

Livingston

December 2016 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	1 Midway Drive	Colonial	3	1.1	11	\$375,000	\$375,000	\$330,000	88.00%	\$463,500	0.71
2	9 Monmouth Court	CapeCod	3	1.1	13	\$389,000	\$389,000	\$390,000	100.26%	\$370,200	1.05
3	52 W Lawn Road	Ranch	3	1.1	50	\$425,000	\$419,000	\$415,000	99.05%	\$390,000	1.06
4	54 W Lawn Road	RanchRas	3	1.1	49	\$450,000	\$450,000	\$442,000	98.22%	\$444,000	1.00
5	16 S Baums Court	Ranch	3	2.0	75	\$475,000	\$475,000	\$465,000	97.89%	\$417,500	1.11
6	62 Irving Avenue	Colonial	3	2.0	50	\$499,900	\$489,900	\$470,000	95.94%	\$361,200	1.30
7	48 Brookside Avenue	Colonial	4	2.1	120	\$675,000	\$599,000	\$567,000	94.66%	\$496,200	1.14
8	54 Lexington Drive	Colonial	3	2.1	47	\$579,000	\$579,000	\$579,000	100.00%	\$495,200	1.17
9	25 Lincoln Avenue	Colonial	3	3.0	17	\$630,000	\$615,000	\$613,000	99.67%	\$530,100	1.16
10	5 Baker Road	Split Level	4	2.1	16	\$659,000	\$659,000	\$625,000	94.84%	\$562,800	1.11
11	1 Whittier Way	Colonial	4	2.1	5	\$675,000	\$675,000	\$675,000	100.00%	\$560,000	1.21
12	5 Tudor Terrace	Split Level	4	2.1	16	\$699,000	\$699,000	\$699,000	100.00%	\$576,100	1.21
13	8 Dana Drive	Split Level	4	3.0	193	\$890,000	\$800,000	\$770,000	96.25%	\$540,000	1.43
14	10 Cedar Gate Court	MultiFlr	3	2.1	14	\$849,900	\$849,900	\$849,900	100.00%		
15	14 Cedar Gate Court	TwnIntUn	3	2.1	28	\$779,900	\$779,900	\$874,900	112.18%		
16	9 Sycamore Terrace	Colonial	4	3.1	17	\$919,000	\$919,000	\$919,000	100.00%		
17	27 Westmount Drive	Tudor	6	3.1	39	\$1,265,000	\$1,265,000	\$1,117,500	88.34%	\$1,207,300	0.93
18	5 Highview Drive	Colonial	4	3.1	31	\$1,189,000	\$1,189,000	\$1,126,000	94.70%	\$831,300	1.35
19	11 Chadwick Road	Ranch	5	4.2	27	\$1,550,000	\$1,550,000	\$1,470,000	94.84%		
AVERAGE					43	\$735,458	\$725,089	\$705,121	97.62%		1.13

"ACTIVE" LISTINGS IN LIVINGSTON

Number of Units: 79
 Average List Price: \$1,007,248
 Average Days on Market: 133

"UNDER CONTRACT" LISTINGS IN LIVINGSTON

Number of Units: 44
 Average List Price: \$820,492
 Average Days on Market: 84

Livingston 2016 Year to Date Market Trends

	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	67	73	65	52	61	43	50	36	53	52	46	43	51
List Price	\$671,181	\$586,195	\$673,159	\$740,845	\$681,744	\$665,438	\$752,035	\$768,444	\$674,561	\$586,751	\$657,911	\$725,089	\$690,777
Sales Price	\$663,829	\$571,150	\$664,179	\$733,197	\$685,487	\$661,786	\$732,670	\$736,868	\$659,674	\$584,800	\$639,536	\$705,121	\$677,959
Sales Price as a % of List Price	98.34%	97.20%	99.98%	99.18%	101.07%	100.18%	98.54%	98.71%	98.47%	100.07%	97.76%	97.62%	99.09%
Sales Price to	1.09	1.00	1.07	1.11	1.12	1.12	1.14	1.14	1.11	1.09	1.11	1.13	1.11
# Units Sold	21	20	28	29	43	37	48	59	33	37	28	19	402
Active Listings	89	107	119	129	151	138	136	115	100	96	85	79	112
Under Contracts	71	82	91	106	105	105	96	85	80	62	51	44	82

Flashback! YTD 2015 vs YTD 2016

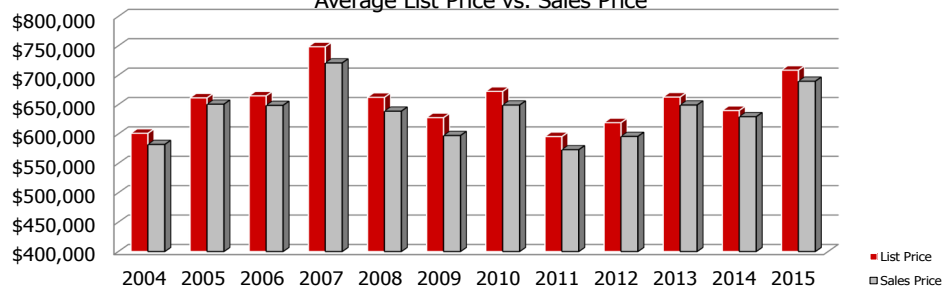
	2015	2016	% Change
Days on Market	56	51	-8.76%
Sales Price	\$689,751	\$677,959	-1.71%
Assessed Value to Sales Price	1.09	1.11	2.18%



	2015	2016	% Change
# Units Sold	401	402	0.25%
Active Listings	93	79	-15.05%
Under Contracts	65	44	-32.31%

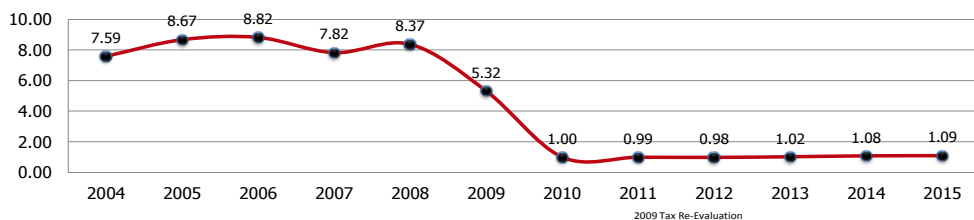
Livingston Yearly Market Trends

Average List Price vs. Sales Price



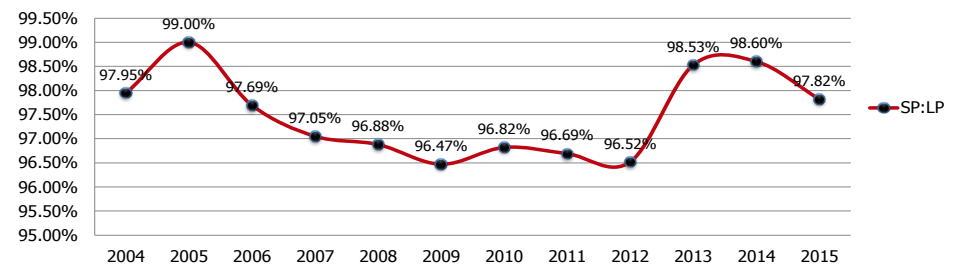
	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015
LP	\$601,135	\$661,426	\$664,870	\$748,413	\$662,317	\$627,865	\$672,470	\$595,503	\$619,248	\$662,845	\$639,989	\$708,512
SP	\$582,177	\$650,679	\$648,695	\$720,873	\$638,797	\$597,355	\$649,233	\$573,206	\$595,914	\$649,260	\$629,350	\$689,751

Sales Price to Assessed Value Ratio

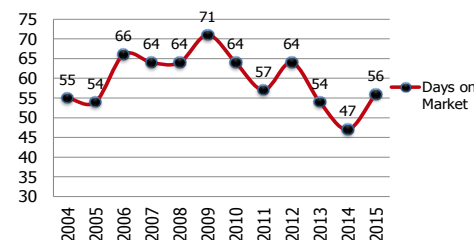


Livingston Yearly Market Trends

Sales Price to List Price Ratios



Average Days on Market



Number of Units Sold

