

**Edgemont School District
Single Family**

2017

Address:	Prices:			Dates and DOMs:			Taxes:	Property:	Agents:	
	Original	List	Sold	List	Contract	Sold	Assessed SP/AV% Amount	Style Rms/Bds/Bths Acres Yr Built	List Agent Co-List Agent	Buyer Agent Co-Buyer Agent
25 High Point 1 Square Feet: 2,000 MLS # - 4647748; Seller - Williams June Marie	\$649,000	\$649,000	\$575,000 -11.4%	11/7/16	1/4/17 58 58 (Agent DOM)	3/17/17 130	\$24,600 \$25,025	Capecod 8 / 3 / 3&0 0.5879 1942	Kathleen Coleman Coldwell Banker Res Brokerage Greenville	Linda Einfrank Sterling Property Solutions
195 Inwood 2 Square Feet: 1,399 MLS # - 4724432; Seller - Withheld	\$565,000	\$565,000	\$595,000 5.3%	6/6/17	6/27/17 21 21 (Agent DOM)	8/21/17 76	\$613,000 \$22,042	Ranch 6 / 3 / 2&0 0.2011 1953	Elyse S. Pace Berkshire Hathaway HS West. Pr Greenville	Elyse S. Pace Berkshire Hathaway HS West. Pr
8 Sherwood 3 Square Feet: 2,234 MLS # - 4644334; Seller - Withheld	\$599,000	\$599,000	\$650,000 8.5%	10/13/16	11/10/16 28 28 (Agent DOM)	1/19/17 98	\$21,200 \$24,930	Tudor 8 / 4 / 3&1 0.31 1927	Irene Stahl Seely Place	Hilary B. Garfein Coldwell Banker Res Brokerage
109 Highland 4 Square Feet: 1,400 MLS # - 4712894; Seller - Nardis	\$625,000	\$625,000	\$660,000 5.6%	4/6/17	4/26/17 20 20 (Agent DOM)	7/14/17 99	\$16,800 \$15,955	Ranch 6 / 3 / 1&1 0.3851 1950	Michael J. Marciano Keller Williams NY Realty Edmond P. Albano II Keller Williams NY Realty Greenville	Jeffrey F. Jee K. Fortuna Realty, Inc.
66 Lynwood 5 Square Feet: 2,209 MLS # - 4716114; Seller - De Veaux Robert L/De Veaux Carolyn	\$699,000	\$699,000	\$660,000 -5.6%	4/24/17	5/25/17 31 31 (Agent DOM)	6/20/17 57	\$805,600 \$24,168	Bilevel, Ranch 8 / 4 / 2&0 0.22 1974	Lei Tang Coldwell Banker Res Brokerage Seely Place	Vivian Chen Gio Homes Real Estate
144 Moorland 6 Square Feet: 1,408 MLS # - 4744872; Seller - Withheld	\$699,000	\$699,000	\$675,000 -3.4%	10/10/17	11/6/17 27 27 (Agent DOM)	12/6/17 57	\$601,300 \$20,010	Colonial 6 / 3 / 1&1 0.2 1927	Joan Frederick Houlihan Lawrence Inc. Greenville	Joan Frederick Houlihan Lawrence Inc. HL Dual

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7 124 Aqueduct Square Feet: 1,976 MLS # - 4618180; Seller - Withheld	\$730,000 \$369	\$730,000 \$369	\$730,000 \$369	5/1/17	5/9/17 8 8 (Agent DOM)	7/17/17 77	\$671,521 \$24,201	Colonial 7 / 3 / 2&1 0.2 1959	Susan Field Julia B Fee Sothebys Int. Rlty Seely Place	Barbara Han RE/MAX Distinguished Hms.&Prop
8 6 Highview Square Feet: 1,750 MLS # - 4712354; Seller - Withheld	\$699,900 \$400	\$699,900 \$400	\$730,000 4.3% \$417	4/6/17	5/1/17 25 25 (Agent DOM)	7/5/17 90	\$666,200 \$18,101	Split Level 6 / 3 / 1&2 0.23 1953	Kyung Scalia Houlihan Lawrence Inc. HL Dual Frank C. Scalia Greenville Houlihan Lawrence Inc.	Kyung Scalia Houlihan Lawrence Inc. Frank C. Scalia Houlihan Lawrence Inc.
9 83 Edgemont Square Feet: 1,855 MLS # - 4721592; Seller - Withheld	\$785,000 \$423	\$749,000 \$404	\$735,000 -4.6% -1.8% \$396	5/19/17	6/29/17 41 41 (Agent DOM)	8/28/17 101	\$741,700 \$22,578	Ranch 6 / 3 / 3&0 0.3027 1955	Nancy Jones Julia B Fee Sothebys Int. Rlty Seely Place	Elizabeth McMillan
10 6 Clarendon Square Feet: 2,170 MLS # - 4740880; Seller - Morgenthal Herta	\$729,000 \$336	\$729,000 \$336	\$741,500 1.7% \$342	9/12/17	10/17/17 35 35 (Agent DOM)	12/11/17 90	\$728,000 \$23,962	Split Level 8 / 3 / 2&1 0.182 1964	Kathleen Coleman Coldwell Banker Res Brokerage Greenville	Yaxing Zhang Houlihan Lawrence Inc.
11 215 Beverly Square Feet: 1,943 MLS # - 4742371; Seller - withheld	\$845,000 \$435	\$845,000 \$435	\$795,000 -5.9% \$409	9/22/17	10/23/17 31 31 (Agent DOM)	12/28/17 97	\$763,100 \$25,394	Colonial 7 / 3 / 2&1 0.2492 1938	Andrea K. Weiss Julia B Fee Sothebys Int. Rlty Greenville	Lisa D. Sangster Julia B Fee Sothebys Int. Rlty
12 4 Kingwood Square Feet: 2,022 MLS # - 4706743; Seller - Withheld	\$819,000 \$405	\$819,000 \$405	\$803,000 -2.0% \$397	2/18/17	2/23/17 5 5 (Agent DOM)	6/3/17 105	\$19,550 \$23,000	Split Level 7 / 3 / 2&0 0.2209 1957	George John Royal Fine Homes Inc Bela Mehta Greenville Royal Fine Homes Inc	Brenda Sun Brenda Sun & Associates

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13 341 Fort Hill Square Feet: 2,100 MLS # - 4722083; Seller - Sellberg Jane/Sellberg Sven	\$799,000 \$380	\$799,000 \$380	\$815,000 2.0% \$388	5/16/17	6/12/17 27	7/20/17 65	\$738,100 \$22,696	Colonial 7 / 4 / 2&1 0.3116 1948	Julia Ricciuti RE/MAX Prime Properties Greenville	Avital Soldatenko
14 453 Fort Hill Square Feet: 2,127 MLS # - 4738709; Seller - Proto John/Pagani Cari	\$849,000 \$399	\$849,000 \$399	\$849,000 \$399	8/27/17	9/12/17 16	11/20/17 85	\$710,900 \$22,145	Capecod 10 / 4 / 3&0 0.2399 1958	Daniel J. Demers Sell Your Home Services, LLC Greenville	Rita D'Alesandro Keller Williams NY Realty Maria Karsou Keller Williams NY Realty
15 7 Chalford Square Feet: 2,032 MLS # - 4717647; Seller - Gandhi	\$875,000 \$431	\$875,000 \$431	\$850,000 -2.9% \$418	4/27/17	6/1/17 35	7/11/17 75	\$995,000 \$28,691	Colonial 8 / 3 / 2&1 0.24 1935	Ruth Burger Seely Place	Michael Stout Julia B Fee Sothebys Int. Rlty
16 220 Ferndale Square Feet: 2,148 MLS # - 4706592; Seller - Withheld	\$899,900 \$419	\$858,800 \$400	\$850,212 -4.6% -1.0% \$396	2/17/17	3/31/17 42	6/29/17 132	\$816,000 \$19,573	Ranch 8 / 4 / 3&1 0.2 1948	Kyung Scalia Houlihan Lawrence Inc. Frank C. Scalia Greenville Houlihan Lawrence Inc.	HL Dual Frank C. Scalia Houlihan Lawrence Inc.
17 6 Kaateskill Square Feet: 3,330 MLS # - 4651349; Seller - withheld	\$950,000 \$285	\$890,000 \$267	\$875,000 -6.3% -1.6% \$263	1/3/17	5/11/17 128	7/6/17 184	\$1,024,100 \$35,300	Colonial, Contemporary 10 / 4 / 3&1 0.25 1988	Marilyn M. Berman Julia B Fee Sothebys Int. Rlty Greenville	Kyung Scalia
18 8 Berkeley Square Feet: 1,992 MLS # - 4632475; Seller - Withheld	\$899,000 \$451	\$899,000 \$451	\$889,000 -1.1% \$446	7/20/16	10/29/16 101	1/23/17 187	\$21,200 \$22,304	Split Level 7 / 3 / 2&1 0.2299 1965	William E. Dumke Jr Houlihan Lawrence Inc. Greenville	Joanne Rovelli BHG Rand Realty Elizabeth Winkler BHG Rand Realty

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19 11 Kempster Square Feet: 2,027 MLS # - 4723037; Seller - Withheld	\$949,000 \$468	\$949,000 \$468	\$925,000 -2.5% \$456	5/25/17	7/12/17 48 48 (Agent DOM)	10/6/17 134	\$1,251,200 \$35,036	Colonial 7 / 3 / 3&0 0.429 1951	Susan Lerner Henie Simon Seely Place	Iris Kalt Berkshire Hathaway HS West. Pr
20 5 Berkeley Square Feet: 2,889 MLS # - 4705392; Seller - Maiden Ronald J (Te) & Rosalie/Maiden	\$987,000 \$342	\$987,000 \$342	\$936,000 -5.2% \$324	3/1/17	4/13/17 43 43 (Agent DOM)	7/12/17 133	\$24,950 \$27,393	Colonial 8 / 4 / 2&1 0.18 1962	John G. Schultz BHG Rand Realty Marcia F. Schultz BHG Rand Realty	Linda Kermanshahchi William Raveis Real Estate Greenville
21 10 Sheridan Square Feet: 2,291 MLS # - 4745482; Seller - Katz	\$899,000 \$392	\$899,000 \$392	\$950,000 5.7% \$415	10/13/17	10/23/17 10 10 (Agent DOM)	12/13/17 61	\$892,200 \$28,598	Capecod, Colonial 8 / 3 / 2&1 0.4 1950	Avital Soldatenko Greenville	Daniel L. Luckner BHG Rand Realty
22 170 Inwood Square Feet: 2,017 MLS # - 4716302; Seller - Withheld	\$975,000 \$483	\$975,000 \$483	\$950,625 -2.5% \$471	5/8/17	6/22/17 45 45 (Agent DOM)	8/7/17 91	\$26,550 \$31,121	Split Level 8 / 4 / 3&1 0.18 1955	Elyse S. Pace Berkshire Hathaway HS West. Pr Greenville	Ngana Leung Hopan Realty LLC
23 88 Highland Square Feet: 3,117 MLS # - 4719107; Seller - Withheld	\$1,075,000 \$345	\$995,000 \$319	\$980,000 -7.4% -1.4% \$314	5/2/17	6/22/17 51 51 (Agent DOM)	8/25/17 115	\$784,700 \$33,624	Contemporary, Ranch 8 / 5 / 3&1 0.5526 1960	Bonnie Hut Yaseen Greenville	HL Dual Gino Bello
24 54 Clarendon Square Feet: 2,400 MLS # - 4711868; Seller - Englander	\$947,500 \$395	\$947,500 \$395	\$989,000 4.4% \$412	4/11/17	4/24/17 13 13 (Agent DOM)	7/24/17 104	\$802,000 \$28,500	Capecod, Colonial 8 / 4 / 3&0 0.24 1943	Simone Englander Julia B Fee Sothebys Int. Rlty L. Sharleen Fleming Julia B Fee Sothebys Int. Rlty	Leslie Dorf Houlihan Lawrence Inc.

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25 4 Leone Close Square Feet: 1,884 MLS # - 4716118; Seller - withheld	\$875,000 \$464	\$875,000 \$464	\$996,000 13.8% \$529	4/18/17	5/1/17 13 13 (Agent DOM)	6/30/17 73	\$870,400 \$27,828	Split Level 11 / 5 / 3&0 0.48 1957	Andrea K. Weiss Julia B Fee Sothebys Int. Rlty Greenville	Andrea K. Weiss Julia B Fee Sothebys Int. Rlty
26 21 Wyndham Square Feet: 2,280 MLS # - 4729723; Seller - withheld	\$895,000 \$393	\$895,000 \$393	\$998,000 11.5% \$438	7/4/17	7/14/17 10 10 (Agent DOM)	8/29/17 56	\$779,400 \$21,271	Tudor 7 / 3 / 2&1 0.16 1927	Andrea K. Weiss Julia B Fee Sothebys Int. Rlty Seely Place	Elise Flagg Houlihan Lawrence Inc.
27 21 Paradise Square Feet: 2,448 MLS # - 4704329; Seller - Martin Patrick M/Lori Benson	\$1,018,000 \$416	\$1,010,000 -0.8% \$413	\$999,000 -1.1% \$408	2/3/17	3/21/17 46 46 (Agent DOM)	6/9/17 126	\$1,058,700 \$35,161	Colonial 8 / 4 / 2&1 0.28 1966	Sally Wacks Greenville	Ken Wile Redfin Real Estate
28 12 Old Square Feet: 2,940 MLS # - 4707584; Seller - Withheld at owner's request	\$1,125,000 \$383	\$999,000 -11.2% \$340	\$999,000 \$340	2/28/17	5/1/17 62 62 (Agent DOM)	6/13/17 105	\$30,457	Colonial 9 / 4 / 3&0 0.17 1928	Ann Bernstein Houlihan Lawrence Inc. Greenville	Laura Miller Houlihan Lawrence Inc. HL Dual
29 15 Cherry Square Feet: 2,664 MLS # - 4712734; Seller - Withheld	\$1,000,000 \$375	\$1,000,000 -0.1% \$375	\$999,000 \$375	4/6/17	4/18/17 12 12 (Agent DOM)	7/5/17 90	\$1,000,400 \$29,079	Split Level 8 / 4 / 3&0 0.441 1967	Barbara S. Pollack Five Corners Properties Inc Greenville	Laura Miller
30 11 Paxford Square Feet: 2,913 MLS # - 4722497; Seller - Ohnuma	\$1,150,000 \$395	\$1,050,000 -8.7% \$360	\$999,000 -4.4% \$343	5/19/17	7/30/17 72 72 (Agent DOM)	10/23/17 157	\$1,195,200 \$42,764	Colonial 9 / 4 / 2&1 0.5403 1977	Ruth Burger Houlihan Lawrence Inc. Seely Place	Peter Chong RE/MAX Prime Properties

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31 207 Highland Square Feet: 2,476 MLS # - 4707780; Seller - Lewin John & Mia	\$1,125,000 \$454	\$1,050,000 \$424	\$999,500 \$404 -6.7% -4.5%	3/1/17	5/19/17 79 82 (Agent DOM)	8/22/17 174	\$28,546	Colonial 12 / 3 / 2&1 0.22 1949	Cathy DeBow Coldwell Banker Res Brokerage Greenville	Jan Quartner
32 13 Chedworth Square Feet: 2,812 MLS # - 4647390; Seller - Nancy Dexter/Adams Robert	\$899,000 \$320	\$899,000 \$320	\$999,999 \$356 11.2%	11/3/16	12/13/16 40 41 (Agent DOM)	3/16/17 133	\$28,600 \$31,733	Tudor 9 / 4 / 2&1 0.2409 1930	Joyce Espy Coldwell Banker Res Brokerage Frances Kerrigan Seely Place Coldwell Banker Res Brokerage	Heenam Jang Julia B Fee Sothebys Int. Rty
33 241 Beverly Square Feet: 2,845 MLS # - 4728216; Seller - Gandhi	\$1,049,000 \$369	\$1,049,000 \$369	\$1,020,000 \$359 -2.8%	7/21/17	8/8/17 18 18 (Agent DOM)	9/18/17 59	\$928,900 \$30,610	Colonial 10 / 5 / 2&1 0.2823 1974	Ruth Burger Greenville	Lei Tang Coldwell Banker Res Brokerage
34 16 Berkeley Square Feet: 3,062 MLS # - 4720396; Seller - withheld	\$948,000 \$310	\$958,000 \$313	\$1,040,000 \$340 1.1% 8.6%	5/9/17	5/25/17 16 17 (Agent DOM)	7/27/17 79	\$970,000 \$31,918	Colonial 9 / 4 / 4&0 0.2243 1939	Andrea K. Weiss Julia B Fee Sothebys Int. Rty Greenville	Laura Miller Houlihan Lawrence Inc.
35 41 Lynwood Square Feet: 2,500 MLS # - 4707341; Seller - Eleftheriou Jack/Eleftheriou Joanne	\$999,900 \$400	\$999,900 \$400	\$1,050,000 \$420 5.0%	3/7/17	3/24/17 17 17 (Agent DOM)	6/12/17 97	\$22,400 \$24,394	Tudor 7 / 4 / 2&1 0.13 1928	Howard Mandelblatt Coldwell Banker Res Brokerage Seely Place	Cindy Schwall
36 60 Midvale Square Feet: 3,812 MLS # - 4742036; Seller - Withheld	\$1,185,000 \$311	\$1,075,000 \$282	\$1,060,000 \$278 -9.3% -1.3%	9/20/17	10/13/17 23 23 (Agent DOM)	12/19/17 90	\$1,173,000 \$37,536	Ranch 9 / 5 / 4&0 0.42 1955	Susan Lerner Houlihan Lawrence Inc. Henie Simon Seely Place Houlihan Lawrence Inc.	Yaxing Zhang Houlihan Lawrence Inc. HL Dual

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12 Uxbridge 37 Square Feet: 2,152 MLS # - 4721358; Seller - Miller Jonathan	\$968,000 \$450	\$968,000 \$450	\$1,075,000 11.1% \$500	5/16/17	5/30/17 14 14 (Agent DOM)	8/1/17 77	\$836,000 \$27,108	Tudor 9 / 4 / 3&1 0.1228 1924	Cathy A. Patapis Coldwell Banker Res Brokerage Seely Place	Miriam Lipton Deborah Glasser
9 Warnke 38 Square Feet: 2,408 MLS # - 4704303; Seller - Glassman	\$1,100,000 \$457	\$1,100,000 \$457	\$1,090,000 -0.9% \$453	2/27/17	3/20/17 21 21 (Agent DOM)	8/14/17 168	\$21,500 \$25,282	Contemporary, Split Level 9 / 4 / 3&0 0.46 1957	Jane Shanky Coldwell Banker Res Brokerage Alfred J. Dobbs II Greenville Coldwell Banker Res Brokerage	Nuno R. Ribeiro Redfin Real Estate
287 Healy 39 Square Feet: 3,721 MLS # - 4615451; Seller - Ray/Wang	\$1,595,000 \$429	\$1,199,000 \$322	\$1,100,000 -24.8% -6.2% \$296	4/13/16	8/7/16 116 116 (Agent DOM)	3/30/17 351	\$27,950 \$31,419	Colonial, Contemporary 11 / 5 / 3&1 0.52 1960	William Ford Sussman Coldwell Banker Res Brokerage Michelle Nead Seely Place Coldwell Banker Res Brokerage	Jessica Chan Julia B Fee Sothebys Int. Rlty
172 Clayton 40 Square Feet: 2,500 MLS # - 4704372; Seller - Rutter	\$998,000 \$399	\$998,000 \$399	\$1,100,000 10.2% \$440	2/7/17	2/18/17 11 11 (Agent DOM)	5/8/17 90	\$22,600 \$26,637	Split Level 11 / 4 / 3&0 0.18 1953	Zachary M. Harrison Platinum Drive Realty, Inc. Allison P Prigozen Greenville Platinum Drive Realty, Inc.	Angela Manson William Raveis Real Estate Susan Slotnick William Raveis Real Estate
21 Robin Hill 41 Square Feet: 2,011 MLS # - 4724132; Seller - Withheld	\$985,000 \$490	\$985,000 \$490	\$1,100,800 11.8% \$547	6/5/17	7/5/17 30 30 (Agent DOM)	8/9/17 65	\$926,100 \$28,517	Colonial 8 / 3 / 2&1 0.2248 1937	Susan Lerner Henie Simon Seely Place	Elena H. Ezratty HL Dual
26 Mount Joy 42 Square Feet: 2,137 MLS # - 4724568; Seller - Withheld	\$1,085,000 \$508	\$1,085,000 \$508	\$1,120,000 3.2% \$524	6/5/17	6/18/17 13 13 (Agent DOM)	8/14/17 70	\$992,100 \$32,305	Tudor 9 / 3 / 3&1 0.14 1927	Annie Jones Houlihan Lawrence Inc. Seely Place	Carol Napadensky Julia B Fee Sothebys Int. Rlty Anne Moretti Julia B Fee Sothebys Int. Rlty

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6 Skytop 43 Square Feet: 2,349 MLS # - 4652471; Seller - Withheld	\$1,195,000 \$509	\$1,195,000 \$509	\$1,185,000 -0.8% \$504	1/10/17	3/30/17 79 79 (Agent DOM)	6/28/17 169	\$1,010,400 \$26,283	Colonial 9 / 4 / 4&0 0.23 1953	Caryn Balamaci Julia B Fee Sothebys Int. Rlty Greenville	Paulette Talley
27 Barclay 44 Square Feet: 2,710 MLS # - 4710914; Seller - Withheld	\$1,085,000 \$400	\$1,085,000 \$400	\$1,202,000 10.8% \$444	3/24/17	4/8/17 15 15 (Agent DOM)	5/30/17 67	\$1,025,000 \$26,694	Tudor 11 / 5 / 3&1 0.17 1926	Lynne Clark Houlihan Lawrence Inc. Jim Thorp Seely Place Houlihan Lawrence Inc.	Satoshi Maezono Douglas Elliman Real Estate
192 Evandale 45 Square Feet: 3,000 MLS # - 4703385; Seller - Withheld	\$1,249,000 \$416	\$1,249,000 \$416	\$1,210,000 -3.1% \$403	1/31/17	5/5/17 94 94 (Agent DOM)	8/1/17 182	\$25,800 \$30,340	Ranch 9 / 4 / 3&0 0.22 1951	Jennifer Constantin Julia B Fee Sothebys Int. Rlty Greenville	Kyle E. Kohn Weichert Realtors
35 Overton 46 Square Feet: 2,477 MLS # - 4652383; Seller - Withheld	\$1,195,000 \$482	\$1,195,000 \$482	\$1,225,000 2.5% \$495	1/10/17	2/6/17 27 27 (Agent DOM)	6/8/17 149	\$982,700 \$17,878	Victorian 9 / 3 / 1&1 0.52 1865	Lynn Joyce Houlihan Lawrence Inc. HL Dual Seely Place	Kathleen G. Yost Houlihan Lawrence Inc.
5 Robin Hill 47 Square Feet: 2,250 MLS # - 4704620; Seller - Quinlan Daniel/Quinlan Marielle S	\$1,250,000 \$556	\$1,250,000 \$556	\$1,225,000 -2.0% \$544	2/21/17	3/31/17 38 38 (Agent DOM)	6/27/17 126	\$26,695 \$32,725	Split Level 7 / 3 / 2&1 0.47 1955	Melissa W. Frank Lutz Douglas Elliman Real Estate Seely Place	Elena H. Ezratty
2 Vandalay 48 Square Feet: 3,523 MLS # - 4639448; Seller - Withheld	\$1,298,000 \$368	\$1,268,000 \$360	\$1,232,500 -2.3% -2.7% \$350	9/6/16	2/21/17 168 100 (Agent DOM)	6/5/17 272	\$33,000 \$37,960	Farm House 11 / 5 / 3&1 0.95 1890	Andrea K. Weiss Julia B Fee Sothebys Int. Rlty Greenville	Catherine B. Feldman Coldwell Banker Res Brokerage

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0 Old Colony 49 Square Feet: 2,800 MLS # - 4649157; Seller - Contract Vendee	\$999,900 \$357	\$1,149,900 \$411	\$1,245,000 \$445 15.0% 9.5%	11/16/16	3/20/17	5/2/17 124 167 124 (Agent DOM)	\$1	Colonial 8 / 4 / 2&1 0.25 2016	Jane S. Abbate Seely Place	Jennifer Baldinger Julia B Fee Sothebys Int. Rlty
201 Ferndale 50 Square Feet: 3,112 MLS # - 4740994; Seller - Withheld	\$1,295,000 \$416	\$1,295,000 \$416	\$1,265,000 \$406 -2.3%	9/15/17	10/13/17	12/19/17 28 95 29 (Agent DOM)	\$1,188,600 \$38,034	Ranch 10 / 4 / 3&1 0.2368 1951	Henie Simon Houlihan Lawrence Inc. Susan Lerner Greenville Houlihan Lawrence Inc.	Alisa Kaplan Julia B Fee Sothebys Int. Rlty
34 Penny 51 Square Feet: 3,462 MLS # - 4708432; Seller - Hoddeson	\$1,289,000 \$372	\$1,289,000 \$372	\$1,275,000 \$368 -1.1%	3/15/17	6/9/17	8/16/17 86 154 86 (Agent DOM)	\$1,160,300 \$35,161	Contemporary 10 / 5 / 4&0 0.51 1975	Caren Manne Julia B Fee Sothebys Int. Rlty Greenville	Bonnie Hut Yaseen
35 Henry 52 Square Feet: 2,600 MLS # - 4708792; Seller - name withheld, form on file	\$1,325,000 \$510	\$1,299,000 \$500	\$1,275,000 \$490 -2.0% -1.8%	3/6/17	5/5/17	6/26/17 60 112 60 (Agent DOM)	\$1,039,200 \$30,536	Split Level 7 / 4 / 3&0 0.36 1966	Alan Kaplan Coldwell Banker Res Brokerage Seely Place	Kathryn V. Delaney Coldwell Banker Res Brokerage Dorthe Deubler Coldwell Banker Res Brokerage
1 Laura 53 Square Feet: 2,854 MLS # - 4720653; Seller - withheld	\$1,325,000 \$464	\$1,325,000 \$464	\$1,300,000 \$456 -1.9%	5/16/17	6/14/17	8/21/17 29 97 29 (Agent DOM)	\$968,400 \$27,850	Split Level 9 / 5 / 3&0 0.4954 1958	Cindy Schwall Greenville	Caryn Balamaci Julia B Fee Sothebys Int. Rlty
17 Edgemont 54 Square Feet: 2,441 MLS # - 4719326; Seller - Withheld	\$1,198,000 \$491	\$1,198,000 \$491	\$1,305,000 \$535 8.9%	5/2/17	5/23/17	7/19/17 21 78 21 (Agent DOM)	\$965,300 \$27,200	Raised Ranch 9 / 4 / 2&1 0.3811 1964	Iris Kalt Berkshire Hathaway HS West. Pr Seely Place	Bharathi J. Rao Houlihan Lawrence Inc.

**Edgemont School District
Single Family**

2017

Address:	Prices:			Dates and DOMs:			Taxes:	Property:	Agents:	
	Original	List	Sold	List	Contract	Sold	Assessed SP/AV% Amount	Style Rms/Bds/Bths Acres Yr Built	List Agent Co-List Agent	Buyer Agent Co-Buyer Agent
2 Scarsdale Farm 55 Square Feet: 3,210 MLS # - 4621925; Seller - Withheld	\$1,695,000 \$528	\$1,449,000 \$451	\$1,350,000 \$421 -14.5% -5.8%	5/19/16	12/7/16 202 202 (Agent DOM)	2/27/17 284	\$1,437,400 \$41,613	Colonial 10 / 5 / 3&1 0.55 1984	Pamela Heldman Berkshire Hathaway HS West. Pr Greenville	Heather D. Harrison Platinum Drive Realty, Inc.
27 Penny 56 Square Feet: 3,800 MLS # - 4705248; Seller - Withheld	\$1,295,000 \$341	\$1,295,000 \$341	\$1,350,000 \$355 4.2%	2/7/17	3/3/17 24 24 (Agent DOM)	6/23/17 136	\$28,650 \$33,692	Ranch 11 / 5 / 5&1 0.46 1975	Inaam Rahman Julia B Fee Sothebys Int. Rlty David A. Cortez Greenville Julia B Fee Sothebys Int. Rlty	Elise Flagg Houlihan Lawrence Inc.
18 Withington 57 Square Feet: 3,475 MLS # - 4730893; Seller - withheld	\$1,395,000 \$401	\$1,395,000 \$401	\$1,390,000 \$400 -0.4%	7/8/17	8/3/17 26 26 (Agent DOM)	9/6/17 60	\$1,432,100 \$43,070	Tudor 11 / 5 / 2&1 0.3129 1929	Andrea K. Weiss Julia B Fee Sothebys Int. Rlty Seely Place	Ken Wile Redfin Real Estate
2 Thomas 58 Square Feet: 3,644 MLS # - 4637351; Seller - Withheld at owners request	\$1,475,000 \$405	\$1,475,000 \$405	\$1,400,000 \$384 -5.1%	8/19/16	11/30/16 103 103 (Agent DOM)	1/27/17 161	\$1,363,800 \$35,337	Colonial 10 / 4 / 4&1 0.4163 2000	Gia A. Tomari Julia B Fee Sothebys Int. Rlty Greenville	Kozue Allen Relo Redac, Inc.
5 Thomas 59 Square Feet: 4,610 MLS # - 4652477; Seller - Withheld	\$1,395,000 \$303	\$1,395,000 \$303	\$1,400,000 \$304 0.4%	12/23/16	1/13/17 21 21 (Agent DOM)	3/27/17 94	\$1,294,600 \$28,811	Colonial 9 / 4 / 2&1 0.2994 1994	Laura Miller Greenville	Laura Miller HL Dual
24 Overton 60 Square Feet: 2,985 MLS # - 4702720; Seller - Withheld	\$1,360,000 \$456	\$1,360,000 \$456	\$1,410,000 \$472 3.7%	1/31/17	2/4/17 4 4 (Agent DOM)	4/11/17 70	\$1,249,800 \$34,218	Colonial 9 / 4 / 4&0 0.41 1900	Laura Miller Houlihan Lawrence Inc. Seely Place	Kathleen Coleman Coldwell Banker Res Brokerage

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Single Family**

2017

Address:	Prices:			Dates and DOMs:			Taxes:	Property:	Agents:	
	Original	List	Sold	List	Contract	Sold	Assessed SP/AV% Amount	Style Rms/Bds/Bths Acres Yr Built	List Agent Co-List Agent	Buyer Agent Co-Buyer Agent
5 Clubway 61 Square Feet: 4,105 MLS # - 4705856; Seller - Withheld	\$1,670,000 \$407	\$1,570,000 \$382	\$1,418,500 \$346 -6.0% -9.1%	2/28/17	6/12/17 104 104 (Agent DOM)	6/30/17 122	\$1,430,800 \$45,027	Tudor 12 / 6 / 4&1 0.38 1928	Laurie Mowrer Coldwell Banker Res Brokerage Cathy A. Patapis Coldwell Banker Res Brokerage	Ruth Burger Seely Place
30 Round Hill 62 Square Feet: 3,985 MLS # - 4652783; Seller - Talley Anne B/Mcdermott Brian A	\$1,650,000 \$414	\$1,499,000 \$376	\$1,425,000 \$358 -9.2% -4.5%	1/22/17	6/19/17 148 148 (Agent DOM)	7/27/17 186	\$1,460,600 \$43,569	Ranch 11 / 5 / 3&1 0.5 1964	Patricia Moccia Weichert Realtors Seely Place	Elise Flagg Houlihan Lawrence Inc.
175 Underhill 63 Square Feet: 3,535 MLS # - 4702334; Seller - Withheld	\$1,495,000 \$423	\$1,495,000 \$423	\$1,485,000 \$420 -0.7%	1/31/17	2/13/17 13 13 (Agent DOM)	4/7/17 66	\$1,395,000 \$39,865	Colonial 10 / 6 / 4&1 1.05 1936	Joan Frederick Greenville	Jessica Chan Julia B Fee Sothebys Int. Rty
1 Candlewood 64 Square Feet: 3,672 MLS # - 4635661; Seller - Gandhi	\$1,650,000 \$449	\$1,595,000 \$434	\$1,526,004 \$416 -3.3% -4.2%	8/16/16	4/5/17 232 132 (Agent DOM)	6/23/17 311	\$1,287,500 \$38,806	Colonial 10 / 5 / 3&1 0.615 1987	Ruth Burger Houlihan Lawrence Inc. Greenville	Bajju Mehta Berkshire Hathaway HS West. Pr
105 Old Army 65 Square Feet: 3,456 MLS # - 4646524; Seller - Withheld	\$1,750,000 \$506	\$1,625,000 \$470	\$1,575,000 \$456 -7.1% -2.9%	11/7/16	3/13/17 126 126 (Agent DOM)	7/12/17 247	\$1,287,900 \$36,454	Colonial 11 / 5 / 3&1 0.94 1927	Marcie Dubow Seely Place	Non Member-MLS Non-Member MLS
150 Highland 66 Square Feet: 3,100 MLS # - 4710939; Seller - withheld	\$1,480,000 \$477	\$1,480,000 \$477	\$1,575,000 \$508 6.4%	3/24/17	3/30/17 6 6 (Agent DOM)	8/28/17 157	\$1,221,900 \$40,042	Colonial 10 / 4 / 5&0 0.21 2010	Andrea K. Weiss Julia B Fee Sothebys Int. Rty Greenville	Heather D. Harrison Platinum Drive Realty, Inc.

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Single Family**

2017

Address:	Prices:			Dates and DOMs:			Taxes:	Property:	Agents:	
	Original	List	Sold	List	Contract	Sold	Assessed SP/AV% Amount	Style Rms/Bds/Bths Acres Yr Built	List Agent Co-List Agent	Buyer Agent Co-Buyer Agent
66 Sprain Valley 67 Square Feet: 4,796 MLS # - 4732110; Seller - withheld	\$1,595,000 \$333	\$1,595,000 \$333	\$1,595,000 \$333	7/15/17	9/8/17 55 55 (Agent DOM)	11/3/17 111	\$1,881,600 \$53,250	Colonial 13 / 5 / 5&2 0.9677 2003	Andrea K. Weiss Julia B Fee Sothebys Int. Rlty Greenville	Stacey H. Oestreich Douglas Elliman Real Estate Nancy E. Strong Douglas Elliman Real Estate
10 Rutland 68 Square Feet: 4,121 MLS # - 4507842; Seller - Withheld	\$2,479,000 \$602	\$1,699,000 \$412	\$1,610,000 \$391	3/17/15	4/29/17 774 675 (Agent DOM)	5/17/17 792	\$1,859,200 \$52,757	Tudor 10 / 5 / 3&2 0.62 1928	Ruth Burger Houlihan Lawrence Inc. Seely Place	Faisal Jabbour NuRealty Advisors Inc.
23 Castle 69 Square Feet: 4,159 MLS # - 4632136; Seller - Withheld	\$1,595,000 \$384	\$1,595,000 \$384	\$1,630,000 \$392	7/14/16	10/14/16 92 92 (Agent DOM)	1/3/17 173	\$48,500 \$55,394	Colonial 9 / 4 / 4&1 0.4759 1998	Iris Kalt Berkshire Hathaway HS West. Pr Greenville	Lei Tang Coldwell Banker Res Brokerage
5 Chedworth 70 Square Feet: 4,445 MLS # - 4701342; Seller - Skolnick	\$1,675,000 \$377	\$1,675,000 \$377	\$1,630,000 \$367	1/20/17	2/28/17 39 39 (Agent DOM)	6/22/17 153	\$1,791,300 \$46,411	Tudor 12 / 7 / 4&1 0.3 1928	Hollis Borteck Houlihan Lawrence Inc. Seely Place Kristy A O'Hare Houlihan Lawrence Inc.	Hollis Borteck Houlihan Lawrence Inc. HL Dual Kristy A O'Hare Houlihan Lawrence Inc.
3 Chedworth 71 Square Feet: 3,468 MLS # - 4704636; Seller - Withheld	\$1,695,000 \$489	\$1,695,000 \$489	\$1,660,000 \$479	2/7/17	3/15/17 36 36 (Agent DOM)	6/20/17 133	\$1,821,500 \$46,988	Tudor 11 / 5 / 4&1 0.33 1930	Laura Miller Seely Place	Thomas J. Ralph Thomas J. Ralph, Inc.
7 High Point 72 Square Feet: 6,229 MLS # - 4637277; Seller - Balbona Tom & Vitore/Balbona Pal & Mrika	\$1,925,000 \$309	\$1,925,000 \$309	\$1,725,000 \$277	9/6/16	3/10/17 185 185 (Agent DOM)	6/9/17 276	\$61,500 \$70,407	Colonial 12 / 6 / 5&1 1.7434 1942	Theresa Crozier Houlihan Lawrence Inc. Greenville Deborah Glasser Houlihan Lawrence Inc.	Maryann Petrescu Houlihan Lawrence Inc. HL Dual

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2017

Address:	Prices:			Dates and DOMs:			Taxes:	Property:	Agents:	
	Original	List	Sold	List	Contract	Sold	Assessed SP/AV% Amount	Style Rms/Bds/Bths Acres Yr Built	List Agent Co-List Agent	Buyer Agent Co-Buyer Agent
22 Hadden 73 Square Feet: 4,948 MLS # - 4710071; Seller - Withheld	\$1,799,000 \$364	\$1,745,000 \$353	\$1,750,000 \$354 0.3%	3/11/17	5/27/17 77 77 (Agent DOM)	7/20/17 131	\$1,757,000 \$38,005	Tudor 14 / 6 / 5&2 0.65 1926	Laura Miller Seely Place	Annie Jones HL Dual
123 Ferndale 74 Square Feet: 3,769 MLS # - 4705391; Seller - SIRVA	\$1,699,000 \$451	\$1,699,000 \$451	\$1,775,000 \$471 4.5%	3/8/17	3/22/17 14 14 (Agent DOM)	5/23/17 76	\$1,348,260 \$41,393	Colonial 8 / 4 / 3&1 0.23 2013	Priscilla Toomey Julia B Fee Sothebys Int. Rty Greenville	Joan Frederick Houlihan Lawrence Inc.
20 Hadden 75 Square Feet: 5,100 MLS # - 4711379; Seller - Withheld	\$1,829,000 \$359	\$1,829,000 \$359	\$1,785,000 \$350 -2.4%	3/28/17	5/2/17 35 35 (Agent DOM)	7/17/17 111	\$1,588,900 \$41,735	Tudor 11 / 6 / 4&1 0.31 1926	William E. Dumke Jr Seely Place	Ruth Burger HL Dual
5 Cherry 76 Square Feet: 3,199 MLS # - 4634003; Seller - Withheld	\$1,795,000 \$561	\$1,795,000 \$561	\$1,795,000 \$561	7/28/16	12/19/16 144 145 (Agent DOM)	3/7/17 222	\$100 \$100	Colonial 10 / 4 / 4&0 0.4565 1965	Iris Kalt Berkshire Hathaway HS West. Pr Greenville	Randi J. Culang Platinum Drive Realty, Inc.
30 Scarsdale Farm 77 Square Feet: 3,717 MLS # - 4707769; Seller - Hobish	\$1,998,000 \$538	\$1,898,000 \$511	\$1,800,000 \$484 -4.9%	2/28/17	6/20/17 112 112 (Agent DOM)	9/7/17 191	\$1,506,100 \$43,570	Colonial 11 / 6 / 4&1 0.53 1970	Heather D. Harrison Platinum Drive Realty, Inc. Marina Sidorenko Greenville Platinum Drive Realty, Inc.	Bharathi J. Rao
1 Fort Hill 78 Square Feet: 6,004 MLS # - 4606200; Seller - Dhaliwal	\$2,395,000 \$399	\$1,799,000 \$300	\$1,820,000 \$303 0.9%	2/26/16	4/14/17 413 326 (Agent DOM)	8/11/17 532	\$54,100 \$61,790	Colonial 12 / 6 / 5&1 0.4988 2007	Heather D. Harrison Platinum Drive Realty, Inc. Zachary M. Harrison Greenville Platinum Drive Realty, Inc.	Renee LaTorre Platinum Drive Realty, Inc.

**Edgemont School District
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Address:	Prices:			Dates and DOMs:			Taxes:	Property:	Agents:	
	Original	List	Sold	List	Contract	Sold	Assessed SP/AV% Amount	Style Rms/Bds/Bths Acres Yr Built	List Agent Co-List Agent	Buyer Agent Co-Buyer Agent
79 23 Round Hill Square Feet: 5,466 MLS # - 4707486; Seller - Withheld	\$2,025,000 \$370	\$1,950,000 \$357	\$1,850,000 \$338 -3.7% -4.9%	3/8/17	4/27/17	7/29/17 50 143 50 (Agent DOM)	\$1,934,900 \$49,979	Colonial 11 / 5 / 3&2 0.57 1998	Henie Simon Susan Lerner Seely Place	Alicia Gold Platinum Drive Realty, Inc. Alicia Gold Platinum Drive Realty, Inc.
80 19 Cotswold Square Feet: 5,464 MLS # - 4621464; Seller - Withheld	\$2,595,000 \$475	\$2,399,000 \$439	\$1,857,375 \$340 -7.6% -20.9%	5/15/16	1/11/17	4/28/17 241 348 241 (Agent DOM)	\$2,585,795 \$74,060	Tudor 11 / 5 / 4&2 1.15 1928	Angela Retelny Platinum Drive Realty, Inc. Seely Place	Angela Retelny Platinum Drive Realty, Inc.
81 20 Stoneleigh Square Feet: 4,957 MLS # - 4641314; Seller - Withheld	\$1,895,000 \$382	\$1,895,000 \$382	\$1,875,000 \$378 -1.1%	9/20/16	11/22/16	3/8/17 63 169 58 (Agent DOM)	\$33,150 \$33,174	Contemporary 10 / 4 / 4&1 0.6137 2009	Iris Kalt Berkshire Hathaway HS West. Pr Greenville	Shari Weinstein
82 21 Castle Square Feet: 5,957 MLS # - 4719953; Seller - Withheld	\$2,299,000 \$386	\$1,999,999 \$336	\$1,915,000 \$321 -13.0% -3.7%	5/9/17	10/19/17	12/7/17 163 212 150 (Agent DOM)	\$1,862,900 \$62,000	Colonial 13 / 6 / 5&1 0.4512 1999	Laura Miller Houlihan Lawrence Inc. Greenville	Andrea K. Weiss Julia B Fee Sothebys Int. Rlty
83 281 Glendale Square Feet: 4,133 MLS # - 4707607; Seller - withheld	\$1,850,000 \$448	\$1,850,000 \$448	\$1,940,000 \$469 4.9%	2/28/17	3/19/17	8/15/17 19 168 19 (Agent DOM)	\$1,791,900 \$44,151	Colonial 10 / 5 / 5&0 0.46 1975	Caryn Balamaci Julia B Fee Sothebys Int. Rlty Greenville	Andrea K. Weiss Julia B Fee Sothebys Int. Rlty
84 110 Round Hill Square Feet: 5,074 MLS # - 4702460; Seller - Withheld	\$1,999,950 \$394	\$1,999,950 \$394	\$1,960,000 \$386 -2.0%	1/25/17	3/2/17	5/16/17 36 111 36 (Agent DOM)	\$1,561,200 \$50,214	Colonial 10 / 4 / 3&1 0.6 1952	Andrea Price Houlihan Lawrence Inc. HL Dual Seely Place	Susan Greenberg Houlihan Lawrence Inc.

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2017

Address:	Prices:			Dates and DOMs:			Taxes:	Property:	Agents:	
	Original	List	Sold	List	Contract	Sold	Assessed SP/AV% Amount	Style Rms/Bds/Bths Acres Yr Built	List Agent Co-List Agent	Buyer Agent Co-Buyer Agent
245 Edgemont 85 Square Feet: 5,074 MLS # - 4707488; Seller - Withheld	\$2,195,000 \$433	\$1,990,000 \$392	\$2,040,000 \$402 -9.3% 2.3%	3/21/17	5/26/17 66 66 (Agent DOM)	8/4/17 136	\$100 \$100	Colonial 12 / 5 / 4&1 0.43 2017	Henie Simon Susan Lerner Seely Place	Katherine McLoughlin HL Dual
11 High Point 86 Square Feet: 5,746 MLS # - 4646012; Seller - Withheld	\$2,295,000 \$399	\$2,295,000 \$399	\$2,125,000 \$370 -7.4%	11/1/16	12/21/16 50 50 (Agent DOM)	5/15/17 195	\$1,984,500 \$55,035	Colonial 11 / 5 / 3&1 0.5163 1958	Laurence C. Generali Julia B Fee Sothebys Int. Rlty Greenville	Michelle Nead Coldwell Banker Res Brokerage
14 Rock Hill 87 Square Feet: 6,000 MLS # - 4705994; Seller - Withheld	\$2,799,000 \$467	\$2,799,000 \$467	\$2,750,000 \$458 -1.8%	3/3/17	3/23/17 20 20 (Agent DOM)	5/11/17 69	\$1,951,000 \$69,146	Colonial, Contemporary 12 / 5 / 6&1 0.96 2007	Heather D. Harrison Platinum Drive Realty, Inc. Greenville	Esther D. Berkowitz BHG Rand Realty

Total Edgemont 2017

HL Agent Participation:

Units Sold	List or Buy	List	Buy	List and Buy
87	57 66%	36 41%	36 41%	15 17%

**Edgemont School District
Single Family**

2017

Summary Analysis:

	Single Family Home Prices:			DOMs:		Assessed Values	HL Agent Participations:				
	Original	List	Sold	Contract	Sold		Units Sold	List or Buy	List	Buy	Dual
Median:	\$1,195,000	\$1,195,000	\$1,202,000	36	115	\$966,850	87	57	36	36	15
			0.6%					66%	41%	41%	17%
Average:	\$1,310,276	\$1,265,333	\$1,253,908	69	144	\$897,044					
		-3.4%	-0.9%								

Single Family Price Per Square Foot:				
	Original	List	Sold	Sq Ft
Median:	\$410	\$410	\$413	2,913
			\$2	
Average:	\$411	\$397	\$393	3,188
		-\$14	-\$4	

Monthly Analysis:	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	2017
Homes Sold	4	1	6	3	8	18	16	17	3	2	2	7	87
Median Original Price	\$1,187,000	\$1,695,000	\$1,495,000	\$1,495,000	\$1,849,475	\$1,222,500	\$968,500	\$1,100,000	\$1,395,000	\$1,049,500	\$1,222,000	\$899,000	\$1,195,000
Median List Price	\$1,187,000	\$1,449,000	\$1,297,000	\$1,495,000	\$1,699,000	\$1,222,500	\$972,500	\$1,085,000	\$1,395,000	\$999,500	\$1,222,000	\$899,000	\$1,195,000
Median Sold Price	\$1,144,500	\$1,350,000	\$1,250,000	\$1,485,000	\$1,692,500	\$1,225,000	\$994,000	\$1,100,800	\$1,390,000	\$962,000	\$1,222,000	\$950,000	\$1,202,000
Average Sold Price	\$1,142,250	\$1,350,000	\$1,290,833	\$1,584,125	\$1,720,875	\$1,211,623	\$1,144,625	\$1,223,760	\$1,403,333	\$962,000	\$1,222,000	\$1,057,357	\$1,253,908