

2010 – JANUARY - SEA ISLE CITY, NJ:

RESIDENTIAL – UNDER CONTRACT: 1/1/2010 TO 1/31/2010 = (0)

RESIDENTIAL – COMPARABLE SALES: 1/1/2010 TO 1/31/2010 = (3)

ADDRESS	ORIGINAL LIST PRICE	REDUCED PRICE	SOLD PRICE	CLOSING DATE	DAYS onMkt
141 77 th St.(2)Bed.,(2)Bth.	\$ 440,000.	SAME	\$ 415,000.	1/15/10	204
26 48 th St.(4)Bed.,(3.5)Bth.	1,250,000.	799,000.	750,000.	1/12/10	865
116 87 th St.(2)Bed.,(1.5)Bth.	1,700,000.	1,250,000.	1,100,000.	1/15/10	846
	(3,390,000.)	(2,489,000.)	(2,265,000.)		(1,915)

Average Original Price = \$1,130,000.	Average Reduced Price = \$829,667.	Average Sold Price = \$755,000.	Average Days on Market = 638
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- Difference between ORIGINAL List Price and SOLD Price = (33%)
- Difference between ORIGINAL List Price and REDUCED Price = (27%)

LOTS/LAND – UNDER CONTRACT – 1/1/2010 TO 1/31/2010 = (0)

LOTS/LAND – COMPARABLE SALES: 1/1/2010 TO 1/31/2010 = (0)

COMMERCIAL – UNDER CONTRACT: 1/1/2010 TO 1/31/2010 = (0)

COMMERCIAL – COMPARABLE SALES: 1/1/2010 TO 1/31/2010 = (0)

MULTI-FAMILY – UNDER CONTRACT: 1/1/2010 TO 1/31/2010 = (1)

ADDRESS	ORIGINAL LIST PRICE	REDUCED LIST PRICE	DAYS ON MARKET
7804 Central (3/3)Bed.,(1.5/1.5)Bth.	\$ 749,000.	\$ 695,000.	245

MULTI-FAMILY – COMPARABLE SALES: 1/1/2010 TO 1/31/2010 = (1)

ADDRESS	ORIGINAL LIST PRICE	REDUCED PRICE	SOLD PRICE	CLOSING DATE	DAYS onMkt
3602 Landis(4/2/2)Bed.(1.5/1/1)Bth.	\$ 829,000.	\$ 659,000.	\$ 510,000.	1/19/10	494

Average Original Price = \$829,000.	Average Reduced Price = \$659,000.	Average Sold Price = \$510,000.	Average Days on Market = 494
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- Difference between ORIGINAL List Price and SOLD Price = (39%)
- Difference between ORIGINAL List Price and REDUCED Price = (21%)

CONDO/TOWNHOUSE – UNDER CONTRACT: 1/1/2010 TO 1/31/2010 = (14)

ADDRESS	ORIGINAL LIST PRICE	REDUCED LIST PRICE	DAYS ON MARKET
4114 Central(3)Bed.,(2)Bth. #104	\$ 359,900.	SAME	70
125 75 th (3)Bed.,(1.5)Bth. 1stFl	499,999.	425,000.	81
* 4009 Landis(3)Bed.,(2)Bth. #4	439,000.	SAME	63
25 78 th St.(3)Bed.,(2)Bth. East	619,000.	550,000.	310
4406 Venicean(4)Bed.,(3.5)Bth. 2ndFl	575,000.	SAME	72
126 39 th St.(4)Bed.,(3.5)Bth. West	609,000.	599,900.	454
3500 Boardwlk(3)Bed.,(2)Bth. #715N	675,000.	619,000.	172

8 68 th St.(4)Bed.,(3.5)Bth. West	689,900.	650,900.	92
4433 Venicean(3)Bede.,(3.5)Bth. North	699,000.	SAME	27
* 237 77 th St.(5)Bed.,(3.5)Bth. East	729,000.	SAME	149
114 56 th St. (4)Bed.,(3.5)Bth. East	749,900.	SAME	74
* 209 75 th St. (5)Bed.,(3.5)Bth. West	795,000.	785,000.	204
12 83 rd St. (4)Bed.,(3)Bth. South	1,599,000.	1,475,000.	79
6613 Pleasure(5)Bed.,(5.5)Bth. North	2,200,000.	SAME	282

(3) NEW CONSTRUCTION

CONDO/TOWNHOUSE – COMPARABLE SALES: 1/1/2010 TO 1/31/2010 = (5)

ADDRESS	ORIGINAL LIST PRICE	REDUCED PRICE	SOLD PRICE	CLOSING DATE	DAYS onMkt
230 78 th (4)Bed.,(2)Bth. 2ndFl	\$ 563,000.	\$ 550,000.	\$ 525,000.	1/19/10	171
138 55 th (4)Bed.,(2)Bth. East	609,000.	SAME	580,000.	1/7/10	120
3614 Pleasure(4)Bed.,(3.5)Bth. W	679,000.	SAME	627,500.	1/8/10	116
5200 Landis(%)Bed.,(3.5)Bth. So.	739,000.	SAME	700,000.	1/9/10	135
14 58 th (4)Bed.,(3)Bth. South	998,000.	SAME	959,000.	1/22/10	133
	(3,588,000.)	(3,575,000.)	(3,391,500.)		(675)
Average Original Price = \$717,600.	Average Reduced Price = \$715,000.	Average Sold Price = \$678,300.	Average Days on Market = 135		
-	Difference between ORIGINAL List Price and SOLD Price = (6%)				
-	Difference between ORIGINAL List Price and REDUCED Price = (1%)				

TOTAL SEA ISLE CITY SALE INVENTORY (AS OF 2/14/2010) = (282)

RESIDENTIAL	22
LOTS/LAND	5
COMMERCIAL	6
MULTI-FAMILY	9
CONDO/TOWNHOUSE	240

2010 – FEBRUARY – SEA ISLE CITY, NJ:

RESIDENTIAL – UNDER CONTRACT: 2/1/2010 TO 2/28/2010 = (1)

ADDRESS	ORIGINAL LIST PRICE	REDUCED LIST PRICE	DAYS ON MARKET
320 47 th Pl (40Bed.,(3)Bth.	\$1,250,000.	SAME	118

RESIDENTIAL – COMPARABLE SALES: 2/1/2010 TO 2/28/2010 = (0)

LOTS/LAND – UNDER CONTRACT: 2/1/2010 TO 2/28/2010 = (0)

LOTS/LAND – COMPARABLE SALES: 2/1/2010 TO 2/28/2010 = (0)

COMMERCIAL – UNDER CONTRACT: 2/1/2010 TO 2/28/2010 = (0)

COMMERCIAL – COMPARABLE SALES: 2/1/2010 TO 2/28/2010 = (0)

MULTI-FAMILY – UNDER CONTRACT: 2/1/2010 TO 2/28/2010 = (0)

MULTI-FAMILY – COMPARABLE SALES: 2/1/2010 TO 2/28/2010 = (1)

ADDRESS	ORIGINAL LIST PRICE	REDUCED PRICE	SOLD PRICE	CLOSING DATE	DAYS onMkt
7804 Central(3/3)Bed.,(1.5/1.5)Bth.	\$749,000.	\$695,000.	\$645,000.	2/16/10	293

- Difference between ORIGINAL List Price and SOLD Price = (14%)

- Difference between ORIGINAL List Price and REDUCED Price = (8%)

CONDO/TOWNHOUSE – UNDER CONTRACT: 2/1/2010 TO 2/28/2010 = (7)

ADDRESS	ORIGINAL LIST PRICE	REDUCED LIST PRICE	DAYS ON MARKET
116 36 th (4)Bed.,(3)Bth. East	\$599,900.	\$499,900.	85
118 77 th (4)Bed.,(3.5)Bth. West	610,000.	610,000.	9
221 77 th (4)Bed.,(2)Bth. East	630,000.	630,000.	15
* 122 87 th (4)Bed.,(3.5)Bth. West	937,000.	645,000.	150
7004 Central (4)Bed.,(3)Bth. North	849,900.	649,900.	626
4415 Venicean (3)Bed.,(2)Bth. West	765,000.	765,000.	60
118 70 th (5)Bed.,(3)Bth. West	799,000.	799,000.	44

(1)NEW CONSTRUCTION

CONDO/TOWNHOUSE – COMPARABLE SALES: 2/1/2010 TO 2/28/2010 = (13)

ADDRESS	ORIGINAL LIST PRICE	REDUCED PRICE	SOLD PRICE	CLOSING DATE	DAYS onMkt
125 75 th (3)Bed.,(1.5)Bth. 1stFl	\$499,999.	\$425,000.	\$365,000.	2/19/10	115
126 39 th (4)Bed.,(3.5) West	609,000.	599,900.	540,000.	2/26/10	486
8 68 th (4)Bed.,(3.5)Bth. West	689,900.	650,900.	600,000.	2/26/10	127
7101 Central(4)Bed.,(2.5)Bth. East	659,737.	654,737.	612,000.	2/22/10	170
213 56 th (4)Bed.,(3)Bth. West	675,000.	649,000.	630,000.	2/26/10	357
326 46thPl(4)Bed.,(3)Bth. West	789,000.	689,000.	655,000.	2/16/10	317
	(3,922,636)	(3,668,537.)	(3,402,000.)		(1,572)
* 237 77 th (5)Bed., (3.5)Bth. East	729,000.	729,000.	695,000.	2/26/10	192
114 56 th (4)Bed.,(3.5)Bth. East	749,900.	749,900.	725,000.	2/20/10	120
* 209 75 th (5)Bed.,(3.5)Bth. East	795,000.	785,000.	760,000.	2/9/10	244
* 209 75 th (5)Bed.,(3.5)Bth. West	795,000.	785,000.	785,000.	2/16/10	251
* 114 55 th (6)Bed.,(4.5)Bth. West	849,000.	839,000.	825,000.	2/12/10	164
* 317 47thPl (4)Bed.,(3.5)Bth. West	1,075,000.	999,000.	850,000.	2/10/10	327
6613 Pleasue(5)Bed.,(5.5)Bth. No.	2,200,000.	2,200,000.	1,850,000.	2/26/10	332

(5)NEW CONSTRUCTION

	(11,115,536.)	(10,755,437.)	(9,892,000.)	(3,202)
Average Original List Price = \$855,041.	Average Reduced List Price = \$827,341.	Average Sold Price = \$760,923.	Average Days on Market = 246	

- Difference between ORIGINAL List Price and SOLD Price = (11%)

- Difference between ORIGINAL List Price and REDUCED Price = (3%)

TOTAL SEA ISLE CITY SALE INVENTORY (AS OF 3/29/10) = 321

RESIDENTIAL	22
LOTS/LAND	4
COMMERCIAL	9
MULTI-FAMILY	9
CONDO/TOWNHOUSE	277

2010 – MARCH – SEA ISLE CITY, NJ:

RESIDENTIAL – UNDER CONTRACT: 3/1/2010 TO 3/31/2010 = (1)

ADDRESS	ORIGINAL LIST PRICE	REDUCED LIST PRICE	DAYS ON MARKET
5 80 th (4)Bed.,(2.5)Bth. 60'x88'	\$2,900,000.	\$2,900,000.	76

RESIDENTIAL – COMPARABLE SALES: 3/1/2010 TO 3/31/2010 = (1)

ADDRESS	ORIGINAL LIST PRICE	REDUCED PRICE	SOLD PRICE	CLOSING DATE	DAYS onMkt
119 88 th (5)Bed.,(2.5)Bth. 40'x100'	\$749,900.	\$749,900.	\$650,000.	3/26/10	77

- Difference between ORIGINAL List Price and SOLD Price = (13%)
- Difference between ORIGINAL List Price and REDUCED Price = (0%)

LOTS/LAND – UNDER CONTRACT: 3/1/2010 TO 3/31/2010 = (0)

LOTS/LAND – COMPARABLE SALES: 3/1/2010 TO 3/31/2010 = (0)

COMMERCIAL – UNDER CONTRACT: 3/1/2010 TO 3/31/2010 = (0)

COMMERCIAL – COMPARABLE SALES: 3/1/2010 TO 3/31/2010 = (0)

MULTI-FAMILY – UNDER CONTRCAT: 3/1/2010 TO 3/31/2010 = (0)

MULTI-FAMILY – COMPARABLE SALES: 3/1/2010 TO 3/31/2010 = (0)

CONDO/TOWNHOUSE – UNDER CONTRACT: 3/1/2010 TO 3/31/2010 = (14)

ADDRESS	ORIGINAL LIST PRICE	REDUCED LIST PRICE	DAYS ON MARKET
3701 Landis(3)Bed.,(1.5)Bth. #1B	\$324,900.	\$324,900.	61
* 4111 Landis(2)Bed.,(2)Bth. 3rdFl.East	474,900.	354,900.	360
217 39 th (3)Bed.,(1.5)Bth. West	390,000.	390,000.	58
222 37 th (4)Bed.,(2.5)Bth. 1stFl	459,000.	399,000.	176
115 35 th (3)Bed.,(2)Bth. #3 West	435,000.	399,900.	183
125 67 th (4)Bed.,(2.5)Bth. East	544,500.	544,500.	22
30 33 rd (4)Bed.,(2)Bth. West	590,000.	550,000.	163
241 36 th (5)Bed.,(3)Bth. West	689,000.	589,000.	13
133 44 th (5)Bed.,(3)Bth. East	625,000.	625,000.	8
122 65 th (4)Bed.,(3)Bth. West	649,000.	649,000.	65
137 51 st (4)Bed.,(3.5)Bth. West	649,900.	649,900.	23
137 66 th (5)Bed.,(3.5)Bth. West	739,000.	719,000.	37
118 56 th (5)Bed.,(3.5)Bth. West	819,000.	769,000.	434
5724 Sounds (4)Bed.,(3.5)Bth. South	1,699,900.	1,699,900.	50

(1) NEW CONSTRUCTION

CONDO/TOWNHOUSE – COMPARABLE SALES: 3/1/2010 TO 3/31/2010 = (15)

ADDRESS	ORIGINAL LIST PRICE	REDUCED PRICE	SOLD PRICE	CLOSING DATE	DAYS onMkt
4114 Central(3)Bed.,(2)Bth. #104	\$359,900.	\$359,900.	\$315,000.	3/17/10	128
383 43rdPl(3)Bed.,(2)Bth. #6	489,000.	489,000.	435,000.	3/18/10	71
122 49 th (3)Bed.,(1.5)Bth. East	533,000.	499,000.	462,500.	3/19/10	170
25 78 TH (3)Bed.,(2)Bth. East	619,000.	550,000.	530,000.	3/19/10	368
364 47thPl (3)Bed.,(1.5)Bth. East	595,000.	595,000.	550,000.	3/25/10	265
4406 Venicean(3)Bed.,(2)Bth. 2ndFl	575,000.	575,000.	555,000.	3/12/10	122
* 114 W. Jersey (4)Bed.,(2.5)Bth. East	599,000.	599,000.	575,000.	3/29/10	242
* 114 W. Jersey (5)Bed.,(3.5)Bth. West	599,000.	599,000.	575,000.	3/31/10	71
137 48 th (4)Bed.,(3)Bth. East	649,000.	649,000.	600,000.	3/12/10	413
3500 Boardwlk(3)Bed.,(2)Bth. #715N	675,000.	619,000.	600,000.	3/27/10	235
221 77 th (4)Bed.,(2)Bth. East	630,000.	630,000.	610,000.	3/30/10	61
4433 Venicean(3)Bed.,(3.5)Bth. No.	699,000.	699,000.	680,000.	3/15/10	74
132 84 th (5)Bed.,(4)Bth. East	725,000.	725,000.	690,000.	3/19/10	191
* 32 47 th (5)Bed.,(3)Bth. West	829,000.	829,000.	775,000.	3/8/10	349
12 83 rd (4)Bed.,(3)Bth. So.	1,599,000.	1,475,000.	1,362,500.	3/26/10	140

(3) NEW CONSTRUCTION (10,174,900.) (9,891,900.) (9,315,000.) (2,900)

Average Original List Price = \$678,327. Average Reduced List Price = \$659,460. Average Sold Price = \$621,000. Average days on Market = 193

- Difference between ORIGINAL List Price and SOLD Price = (9%)
- Difference between ORIGINAL List Price and REDUCED Price = (3%)

TOTAL SEA ISLE CITY SALE INVENTORY (AS OF 4/5/2010) = 324

RESIDENTIAL	24
LOTS/LAND	4
COMMERCIAL	9
MULTI-FAMILY	10
CONDO/TOWNHOUSE	277

1ST QUARTER – SEA ISLE CITY – 2010 STATS:

RESIDENTIAL:	UNDER CONTRACT	COMPARABLE SALES
JANUARY	0	3
FEBRUARY	1	0
MARCH	1	1

LOTS/LAND:	UNDER CONTRACT	COMPARABLE SALES
JANUARY	0	0
FEBRUARY	0	0
MARCH	0	0

COMMERCIAL:	UNDER CONTRACT	COMPARABLE SALES
JANUARY	0	0
FEBRUARY	0	0
MARCH	0	0

MULTI-FAMILY:	UNDER CONTRACT	COMPARABLE SALES
JANUARY	1	1
FEBRUARY	0	1
MARCH	0	0

CONDO/TOWNHOUSE	UNDER CONTRACT	COMPARABLE SALES
JANUARY	14	5
- NEW CONSTRUCTION	3	0
FEBRUARY	7	13
- NEW CONSTRUCTION	1	5
MARCH	14	15
- NEW CONSTRUCTION	1	3

	ORIGINAL List Price	REDUCED List Price	SOLD Price	Days on Mkt
JANUARY	\$717,600.	\$715,000.	\$678,300.	135
FEBRUARY	855,041.	827,341.	760,923.	246
MARCH	678,327,	659,460.	621,000.	193
	(2,250,968.)	(2,201,801.)	(2,060,223.)	(574)

1ST QTR				
AVERAGE	\$750,323.	\$733,934.	\$686,741.	191

- Difference between ORIGINAL List Price and SOLD Price = (9%)
- Difference between ORIGINAL List Price and REDUCED Price = (2%)

2010 – APRIL – SEA ISLE CITY, NJ:

RESIDENTIAL – UNDER CONTRACT: 4/1/2010 TO 4/30/2010 = (0)

RESIDENTIAL – COMPARABLE SALES: 4/1/2010 TO 4/30/2010 = (1)

ADDRESS	ORIGINAL LIST PRICE	REDUCED PRICE	SOLD PRICE	CLOSING DATE	DAYS ON MARKET
320 47thPlace(4)Bed.,(3)Bth.	\$1,250,000.	SAME	\$1,132,500.	4/30/10	192

Average Original List Price = \$1,250,000.	Average Reduced List Price = \$1,250,000.	Average Sold Price = \$1,132,500.	Average Days on Market = 192
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- Difference between ORIGINAL List Price and SOLD Price = (10%)

- Difference between ORIGINAL List Price and REDUCED Price = (0%)

LOTS/LAND – UNDER CONTRACT: 4/1/2010 TO 4/30/2010 = (0)

LOTS/LAND – COMPARABLE SALES: 4/1/2010 TO 4/30/2010 = (0)

COMMERCIAL – UNDER CONTRACT: 4/1/2010 TO 4/30/2010 = (0)

COMMERCIAL – COMPARABLE SALES: 4/1/2010 TO 4/30/2010 = (0)

MULTI-FAMILY – UNDER CONTRACT: 4/1/2010 TO 4/30/2010 = (0)

MULTI-FAMILY – COMPARABLE SALES: 4/1/2010 TO 4/30/2010 = (0)

CONDO/TOWNHOSUE – UNDER CONTRACT: 4/1/2010 TO 4/30/2010 = (10)

ADDRESS	ORIGINAL LIST PRICE	REDUCED LIST PRICE	DAYS ON MARKET
4600 Landis (3)Bed.,(1)Bth. #1D	\$299,000.	\$259,000.	133
3900 Pleasure (2)Bed.,(1)Bth. #206	299,337.	SAME	39
* 4009 Landis (3)Bed.,(2)Bth. #6	439,000.	SAME	28
383 43 rd Pl(3)Bed.,(2)Bth. #13	489,000.	459,000.	115
220 W. 40 th (5)Bed.,(3)Bth. West	575,000.	599,000.	195
125 E. 44 th (5)Bed.,(3)Bth. East	649,000.	SAME	35
4804 Pleasure (4)Bed.,(3.5)Bth. North	789,900.	759,900.	23
13 50 th (4)Bed.,(3.5)Bth. #A	1,150,000.	775,000.	386
* 5716 Pleasure (4)Bed.,(3)Bth. North	1,195,000.	SAME	53
* 301 47thPl (5)Bed.,(3.5)Bth. East	1,199,000.	SAME	295

(3) NEW CONSTRUCTION

CONDO/TOWNHOME – COMPARABLE SALES: 4/1/2010 TO 4/30/2010 = (18)

ADDRESS	ORIGINAL LIST PRICE	REDUCED PRICE	SOLD PRICE	CLOSING DATE	DAYS onMkt
3701 Landis(3)Bed.,(1.5)Bth. #1B	\$324,900.	SAME	\$310,000.	4/23/10	109
115 35 th (3)Bed.,(2)Bth. #3West	435,000.	399,900.	375,000.	4/9/10	220
217 39 th (3)Bed.,(1.5)Bth. West	390,000.	SAME	380,000.	4/29/10	114
8303 Pleasure(4)Bed.,(2)Bth.1stFl	499,999.	SAME	480,000.	4/23/10	112
125 67 th (4)Bed.,(2.5)Bth. East	544,500.	SAME	525,450.	4/9/10	77

* 333 39 th (5)Bed.,(3.5)Bth. East	549,900.	SAME	535,000.	4/19/10	217
* 333 39 th (5)Bed.,(3.5)Bth. West	549,900.	SAME	553,000.	4/15/10	213
241 36 th (5)Bed.,(3)Bth. West	689,000.	589,000.	575,000.	4/30/10	73
6009 Pleasure(4)Bed.,(2.5)Bth. No.	799,000.	665,900.	597,000.	4/30/10	271
133 44 th (5)Bed.,(3)Bth. East	625,000.	SAME	600,000.	4/9/10	172
7004 Central(4)Bed.,(3)Bth. No.	849,900.	649,900.	622,500.	4/16/10	682
122 65 th (4)Bed.,(3)Bth. West	649,000.	SAME	625,000.	4/29/10	117
137 51 st (4)Bed.,(3.5)Bth. West	649,900.	SAME	635,000.	4/30/10	70
137 66 th (5)Bed.,(3.5)Bth. West	739,000.	719,000.	695,000.	4/30/10	74
* 7812 Central(5)Bed.,(3.5)Bth. East	749,000.	729,000.	730,000.	4/30/10	269
118 56 th (5)Bed.,(3.5)Bth. West	819,900.	769,000.	750,000.	4/23/10	477
118 70 th (5)Bed.,(3)Bth. West	799,000.	SAME	772,000.	4/22/10	104
4404 Pleasure(5)Bed.,(4.5)Bth. So.	839,000.	824,900.	805,000.	4/30/10	98

(3) NEW CONSTRUCTION

	(11,501,899.)	(10,928,699.)	(10,564,950.)	(3,469)
Average Original List Price = \$638,994.	Average Reduced List Price = \$607,150.	Average Sold Price = \$586,942.	Average Days on Market = 193	
-	Difference between ORIGINAL List Price and SOLD Price = (8%)			
-	Difference between ORIGINAL List Price and REDUCED Price = (5%)			

TOTAL SEA ISLE CITY SALE INVENTORY (AS OF 5/29/10) = 320

RESIDENTIAL	22
LOTS/LAND	4
COMMERCIAL	8
MULTI-FAMILY	8
CONDO/TOWNHOUSE	278

2010 – MAY – SEA ISLE CITY, NJ:

RESIDENTIAL – UNDER CONTRACT: MAY 1, 2010 TO MAY 31, 2010 = (2)

ADDRESS	ORIGINAL LIST PRICE	REDUCED LIST PRICE	DAYS ON MARKET
13 71 st St.(3)Bed.,(2)Bth. 58'x110'	\$1,275,000.	\$1,200,000.	96
8223 Sounds(5)Bed.,(3)Bth. 80'x110'	1,595,000.	SAME	86

RESIDENTIAL – COMPARABLE SALES: MAY 1, 2010 TO MAY 31, 2010 = (0)

LOTS/LAND – UNDER CONTRACT: MAY 1, 2010 TO MAY 31, 2010 = (0)

LOTS/LAND – COMPARABLE SALES: MAY 1, 2010 TO MAY 31, 2010 = (0)

COMMERCIAL – UNDER CONTRACT: MAY 1, 2010 TO MAY 31, 2010 = (0)

COMMERCIAL – COMPARABLE SALES: MAY 1, 2010 TO MAY 31, 2010 = (0)

MULTI-FAMILY – UNDER CONTRACT: MAY 1, 2010 TO MAY 31, 2010 = (0)
MULTI-FAMILY – COMPARABLE SALES: MAY 1, 2010 TO MAY 31, 2010 = (0)

CONDO/TOWNHOUSE – UNDER CONTRACT: MAY 1, 2010 TO MAY 31, 2010 = (6)

ADDRESS	ORIGINAL LIST PRICE	REDUCED LIST PRICE	DAYS ON MARKET
300 Landis (2)Bed.,(2)Bth. #7-2ndFl	\$389,900.	\$369,900.	120
* 8605 Landis(4)Bed.,(2.5)Bth. West "A"	499,000.	SAME	46
236 37 th (5)Bed.,(3)Bth. East	599,000.	SAME	82
337 43 rd (4)Bed.,(3.5)Bth. East	799,900.	SAME	159
367 43 rd (4)Bed.,(3)Bth. East	849,000.	SAME	134
* 301 47 th (5)Bed.,(3.5)Bth. West	1,099,000.	1,049,000.	330

(2)NEW CONSTRUCTION

CONDO/TOWNHOUSE – COMPARABLE SALES: 5/1/2010 TO 5/31/2010 = (21)

ADDRESS	ORIGINAL LIST PRICE	REDUCED PRICE	SOLD PRICE	CLOSING DATE	DAYS onMkt
210 85 th (2)Bed.,(1)Bth. "A"	\$286,900.	SAME	\$250,000.	5/28/10	132
322 39 th (3)Bed.,(1.5)Bth. West	405,000.	380,977.	335,000.	5/21/10	80
113 37 th (3)Bed.,(2)Bth. #1A	399,000.	389,000.	360,000.	5/28/10	252
9 44 th (2)Bed.,(2)Bth. #108	389,900.	SAME	374,500.	5/17/10	59
101 39 th (3)Bed.,(2)Bth. #3	435,000.	SAME	410,000.	5/20/10	111
383 43 rd (3)Bed.,(2)Bth. #13	489,000.	459,000.	435,000.	5/21/10	153
141 71 st (4)Bed.,(2)Bth. West"B"	531,900.	505,800.	481,000.	5/28/10	128
30 33 rd (4)Bed.,(2)Bth. West	590,000.	550,000.	525,000.	5/21/10	223
220 43 rd (4)Bed.,(3)Bth. East	595,000.	569,900.	540,000.	5/14/10	620
22 67 th (4)Bed.,(2)Bth. 1stFl	620,000.	SAME	573,000.	5/21/10	277
6009 Pleasure(4)Bed.,(2.5)Bth. So.	799,000.	665,900.	615,000.	5/21/10	292
25 36 th (4)Bed.,(3.5)Bth. East	729,000.	665,000.	617,000.	5/17/10	613
125 44 th (5)Bed.,(3)Bth. East	649,000.	SAME	625,000.	5/28/10	80
115 86 th (4)Bed.,(2)Bth. #115	699,000.	669,000.	630,000.	5/26/10	226
109 48 th (5)Bed.,(3)Bth. East	669,000.	649,900.	635,000.	5/14/10	126
35 53 rd (4)Bed.,(3)Bth. East	759,900.	749,000.	705,000.	5/28/10	108
* 237 77 th (5)Bed.,(3.5)Bth. West	749,000.	SAME	725,000.	5/20/10	90
133 46 th (4)Bed.,(3.5)Bth. West	775,000.	SAME	735,000.	5/28/10	101
* 109 59 th (4)Bed.,(3.5)Bth.	849,000.	SAME	810,000.	5/26/10	81
* 3204 Boardwlk(5)Bed.,(4.5)Bth.No.	1,695,000.	SAME	1,500,000.	5/3/10	33
5724 Sounds(4)Bed.,(3.5)Bth. So.	1,699,900.	SAME	1,560,000.	5/14/10	95

(3)NEW CONSTRUCTION

(14,814,500.) (14,402,177.) (13,440,500.) (3,880)

Average Original List Price = \$705,452. Average Reduced List Price = \$685,818. Average Sold Price = \$640,024. Average Days on Market = 185

- **Difference between ORIGINAL List Price and SOLD Price = (9%)**
- **Difference between ORIGINAL List Price and REDUCED Price = (3%)**

TOTAL SEA ISLE CITY SALE INVENTORY (AS OF 6-18-10) = 381

RESIDENTIAL	19
LOTS/LAND	5
COMMERCIAL	8
MULTI-FAMILY	12
CONDO/TOWNHOUSE	274