

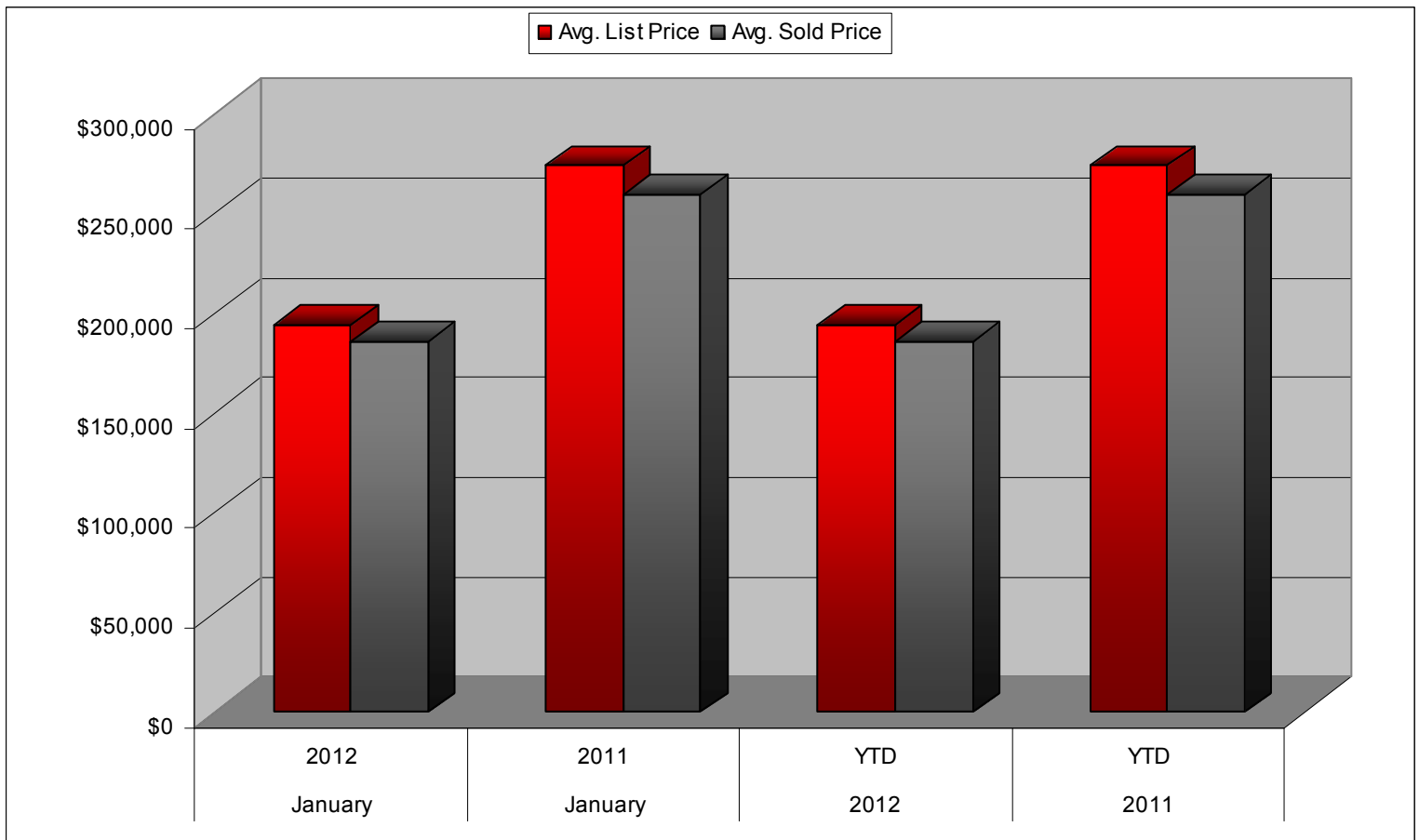


Danbury, CT Home Sales Report for January 2012

Sales Comparison

	January 2012	January 2011	2012 YTD	2011 YTD	% Chg TY/LY	% Chg YTD
Avg. List Price	\$194,203	\$273,970	\$194,203	\$273,970	-29%	-29%
Avg. Sold Price	\$185,866	\$259,457	\$185,866	\$259,457	-28%	-28%
% Sale/List Ratio	96%	95%	96%	95%		
Avg. Market Time	137	125	137	125	10%	10%
# Sold	35	35	35	35	0%	0%
Median Sold Price	\$ 172,750	\$240,000				

Sold Price Comparison





Danbury, CT Home Sales Report by Street

Street #	Street Name	# Rooms	# Bdrms	#Full Bths	List Price	Sale Price	% sale/list	Mkt.Time
42	MIRY BROOK	4	2	1	\$17,000	\$14,500	85%	157
5	NABBY	2	1	1	\$56,000	\$48,000	86%	174
48	VIRGINIA AVENUE	4	2	1	\$77,000	\$70,500	92%	223
37	FAIRVIEW	5	2	1	\$85,000	\$78,000	92%	38
20	LINCOLN	6	4	1	\$96,900	\$105,000	108%	39
20	BLACKBERRY	5	3	1	\$99,000	\$85,000	86%	261
1	BEAVERBROOK	5	2	1	\$102,900	\$95,000	92%	187
163	SOUTH	4	2	1	\$105,000	\$97,000	92%	59
8	ROSE	3	1	1	\$109,900	\$108,000	98%	237
6	GOLDEN HILL	4	2	1	\$134,500	\$120,000	89%	38
55	CROSS	3	1	1	\$139,000	\$133,000	96%	45
32	COALPIT HILL	5	2	1	\$139,900	\$130,000	93%	71
3	OLIVE	9	5	2	\$155,000	\$130,000	84%	90
26	MABEL	4	2	1	\$155,000	\$155,000	100%	15
8	MANNIONS	5	2	1	\$156,000	\$148,000	95%	56
3	POWELL	5	2	1	\$164,500	\$160,000	97%	38
1	WOODLAND HILL	6	3	1	\$179,900	\$170,000	94%	279
16-18	PRINCE	8	3	3	\$214,900	\$206,745	96%	117
10	OAKLAND	7	3	1	\$219,900	\$211,000	96%	222
93	PARK	6	3	2	\$225,000	\$205,000	91%	80
19	HORSESHOE	7	3	2	\$229,000	\$172,750	75%	110
15	HENSO	5	3	1	\$230,000	\$230,000	100%	52
23	HILLANDALE	8	3	2	\$240,000	\$261,000	109%	24
43	LIBERTY	5	4	2	\$243,000	\$230,000	95%	14
14	MORTON	6	3	2	\$244,000	\$235,000	96%	211
7	NABBY	7	3	1	\$245,000	\$250,000	102%	46
180	BRUSHY HILL	5	2	2	\$245,000	\$252,000	103%	149
17	BARNUM	6	2	1	\$255,000	\$225,000	88%	307
407	SIENNA	4	2	2	\$270,000	\$260,000	96%	197
2206	EATON	7	3	2	\$290,000	\$290,824	100%	630
1907	EATON	8	3	2	\$299,900	\$291,000	97%	39
175	SOUTHERN	8	3	2	\$305,000	\$293,000	96%	72
38	SOUTH	11	3	3	\$324,900	\$340,000	105%	12
18	STURDEVANT	7	3	2	\$345,000	\$330,000	96%	302
24	WONDY	9	3	2	\$399,000	\$375,000	94%	211