

# Chatham Twp.

## March 2023 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	1C Avon Court	TwnEndUn	1	1.0	10	\$350,000	\$350,000	\$345,000	98.57%	\$209,800	1.64
2	277 Riveredge Drive	OneFloor	1	1.0	10	\$350,000	\$350,000	\$370,000	105.71%	\$230,100	1.61
3	174 Riveredge Drive	MultiFlr	1	1.0	13	\$387,000	\$387,000	\$394,500	101.94%	\$304,400	1.30
4	170 Riveredge Drive	TwnIntUn	1	1.0	19	\$419,900	\$419,900	\$420,000	100.02%	\$304,400	1.38
5	1 Lake Road	Bungalow	3	1.0	53	\$579,000	\$539,000	\$495,000	91.84%	\$488,500	1.01
6	89 Sunset Drive	RanchRas	4	4.0	13	\$1,325,000	\$1,325,000	\$1,335,000	100.75%	\$897,900	1.49
7	19 Ramapo Trail	Colonial	4	3.1	8	\$1,325,000	\$1,325,000	\$1,400,000	105.66%	\$950,000	1.47
8	26 Melrose Lane	TwnEndUn	3	3.1	98	\$1,675,000	\$1,450,000	\$1,425,000	98.28%	\$947,900	1.50
9	7 Dale Drive	Colonial	5	5.1	13	\$2,225,000	\$2,225,000	\$2,405,000	108.09%	\$2,003,000	1.20
10	18 Lenape Trail	Colonial	6	4.2	38	\$2,599,000	\$2,599,000	\$2,542,250	97.82%		
11	486 Green Village Road	Colonial	6	4.1	13	\$2,500,000	\$2,500,000	\$2,997,000	119.88%		
<b>AVERAGE</b>					26	\$1,248,627	\$1,224,536	\$1,284,432	102.60%		1.40

### *"Active"* Listings in Chatham Twp.

Number of Units: 17  
 Average List Price: \$2,118,582  
 Average Days on Market: 51

### *"Under Contract"* Listings in Chatham Twp.

Number of Units: 33  
 Average List Price: \$1,664,184  
 Average Days on Market: 34

# Chatham Twp. 2023 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	64	34	26										42
List Price	\$1,380,081	\$1,356,463	\$1,224,536										\$1,320,360
Sales Price	\$1,376,727	\$1,343,001	\$1,284,432										\$1,334,720
SP:LP%	100.88%	100.35%	102.60%										101.27%
SP to AV	1.55	1.33	1.40										1.42
# Units Sold	11	11	11										33
3 Mo Rate of Ab	1.69	0.89	1.82										1.47
Active Listings	17	12	17										15
Under Contracts	28	31	33										31

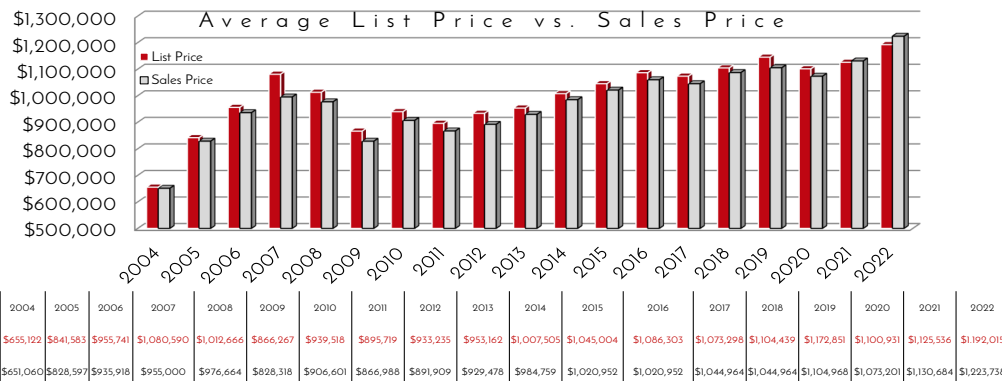
## Flashback! YTD 2022 vs YTD 2023

YTD	2022	2023	% Change
DOM	53	42	-20.79%
Sales Price	\$1,253,017	\$1,334,720	6.52%
LP:SP	101.15%	101.27%	0.12%
SP:AV	1.32	1.42	7.89%



YTD	2022	2023	% Change
# Units Sold	40	33	-17.50%
Rate of Ab 3 Mo	1.67	1.47	-12.35%
Actives	25	15	-37.84%
Under Contracts	29	31	5.75%

## Chatham Twp. Yearly Market Trends



## Chatham Twp. Yearly Market Trends

