$475,500
Sales Price as a % of OLP	90.97%	82.91%	97.30%										92.12%
Sales Price to As-	0.78	0.81	1.09										0.95
# Units Sold	2	2	4										8

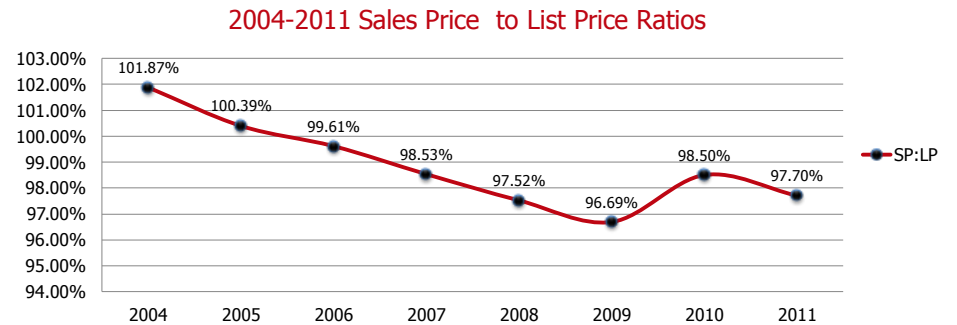
MILLBURN 2004 - 2011



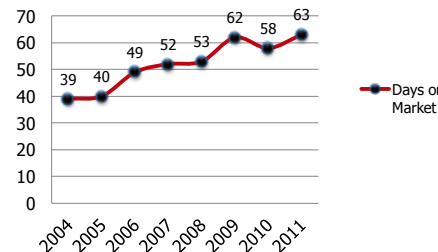
	2004	2005	2006	2007	2008	2009	2010	2011
LP	\$569,609	\$599,980	\$610,041	\$608,441	\$606,636	\$600,629	\$650,173	\$590,527
SP	\$581,274	\$604,983	\$609,523	\$602,349	\$594,510	\$581,626	\$643,078	\$579,916



MILLBURN 2004 - 2011



2004-2011 Average Days on Market



2004-2011 # Units Sold

