






	S	Price	Area - Address	Owner	Map/Pcl	Ty	Acres	Br/Ba	Zone	Last Update
	S	\$574,666	Mid Island - 8 Celtic Drive	Elouz	67/655	1F	0.20	5/4	RC-2	09/23/11
<p>Deed in Lieu of Foreclosure. Spacious 5 bedroom, 4 bath home in convenient mid-island location. Close to schools, shopping and on the NRTA line. Eat-in kitchen with new stainless appliances; large centrally located 2-sided fireplace for grilling on the kitchen side and cozy hearth on the living room side; living area with cathedral ceiling, large newer anderson windows and doors add plenty of light and comfortable cross breezes. Multi-use zoning affords many possibilities for this property!</p>										
<b>LINK# 75550</b>										
	S	\$757,000	Town - 1 Gardners Court # Four	Watson	4231/188.3	Cnd	0.00	1/1	ROH/S	09/23/11
<p>Very special second floor condominium unit located on a quiet lane in town with commanding views of Nantucket Harbor. The historic building has been beautifully maintained and is situated on a large private parcel of land. This one bedroom, one bath, has exclusive use of a spacious deck that is perfect for outdoor dining and entertaining. There is a private and convenient walkway to Main Street.</p>										
<b>LINK# 74347</b>										
	S	\$1,400,000	Surfside - 26 Nonantum Avenue	24 Nonantum LLC	TBD/TBD	1F	0.69	4/5+	R-20	09/23/11
<p>Asking price included a completed home. Sale price reflected land sale only. Wonderful Surfside Views! Brand new 4 bedroom 5 bath main house and garage with studio above. Over-sized lot located a stone's throw from one of Nantucket's nicest beaches. The home features 2 master bedrooms, 2 en-suite guest bedrooms, coiffured ceilings, 2 fireplaces, stainless steel appliances, granite counter tops, 2 family rooms, strong water views and a large yard. Price includes a finished 4 bedroom 4.5 bath main house and a garage/studio. The new home owner will have the ability to customize this fabulous Surfside Estate.</p>										
<b>LINK# 74285</b>										
	S	\$1,825,000	Cisco - 3 Moby Way	Picher	65/58	1F	0.56	3/3	LUG2	09/26/11
<p>This charming home in the coveted Cisco area is turn-key with a lot of personality. The house has been updated and well maintained (with central A/C, a high end kitchen and a new cottage) while still keeping the feeling of a classic beach house. Further, the landscaping and interior details exude a relaxed feeling. A large separate studio and loft were added in 2004 and offers plenty of extra space in a private setting. There is a comfortable deck and expansive lawn on this 1/2 acre property. The property abuts conservation land to further add to it's private setting.</p>										
<b>LINK# 75186</b>										
	S	\$2,300,000	Sconset - 23 Ocean Avenue	Jones Trust	7331/19	1F	0.09	3/3	ROH/S	09/22/11
<p>BEAUTIFULLY RENOVATED, sets the standard for what a 'Sconset cottage should be: expansive ocean views, wraparound porch, terraced garden with brick seating area. Three bedrooms with baths, indoor/outdoor shower, living room w/fireplace, sitting room, dining room, eat-in kitchen with high end appliances. A few steps from Village and beach.</p>										
<b>LINK# 74234</b>										

Records: 5

\*Listings: 5

**AVERAGE SELLING PRICE: \$1,371,333 \* MEDIAN SELLING PRICE: \$1,400,000 \* AVERAGE DOM: 252**