

CONDOS/TOWNHOMES - USABLE SALES

BLOCK	LOT	ADDRESS	NEIGH	BLDG STYLE	BLDG SIZE (SF)	SALE DATE	SALE PRICE	2007 ASSESS	2008 ASSESS	INCR	NOTES
VILLAGE GREEN											
1804	2	2 VILLAGE GREEN COURT	82	TH	1,784	10/31/2006	\$500,000	\$187,000	\$489,800	2.62	
1804	15	15 VILLAGE GREEN COURT	82	TH	1,784	8/28/2007	\$530,000	\$187,000	\$489,200	2.62	
1804	18	18 VILLAGE GREEN COURT	82	TH	1,784	7/5/2006	\$485,000	\$187,000	\$492,300	2.63	
1804	20	20 VILLAGE GREEN COURT	82	TH	1,788	8/14/2006	\$518,000	\$187,000	\$488,000	2.61	
1804	23	23 VILLAGE GREEN COURT	82	TH	2,128	9/7/2007	\$490,000	\$187,000	\$493,900	2.64	
AVG							\$504,600	\$187,000	\$490,640	2.62	
THE NEWSTEAD											
2601	22	609 SO ORANGE AVE WEST 3G	83	CM	1,150	1/4/2006	\$250,000	\$122,400	\$241,800	1.98	
2601	31	609 SO ORANGE AVE WEST 4B	83	CM	1,395	7/9/2007	\$405,000	\$150,100	\$383,300	2.55	
2601	43	609 SO ORANGE AVE WEST 4P	83	CM	1,065	12/12/2006	\$235,000	\$115,500	\$231,900	2.01	
2601	63	609 SO ORANGE AVE WEST 5T	83	CM	1,595	7/26/2006	\$415,000	\$169,700	\$401,900	2.37	
2601	71	609 SO ORANGE AVE WEST 6F	83	CM	1,410	7/2/2007	\$369,000	\$150,100	\$376,400	2.51	
2601	79	609 SO ORANGE AVE WEST 6P	83	CM	1,065	10/2/2006	\$245,000	\$115,500	\$241,000	2.09	
AVG							\$319,833	\$137,217	\$312,717	2.25	
VILLAGE STATION WEST											
1901	18.07	17-25 CHURCH ST UNIT 7	84	CM	1,290	5/4/2006	\$414,000	\$166,000	\$397,000	2.39	
1901	18.08	17-25 CHURCH ST UNIT 8	84	CM	1,290	2/17/2006	\$377,500	\$166,000	\$397,400	2.39	
1901	18.14	17-25 CHURCH ST UNIT 14	84	CM	1,290	1/4/2006	\$425,000	\$166,000	\$397,000	2.39	
1901	18.16	17-25 CHURCH ST UNIT 16	84	CM	1,638	10/26/2006	\$475,000	\$182,000	\$444,800	2.44	
AVG							\$422,875	\$170,000	\$409,050	2.41	
VILLAGE STATION EAST											
1902	9.11	26-40 CHURCH ST UNIT 11	85	CM	1,279	2/16/2006	\$422,500	\$172,000	\$387,400	2.25	
1902	9.16	26-40 CHURCH ST UNIT 16	85	CM	1,149	3/14/2006	\$370,000	\$148,000	\$365,800	2.47	
1902	9.18	26-40 CHURCH ST UNIT 18	85	CM	1,092	1/4/2006	\$372,000	\$146,000	\$351,800	2.41	
1902	9.2	26-40 CHURCH ST UNIT 20	85	CM	1,246	4/20/2006	\$389,000	\$168,000	\$381,900	2.27	
1902	9.21	26-40 CHURCH ST UNIT 21	85	CM	1,246	2/28/2006	\$382,000	\$168,000	\$381,900	2.27	
AVG							\$387,100	\$160,400	\$373,760	2.34	
57 CHURCH STREET											
1901	27.01	57 CHURCH STREET UNIT 1	86	TH	924	7/14/2006	\$329,000	\$105,000	\$304,900	2.90	
1901	27.03	57 CHURCH STREET UNIT 3	86	TH	924	11/1/2007	\$319,995	\$105,000	\$304,900	2.90	
AVG							\$324,498	\$105,000	\$304,900	2.90	

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BLOCK	LOT	ADDRESS	NEIGH	BLDG STYLE	BLDG SIZE (SF)	SALE DATE	SALE PRICE	2007 ASSESS	2008 ASSESS	INCR	NOTES
THE MEWS											
1903	3	3 MEWS LANE	87	CM	1,230	1/30/2006	\$395,000	\$130,000	\$382,800	2.94	
1903	9	9 MEWS LANE	87	CM	1,312	5/25/2007	\$420,000	\$149,500	\$396,500	2.65	
1903	16	16 MEWS LANE	87	CM	1,477	6/15/2006	\$425,000	\$139,200	\$407,700	2.93	
1903	19	19 MEWS LANE	87	CM	1,312	4/30/2007	\$390,000	\$149,500	\$399,800	2.67	
1903	20	20 MEWS LANE	87	CM	1,230	4/27/2007	\$410,500	\$139,200	\$390,500	2.81	
1903	26	26 MEWS LANE	87	CM	1,477	5/23/2006	\$419,900	\$127,000	\$413,400	3.26	
1903	33	33 MEWS LANE	87	CM	1,230	5/31/2006	\$395,000	\$138,300	\$383,800	2.78	
1903	36	36 MEWS LANE	87	CM	1,477	2/17/2006	\$379,900	\$146,000	\$400,700	2.74	
1903	38	38 MEWS LANE	87	CM	1,230	5/3/2007	\$425,000	\$138,300	\$383,800	2.78	
1903	39	39 MEWS LANE	87	CM	1,312	10/18/2007	\$408,000	\$149,500	\$400,800	2.68	
1903	45	45 MEWS LANE	87	CM	1,230	8/11/2006	\$400,000	\$139,200	\$382,800	2.75	
1903	50	50 MEWS LANE	87	CM	1,230	11/22/2006	\$395,000	\$117,000	\$382,800	3.27	
1903	59	59 MEWS LANE	87	CM	1,312	9/29/2006	\$386,000	\$137,000	\$393,300	2.87	
1903	63	63 MEWS LANE	87	CM	1,230	7/6/2007	\$415,000	\$131,600	\$390,900	2.97	
1903	70	70 MEWS LANE	87	CM	1,012	10/13/2006	\$319,000	\$110,300	\$314,900	2.85	
1903	73	73 MEWS LANE	87	CM	1,230	11/15/2006	\$370,000	\$138,300	\$390,300	2.82	
AVG							\$397,081	\$136,244	\$388,425	2.86	
RAINE GARDENS											
2203	1	378 VALLEY STREET - C1A	89	CM	706	7/31/2007	\$165,000	\$75,000	\$159,400	2.13	
2203	8	378 VALLEY STREET - C2B	89	CM	698	2/27/2006	\$195,000	\$75,000	\$191,200	2.55	
2203	16	378 VALLEY STREET - C5C	89	CM	536	12/19/2006	\$156,000	\$53,000	\$152,300	2.87	
2203	17	378 VALLEY STREET - C6C	89	CM	536	5/4/2006	\$150,000	\$53,000	\$146,800	2.77	
2203	23	372 VALLEY STREET - C3E	89	CM	715	8/13/2007	\$207,000	\$75,000	\$203,600	2.71	
2203	29	372 VALLEY STREET - C3F	89	CM	715	9/20/2006	\$197,000	\$75,000	\$193,900	2.59	
2203	32	372 VALLEY STREET - C6F	89	CM	530	11/1/2007	\$159,000	\$53,000	\$151,500	2.86	
2203	34	372 VALLEY STREET - C2G	89	CM	493	3/21/2006	\$146,000	\$53,000	\$141,500	2.67	
AVG							\$171,875	\$64,000	\$167,525	2.64	
IRVINGTON AVENUE COMMONS											
2016	8	200 IRVINGTON AVENUE 7A	90	CM	450	1/26/2007	\$105,000	\$30,000	\$97,200	3.24	
2016	18	200 IRVINGTON AVENUE 8B	90	CM	450	1/24/2007	\$105,000	\$36,400	\$97,200	2.67	
AVG							\$105,000	\$33,200	\$97,200	2.96	

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18 PROSPECT STREET											
2018	14	18 PROSPECT STREET - C3D	91	CM	1,050	5/11/2007	\$269,500	\$80,800	\$250,500	3.10	
2018	21	18 PROSPECT STREET - C5A	91	CM	1,040	1/12/2006	\$250,000	\$83,400	\$241,500	2.90	
AVG							\$259,750	\$82,100	\$246,000	3.00	

NON - USABLE SALES											REASON
1804	16	16 VILLAGE GREEN COURT	82	TH	1,816	3/8/2006	\$250,000	\$185,000	\$486,500	2.63	NU 01 : FAMILY SALE

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