

Hanover

March 2024 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	229 Vista Drive	OneFloor	2	2.0	9	\$389,900	\$389,900	\$430,000	110.28%	\$268,000	1.60
2	218 Vista Drive	OneFloor	2	2.0	16	\$410,000	\$410,000	\$431,000	105.12%	\$272,000	1.58
3	63 Summit Avenue	Bi-Level	4	2.1	57	\$650,000	\$650,000	\$650,000	100.00%	\$379,800	1.71
4	1 Crest Road	Colonial	4	2.1	133	\$824,999	\$799,999	\$760,000	95.00%	\$503,900	1.51
Averages					54	\$568,725	\$562,475	\$567,750	102.60%		1.60

Active Listings in Hanover

Number of Units: 6
 Average List Price: \$663,717
 Average Days on Market: 16

Under Contract Listings in Hanover

Number of Units: 12
 Average List Price: \$744,316
 Average Days on Market: 24

Hanover 2024 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	28	39	54										38
List Price	\$720,256	\$909,975	\$562,475										\$728,773
Sales Price	\$733,714	\$915,000	\$567,750										\$737,800
SP:LP%	102.53%	99.98%	102.60%										101.87%
SP to AV	1.62	1.00	1.60										1.61
# Units Sold	7	4	4										15
3 Mo Rate of Ab	1.00	1.76	0.86										1.21
Active Listings	6	5	6										6
Under Contracts	6	12	12										10

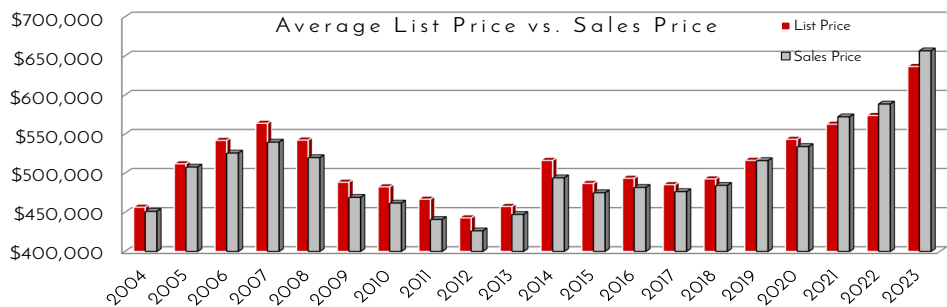
Flashback! YTD 2023 vs YTD 2024

YTD	2023	2024	% Change
DOM	35	38	9.17%
Sales Price	\$579,375	\$737,800	27.34%
LP:SP	101.93%	101.87%	-0.06%
SP:AV	1.47	1.61	9.38%



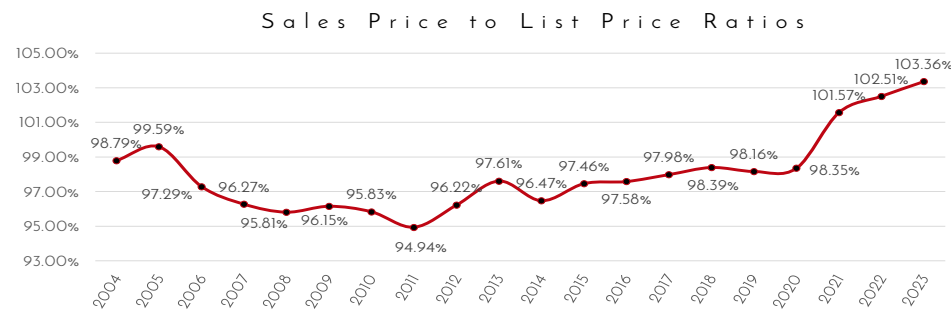
YTD	2023	2024	% Change
# Units Sold	16	15	-6.25%
Rate of Ab 3 Mo	1.57	1.21	-23.14%
Actives	6	6	0.00%
Under Contracts	12	10	-18.92%

Hanover Yearly Market Trends

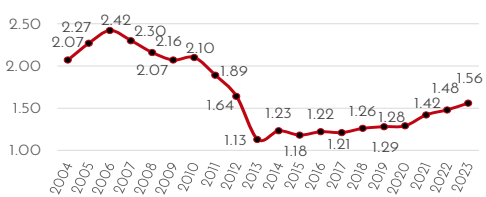


Year	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023
LP	\$456,925	\$512,057	\$542,066	\$563,884	\$542,384	\$488,521	\$482,619	\$466,814	\$442,950	\$457,509	\$516,448	\$486,937	\$493,568	\$485,357	\$492,719	\$516,923	\$543,390	\$562,723	\$573,920	\$636,585
SP	\$451,271	\$507,922	\$525,847	\$539,821	\$519,983	\$469,175	\$461,892	\$440,899	\$426,314	\$447,346	\$494,127	\$475,137	\$481,900	\$476,492	\$484,482	\$506,190	\$534,152	\$572,196	\$588,532	\$656,535

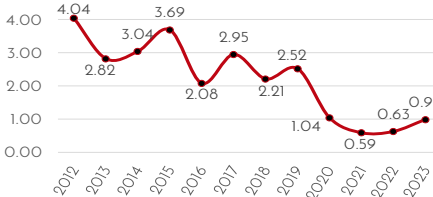
Hanover Yearly Market Trends



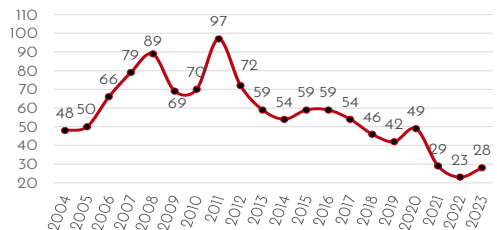
Sales Price to Assessed Value Ratio



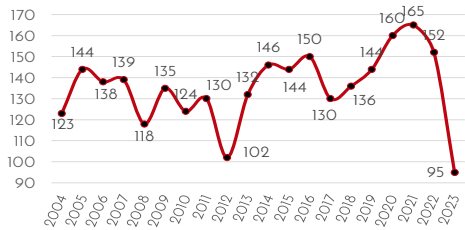
12 Month Rate of Absorption



Average Days on Market



Number of Units Sold



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Not intended to solicit a property already listed.