

# Florham Park

## January 2018 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	132 Brandywyne Drive	TwnEndUn	2	2.1	113	\$395,000	\$389,000	\$380,000	97.69%	\$320,000	1.19
2	250 Ridgedale Avenue M-3	TwnIntUn	2	2.1	129	\$499,000	\$489,000	\$485,000	99.18%	\$419,000	1.16
3	14 Murphy Circle	Colonial	4	3.1	17	\$719,000	\$719,000	\$675,000	93.88%	\$746,400	0.90
4	3 Murphy Circle	Colonial	5	2.1	160	\$885,000	\$829,000	\$807,500	97.41%	\$840,500	0.96
5	5 Driftway	Colonial	6	3.1	159	\$979,000	\$899,000	\$825,000	91.77%	\$882,600	0.93
6	20 Riverside Drive	Colonial	5	3.0	59	\$999,999	\$999,999	\$980,000	98.00%	\$787,500	1.24
7	11 Tucker Street	Colonial	5	5.1	112	\$1,250,000	\$1,200,000	\$1,185,000	98.75%		
AVERAGE					107	\$818,143	\$789,286	\$762,500	96.67%		1.06

### "ACTIVE" Listings in Florham Park

**Number of Units:** 20  
**Average List Price:** \$991,270  
**Average Days on Market:** 91

### "UNDER CONTRACT" Listings in Florham Park

**Number of Units:** 15  
**Average List Price:** \$792,497  
**Average Days on Market:** 67

# Florham Park 2018 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	107												107
List Price	\$789,286												\$789,286
Sales Price	\$762,500												\$762,500
Sales Price as a % of List Price	96.67%												96.67%
Sales Price to Assessed Value	1.06												1.06
# Units Sold	7												7
Active Listings	20												20
Under Contracts	15												15

## Flashback! YTD 2017 vs YTD 2018

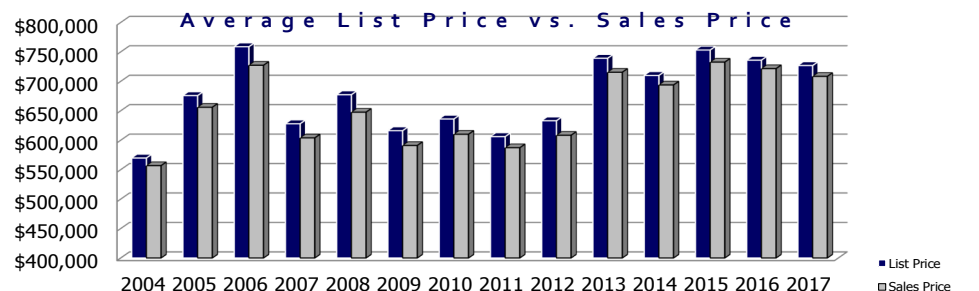
YTD	2017	2018	% Change
Days on Market	59	107	0.00%
Sales Price	\$624,250	\$762,500	22.15%
Sales Price to Assessed Value	1.00	1.06	6.91%



YTD	2017	2018	% Change
# Units Sold	8	7	-12.50%
Active Listings	27	20	-25.93%
Under Contracts	8	15	87.50%

### Florham Park Yearly Market Trends

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	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
LP	\$569,707	\$675,735	\$758,705	\$627,925	\$677,267	\$616,186	\$635,966	\$606,074	\$632,995	\$739,141	\$709,983	\$753,098	\$735,929	\$726,783
SP	\$556,801	\$655,954	\$727,326	\$603,940	\$647,584	\$591,083	\$610,136	\$587,199	\$608,357	\$715,430	\$693,850	\$732,604	\$721,575	\$708,372

