

Morristown

February 2022 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assess- ment	SP:AV
1	2 Altamont	OneFloor	1	1.0	59	\$315,000	\$315,000	\$305,000	96.83%	\$175,600	1.74
2	320 South Street	TwndEndUn	2	2.1	46	\$329,000	\$329,000	\$335,000	101.82%		
3	117 Village Drive	OneFloor	2	2.0	10	\$339,000	\$339,000	\$345,000	101.77%	\$284,000	1.21
4	7 Prospect Street	OneFloor	1	1.0	11	\$359,000	\$359,000	\$359,000	100.00%	\$240,000	1.50
5	6J Dorado Drive	TwndIntUn	2	2.1	3	\$415,000	\$415,000	\$425,000	102.41%	\$260,000	1.63
6	68 Western Avenue	Ranch	4	2.0	11	\$425,000	\$425,000	\$442,500	104.12%	\$328,100	1.35
7	320 South Street	TwndIntUn	2	1.1	23	\$425,000	\$425,000	\$455,000	107.06%		
8	17 Taft Lane	TwndIntUn	2	2.1	11	\$515,000	\$515,000	\$505,000	98.06%	\$311,900	1.62
9	3 Rona Road	TwndIntUn	2	2.1	26	\$485,000	\$485,000	\$506,000	104.33%	\$269,000	1.88
10	5 Robertson Court	TwndEndUn	3	2.1	8	\$600,000	\$600,000	\$610,000	101.67%	\$288,800	2.11
11	38 Woodley Road	SplitLev	4	2.1	142	\$649,000	\$649,000	\$700,000	107.86%	\$426,500	1.64
12	74 Mills Street	Victrian	5	2.1	8	\$679,000	\$679,000	\$751,500	110.68%	\$377,400	1.99
13	27 Community Place	TwndIntUn	2	3.2	215	\$1,450,000	\$1,325,000	\$1,275,000	96.23%	\$685,100	1.86
AVERAGE					44	\$537,308	\$527,692	\$539,538	102.52%		1.69

"Active" Listings in Morristown

Number of Units: 15
Average List Price: \$1,193,020
Average Days on Market: 55

"Under Contract" Listings in Morristown

Number of Units: 27
Average List Price: \$572,730
Average Days on Market: 39

Morristown 2022 Year to Date Market Trends

	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	39	44											42
List Price	\$799,545	\$527,692											\$652,292
Sales Price	\$782,000	\$539,538											\$650,667
SP:LP%	98.83%	102.52%											100.83%
SP to AV	1.57	1.69											1.63
# Units Sold	11	13											24
3 Mo Rate of Ab	0.83	1.11											0.97
Active Listings	15	15											15
Under Contracts	27	27											27

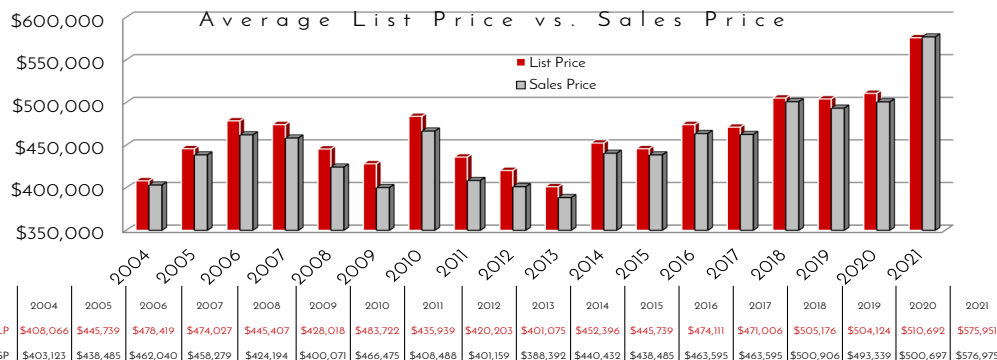
Flashback! YTD 2021 vs YTD 2022

YTD	2021	2022	% Change
DOM	57	42	-26.58%
Sales Price	\$483,274	\$650,667	34.64%
LP:SP	99.96%	100.83%	0.87%
SP:AV	1.39	1.63	16.97%



YTD	2021	2022	% Change
# Units Sold	31	24	-22.58%
Rate of Ab 3 Mo	2.04	1.11	-45.59%
Actives	39	15	-61.54%
Under Contracts	34	27	-20.59%

Morristown Yearly Market Trends



Morristown Monthly Market Trends

