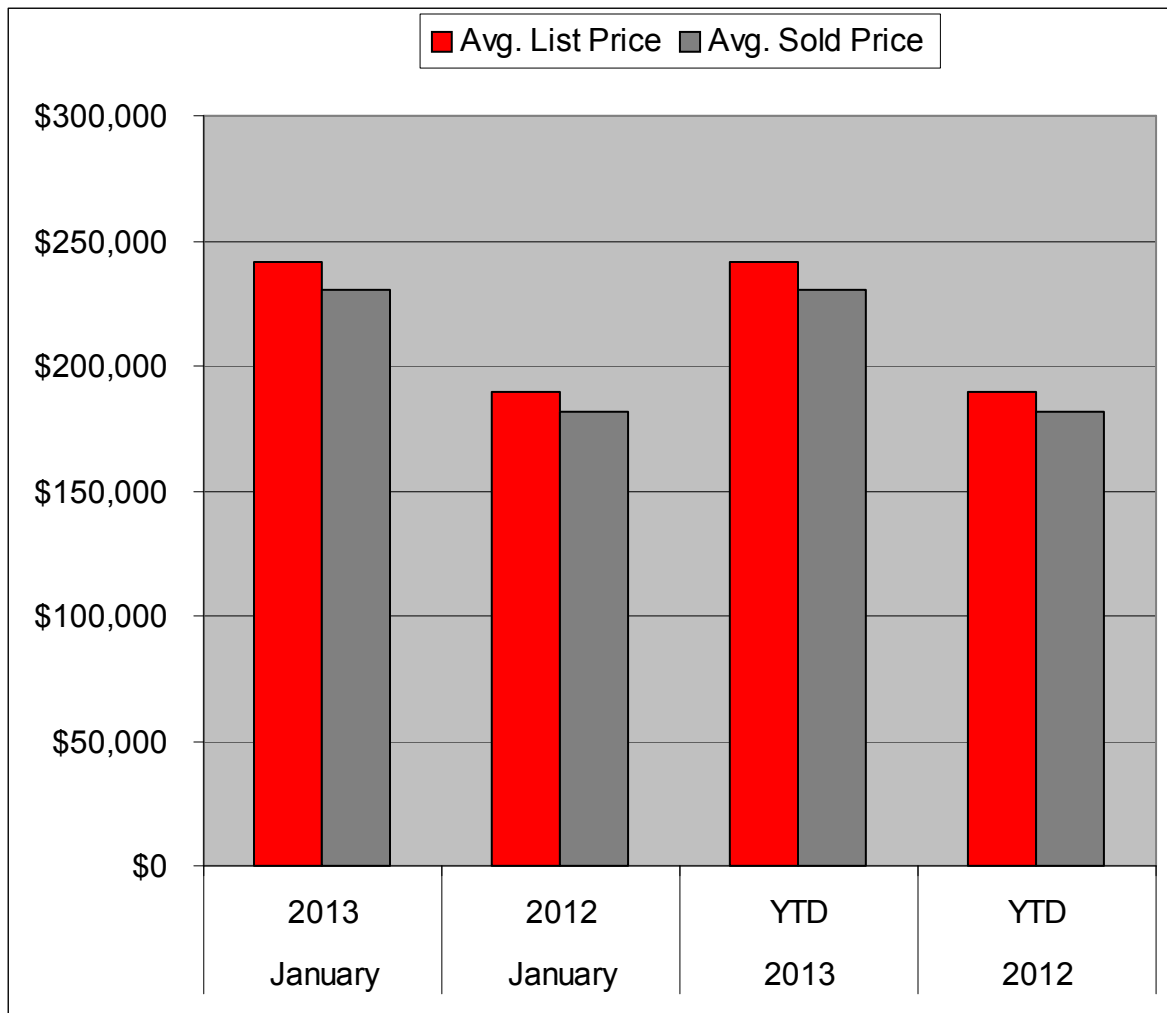




## Danbury, CT Home Sales Report January 2013

Single Family	January	January	2013	2012	% Chg	% Chg
	2013	2012	YTD	YTD	TY/LY	YTD
Avg. List Price	<b>\$241,780</b>	\$189,431	<b>\$241,780</b>	\$189,431	28%	28%
Avg. Sold Price	<b>\$230,050</b>	\$181,495	<b>\$230,050</b>	\$181,495	27%	27%
% Sale/List Ratio	<b>95%</b>	96%	<b>95%</b>	96%		
# Sold	<b>47</b>	35	<b>47</b>	35	34%	34%
Sold Median	<b>\$185,000</b>	\$172,750.00	<b>\$185,000</b>	\$172,750.00	7%	7%





# HIGGINS GROUP

EXCLUSIVE AFFILIATE OF  
**CHRISTIE'S**  
INTERNATIONAL REAL ESTATE

Marketing Connecticut Real Estate at the Highest Level

Street No	Street	Total Rms	Bedrooms	Baths	List Price	Close Price	ST%
10	Kenosia	4	2	1	\$ 21,500.00	\$ 18,750.00	87%
51	Greenlawn	4	2	1	\$ 29,900.00	\$ 20,000.00	67%
95	Fairview	5	2	1	\$ 59,000.00	\$ 61,500.00	104%
93	Fairview	5	2	1	\$ 80,000.00	\$ 75,000.00	94%
7	Padanaram	4	2	1	\$ 102,900.00	\$ 97,000.00	94%
103	Kohanza	4	2	1	\$ 110,000.00	\$ 101,000.00	92%
55	Mill Plain	3	1	1	\$ 114,900.00	\$ 114,000.00	99%
2:00 AM	Jeanette	3	1	1	\$ 129,900.00	\$ 117,000.00	90%
6	Rose	5	2	1	\$ 139,900.00	\$ 130,000.00	93%
14	Hager	5	3	1	\$ 124,900.00	\$ 130,000.00	104%
6	Berkshire	5	3	1	\$ 159,900.00	\$ 130,000.00	81%
23	Scuppo	4	3	1	\$ 139,900.00	\$ 136,500.00	98%
2	Jefferson	7	3	3	\$ 166,500.00	\$ 140,000.00	84%
55	Cross	5	2	2	\$ 149,900.00	\$ 140,000.00	93%
13	Belmont	4	2	2	\$ 150,000.00	\$ 143,000.00	95%
23	Scuppo	4	3	1	\$ 159,900.00	\$ 146,000.00	91%
32	Oil Mill	4	2	2	\$ 157,500.00	\$ 148,000.00	94%
23	Scuppo	5	3	2	\$ 149,900.00	\$ 149,000.00	99%
20	Pembroke	5	2	2	\$ 154,900.00	\$ 153,000.00	99%
55	Mill Plain	5	2	2	\$ 167,500.00	\$ 160,000.00	96%
6	Roger	8	4	2	\$ 214,900.00	\$ 165,000.00	77%
167	Triangle	7	4	1	\$ 172,500.00	\$ 170,500.00	99%
55	Oil Mill	4	2	2	\$ 199,900.00	\$ 175,000.00	88%
40	Meadowbrook	6	3	2	\$ 199,900.00	\$ 185,000.00	93%
152	Westville	7	3	2	\$ 229,900.00	\$ 209,000.00	91%
4	Meadowbrook	5	2	1	\$ 215,000.00	\$ 210,000.00	98%
8	Chuck Wagon	6	3	2	\$ 215,000.00	\$ 211,000.00	98%
55	Mill Plain	6	2	2	\$ 233,000.00	\$ 215,000.00	92%
55	Mill Plain	5	2	2	\$ 225,000.00	\$ 216,500.00	96%
11	Boulevard	6	2	3	\$ 255,000.00	\$ 245,000.00	96%
17	Ken Oaks	7	4	2	\$ 265,000.00	\$ 250,000.00	94%
248	Middle River	6	3	2	\$ 279,900.00	\$ 280,000.00	100%
14	Strawberry Hill	7	3	3	\$ 309,000.00	\$ 285,000.00	92%
44	Hayestown	7	3	3	\$ 299,900.00	\$ 304,454.00	102%
10	White Oak Lane #10	7	3	3	\$ 325,000.00	\$ 318,000.00	98%
45	Pocono	7	3	3	\$ 325,000.00	\$ 318,000.00	98%
73	Boulevard	7	3	3	\$ 349,900.00	\$ 324,500.00	93%
1	Old Stadley Rough	6	4	3	\$ 379,900.00	\$ 355,000.00	93%
20	Carriage House	9	4	3	\$ 379,900.00	\$ 366,000.00	96%
61	Woodcrest	7	3	4	\$ 394,500.00	\$ 385,000.00	98%
131	Brushy Hill	7	3	2	\$ 383,000.00	\$ 386,250.00	101%
68	Judith	9	4	3	\$ 399,999.00	\$ 394,000.00	99%
64	Aunt Hack	8	4	3	\$ 429,900.00	\$ 420,000.00	98%
38	Lilac	8	4	3	\$ 499,900.00	\$ 472,500.00	95%
7	Ashley	10	4	3	\$ 525,000.00	\$ 500,000.00	95%
100	Warrington Round	7	3	3	\$ 499,995.00	\$ 541,940.00	108%
13	Logans	12	4	4	\$ 689,000.00	\$ 600,000.00	87%