

All Properties Sold in Cape May, West Cape May, Cape May Point 1/1/06-2/28/06

Office	Listings	Dollar Volume	Average Price	Median Price	% by \$	% by Count
Sold Listings						
Listed By:						
COLDWELL BANKER SOL NEEDLES RI	8	\$6,573,000	\$821,625	\$654,500	34%	27%
CHRIS CLEMANS & CO INC	6	\$3,728,000	\$621,333	\$564,500	19%	20%
JERSEY CAPE REALTY	5	\$3,858,000	\$771,600	\$560,000	20%	17%
HOMESTEAD REAL ESTATE	4	\$1,925,500	\$481,375	\$535,000	10%	13%
C21 GILMARTIN & CO	2	\$815,000	\$407,500	\$407,500	4%	7%
COASTLINE REALTY, LLC	1	\$205,000	\$205,000	\$205,000	1%	3%
MANZONI REALTY, INC.	1	\$380,000	\$380,000	\$380,000	2%	3%
CAPE MAY REALTY	1	\$385,000	\$385,000	\$385,000	2%	3%
DELLAS AGENCY	1	\$425,000	\$425,000	\$425,000	2%	3%
COLDWELL BANKER OTTON / NCM	1	\$1,260,000	\$1,260,000	\$1,260,000	6%	3%
Subtotal	30	\$19,554,500	\$651,817	\$840,000		
Sold By:						
CHRIS CLEMANS & CO INC	6	\$3,933,000	\$655,500	\$564,500	23%	23%
HOMESTEAD REAL ESTATE	5	\$2,760,000	\$552,000	\$575,000	16%	19%
COLDWELL BANKER SOL NEEDLES RI	4	\$2,275,500	\$568,875	\$330,250	13%	15%
JERSEY CAPE REALTY	3	\$3,268,000	\$1,089,333	\$1,310,000	19%	12%
BY THE SEA REALTY-LEE MARCOTTE,	2	\$955,000	\$477,500	\$477,500	6%	8%
COASTLINE REALTY, LLC	1	\$800,000	\$800,000	\$800,000	5%	4%
C21 GILMARTIN & CO	1	\$425,000	\$425,000	\$425,000	2%	4%
COLDWELL BANKER OTTON / SH	1	\$520,000	\$520,000	\$520,000	3%	4%
CAPE MAY COUNTY MLS	1	\$385,000	\$385,000	\$385,000	2%	4%
COLDWELL BANKER OTTON / NCM	1	\$1,260,000	\$1,260,000	\$1,260,000	7%	4%
SEASHORE REALTY, LLC	1	\$420,000	\$420,000	\$420,000	2%	4%
Subtotal	26	\$17,001,500	\$653,904	\$560,000		

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Class ...	Type ...	Area	MLS #	Address	Original Price	Sold Price	Original Price %	DOM
RESIDENTIAL								
Single Family								
Cape May								
			94504	1024 New York Avenue	\$799,000	\$740,000	93%	247
			95283	814 Washington Street	\$1,300,000	\$1,260,000	97%	220
			96098	1512 New York Avenue	\$1,859,000	\$1,800,000	97%	203
			96726	1247 Washington Street	\$625,000	\$575,000	92%	135
			96759	27 Canterbury Way	\$424,900	\$420,000	99%	141
			97677	1131 Cape May	\$1,550,000	\$1,310,000	85%	110
			97929	8 Crane Fly Circle	\$395,000	\$395,000	100%	140
			98164	63 Cape Woods Road	\$385,000	\$375,000	97%	80
			Totals		\$7,337,900	\$6,875,000	94%	160
Cape May Point								
			98870	219 Stites Avenue	\$795,000	\$800,000	101%	63
			Totals		\$795,000	\$800,000	101%	63
West Cape May								
			96717	731 Sunset Boulevard	\$829,900	\$820,000	99%	151
			97385	321 Third Ave	\$499,000	\$495,000	99%	118
			99492	115 Second Ave	\$439,000	\$425,000	97%	46
			Totals		\$1,767,900	\$1,740,000	98%	105
LOTS/LAND								
Vacant Lot								
West Cape May								
			92233	312 Moore Street	\$325,000	\$280,500	86%	372
			Totals		\$325,000	\$280,500	86%	372
COMMERCIAL								
Commercial/Industrial								
Cape May								
			96441	313 Beach Avenue	\$160,000	\$158,000	99%	179
			Totals		\$160,000	\$158,000	99%	179
MULTI-FAMILY								
Other								
Cape May								
			96728	1247 Washington Street	\$625,000	\$575,000	92%	135
			Totals		\$625,000	\$575,000	92%	135
CONDO/TOWNHOUSE								
Condo								
Cape May								
			92657	710 Corgie Street	\$549,000	\$520,000	95%	351
			93749	1513 Beach Avenue	\$1,215,000	\$560,000	46%	276
			96044	501 BEACH AVENUE, UNIT 114	\$205,000	\$205,000	100%	210
			97494	933 Columbia Avenue	\$575,000	\$560,000	97%	130
			97709	805 Pittsburgh Ave. #103	\$399,990	\$385,000	96%	132
			100459	11 Beach Unit 312	\$525,000	\$525,000	100%	196
			100483	11 Beach Unit 216	\$899,000	\$899,000	100%	196
			100484	11 Beach Unit 310	\$560,000	\$560,000	100%	196
			100485	11 Beach Unit 304	\$569,000	\$569,000	100%	196
			Totals		\$5,496,990	\$4,783,000	87%	209

Townhouse
Cape May

93505	201 Beach Avenue	\$1,489,000	\$1,410,000	95%	284
96481	704 A Madison Avenue	\$419,000	\$380,000	91%	169
Totals		\$1,908,000	\$1,790,000	94%	227
