

# Scotch Plains

December 2017 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	1578 Front Street	Colonial	3	1.1	19	\$229,900	\$229,900	\$160,000	69.60%	\$58,900	2.72
2	521 Cicilia Place	Ranch	3	1.0	7	\$169,000	\$169,000	\$200,000	118.34%	\$66,800	2.99
3	51 Maddeket Village	TwnIntUn	2	2.1	108	\$339,900	\$329,900	\$315,000	95.48%	\$76,400	4.12
4	314 Willow Avenue	CapeCod	4	3.0	11	\$374,900	\$374,900	\$374,900	100.00%	\$65,800	5.70
5	2137 Maple View Court	Colonial	3	3.1	122	\$519,000	\$500,000	\$490,000	98.00%	\$107,400	4.56
6	2257 Evergreen Avenue	CapeCod	4	2.0	22	\$499,000	\$499,000	\$515,000	103.21%	\$93,200	5.53
7	4 Marion Lane	Custom	5	3.0	26	\$619,000	\$619,000	\$569,000	91.92%	\$188,500	3.02
8	15 Fairway Court	RanchExp	4	2.1	107	\$650,000	\$600,000	\$600,200	100.03%	\$149,200	4.02
9	2620 Deer Path	Custom	5	3.1	31	\$599,900	\$599,900	\$612,900	102.17%	\$122,000	5.02
10	1622 Ramapo Way	SplitLev	3	2.1	24	\$649,000	\$649,000	\$647,000	99.69%	\$113,700	5.69
11	2318 Mountain Avenue	Colonial	5	2.1	14	\$650,000	\$650,000	\$650,000	100.00%		
12	27 Traveller Way	Colonial	4	2.1	13	\$669,000	\$669,000	\$669,000	100.00%	\$147,000	4.55
13	2265 Woodland Terrace	RanchExp	4	2.1	9	\$699,000	\$699,000	\$687,000	98.28%	\$180,500	3.81
14	1875 Quimby Lane	CapeCod	4	2.0	16	\$699,000	\$699,000	\$699,000	100.00%	\$155,100	4.51
15	41 Fieldcrest Drive	Ranch	3	3.0	23	\$729,000	\$729,000	\$712,500	97.74%	\$115,900	6.15
16	3 Breezy Court	Colonial	4	2.1	32	\$749,000	\$749,000	\$765,000	102.14%	\$161,000	4.75
17	26 Clydesdale Road	Colonial	4	3.1	51	\$789,000	\$789,000	\$770,000	97.59%	\$169,400	4.55
18	1230 Cooper Road	Colonial	5	3.0	95	\$999,000	\$825,000	\$785,000	95.15%	\$262,200	2.99
19	1005 Penny Lane	Colonial	4	3.1	158	\$899,000	\$875,000	\$880,000	100.57%		
20	2098 Dogwood Drive	Colonial	5	6.0	130	\$1,550,000	\$1,550,000	\$1,425,000	91.94%		
21	1700 Cooper Road	Colonial	6	5.1	45	\$1,459,900	\$1,459,900	\$1,459,900	100.00%		
AVERAGE					51	\$692,452	\$679,262	\$666,019	98.18%		4.39

## "ACTIVE" Listings in Scotch Plains

Number of Units: 69  
 Average List Price: \$728,232  
 Average Days on Market: 97

## "UNDER CONTRACT" Listings in Scotch Plains

Number of Units: 39  
 Average List Price: \$550,950  
 Average Days on Market: 62

# Scotch Plains 2017 Year to Date Market Trends

	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	60	51	74	65	75	58	59	41	48	48	56	51	57
List Price	\$506,985	\$533,018	\$681,055	\$505,422	\$533,668	\$595,068	\$539,485	\$590,921	\$619,324	\$549,126	\$547,007	\$679,262	\$577,215
Sales Price	\$486,936	\$528,364	\$657,802	\$500,766	\$526,286	\$589,237	\$539,311	\$580,090	\$605,105	\$542,995	\$542,118	\$666,019	\$567,965
Sales Price as a % of List Price	93.19%	99.29%	95.98%	98.89%	98.46%	99.59%	99.59%	97.95%	98.59%	98.75%	98.59%	98.18%	98.20%
Sales Price to Assessed Value	4.23	4.05	4.56	4.33	4.46	4.47	4.42	4.50	4.83	4.67	4.52	4.39	4.46
# Units Sold	20	11	27	18	28	44	36	42	19	20	26	21	312
Active Listings	87	85	97	108	104	103	92	106	116	102	83	69	96
Under Contracts	40	54	54	71	89	77	68	49	46	47	52	39	57

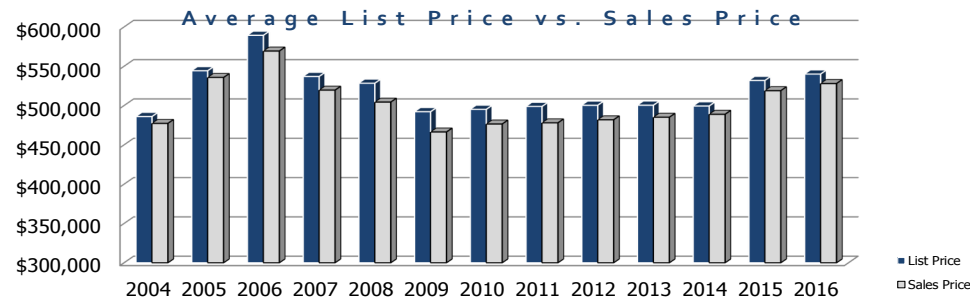
## Flashback! YTD 2016 vs YTD 2017

YTD	2016	2017	% Change
Days on Market	52	57	8.73%
Sales Price	\$528,027	\$567,965	7.56%
Sales Price to Assessed Value	4.38	4.46	1.87%

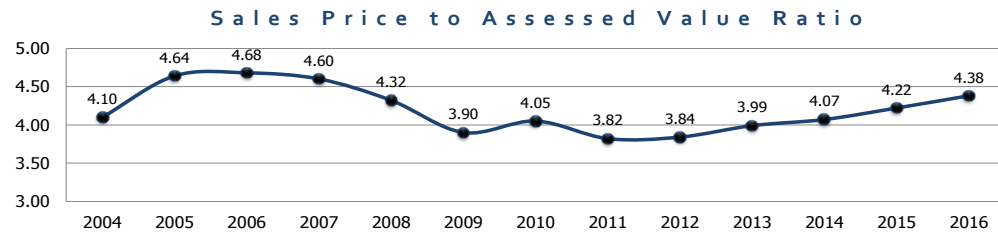


YTD	2016	2017	% Change
# Units Sold	316	312	-1.27%
Active Listings	86	69	-19.77%
Under Contracts	32	39	21.88%

### Scotch Plains Yearly Market Trends



	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016
LP	\$485,986	\$544,238	\$589,314	\$536,982	\$528,385	\$492,127	\$495,126	\$498,809	\$500,326	\$500,393	\$499,401	\$531,872	\$540,025
SP	\$477,295	\$535,717	\$569,316	\$504,372	\$504,372	\$466,348	\$476,512	\$477,992	\$481,875	\$485,130	\$488,865	\$518,913	\$528,027



### Scotch Plains Yearly Market Trends

