

Home Sales December 2008 Berkeley Heights

	Property Address	Original List Price OLP	List Price at Contract LP	Sold Price SP	Days on Market	Ratio SP/LP
68	Springholm Drive	\$315,000	\$315,000	\$330,000	14	104.76%
1	SPRINGHOLM DR	\$399,900	\$374,900	\$340,000	76	90.69%
52	Springholm	\$389,900	\$389,900	\$360,000	51	92.33%
82	Baker Avenue	\$469,000	\$469,000	\$430,000	19	91.68%
4	BAKER AVE*	\$539,000	\$479,000	\$490,000	93	102.30%
143	BAKER AVE*	\$659,000	\$545,000	\$520,000	393	95.41%
72	Old Farm Road	\$545,000	\$545,000	\$530,000	20	97.25%
69	HAMPTON DRIVE	\$548,000	\$548,000	\$548,000	9	100.00%
563	Snyder Avenue	\$669,000	\$669,000	\$611,250	42	91.37%

Month of	Average List Price	\$481,644
December-08	Average Sold Price	\$462,139
	Average Days on Market	79.67
	Ratio SP/LP	95.95%



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