

Millburn

November 2016 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	2 Duncan Street	Colonial	3	1.1	46	\$565,000	\$550,000	\$535,000	97.27%	\$452,600	1.18
2	18 Sunset Drive	Colonial	3	2.0	16	\$685,000	\$685,000	\$675,000	98.54%	\$504,100	1.34
AVERAGE					31	\$625,000	\$617,500	\$605,000	97.91%		1.26

"ACTIVE" LISTINGS IN MILLBURN

Number of Units: 21
Average List Price: \$828,467
Average Days on Market: 92

"UNDER CONTRACT" LISTINGS IN MILLBURN

Number of Units: 11
Average List Price: \$853,809
Average Days on Market: 141

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Not intended to solicit a property already listed.

Information compiled from the Garden State Multiple Listing Service. Deemed Reliable but not Guaranteed.

Millburn 2016 Year to Date Market Trends

	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	50	27	27	31	28	17	33	36	56	45	31		35
List Price	\$631,725	\$702,250	\$848,000	\$803,700	\$689,643	\$750,188	\$814,990	\$772,527	\$759,778	\$1,125,500	\$617,500		\$779,487
Sales Price	\$606,000	\$729,000	\$818,333	\$802,500	\$697,624	\$751,375	\$810,086	\$757,773	\$752,422	\$1,092,250	\$605,000		\$772,050
Sales Price as a % of List Price	96.23%	104.14%	97.25%	99.84%	101.28%	99.97%	99.41%	97.75%	98.74%	97.35%	97.91%		99.08%
Sales Price to Assessed Value	0.98	1.21	1.38	1.31	1.25	1.37	1.26	1.40	1.15	0.96	1.26		1.27
# Units Sold	4	2	3	10	7	8	10	11	9	4	2		70
Active Listings	16	28	25	25	30	31	23	25	21	24	21		24
Under Contracts	8	14	23	25	24	24	21	12	10	10	11		17

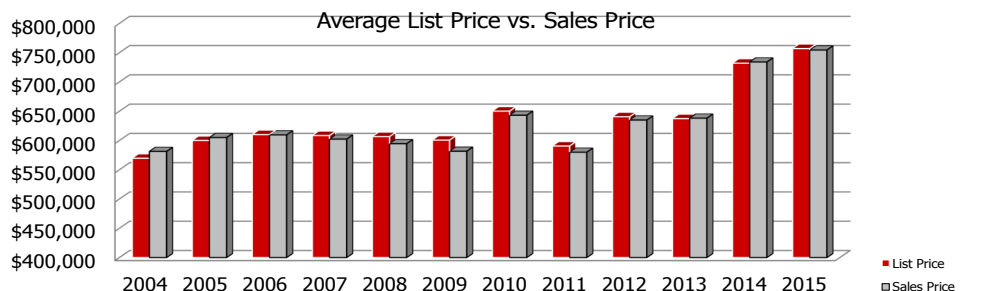
Flashback! YTD 2015 vs YTD 2016

	2015	2016	% Change
Days on Market	42	35	-17.50%
Sales Price	\$754,911	\$772,050	2.27%
Assessed Value to Sales Price	1.21	1.27	5.45%

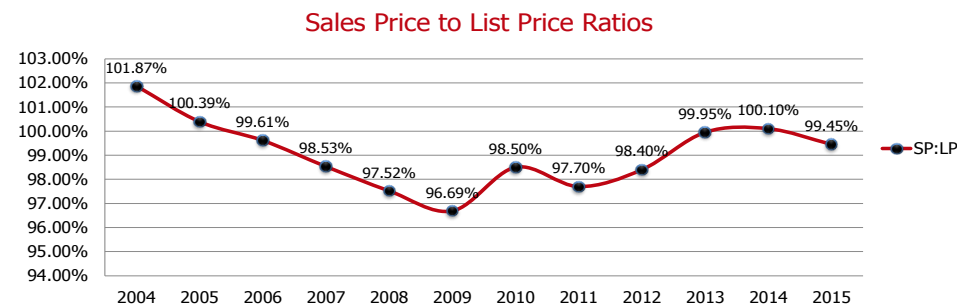


	2015	2016	% Change
# Units Sold	83	70	-15.66%
Active Listings	7	21	200.00%
Under Contracts	15	11	-26.67%

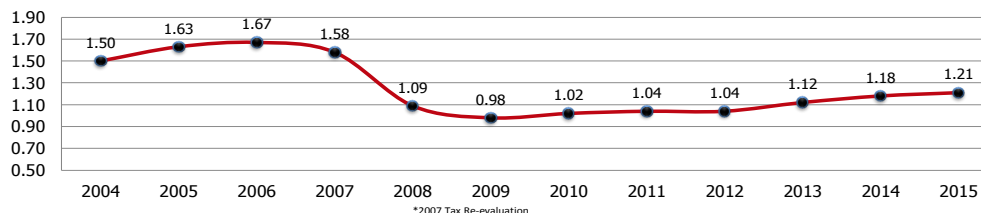
Millburn Yearly Market Trends



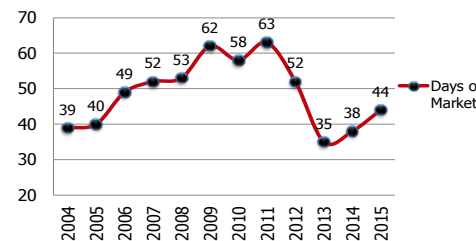
Millburn Yearly Market Trends



Sales Price to Assessed Value Ratio



Average Days on Market



Number of Units Sold

