



**Your Real Estate Professional**  
**Bergen County NJ**

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**RE/MAX**  
**Properties**

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**New Milford 6 months 2012 Sold Homes Report, through July 8th**

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<u>New Milford</u>			<u>Price</u>	<u>Date</u>	<u>List</u>	<u>%</u>	<u>Days</u>	<u>Full</u>	<u>Half</u>	<u>Home</u>		<u>Approx.</u>	<u>R.E.</u>	<u>Fire</u>		
<u>Street Address</u>			<u>Sold</u>	<u>Sold</u>	<u>Price</u>	<u>Reduced</u>	<u>on Mkt</u>	<u>Bed</u>	<u>Bath</u>	<u>Bath</u>	<u>style</u>	<u>Lot Size</u>	<u>Tax</u>	<u>Place</u>	<u>Listing Office</u>	<u>Selling Office</u>
140	RIVER EDGE	AVE	<b>182,500</b>	06/15/12	229,000	-20.31%	72	3	1	1	COL	NONE	120 X 150	5,356	NONE	RE/MAX INTEGRITY GENTRY PROPERTIES & ASSOCIAT
125	CENTER	ST	<b>210,000</b>	04/12/12	235,000	-10.64%	152	3	1	0	COL	ATTACHED, TWO CAR	50 X 100	7,293	NONE	RE/MAX INTEGRITY DICK O'CONNOR RE
499	CHARLES	ST	<b>225,000</b>	06/08/12	260,000	-13.46%	195	3	1	0	COL	DETACHED, TWO CAR	58 X 125	7,908	NONE	WHITLEY REALTY RE/MAX FORTUNE PROP.
147	PINE	AVE	<b>225,500</b>	01/06/12	200,000	12.75%	45	4	2	0	RANCH	ATTACHED, ONE CAR	75 X 100	9,585	NONE	COSMO REALTY PROMINENT PROPERTIES
189	HUGUENOT	DR	<b>241,000</b>	02/22/12	249,817	-3.53%	33	3	2	1	C/C	PARK SPACE	52 X IRR	6,379	NONE	COLDWELL BANKER COLDWELL BANKER
572	COLUMBIA	ST	<b>250,000</b>	04/23/12	289,000	-13.49%	23	3	2	1	S/L	ATTACHED, ONE CAR	75 X 100	11,438	NONE	RE/MAX INTEGRITY KELLER WILLIAMS VILLAGE SQUARE
379	WEBSTER	DR	<b>275,000</b>	01/04/12	299,000	-8.03%	30	3	2	0	S/L	ATTACHED, ONE CAR	75 X 100	8,768	NONE	RE/MAX INTEGRITY PUBLIC TRUST REALTY
370	LACEY	DR	<b>275,000</b>	02/17/12	389,900	-29.47%	445	3	2	1	RANCH	DETACHED, TWO CAR	85 X IRR	9,947	NONE	RE/MAX RE LIMITED RE/MAX RE LIMITED
404	LUHMANN	DR	<b>275,000</b>	04/20/12	275,000	0.00%	13	4	2	0	C/C	TWO CAR	51 X IRR	9,306	1 FPL	GILMORE THE WRIGHT REALTY GILMORE THE WRIGHT REALTY
334	LUHMANN	DR	<b>280,000</b>	02/03/12	324,900	-13.82%	56	3	2	0	C/C	ATTACHED, ONE CAR	82 X 93	8,394	NONE	RE/MAX ELITE ASSOC LESLIE NOONAN REAL ESTATE
221	BIRCHWOOD	RD	<b>280,000</b>	06/18/12	269,000	4.09%	50	3	1	0	C/C	ATTACHED, ONE CAR	61 X IRR	8,938	NONE	CENTURY21 MAINSTREAM MIRON PROPERTIES
411	LUHMANN	DR	<b>285,000</b>	03/30/12	325,000	-12.31%	111	4	2	0	C/C	PARK SPACE	75x115x75x126	8,913	NONE	COLDWELL BANKER COLDWELL BANKER
463	HENLEY	AVE	<b>295,000</b>	03/27/12	359,000	-17.83%	303	3	1	1	S/L	ATTACHED, ONE CAR	75 X 100	9,268	1 FPL	RE/MAX PROPERTY CNTR RE/MAX INTEGRITY
469	MARION	AVE	<b>299,000</b>	02/15/12	375,000	-20.27%	290	5	3	0	C/C	NONE	80 X IRR	10,587	1 FPL	CENTURY21 CONCEPT100 LARRY KAHN REAL ESTATE
373	SHEA	DR	<b>300,000</b>	02/07/12	439,000	-31.66%	302	3	2	1	S/L	ATTACHED, ONE CAR	75 X IRR	10,398	1 FPL	CENTURY21 CONCEPT100 REALTYLINE
318 E	WOODLAND	RD	<b>303,000</b>	04/04/12	349,900	-13.40%	230	2	2	0	C/C	ATTACHED, ONE CAR	75 X 100	8,987	NONE	CENTURY21 CONCEPT100 OUTSIDE BROKER
679	PLYMPTON	ST	<b>310,000</b>	05/15/12	319,000	-2.82%	39	3	1	0	C/C	ATTACHED, ONE CAR	80 X 100	8,772	1 FPL	RE/MAX INTEGRITY COLDWELL BANKER
776	HOLLY	ST	<b>310,000</b>	05/31/12	319,000	-2.82%	15	3	1	2	S/L	ATTACHED, ONE CAR	80 X 100	10,052	NONE	MARRON GILDEA REALTY MCSPIRIT & BECKETT
160	RIVER	LN	<b>310,000</b>	06/08/12	379,900	-18.40%	236	3	1	1	C/C	ATTACHED, ONE CAR	35x109x127x102	9,056	NONE	RE/MAX RE LIMITED KEY PRESTIGE REAL ESTATE
502	BOULEVARD		<b>312,500</b>	05/09/12	389,900	-19.85%	88	3	2	1	S/L	ATTACHED	75 X 214	10,100	NONE	RUSSO REAL ESTATE CENTURY21 MAINSTREAM
640	MABIE	ST	<b>322,000</b>	06/08/12	329,000	-2.13%	14	4	1	1	C/C	DETACHED, ONE CAR	80 X 100	9,615	NONE	WEICHERT REALTORS RE/MAX ELITE ASSOC
507	RIVER	RD	<b>329,000</b>	02/13/12	365,000	-9.86%	104	4	2	0	COL	DETACHED, TWO CAR	50 X 125	7,892	1 FPL	RE/MAX INTEGRITY CENTURY21 GEMINI REALTY
655	ASBURY	ST	<b>332,500</b>	02/29/12	349,000	-4.73%	49	4	2	1	B/L	ATTACHED, TWO CAR	40 X IRR	10,217	NONE	WEICHERT REALTORS CENTURY21 MARIE K
667	HARVARD	ST	<b>335,000</b>	03/16/12	350,000	-4.29%	81	4	3	0	B/L	ATTACHED, TWO CAR	94 X 130	9,517	NONE	COLDWELL BANKER COLDWELL BANKER
481	JAMES	ST	<b>335,000</b>	06/29/12	349,000	-4.01%	30	4	2	0	C/C	ATTACHED, ONE CAR	80 X 100	0	NONE	CENTURY21 MAINSTREAM ALLSOURCE REALTY
376	SHEA	DR	<b>345,000</b>	03/12/12	439,000	-21.41%	213	3	2	1	S/L	ONE CAR	75 X 195	9,544	NONE	CENTURY21 MARIE K COLDWELL BANKER
618	MCCARTHY	DR	<b>350,000</b>	04/18/12	385,000	-9.09%	109	3	2	0	RANCH	ATTACHED, ONE CAR	75 X 110	9,367	NONE	RE/MAX INTEGRITY PROMINENT PROPERTIES
365	MONMOUTH	AVE	<b>365,000</b>	04/24/12	369,000	-1.08%	52	4	2	0	C/C	ATTACHED, ONE CAR	80 X 100	9,317	NONE	RE/MAX INTEGRITY REAL LIVING GATEWAY REALTOR
589	CONCORD	ST	<b>383,000</b>	06/22/12	399,000	-4.01%	55	3	2	0	S/L	ATTACHED, ONE CAR	64 X IRR	8,984	1 FPL	KINGSTONE REALTY KINGSTONE REALTY

Sold by various participants of NJMLS based on information from the New Jersey Multiple Listing Service, Inc. for the period 1/1/2012 to 7/8/2012

1104	LYNWOOD	AVE	<b>385,000</b>	02/21/12	439,000	-12.30%	233	3	2	1	S/L	ATTACHED, TWO CAR	75 X 155	10,384	1 FPL	CENTURY21 MAINSTREAM	RE/MAX FORTUNE PROP.
742	HOLLY	ST	<b>385,000</b>	06/28/12	418,000	-7.89%	82	4	2	1	B/L	ATTACHED, TWO CAR	75 X 100	11,314	NONE	CENTURY21 MAINSTREAM	SCHMITT REAL ESTATE
374	SHEA	DR	<b>388,000</b>	02/10/12	435,000	-10.80%	365	4	2	1	S/L	ATTACHED, ONE CAR	75 X IRR	10,051	NONE	COLDWELL BANKER	TUDOR REALTY
632	FERMERY	DR	<b>390,000</b>	01/13/12	442,000	-11.76%	91	3	2	1	RANCH	ATTACHED, ONE CAR	75 X 105	9,156	NONE	WEICHERT REALTORS	COLDWELL BANKER
294	WEBSTER	DR	<b>400,000</b>	05/29/12	419,000	-4.53%	15	3	2	1	S/L	ATTACHED, TWO CAR	76 X 132	10,239	NONE	VILLAGE HOMES REALTY	RE/MAX INTEGRITY
201	RIDGE	ST	<b>405,000</b>	05/30/12	489,000	-17.18%	283	7	2	2	COL	ATTACHED, TWO CAR	2892 ACRE	11,383	1 FPL	CENTURY21 MAINSTREAM	RE/MAX RE LIMITED
978	ANCHOR	CT	<b>405,000</b>	06/15/12	445,000	-8.99%	110	4	3	1	S/L	ATTACHED, TWO CAR	0.323 ACRE	12,588	NONE	RUSSO REAL ESTATE	WEICHERT REALTORS
51	BATTERSON	CT	<b>430,000</b>	01/09/12	485,000	-11.34%	26	4	2	1	COL	ATTACHED, ONE CAR	101 X IRR	11,319	NONE	COLDWELL BANKER	RE/MAX INTEGRITY
119	CENTER	ST	<b>467,500</b>	01/06/12	499,000	-6.31%	80	3	2	0	COL	DETACHED, ONE CAR	50 X 100	8,185	NONE	COLDWELL BANKER	COLDWELL BANKER
326	KASTLER	CT	<b>567,500</b>	07/03/12	590,000	-3.81%	59	5	3	0	B/L	ATTACHED, ONE CAR	39 X IRR	16,400	1 FPL	COLDWELL BANKER	WEICHERT REALTORS

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