

# Clark Township

## November 2017 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	15 Westfield Avenue	FirstFlr	1	1.0	5	\$149,000	\$149,000	\$145,000	97.32%	\$32,500	4.46
2	67 Briarwood Path	FirstFlr	1	1.0	21	\$219,000	\$219,000	\$225,000	102.74%	\$56,600	3.98
3	74 James Avenue	CapeCod	3	1.0	16	\$369,900	\$369,900	\$359,000	97.05%	\$83,500	4.30
4	76 Broadway	Ranch	3	2.0	0	\$389,000	\$389,000	\$365,000	93.83%	\$91,200	4.00
5	113 Delia Terrace	CapeCod	3	2.0	18	\$384,900	\$384,900	\$380,000	98.73%	\$98,700	3.85
6	28 Autumn Avenue	Ranch	3	2.0	23	\$435,000	\$435,000	\$430,000	98.85%	\$122,300	3.52
7	114 Stemmer Drive	Colonial	4	2.1	14	\$515,000	\$515,000	\$500,000	97.09%	\$132,800	3.77
8	881 Lake Avenue	RanchExp	4	3.0	90	\$640,000	\$599,999	\$549,000	91.50%	\$134,000	4.10
9	107 Sweet Briar Drive	Colonial	4	2.1	17	\$659,000	\$599,900	\$565,000	94.18%	\$160,300	3.52
10	1 Elisa Lane	Colonial	4	2.1	8	\$585,000	\$585,000	\$580,000	99.15%	\$172,000	3.37
11	489 Madison Hill Road	Colonial	4	2.1	117	\$689,000	\$660,000	\$650,000	98.48%		
AVERAGE					30	\$457,709	\$446,064	\$431,636	97.17%	\$108,390	3.89

### "ACTIVE" Listings in Clark

**Number of Units:** 48  
**Average List Price:** \$552,591  
**Average Days on Market:** 72

### "UNDER CONTRACT" Listings in Clark

**Number of Units:** 27  
**Average List Price:** \$476,826  
**Average Days on Market:** 42

# Clark Township 2017 Year to Date Market Trends

	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	41	123	79	51	29	50	29	39	48	30	30		47
List Price	\$432,411	\$394,876	\$476,150	\$454,863	\$456,143	\$531,853	\$464,047	\$537,593	\$545,725	\$446,252	\$446,064		\$474,560
Sales Price	\$423,722	\$385,909	\$443,833	\$440,419	\$442,793	\$514,175	\$456,517	\$527,921	\$521,417	\$434,625	\$431,636		\$460,482
Sales Price as a % of List Price	98.01%	97.49%	92.16%	96.65%	96.98%	97.21%	98.38%	98.20%	95.84%	97.48%	97.17%		97.11%
Sales Price to Assessed Value	3.72	3.64	2.81	3.32	3.75	3.67	3.95	3.96	3.40	3.68	3.89		3.64
# Units Sold	9	11	6	16	15	20	13	14	12	21	11		148
Active Listings	37	36	38	40	49	47	53	47	53	58	48		46
Under Contracts	24	28	38	42	35	30	30	34	33	28	27		32

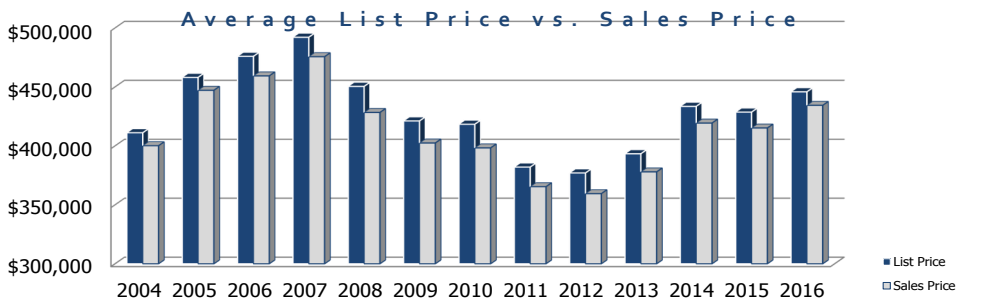
## Flashback! YTD 2016 vs YTD 2017

YTD	2016	2017	% Change
Days on Market	49.55	46.71	-5.73%
Sales Price	\$440,104	\$460,482	4.63%
Sales Price to Assessed Value	3.61	3.64	0.86%



YTD	2016	2017	% Change
# Units Sold	146	148	1.37%
Active Listings	40	48	20.00%
Under Contracts	38	27	-28.95%

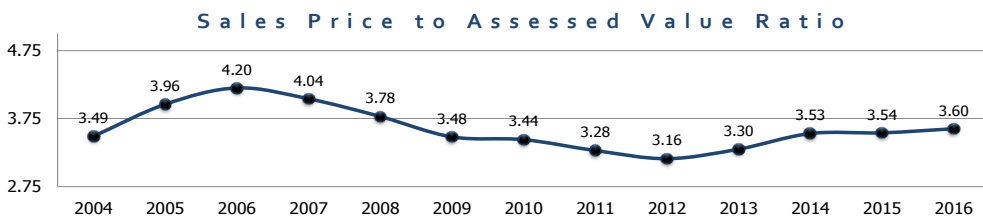
## Clark Township Yearly Market Trends



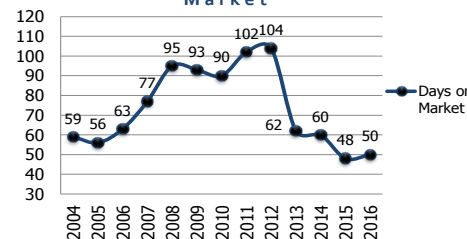
## Clark Township Yearly Market Trends



	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016
LP	\$411,092	\$458,027	\$475,903	\$492,085	\$450,429	\$421,094	\$418,314	\$381,980	\$377,008	\$393,912	\$433,485	\$428,584	\$445,794
SP	\$400,115	\$447,101	\$459,314	\$475,593	\$428,304	\$402,407	\$398,239	\$365,354	\$359,457	\$377,912	\$419,312	\$415,121	\$434,337



### Average Days on Market



### Number of Units Sold

