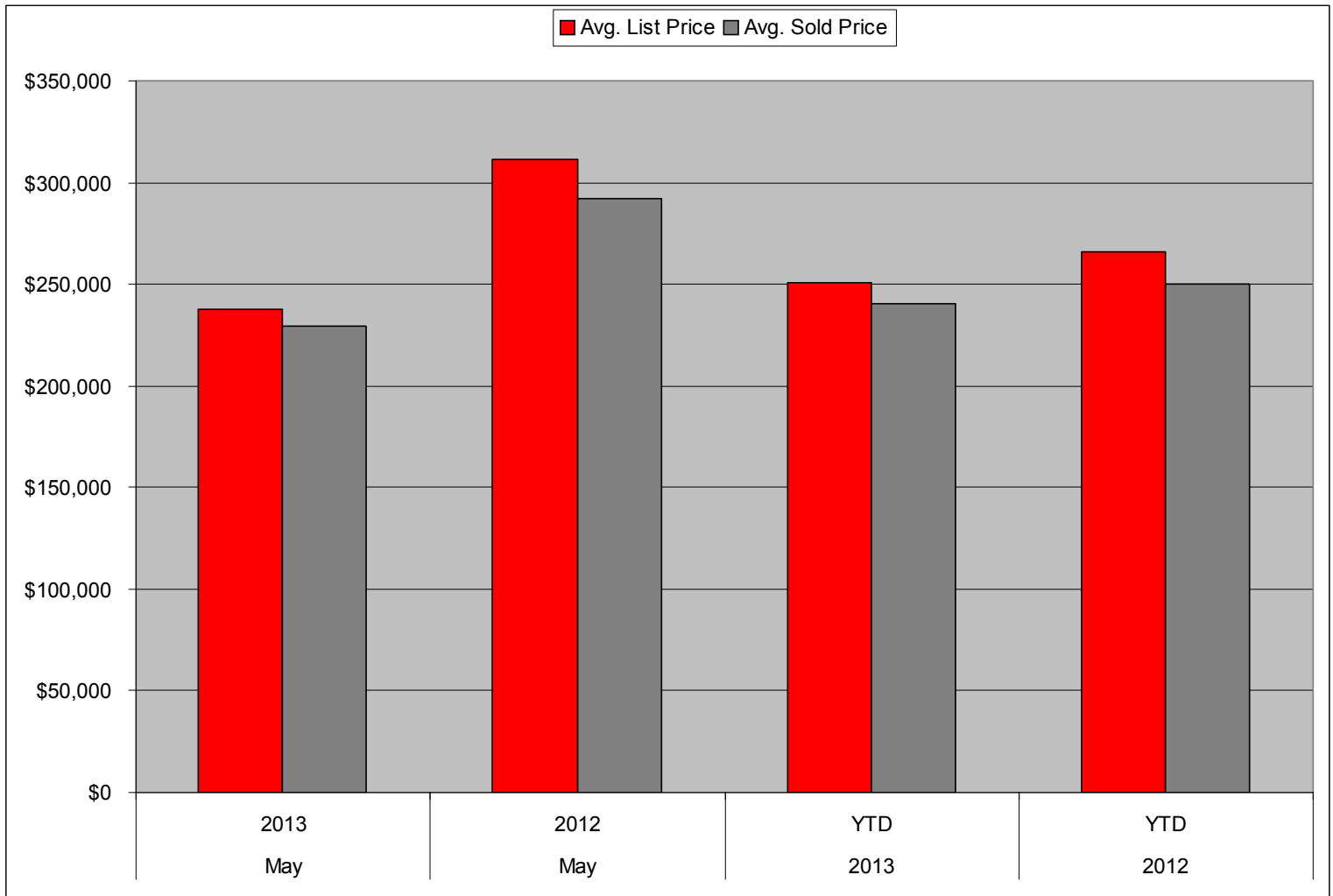




Danbury, CT Home Sales Report May 2013

	May	May	2013	2012	% Chg	% Chg
	2013	2012	YTD	YTD	TY/LY	YTD
Avg. List Price	\$237,542	\$311,250	\$250,554	\$265,769	-24%	-6%
Avg. Sold Price	\$229,154	\$292,016	\$240,554	\$250,108	-22%	-4%
% Sale/List Ratio	96%	94%	96%	94%		
# Sold	66	53	268	207	25%	29%
Sold Median	\$220,000	\$245,000.00	\$211,500	\$225,000.00	-10%	-6%





HIGGINS GROUP

EXCLUSIVE AFFILIATE OF
CHRISTIE'S
INTERNATIONAL REAL ESTATE

Marketing Connecticut Real Estate at the Highest Level

Street #	Street Name	# Rooms	# Bdrms	# Bths	List Price	Sale Price	% sale/list
46	Kenosia	4	2	1	\$ 19,500.00	\$ 15,500.00	79%
5	Woodside	4	2	1	\$ 65,000.00	\$ 55,000.00	85%
6	Rose	4	1	1	\$ 57,000.00	\$ 57,000.00	100%
5	Woodside	4	2	1	\$ 54,900.00	\$ 57,666.00	105%
5	Nabby	2	1	1	\$ 71,500.00	\$ 63,500.00	89%
33	Fairview	5	2	1	\$ 63,000.00	\$ 70,000.00	111%
101	South	4	2	1	\$ 95,000.00	\$ 90,000.00	95%
7	Padanaram	4	2	1	\$ 95,000.00	\$ 92,500.00	97%
136	Deer Hill	3	1	1	\$115,000.00	\$ 95,000.00	83%
7	Padanaram	4	2	1	\$ 99,900.00	\$ 98,000.00	98%
8	Rose	3	1	1	\$100,000.00	\$100,000.00	100%
136	Deer Hill	3	1	1	\$115,000.00	\$105,000.00	91%
38	Padanaram	5	2	2	\$104,900.00	\$112,350.00	107%
73	Coalpit Hill	5	2	2	\$132,900.00	\$125,000.00	94%
8	Rose	4	2	1	\$139,999.00	\$131,000.00	94%
30	Cornell	4	2	1	\$129,900.00	\$137,150.00	106%
41	Liberty	5	1	1	\$160,000.00	\$140,000.00	88%
52	Oil Mill	5	3	1	\$134,900.00	\$148,000.00	110%
20	Raymond	5	2	2	\$159,900.00	\$151,000.00	94%
6	Robinview	5	2	1	\$149,900.00	\$152,000.00	101%
81	Park	4	2	2	\$169,000.00	\$152,500.00	90%
27	Crows Nest	5	2	2	\$169,900.00	\$165,000.00	97%
6	Overlook	5	2	1	\$189,000.00	\$170,000.00	90%
69	Sheridan	4	2	2	\$179,000.00	\$170,000.00	95%
23	Scuppo	5	3	2	\$179,900.00	\$175,000.00	97%
9	Farview	5	2	2	\$189,000.00	\$177,000.00	94%
22	Main	4	2	2	\$185,000.00	\$181,500.00	98%
3	Jeanette	7	4	2	\$174,900.00	\$185,000.00	106%
23	Olive	6	2	2	\$214,900.00	\$200,000.00	93%
24	Homestead	8	3	1	\$214,000.00	\$205,000.00	96%
10	South	6	2	2	\$218,900.00	\$212,000.00	97%
3	Grace	5	3	1	\$229,900.00	\$215,000.00	94%
10	Hoyt	6	3	2	\$235,000.00	\$220,000.00	94%
4	1st	7	3	2	\$249,900.00	\$220,000.00	88%
26	Terre Haute	6	3	1	\$239,000.00	\$228,000.00	95%
180	Lake Place	5	2	2	\$247,000.00	\$233,000.00	94%
1 B	Joes Hill	6	3	2	\$239,888.00	\$240,000.00	100%
4	Lakeview	6	3	3	\$249,000.00	\$242,000.00	97%
1106	Larson	5	2	2	\$275,000.00	\$254,000.00	92%
34	Mabel	5	3	2	\$248,913.00	\$256,000.00	103%
12	Kimberly	6	3	2	\$279,000.00	\$262,000.00	94%
2	Acre	6	3	2	\$255,000.00	\$265,000.00	104%
26	Hillside	6	3	2	\$274,900.00	\$265,000.00	96%



Street #	Street Name	# Rooms	# Bdrms	# Bths	List Price	Sale Price	% sale/list
24	Gregory	5	3	3	\$279,900.00	\$265,000.00	95%
119	Chambers	8	4	3	\$289,900.00	\$273,100.00	94%
2	Waterview	5	3	3	\$294,500.00	\$275,000.00	93%
7	Berkshire	7	3	2	\$285,000.00	\$285,000.00	100%
44	Hayestown	6	3	3	\$279,900.00	\$285,071.00	102%
174	Middle River	5	3	2	\$282,000.00	\$287,013.13	102%
71	Old Ridgebury	7	3	2	\$299,900.00	\$299,900.00	100%
44	Hayestown	7	3	3	\$294,900.00	\$309,415.00	105%
44	Hayestown	6	3	3	\$309,900.00	\$309,900.00	100%
47	Mendes	7	3	3	\$299,900.00	\$310,000.00	103%
2	Huckleberry	7	3	3	\$335,000.00	\$322,500.00	96%
3	Dartmouth	8	3	2	\$349,000.00	\$335,000.00	96%
203	Southern	9	4	2	\$339,000.00	\$339,000.00	100%
16	Tucker	8	3	3	\$369,900.00	\$342,500.00	93%
1	Brook	7	3	3	\$359,000.00	\$349,000.00	97%
23	Tanglewood	8	4	3	\$399,900.00	\$360,000.00	90%
103	Boulevard	6	3	2	\$380,000.00	\$365,000.00	96%
12	Nabby	7	3	3	\$387,000.00	\$370,000.00	96%
12	Old Hayrake	9	4	3	\$434,000.00	\$445,000.00	103%
11	Jarrold	9	4	3	\$475,000.00	\$445,000.00	94%
23	Heritage	9	4	3	\$475,000.00	\$470,000.00	99%
9	Timber Crest	8	3	3	\$495,000.00	\$495,000.00	100%
32	Forty Acre Mountain	9	4	4	\$795,000.00	\$698,150.00	88%