

# Summit

## February 2018 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	67 Springfield Avenue	CapeCod	4	2.0	42	\$575,000	\$575,000	\$550,000	95.65%	\$165,400	3.33
2	31 Webster Avenue	Colonial	3	1.1	64	\$650,000	\$620,000	\$620,000	100.00%	\$229,700	2.70
3	26 Woodfern Road	Split Level	3	2.1	6	\$775,000	\$775,000	\$800,000	103.23%	\$335,200	2.39
4	37 Miele Place	Colonial	4	2.1	77	\$939,000	\$924,900	\$898,000	97.09%	\$363,500	2.47
5	55 Butler Parkway	Colonial	5	3.1	105	\$1,295,000	\$1,295,000	\$1,200,000	92.66%	\$394,800	3.04
6	51 Butler Parkway	Colonial	5	5.0	150	\$1,495,000	\$1,448,000	\$1,375,000	94.96%		
7	11 Hillview Terrace	Colonial	6	6.2	34	\$2,269,000	\$2,269,000	\$2,270,000	100.04%		
8	21 Linda Lane	Custom	7	6.1	61	\$2,599,000	\$2,599,000	\$2,516,000	96.81%		
9	66 Prospect Street	Meditter	7	4.2	58	\$2,500,000	\$2,500,000	\$2,617,736	104.71%	\$1,300,000	2.01
10	12 Sunset Drive	Custom	5	6.3	233	\$3,900,000	\$3,695,000	\$3,262,500	88.29%	\$1,300,000	2.51
11	20 Beacon Road	Colonial	11	6.3	40	\$3,995,000	\$3,995,000	\$3,750,000	93.87%	\$1,884,800	1.99
AVERAGE					79	\$1,908,364	\$1,881,445	\$1,805,385	97.03%		2.55

### "ACTIVE" Listings in Summit

**Number of Units:** 86  
**Average List Price:** \$1,605,773  
**Average Days on Market:** 50

### "UNDER CONTRACT" Listings in Summit

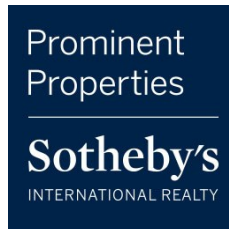
**Number of Units:** 43  
**Average List Price:** \$1,045,379  
**Average Days on Market:** 44

# Summit 2018 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	52	79											61
List Price	\$1,016,945	\$1,881,445											\$1,305,112
Sales Price	\$985,056	\$1,805,385											\$1,258,499
Sales Price as a % of List Price	98.63%	97.03%											98.10%
Sales Price to Assessed Value	2.61	2.55											2.60
# Units Sold	22	11											33
Active Listings	64	86											75
Under Contracts	25	43											34

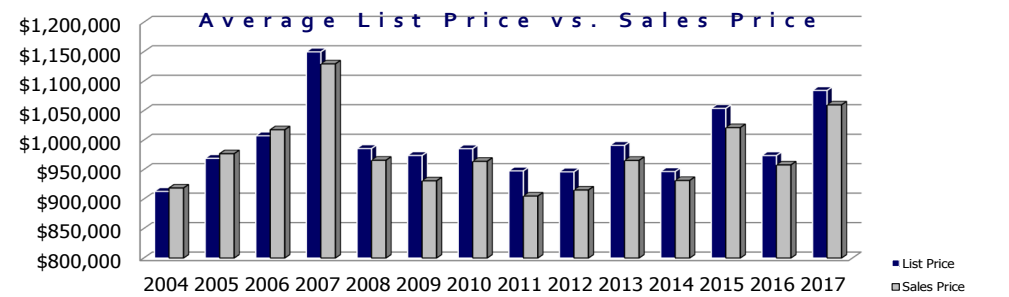
## Flashback! YTD 2017 vs YTD 2018

YTD	2017	2018	% Change
Days on Market	60	61	1.49%
Sales Price	\$840,829	\$1,258,499	49.67%
Sales Price to Assessed Value	2.35	2.60	10.71%

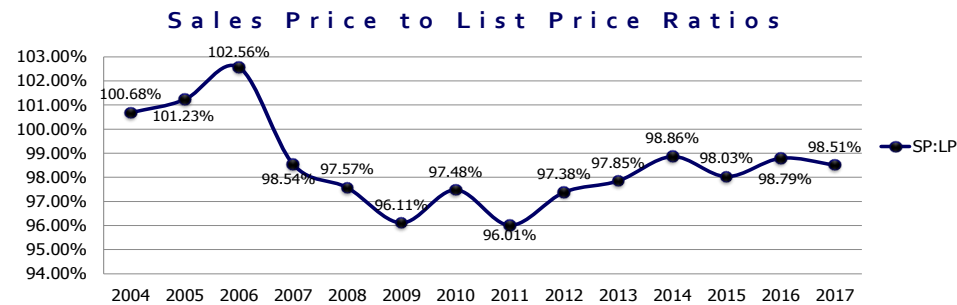


YTD	2017	2018	% Change
# Units Sold	24	33	37.50%
Active Listings	77	86	11.69%
Under Contracts	49	43	-12.24%

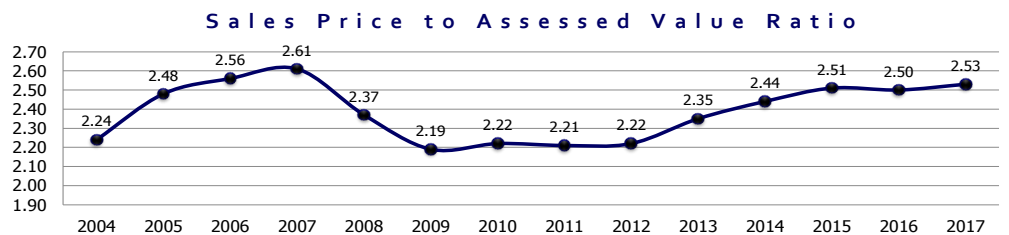
### Summit Yearly Market Trends



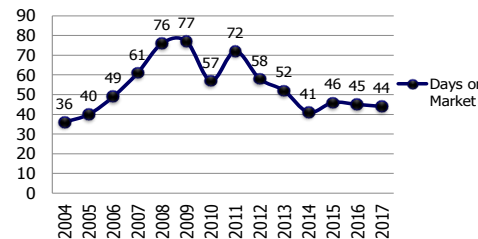
### Summit Yearly Market Trends



	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
LP	\$913,052	\$969,120	\$1,007,394	\$1,149,803	\$985,793	\$973,992	\$985,585	\$947,846	\$946,234	\$991,209	\$946,779	\$1,053,866	\$973,892	\$1,084,282
SP	\$918,810	\$977,024	\$1,017,629	\$1,129,397	\$965,899	\$930,999	\$964,131	\$905,137	\$915,407	\$965,630	\$931,577	\$1,021,296	\$957,949	\$1,059,822



### Average Days on Market



### Number of Units Sold

