

**SETTLEMENTS MAY 2017 GREAT VALLEY SCHOOL DISTRICT**

<b>TOWNSHIP</b>	<b>ADDRESS</b>	<b>CITY</b>	<b>LIST PRICE</b>	<b>NET SOLD PRICE AFTER CONCESSIONS</b>	<b>SOLD PRICE/LIST PRICE RATIO</b>	<b>TYPE</b>	<b>BR</b>	<b>INTERIOR SF</b>	<b>COMMUNITY</b>	<b>DAYS ON MARKET</b>
Charlestown Twp	202 Milton Dr	Malvern	\$733,990	\$830,432	113.1%	SNG	4	3,519	Spring Oak	1
Charlestown Twp	101 Windy Hollow Dr	Phoenixville	\$600,000	\$556,000	92.7%	SNG	4	3,100	Charlestown Hunt	108
Charlestown Twp	14 Oakbrook Ct	Malvern	\$489,000	\$485,000	99.2%	RTC	3	2,754	Charlestown Meadows	4
Charlestown Twp	1 Windfall Ln	Phoenixville	\$499,900	\$476,000	95.2%	SNG	4	2,798	Charlestown Meade	157
Charlestown Twp	36 Sagewood Dr	Malvern	\$484,500	\$466,000	96.2%	RTC	3	3,144	Charlestown Meadows	60
Charlestown Twp	114 Tudor Ct	Malvern	\$379,900	\$375,000	98.7%	RTC	3	2,266	Charlestown Oaks	9
Charlestown Twp	115 Stratford Ct	Malvern	\$359,900	\$355,000	98.6%	RTC	3	1,898	Charlestown Oaks	14
Charlestown Twp	259 Yorktown Ct	Malvern	\$356,000	\$350,000	98.3%	RTC	4	2,200	Charlestown Oaks	8
Charlestown Twp	147 Stewarts Ct	Phoenixville	\$272,000	\$264,500	97.2%	FLT	3	1,605	Charlestown Hunt	13
Charlestown Twp	27 Marian Rd	Phoenixville	\$249,900	\$240,000	96.0%	SNG	3	1,105	None Available	2
East Whiteland Twp	708 Stonecliffe Rd	Malvern	\$744,990	\$1,009,315	135.5%	SNG	4	4,071	Atwater	1
East Whiteland Twp	701 Stonecliffe Rd	Malvern	\$754,990	\$862,950	114.3%	SNG	4	3,468	Atwater	2
East Whiteland Twp	620 Stonecliffe Rd	Malvern	\$674,990	\$766,920	113.6%	SNG	4	3,820	Atwater	1
East Whiteland Twp	418 Quarry Point Rd	Malvern	\$559,990	\$626,165	111.8%	TWN	4	2,664	Atwater	19
East Whiteland Twp	319 Quarry Point Rd	Malvern	\$559,990	\$606,795	108.4%	TWN	4	2,664	Atwater	19
East Whiteland Twp	324 Quarry Point Rd	Malvern	\$549,990	\$594,614	108.1%	TWN	4	2,664	Atwater	30
East Whiteland Twp	416 Quarry Point Rd	Malvern	\$534,990	\$592,640	110.8%	TWN	4	2,305	Atwater	52
East Whiteland Twp	852 Stonecliffe Rd	Malvern	\$479,990	\$571,184	119.0%	RTC	3	2,735	Atwater	60
East Whiteland Twp	807 Cottonwood Dr	Malvern	\$559,900	\$568,000	101.4%	SNG	4	3,614	Lockwood Chase	5
East Whiteland Twp	14 Clayton Ct	Exton	\$559,900	\$559,900	100.0%	SNG	4	4,116	Malvern Hunt	11
East Whiteland Twp	317 Quarry Point Rd	Malvern	\$539,990	\$553,715	102.5%	TWN	4	2,305	Atwater	27
East Whiteland Twp	850 Stonecliffe Rd	Malvern	\$484,990	\$545,545	112.5%	RTC	3	2,735	Atwater	40
East Whiteland Twp	856 Stonecliffe Rd	Malvern	\$479,990	\$526,755	109.7%	RTC	3	2,735	Atwater	67
East Whiteland Twp	854 Stonecliffe Rd	Malvern	\$479,990	\$494,790	103.1%	RTC	3	3,006	Atwater	29
East Whiteland Twp	20 Eagle Ln	Malvern	\$448,096	\$449,279	100.3%	RTC	3	2,066	Linden Hall	94
East Whiteland Twp	36 Doe Ln	Malvern	\$415,000	\$412,500	99.4%	SNG	4	2,032	Chester Valley Kno	8
East Whiteland Twp	21 Addison Ln	Malvern	\$399,990	\$399,990	100.0%	RTC	3	2,343	Linden Hall	23
East Whiteland Twp	118 Cricket Dr	Malvern	\$389,990	\$389,990	100.0%	RTC	3	2,290	Townes at Malvern	2
East Whiteland Twp	30 Woodview Rd	Malvern	\$369,000	\$360,000	97.6%	SNG	4	1,729	General Warren Vil	21
East Whiteland Twp	133 Cricket Dr	Malvern	\$322,990	\$356,515	110.4%	RTC	3	1,917	Townes at Malvern	3
East Whiteland Twp	135 Cricket Dr	Malvern	\$322,990	\$323,730	100.2%	RTC	3	1,917	Townes at Malvern	3
East Whiteland Twp	78 Fahnestock Rd	Malvern	\$299,000	\$299,000	100.0%	SNG	4	1,620	General Warren Vil	5
East Whiteland Twp	1224 W King Rd	Malvern	\$259,900	\$249,900	96.2%	SNG	3	1,020	None Available	39
East Whiteland Twp	11 Waters Rd	Malvern	\$240,000	\$240,000	100.0%	SNG	3	984	None Available	5
East Whiteland Twp	15 Rickmar Ln	Malvern	\$227,500	\$222,400	97.8%	RTC	3	1,260	Bryn Erin	31
East Whiteland Twp	88 Markel Rd	Frazer	\$234,900	\$220,000	93.7%	RTC	3	1,440	Bryn Erin	2
Malvern Boro	43 Griffith Ave	Malvern	\$435,000	\$446,000	102.5%	SNG	3	1,479	None Available	5
Malvern Boro	27 Kerry Ln Unit#4	Malvern	\$362,600	\$349,750	96.5%	RTC	3	2,432	Erin Glen	19

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Malvern Boro	105 Old Lincoln Hwy	Malvern	\$315,000	\$302,500	96.0%	SNG	3	1,352	None Available	41

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Willistown Twp	697 Sugartown Rd	Malvern	\$1,349,000	\$1,360,000	100.8%	SNG	5	4,095	Radnor Hunt	25
Willistown Twp	45 Old Covered Bridge Rd	Newtown Square	\$875,000	\$867,000	99.1%	SNG	4	3,893	Old Covered Bridge	5
Willistown Twp	201 Liberty Ct	Newtown Square	\$850,000	\$850,000	100.0%	SNG	5	4,713	Plumsock	47
Willistown Twp	2920 Wayland Rd	Berwyn	\$900,000	\$800,000	88.9%	SNG	4	4,765		21
Willistown Twp	23 Meadow View Ln	Malvern	\$799,900	\$765,000	95.6%	RTC	3	3,294	Applebrook Meadows	15
Willistown Twp	15 Pickwick Ln	Malvern	\$551,000	\$547,000	99.3%	SNG	4	2,307	Stonehenge	7
Willistown Twp	19 Clover Ln	Malvern	\$550,000	\$525,000	95.5%	SNG	4		Stonehenge	1
Willistown Twp	7 Gingerwood Rd	Malvern	\$525,000	\$500,000	95.2%	SNG	3	2,303	Russet Ridge	5
Willistown Twp	37 Stonehenge Ln	Malvern	\$499,900	\$499,900	100.0%	SNG	3	2,619	Stonehenge	1
Willistown Twp	1 Pickwick Ln	Malvern	\$485,000	\$470,000	96.9%	SNG	3	2,037	Stonehenge	33
Willistown Twp	12 Applewood Rd	Malvern	\$475,000	\$470,000	98.9%	SNG	3	2,302	Russet Ridge	26
Willistown Twp	16 Crumley Ave	Malvern	\$465,000	\$456,000	98.1%	SNG	4	1,992	Greentree	5
Willistown Twp	19 Lloyd Ave	Malvern	\$400,000	\$401,000	100.3%	SNG	3	1,620		5
Willistown Twp	143 Hedgerow Ln	West Chester	\$410,000	\$383,000	93.4%	SNG	3	2,067	Deerfield Knoll	20
Willistown Twp	78 Longview Ln	Newtown Square	\$375,000	\$372,700	99.4%	RTC	3	2,264	Willistown Hunt	8
Willistown Twp	101 Weatherstone Dr	Paoli	\$365,000	\$360,000	98.6%	RTC	4	1,884	Weatherstone	13
Willistown Twp	36 Moreland Rd	Paoli	\$361,000	\$357,000	98.9%	SNG	4	1,656	None Available	127
Willistown Twp	2102 Woodside Ln	Newtown Square	\$350,000	\$351,000	100.3%	RTC	3	2,305	Willistown Chase	6
Willistown Twp	1000 Providence Rd	Newtown Square	\$475,000	\$301,350	63.4%	SNG	4	3,898		21
Willistown Twp	32 Moreland Rd	Paoli	\$300,000	\$292,000	97.3%	SNG	3	1,100	Greentree	61
Willistown Twp	102 Penns Ln	Malvern	\$309,000	\$289,000	93.5%	RTC	3	1,618	Greentree	8
Willistown Twp	1702 Stoneham Dr	West Chester	\$280,000	\$280,000	100.0%	RTC	3	2,128	Willistown Woods	3
Willistown Twp	103 Hampstead Pl	West Chester	\$249,500	\$233,500	93.6%	RTC	3	1,665	Willistown Woods	25

NEW CONSTRUCTION  
 FORECLOSURE  
 SHORT SALE

