

Chatham Boro

March 2018 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	32 Kings Road	Colonial	5	4.1	212	\$1,388,000	\$1,275,000	\$1,285,000	100.78%		
2	34 Kings Rdoad	Colonial	5	4.1	164	\$1,429,000	\$1,335,000	\$1,260,000	94.38%		
3	73 N Passaic Avenue	Colonial	3	1.1	86	\$413,400	\$413,400	\$375,000	90.71%	\$424,200	0.88
4	141 Hillside Avenue	Colonial	4	2.1	118	\$999,999	\$999,999	\$930,000	93.00%		
5	11 Meadow Road	Colonial	4	2.2	9	\$749,000	\$749,000	\$825,000	110.15%	\$640,200	1.29
6	66 N Hillside Avenue	Colonial	3	2.1	14	\$824,988	\$824,988	\$840,000	101.82%		
7	268 Hillside Avenue	Colonial	4	4.1	30	\$1,295,000	\$1,295,000	\$1,262,500	97.49%	\$1,172,900	1.08
AVERAGE					90	\$1,014,198	\$984,627	\$968,214	98.33%		1.08

"ACTIVE" Listings in Chatham Boro

Number of Units: 36
Average List Price: \$1,204,636
Average Days on Market: 52

"UNDER CONTRACT" Listings in Chatham Boro

Number of Units: 26
Average List Price: \$955,419
Average Days on Market: 32

Chatham Boro 2018 Year to Date Market Trends

	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	91	52	90										85
List Price	\$725,600	\$677,000	\$984,627										\$848,171
Sales Price	\$738,200	\$655,000	\$968,214										\$841,321
Sales Price as a % of List Price	101.93%	96.70%	98.33%										99.38%
Sales Price to Assessed Value	1.27	1.21	1.08										1.20
# Units Sold	5	2	7										14
Active Listings	23	30	36										30
Under Contracts	15	21	26										21

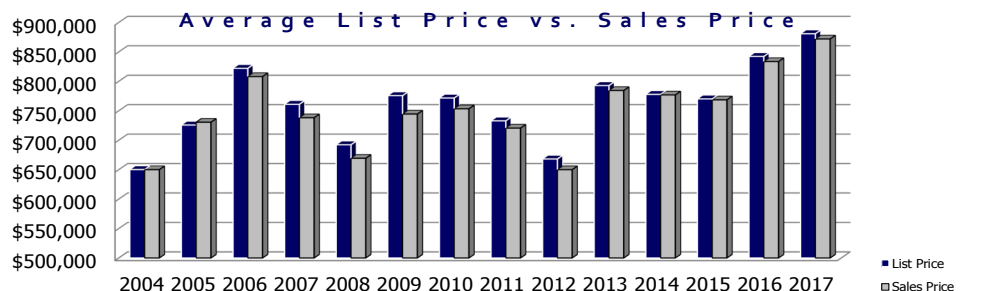
Flashback! YTD 2017 vs YTD 2018

YTD	2017	2018	% Change
Days on Market	65	85	30.21%
Sales Price	\$727,741	\$841,321	15.61%
Sales Price to Assessed Value	1.18	1.20	1.65%



YTD	2017	2018	% Change
# Units Sold	27	14	-48.15%
Active Listings	28	36	28.57%
Under Contracts	32	26	-18.75%

Chatham Boro Yearly Market Trends

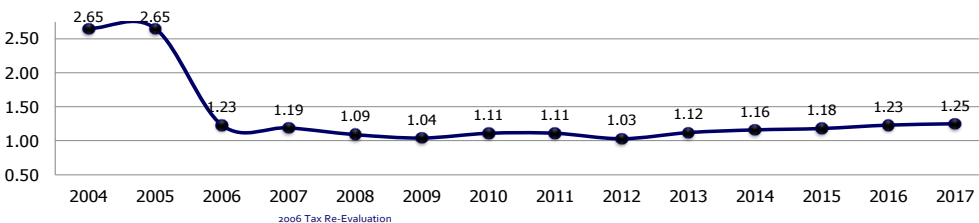


	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
LP	\$650,087	\$725,801	\$822,801	\$760,962	\$692,260	\$775,672	\$771,652	\$732,853	\$668,070	\$792,825	\$777,745	\$770,103	\$842,201	\$880,832
SP	\$650,014	\$730,522	\$808,094	\$738,187	\$669,301	\$744,401	\$753,345	\$720,531	\$649,902	\$784,375	\$776,872	\$768,532	\$833,489	\$871,895

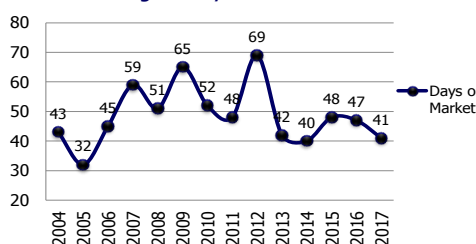
Chatham Boro Yearly Market Trends



Sales Price to Assessed Value Ratio



Average Days on Market



Number of Units Sold

