

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	320 South Street B4	OneFloor	1	1.0	133	\$259,000	\$259,000	\$254,500	98.26%		
2	320 South Street 9L	OneFloor	1	1.0	14	\$269,000	\$269,000	\$269,000	100.00%		
3	2 Altamont Court Unit 14	OneFloor	2	1.0	18	\$329,900	\$319,900	\$309,000	96.59%	\$186,400	1.66
4	70 Wetmore Avenue	SplitLev	3	1.1	221	\$250,000	\$250,000	\$369,000	147.60%	\$412,600	0.89
5	320 South Street 7U	TwnIntUn	2	1.1	1	\$410,000	\$410,000	\$400,000	97.56%		
6	320 South Street 3E	TwnIntUn	2	1.1	10	\$395,000	\$395,000	\$425,000	107.59%		
7	41 Mount Kemble Avenue U403	MultiFlr	2	2.0	47	\$489,000	\$449,999	\$436,000	96.89%	\$263,800	1.65
8	14 Malcolm Street	Colonial	3	1.1	20	\$459,000	\$459,000	\$438,514	95.54%	\$230,800	1.90
9	10E Dorado Drive	TwnEndUn	2	2.1	6	\$430,000	\$430,000	\$475,000	110.47%	\$260,000	1.83
10	7 Sherman Place	Tudor	4	2.1	20	\$539,000	\$539,000	\$525,000	97.40%	\$379,800	1.38
11	40 Park U216	OneFloor	1	1.0	27	\$525,000	\$525,000	\$525,000	100.00%	\$275,000	1.91
12	57 Lake Road	Colonial	3	2.0	12	\$535,000	\$535,000	\$565,000	105.61%	\$339,100	1.67
13	22 Franklin Place Unit 4C	TwnEndUn	3	2.0	65	\$685,000	\$639,000	\$600,000	93.90%	\$385,300	1.56
14	42 Sherman Place	Tudor	3	1.1	14	\$630,000	\$630,000	\$609,000	96.67%	\$396,100	1.54
15	16 Harrison Street	Colonial	3	3.0	12	\$600,000	\$600,000	\$642,500	107.08%		
16	31 Olyphant Parkway	Colonial	5	3.0	5	\$650,000	\$650,000	\$650,000	100.00%	\$308,500	2.11
17	69 Lidgerwood Parkway	SplitLev	3	2.1	41	\$745,000	\$725,000	\$700,000	96.55%	\$445,400	1.57
18	50 Georgian Road	Colonial	3	1.1	10	\$775,000	\$775,000	\$791,000	102.06%	\$451,000	1.75
AVERAGE					38	\$498,606	\$492,217	\$499,084	102.77%		1.65

"Active" Listings in Morristown

Number of Units: 19
 Average List Price: \$796,863
 Average Days on Market: 73

"Under Contract" Listings in Morristown

Number of Units: 18
 Average List Price: \$621,055
 Average Days on Market: 40

Morristown 2022 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	39	44	37	38	25	21	22	23	38				31
List Price	\$799,545	\$527,692	\$576,261	\$595,992	\$682,800	\$525,785	\$675,568	\$552,744	\$492,217				\$599,112
Sales Price	\$782,000	\$539,538	\$584,219	\$624,917	\$685,675	\$544,194	\$666,826	\$562,503	\$499,084				\$605,364
SP:LP%	98.83%	102.52%	100.65%	104.89%	101.58%	103.31%	100.97%	102.53%	102.77%				101.97%
SP to AV	1.57	1.69	1.60	1.91	1.75	1.75	1.77	1.66	1.65				1.70
# Units Sold	11	13	18	12	16	13	19	16	18				136
3 Mo Rate of Ab	0.83	1.11	1.17	1.33	1.40	1.88	1.75	1.13	1.35				1.33
Active Listings	15	15	21	24	24	28	26	22	19				22
Under Contracts	27	27	21	22	24	28	26	21	18				24

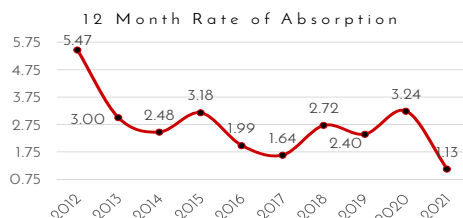
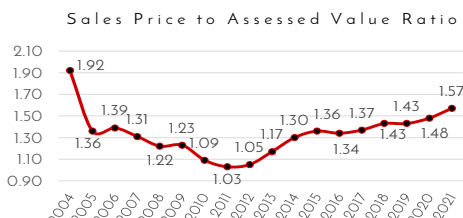
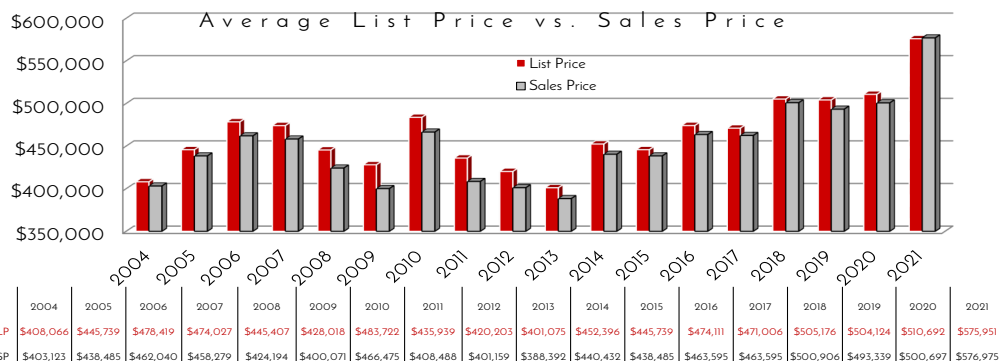
Flashback! YTD 2021 vs YTD 2022

YTD	2021	2022	% Change
DOM	38	31	-17.05%
Sales Price	\$546,995	\$605,364	10.67%
LP:SP	100.57%	101.97%	1.38%
SP:AV	1.54	1.70	10.22%



YTD	2021	2022	% Change
# Units Sold	152	136	-10.53%
Rate of Ab 3 Mo	1.33	1.35	1.50%
Actives	19	19	0.00%
Under Contracts	37	18	-51.35%

Morristown Yearly Market Trends



Morristown Monthly Market Trends

