

Susan Kontos shares a favorite recipe: Apple Upside Down Cake



Topping Ingredients:

2 apples (peel, core and slice apples into 1/4 inch thick slices)

1/4 cup melted butter

1/2 cup brown sugar

Cake ingredients:

1 cup flour

1 1/2 teaspoons baking powder

1/4 teaspoon salt

1/2 cup sugar

1/4 cup soft shortening

1 egg

1/2 teaspoon vanilla extract

3/4 cup milk



Susan Kontos

1. Preheat oven to 350°
2. Grease a 8" square by 2" baking dish. Line bottom with waxed paper and grease the paper.
3. Pour melted butter in pan and sprinkle with brown sugar.

4. Arrange the apples pieces in rows over the sugar.
5. Sift together flour, baking powder and salt.
6. Cream shortening with sugar and then stir in the egg.
7. Add flour mixture alternately with the milk.
8. Add vanilla extract. Mix well and spread over the apples in the pan.
9. Bake for 40 to 45 minutes. Turn cake upside down immediately on a cake platter.

Makes: 6 Servings

If you would like to share one of your family recipes please call Amy or our Office Manager, Laura Davis at 531-6300.

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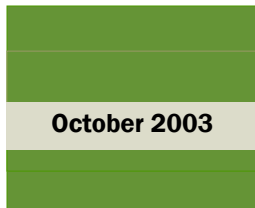
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October 2003



SOUTHWESTERN GREENWICH REPORT

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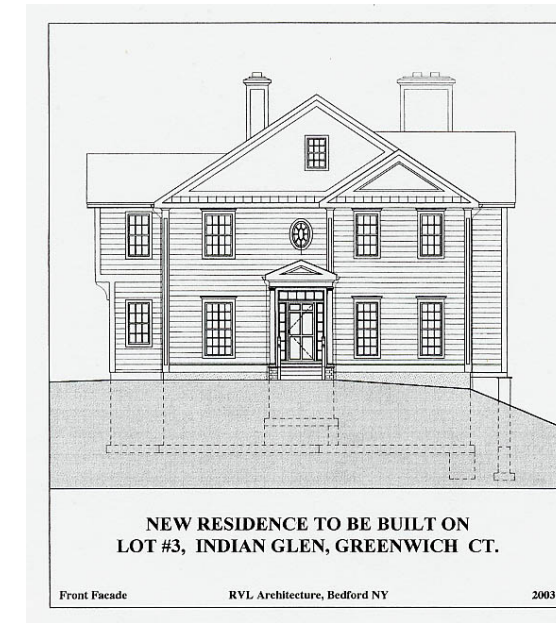
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This report is available monthly at the Western Greenwich office of Anderson Associates. Anderson Associates is an independent real estate firm specializing in Greenwich residential real estate. We all live and work in Greenwich. We know our market. We know our town. Let us put our knowledge to work for you.

The report covers District 3 (Chickahominy), District 4 (Byram) and District 9 (Glenville-Pemberwick). If you do not find your street covered in this report or if you would like a broader perspective on the Greenwich real estate market or would like to know the current value of your home please call us at 531-6300.



NEW RESIDENCE TO BE BUILT ON LOT #3, INDIAN GLEN, GREENWICH CT.

Front Facade RVL Architecture, Bedford NY 2003

Introducing Indian Glen

A New Glenville Neighborhood

This home, yet to be built, is the last of the 4 homes in the desirable new cul-de-sac neighborhood called Indian Glen. Featuring 3745 square feet on .52 acres, this 4 bedroom, 3 1/2 bath Colonial will boast top of the line amenities, high ceilings and spacious rooms, including a 23' x 21' Great Room, a luxurious Master Suite, and lovely views. The 1200 square foot basement offers many possibilities for future use. Enjoy working with the builder/developer, a Glenville resident. Adjacent to Glenville School and near parks and shops, this fine home is offered at \$1,775,000.

September sales statistics for Greenwich

TYPE	# of SALES	AVERAGE PRICE
Single	83	1,869,082
Condo	25	544,210
Multi-Family	9	673,876
Land	7	1,628,228
Commercial	3	3,366,666
TOTAL:	127	1,545,681

The Average Sales Price of a Single Family home in September in Greenwich was \$1,869,082

The Median Sales Price of a Single Family home in September in Greenwich was \$1,337,500

See details inside for Southwestern Greenwich information

Homes sold last month

Address	Type	Asking Price	Closing Price	Days on Market
32 Buena Vista Dr Lot B	Land	\$525,000	\$525,000	157
192 Byram Rd	Single Family	429,000	390,000	61
Byram Rd Lots #1, 2 & 3	Land	390,000	390,000	-
37 Fletcher Av	Single Family	659,000	639,000	337
31 Green Ln Unit B	Condo	395,000	395,000	-
106 Greenwich Hills Dr	Condo	619,000	590,000	121
232 Hamilton Av #3	Multifamily	735,000	730,000	48
121 Henry St #2	Multifamily	549,000	505,000	162
9 Melrose Av	Land	295,000	275,000	68
351 Pemberwick Rd #917	Condo	325,000	315,000	58
32 Prospect St #2	Multifamily	825,000	762,887	70
150 Prospect St #19	Condo	310,000	295,000	47
16 Sherman Av #3	Multifamily	600,000	600,000	-
22 Spring St #1	Condo	997,500	955,000	279
30 St Roch Av #2	Multifamily	875,000	855,000	28
406 W Putnam Av #2	Multifamily	549,500	535,000	146

A SAMPLING OF CURRENT HOMES ON THE MARKET

Address	Type	Price
7 Wellington Pl	Single Family	499,000
55 Glenville Street	Single Family	749,000
58 Moshier Street	Single Family	759,000
123 W. Lyon Farm Dr	Condo	895,000
520 W. Lyon Farm Dr	Condo	1,395,000
45 Upland Drive	Single Family	1,595,000
48 Glenville Road	Single Family	1,800,000
26 Meadow Lane	Single Family	2,250,000
121 Valley Drive	Single Family	2,680,000
20 Oak Street	Single Family	3,350,000

To view the above properties or other properties in Greenwich please contact our
Glenville Office at: 531-6300



Kathleen Guilfoile



Jennifer O'Brien



Robert Skorvanek



Linnea Stenberg



Amy Zeeve



Laura Davis, Office Manager

Indian Glen! Quality new construction being built on Glenville Road. \$1,775,000

-Private, one bedroom condo available in Hawthorne complex. \$1600/mo

-Updated 2/3 bedroom, 2 bath ranch home on Angelus Drive. \$2550/mo

Call 531-6300 to see these great properties!



See back cover
for a delicious

Apple Upside Down Cake recipe

Meet Amy Zeeve



Amy Zeeve is a Glenville resident and an experienced full-time Realtor. She is Vice-President of Anderson Associates Real Estate and manager of their Glenville office. Her knowledge of real estate encompasses every type of transaction. Amy's friendly yet professional approach, combined with her 10+ years of experience in all the different areas of Greenwich has made her a sought-after Realtor.

"Amy is a true professional who goes far beyond the call of duty." -Dr. and Mrs. Shibutani

"Amy impressed us with her exceptional professionalism, real estate knowledge and experience." -Alicia Sherry

Call Amy at: 531-6300 ext.134 E-mail: Amy@GreenwichLiving.net