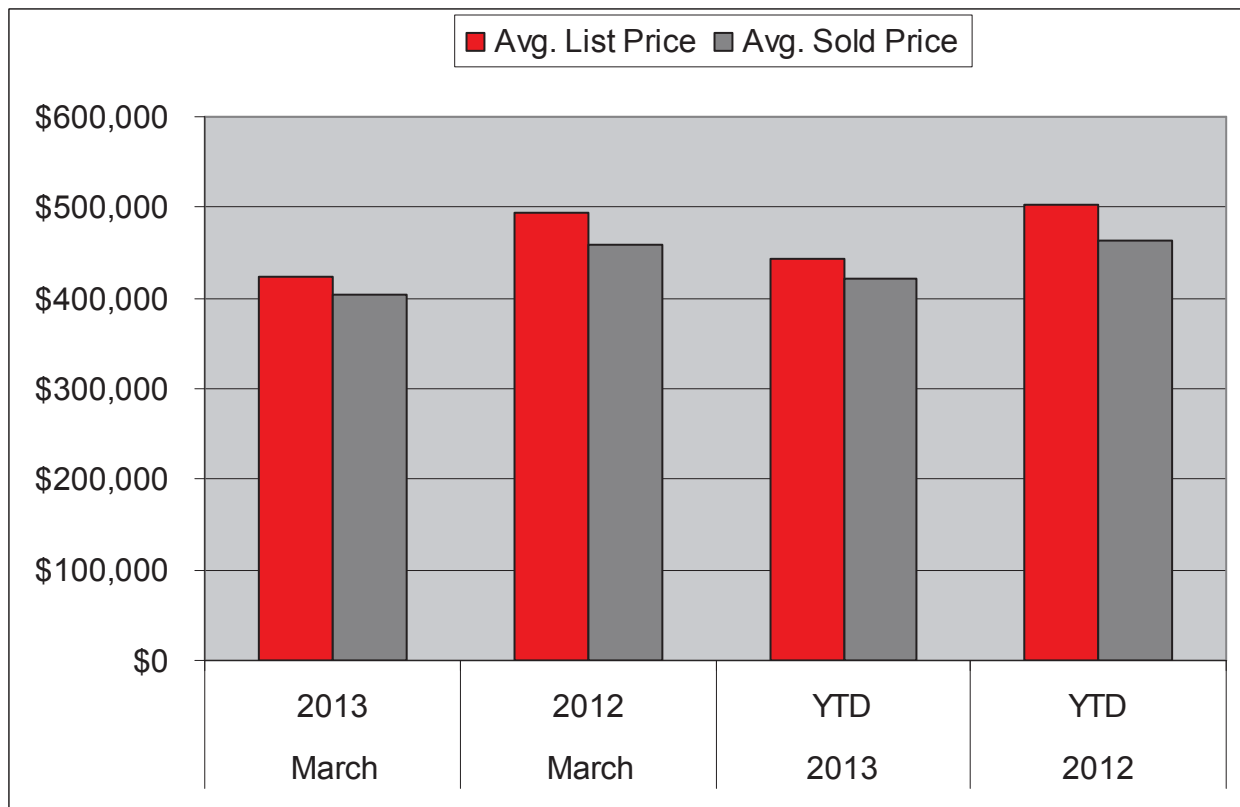




## Norwalk, CT Home Sales Report March 2013

Norwalk	March	March	2013	2012	% Chg	% Chg
	2013	2012	YTD	YTD	TY/LY	YTD
Avg. List Price	<b>\$424,514</b>	\$494,138	<b>\$442,893</b>	\$502,094	-14%	-12%
Avg. Sold Price	<b>\$403,855</b>	\$457,847	<b>\$422,284</b>	\$462,970	-12%	-9%
% Sale/List Ratio	<b>95%</b>	93%	<b>95%</b>	92%		
# Sold	<b>74</b>	52	<b>159</b>	118	42%	35%
Sold Median	<b>\$328,250</b>	\$343,625.00	<b>\$340,000</b>	\$327,500.00	-4%	4%





# HIGGINS GROUP

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

Marketing Connecticut Real Estate at the Highest Level

St.#	Street Name	Ttl Rms	Bdrms	Bths	List Price	Closed Price	% CP/LP	CDOM
18	Prospect	3	1	1	\$ 99,500.00	\$ 72,000.00	72%	148
15	Clarmore	3	1	1	\$ 115,000.00	\$ 110,000.00	96%	121
45	Clarmore	4	2	1	\$ 139,900.00	\$ 129,900.00	93%	240
4	Union	4	2	2	\$ 149,900.00	\$ 140,000.00	93%	349
25	Chestnut	5	2	1	\$ 150,000.00	\$ 145,000.00	97%	78
14	Pleasant	7	3	1	\$ 199,000.00	\$ 160,000.00	80%	325
149	Water	3	1	2	\$ 170,000.00	\$ 165,000.00	97%	15
110	Washington	3	1	1	\$ 175,000.00	\$ 168,000.00	96%	380
5	Rockland	5	2	2	\$ 184,900.00	\$ 185,500.00	100%	239
3	Vail	5	3	2	\$ 245,000.00	\$ 190,000.00	78%	260
57	Plattsville	5	2	2	\$ 199,995.00	\$ 191,500.00	96%	201
23	Van Buren	5	3	2	\$ 189,900.00	\$ 201,000.00	106%	42
19	Ryan	7	3	3	\$ 320,000.00	\$ 212,000.00	66%	184
9	Bartlett	6	3	2	\$ 259,000.00	\$ 220,000.00	85%	90
5	Elmcrest	3	1	1	\$ 229,000.00	\$ 225,000.00	98%	84
4	Rowayton Woods	4	2	2	\$ 234,900.00	\$ 228,500.00	97%	44
8	Linden	6	4	2	\$ 235,000.00	\$ 230,000.00	98%	96
25	Marshall	2	0	1	\$ 248,000.00	\$ 230,000.00	93%	105
1	Hill	6	3	2	\$ 260,000.00	\$ 240,000.00	92%	103
33	Assisi	7	3	3	\$ 319,900.00	\$ 245,000.00	77%	507
4	Newfield	5	3	1	\$ 249,000.00	\$ 247,000.00	99%	36
169	Sunrise Hill	4	2	2	\$ 249,900.00	\$ 249,900.00	100%	266
28	Marlin	8	4	2	\$ 249,000.00	\$ 250,000.00	100%	240
23	Ledgebrook	4	2	2	\$ 265,900.00	\$ 255,000.00	96%	130
41	Ledgewood	5	2	1	\$ 279,000.00	\$ 257,500.00	92%	248
5	Ledgebrook	4	2	2	\$ 280,000.00	\$ 275,000.00	98%	442
2	Alrowood	4	2	1	\$ 259,000.00	\$ 277,000.00	107%	34
48	Elmwood	5	2	3	\$ 309,000.00	\$ 285,000.00	92%	153
78	Glenrock	4	2	3	\$ 310,000.00	\$ 295,000.00	95%	92
33	George	5	3	1	\$ 289,900.00	\$ 296,900.00	102%	28
3	Garfield	8	4	3	\$ 332,775.00	\$ 297,000.00	89%	260
11	Garfield	5	3	2	\$ 325,000.00	\$ 303,500.00	93%	118
44	Scribner	5	3	2	\$ 350,000.00	\$ 310,000.00	89%	89
36	Richmond Hill	6	3	2	\$ 325,000.00	\$ 320,000.00	98%	42
16	Ambler	7	3	2	\$ 329,900.00	\$ 324,000.00	98%	41
191	Scribner	6	3	2	\$ 349,900.00	\$ 325,000.00	93%	457
4	Daskams	4	2	2	\$ 359,000.00	\$ 327,500.00	91%	203
62	Glenrock	4	2	3	\$ 328,500.00	\$ 329,000.00	100%	332
7	Crocus	7	3	2	\$ 349,900.00	\$ 330,000.00	94%	46
11	Brookside	6	2	2	\$ 359,900.00	\$ 340,000.00	94%	276
72	Chestnut Hill	7	3	2	\$ 350,000.00	\$ 357,000.00	102%	58
27	Dairy Farm	7	3	2	\$ 399,000.00	\$ 363,500.00	91%	71
270	Newtown	8	3	2	\$ 374,900.00	\$ 365,000.00	97%	203
20	Shamrock	6	4	3	\$ 409,000.00	\$ 370,000.00	90%	174
13	Auburn	8	4	2	\$ 399,000.00	\$ 378,500.00	95%	394
75	Dry Hill	7	3	2	\$ 399,000.00	\$ 387,000.00	97%	147
1001	Foxboro	5	2	3	\$ 399,000.00	\$ 387,500.00	97%	29
1	Merrill	8	3	2	\$ 430,000.00	\$ 395,000.00	92%	269
2	Woodacre	7	3	2	\$ 429,900.00	\$ 416,500.00	97%	51
51	Willow	7	3	3	\$ 440,000.00	\$ 418,500.00	95%	214
1	Orlando	6	3	2	\$ 445,000.00	\$ 425,000.00	96%	240
62	Melbourne Road	6	3	2	\$ 439,000.00	\$ 433,100.00	99%	161
283	Fillow	7	3	2	\$ 449,900.00	\$ 440,000.00	98%	203
162	Taylor	6	4	2	\$ 479,000.00	\$ 441,500.00	92%	43



# HIGGINS GROUP

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

Marketing Connecticut Real Estate at the Highest Level

13	Ells	7	3	3	\$ 439,000.00	\$ 450,000.00	103%	81
270	Fillow	7	3	3	\$ 499,900.00	\$ 480,000.00	96%	643
8	Knobhill	8	3	3	\$ 489,000.00	\$ 485,000.00	99%	77
5	Saint Marys	7	3	3	\$ 539,000.00	\$ 500,000.00	93%	302
12	Twin Ledge	6	3	4	\$ 515,000.00	\$ 515,000.00	100%	629
33	Water	4	2	2	\$ 575,000.00	\$ 550,000.00	96%	182
243	West Norwalk	7	3	3	\$ 625,000.00	\$ 570,000.00	91%	95
33	Water	4	2	2	\$ 579,000.00	\$ 575,000.00	99%	548
81	Murray	9	4	4	\$ 694,500.00	\$ 650,000.00	94%	304
6	New Canaan	9	3	4	\$ 745,000.00	\$ 705,000.00	95%	182
6	New Canaan	9	3	4	\$ 745,000.00	\$ 705,000.00	95%	182
19	Channel	8	3	2	\$ 749,000.00	\$ 723,500.00	97%	567
25	Steeple Top	5	2	3	\$ 779,000.00	\$ 782,500.00	100%	6
8	Pennoyer	8	4	3	\$ 945,000.00	\$ 848,000.00	90%	175
117	Rocks	10	4	5	\$ 879,000.00	\$ 850,000.00	97%	193
10	Old Field	10	4	4	\$ 921,500.00	\$ 885,500.00	96%	172
12	Green Beech	8	4	3	\$ 995,000.00	\$ 950,000.00	95%	222
35	Hunt	9	4	3	\$ 1,199,000.00	\$ 1,100,000.00	92%	131
9	Topsail	8	4	3	\$ 1,089,000.00	\$ 1,105,000.00	101%	7
103	Highland	9	4	4	\$ 1,295,000.00	\$ 1,295,000.00	100%	221