

## Year-End Market Summary

### Broyhill Langley Estates and Langley Manor Properties Sold In 2009

**Number of SOLD Properties: 11**  
**Sold Price Range: \$565,158 to \$1,560,000**  
**Average Sold Price: \$915,333**  
**Median Sold Price: \$755,000**

Address	Bedrms	Full Baths	Half Baths	Style	Year Built	Date Sold	List Price	Sold Price	SP % of LP
1109 Carper St	5	5	1	Colonial	2009	22-Dec	\$565,158	\$565,158	100%
7004 Churchill Rd	4	2	1	Split Level	1959	31-Jul	\$679,000	\$655,000	96%
1115 Dead Run Dr	4	3	0	Split Level	1959	22-May	\$720,000	\$660,000	92%
7006 Hector Rd	3	2	1	Split Level	1959	26-May	\$733,900	\$710,000	97%
1028 Dead Run Dr	4	3	0	Split Level	1961	9-Jun	\$779,000	\$753,000	97%
1049 Dead Run Dr	5	3	0	Rambler	1960	20-May	\$769,900	\$755,000	98%
6906 Bright Ave	4	3	0	Split Level	1959	30-Oct	\$825,000	\$801,000	97%
7201 Thrasher Rd	6	5	1	Colonial	2004	24-Aug	\$1,100,000	\$1,200,000	109%
7200 Churchill Rd	6	6	1	Craftsman	2009	22-Dec	\$1,349,000	\$1,200,000	89%
1101 Balls Hill Rd	6	5	1	Colonial	2006	18-May	\$1,299,000	\$1,209,500	93%
1109 Dead Run Dr	6	5	1	Colonial	2007	27-Feb	\$1,749,000	\$1,560,000	89%

These homes in the neighborhood(s) indicated by the title above were reported sold (settled) during 2009 by the Metropolitan Regional Information System (MRIS). The high and low "Sold Prices" listed above represent the approximate range of prices in which you might expect to sell your home. Homes that sell for top dollar are normally in immaculate condition. The "Median Sold Price" is often a good measure of estimating what your home will sell for since it represents the middle of the road—50% of the homes sold for more than the median price, and 50% sold for less. This MRIS information is deemed reliable, but not guaranteed.



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