

## Comparative Market Analysis

Property Type: Residential/Condo																		Status: Sold		Number of Properties: 17	
#	ML#	Closed	Address	Area	Bd	FB	HB	Legal	Gar	FP	Levl	Bas	YB	SqFt Opt	SqFt MU	LP	SP	SP/SF	DOM		
1	2866513	01/30/09	620 Hampton RD	2913	5	3	1	MERRIMAC	3CATC	2	2LEVL	Y	2002	1,706	3,262	\$389,900	\$380,000	\$116	0		
2	2936628	11/10/09	689 Princeton Ln	2913	5	4	1	MERRIMAC	3CATC	2	2LEVL	Y	2002	1,621	3,253	\$379,900	\$366,500	\$113	84		
3	2923908	07/17/09	14856 Warner Trl	2913	4	3	1	MERRIMAC	3CATC	1	2LEVL	Y	2000	1,208	3,051	\$379,900	\$363,000	\$119	15		
4	2918344	07/20/09	14824 Newport DR	2913	4	4	1	MERRIMAC	3CATC	1	2LEVL	Y	2003	1,742	2,819	\$349,900	\$337,000	\$120	47		
5	2922935	07/29/09	14627 Henderson Ct	2913	4	3	1	MERRIMAC	3CATC	1	2LEVL	Y	1999	1,228	3,180	\$349,900	\$337,000	\$106	60		
6	2906869	04/22/09	502 Merrimac DR	2913	4	2	2	MERRIMAC	3CATC	1	2LEVL	Y	2003	1,202	3,188	\$340,000	\$330,000	\$104	44		
7	2925340	08/21/09	14707 Melbourne Ct	2913	5	4	0	MERRIMAC	4CATC	1	2LEVL	Y	2002	825	2,837	\$334,900	\$330,000	\$116	81		
8	2867273	02/12/09	704 Richland Way	2913	4	2	1	MERRIMAC	3CATC	1	2LEVL	Y	2003	1,629	3,161	\$339,900	\$326,000	\$103	13		
9	2913663	05/12/09	641 Richland WA	2913	4	2	1	Merrimac	2CATC	1	2LEVL	Y	2004	1,188	3,012	\$314,900	\$312,500	\$104	6		
10	2864268	02/18/09	725 Hampton RD	2913	3	2	0	MERRIMAC	3CATC	1	1LEVL	Y	2002	2,388	2,388	\$325,000	\$300,000	\$126	51		
11	2948191	11/20/09	15033 Hunter Ct	2913	4	2	1	Merrimac	2CATC	1	2LEVL	Y	1998	1,088	2,575	\$294,000	\$288,500	\$112	21		
12	2940356	10/13/09	14834 Jonathan Dr DR	2913	4	2	1	MERRIMAC	2CATC	1	2LEVL	Y	1999	1,088	2,784	\$294,900	\$287,000	\$103	38		
13	2845588	05/19/09	14914 Maggie Ct	2913	4	2	1	MERRIMAC	3CATC	1	2LEVL	Y	1997	1,198	2,686	\$275,000	\$265,000	\$99	248		
14	2933151	11/24/09	14702 Melbourne CT	2913	4	3	1	Merrimac	2CATC	1	2LEVL	Y	1995	1,310	2,446	\$259,900	\$259,900	\$106	115		
15	2851263	06/25/09	14917 Newport Dr	2913	4	2	1	MERRIMAC	3CATC	1	2LEVL	Y	1997	1,313	2,777	\$259,900	\$255,000	\$92	266		
16	2802999	05/08/09	657 Richland WA	2913	4	3	1	Merrimac	3CATC	1	2LEVL	Y	2003	1,184	3,331	\$329,900	\$246,000	\$74	434		
17	2909882	07/23/09	14815 Newport DR	2913	4	2	1	MERRIMAC	2CATC	1	2LEVL	Y	1996	912	2,603	\$259,900	\$245,000	\$94	87		
<b>Min</b>					<b>3</b>	<b>2</b>	<b>1</b>							<b>1995</b>	<b>825</b>	<b>2,388</b>	<b>\$259,900</b>	<b>\$245,000</b>	<b>\$74</b>	<b>6</b>	
<b>Max</b>					<b>5</b>	<b>4</b>	<b>2</b>							<b>2004</b>	<b>2,388</b>	<b>3,331</b>	<b>\$389,900</b>	<b>\$380,000</b>	<b>\$126</b>	<b>434</b>	
<b>Average</b>					<b>4</b>	<b>3</b>	<b>1</b>							<b>2000</b>	<b>1,343</b>	<b>2,903</b>	<b>\$322,218</b>	<b>\$307,553</b>	<b>\$106</b>	<b>101</b>	

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Search Criteria	
Status	SOLD
Legal	contains Merrimac
Closed Date	1/1/2009 or more

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Thursday, December 10, 2009 10:46 AM