



# Market Analysis as of 12/31/2010

	NUMBER OF LISTINGS (Excludes Rentals)	DOLLAR VOLUME	AVERAGE PRICE	AVG MKT TIME (SOLD ONLY)	%
ALL ACTIVE LISTINGS	5,447	1,897,851,832	348,421		
NEW LISTINGS SINCE LAST MONTH	644	220,530,245	342,438		11.8% OF ALL ACTIVE (A,AR)LISTINGS
ACTIVE RESIDENTIAL BY BDRM	3,137	1,163,959,226	371,042		
1 BEDROOM OR LESS	18	4,269,200	237,178		0.6% OF ACTIVE RESIDENTIAL BY BDRM
2 BEDROOMS	268	55,496,290	207,076		8.5% OF ACTIVE RESIDENTIAL BY BDRM
3 BEDROOMS	1,281	366,798,499	286,338		40.8% OF ACTIVE RESIDENTIAL BY BDRM
4 BEDROOMS	1,174	493,517,729	420,373		37.4% OF ACTIVE RESIDENTIAL BY BDRM
5 BEDROOMS OR MORE	396	243,877,508	615,852		12.6% OF ACTIVE RESIDENTIAL BY BDRM
ALL ACTIVE (A,AR) LISTINGS	5,447	1,897,851,832	348,421		
RESIDENTIAL ONE-FAMILY	3,137	1,163,959,226	371,042		57.6% % OF ACTIVE LISTINGS
Area 10 - Carteret	106	27,774,262	262,021		3.4% OF RESIDENTIAL HOMES
Area 20 - Cranbury	16	13,334,300	833,394		0.5% OF RESIDENTIAL HOMES
Area 30 - Dunellen	37	8,959,900	242,159		1.2% OF RESIDENTIAL HOMES
Area 40 - East Brunswick	173	78,372,667	453,021		5.5% OF RESIDENTIAL HOMES
Area 50 - Edison Twp	246	111,342,162	452,610		7.8% OF RESIDENTIAL HOMES
Area 60 - Helmetta	10	2,741,500	274,150		0.3% OF RESIDENTIAL HOMES
Area 70 - Highland Park	39	14,292,899	366,485		1.2% OF RESIDENTIAL HOMES
Area 80 - Jamesburg	28	7,044,195	251,578		0.9% OF RESIDENTIAL HOMES
Area 90 - Metuchen	54	24,580,225	455,189		1.7% OF RESIDENTIAL HOMES
Area 100 - Middlesex	60	16,764,896	279,415		1.9% OF RESIDENTIAL HOMES
Area 110 - Milltown	34	10,943,790	321,876		1.1% OF RESIDENTIAL HOMES
Area 120 - Monroe Twp	144	83,544,323	580,169		4.6% OF RESIDENTIAL HOMES
Area 130 - New Brunswick	91	18,775,998	206,330		2.9% OF RESIDENTIAL HOMES
Area 140 - North Brunswick	103	41,197,157	399,972		3.3% OF RESIDENTIAL HOMES
Area 150 - Old Bridge	272	98,469,431	362,020		8.7% OF RESIDENTIAL HOMES
Area 160 - Perth Amboy	142	27,293,143	192,205		4.5% OF RESIDENTIAL HOMES
Area 170 - Piscataway	171	60,361,472	352,991		5.5% OF RESIDENTIAL HOMES
Area 180 - Plainsboro	17	10,148,699	596,982		0.5% OF RESIDENTIAL HOMES
Area 190 - Sayreville	140	45,242,510	323,161		4.5% OF RESIDENTIAL HOMES
Area 200 - South Amboy	41	12,683,318	309,349		1.3% OF RESIDENTIAL HOMES
Area 210 - South Brunswick	117	64,521,408	551,465		3.7% OF RESIDENTIAL HOMES
Area 220 - South Plainfield	102	33,988,898	333,224		3.3% OF RESIDENTIAL HOMES
Area 230 - South River	89	23,735,188	266,688		2.8% OF RESIDENTIAL HOMES
Area 240 - Spotswood	42	13,866,112	330,146		1.3% OF RESIDENTIAL HOMES
Area 250 - Woodbridge	88	25,180,598	286,143		2.8% OF RESIDENTIAL HOMES
Area 251 - Avenel	69	19,298,270	279,685		2.2% OF RESIDENTIAL HOMES
Area 252 - Colonia	107	44,921,998	419,832		3.4% OF RESIDENTIAL HOMES
Area 253 - Fords	53	17,023,988	321,207		1.7% OF RESIDENTIAL HOMES
Area 254 - Hopelawn	15	3,532,532	235,502		0.5% OF RESIDENTIAL HOMES
Area 255 - Iselin	59	18,695,300	316,869		1.9% OF RESIDENTIAL HOMES
Area 256 - Keasbey	7	1,596,799	228,114		0.2% OF RESIDENTIAL HOMES
Area 257 - Port Reading	17	4,300,100	252,947		0.5% OF RESIDENTIAL HOMES
Area 258 - Sewaren	18	5,328,796	296,044		0.6% OF RESIDENTIAL HOMES
Area 259 - Woodbridge Other	9	2,376,599	264,067		0.3% OF RESIDENTIAL HOMES



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	NUMBER OF LISTINGS (Excludes Rentals)	DOLLAR VOLUME	AVERAGE PRICE	AVG MKT TIME (SOLD ONLY)	%
Area 400 - Mercer County	51	22,680,499	444,716		1.6% OF RESIDENTIAL HOMES
Area 500 - Monmouth County	103	49,646,798	482,008		3.3% OF RESIDENTIAL HOMES
Area 600 - Somerset County	140	57,386,170	409,901		4.5% OF RESIDENTIAL HOMES
Area 700 - Union County	60	19,372,136	322,869		1.9% OF RESIDENTIAL HOMES
Area 800 - Other NJ	67	22,640,190	337,913		2.1% OF RESIDENTIAL HOMES
Area 900 - Out of NJ	0	0	0		0.0% OF RESIDENTIAL HOMES
CONDOMINIUM	948	239,031,610	252,143		17.4% % OF ACTIVE LISTINGS
CO-OP	58	3,913,699	67,478		1.1% % OF ACTIVE LISTINGS
MULTI-FAMILY	401	115,656,767	288,421		7.4% % OF ACTIVE LISTINGS
LOTS AND ACREAGE	193	98,893,722	512,403		3.5% % OF ACTIVE LISTINGS
COMMERCIAL/INDUSTRIAL	236	176,261,484	746,871		4.3% % OF ACTIVE LISTINGS
BUSINESS OPP	84	16,555,199	197,086		1.5% % OF ACTIVE LISTINGS
<b>SOLD LISTINGS YTD</b>	<b>6,079</b>	<b>1,902,525,822</b>	<b>312,967</b>	<b>85</b>	
SALE COMPLETED SINCE LAST MONTH	479	147,841,860	308,647	93	7.9% OF SOLD LISTINGS YTD
<b>CO-BROKER SALES YTD</b>	<b>4,615</b>	<b>1,450,909,409</b>	<b>314,390</b>	<b>85</b>	<b>75.9% OF SOLD LISTINGS YTD</b>
<b>LISTING OFFICE SALES YTD</b>	<b>1,464</b>	<b>451,616,413</b>	<b>308,481</b>	<b>87</b>	<b>24.1% OF SOLD LISTINGS YTD</b>
SOLD LISTINGS LAST CALENDAR QTR	1,320	401,623,636	304,260	95	
RESIDENTIAL FINANCING YTD	3,737	1,335,677,395	357,420	82	
ASSUMPTION	0	0	0	0	0.0% OF RESIDENTIAL FINANCING YTD
CASH	404	120,450,052	298,144	92	10.8% OF RESIDENTIAL FINANCING YTD
CONVENTIONAL	2,144	882,727,385	411,720	79	57.4% OF RESIDENTIAL FINANCING YTD
SELLER GAVE CREDIT	0	0	0	0	0.0% OF RESIDENTIAL FINANCING YTD
EXCHANGE/TRADE	0	0	0	0	0.0% OF RESIDENTIAL FINANCING YTD
FEDERAL HOUSING ADMIN	1,116	309,549,777	277,374	85	29.9% OF RESIDENTIAL FINANCING YTD
GOVERNMENT	2	548,000	274,000	189	0.1% OF RESIDENTIAL FINANCING YTD
JOINT VENTURE	0	0	0	0	0.0% OF RESIDENTIAL FINANCING YTD
LAND CONTRACT	0	0	0	0	0.0% OF RESIDENTIAL FINANCING YTD
LEASE	0	0	0	0	0.0% OF RESIDENTIAL FINANCING YTD
SALE/LEASE BACK	0	0	0	0	0.0% OF RESIDENTIAL FINANCING YTD
LEASE W/ OPTION	0	0	0	0	0.0% OF RESIDENTIAL FINANCING YTD
LEASE PURCHASE	0	0	0	0	0.0% OF RESIDENTIAL FINANCING YTD
OTHER	19	6,836,631	359,823	72	0.5% OF RESIDENTIAL FINANCING YTD
PMM - SELLER HOLDING MORTGAG	2	425,000	212,500	33	0.1% OF RESIDENTIAL FINANCING YTD
PRIVATE	2	1,314,000	657,000	165	0.1% OF RESIDENTIAL FINANCING YTD
VA	48	13,826,550	288,053	92	1.3% OF RESIDENTIAL FINANCING YTD
WRAP	0	0	0	0	0.0% OF RESIDENTIAL FINANCING YTD