

Chatham Twp.

April 2017 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	5I Heritage Drive	OneFloor	2	2.0	14	\$375,000	\$375,000	\$375,000	100.00%	\$350,000	1.07
2	188 Riveredge Drive	TwnIntUn	2	2.0	179	\$499,000	\$479,000	\$458,000	95.62%	\$391,900	1.17
3	39 Lake Road	Colonial	3	2.1	183	\$599,000	\$589,000	\$550,000	93.38%	\$607,700	0.91
4	900 River Road	Ranch	3	3.0	73	\$635,000	\$599,000	\$609,000	101.67%	\$482,300	1.26
5	716 River Road	Colonial	4	2.1	161	\$849,000	\$799,000	\$785,000	98.25%	\$589,900	1.33
6	25 Spring Street	Colonial	4	2.0	0	\$835,000	\$835,000	\$790,000	94.61%	\$851,500	0.93
7	19 Fairfax Terrace	Colonial	3	1.1	14	\$899,900	\$899,900	\$885,000	98.34%	\$739,300	1.20
8	28 Sterling Drive	MultiFlr	3	4.1	62	\$1,389,000	\$1,359,000	\$1,262,500	92.90%	\$1,202,500	1.05
9	240 Longwood Avenue	Colonial	4	3.1	6	\$1,249,000	\$1,249,000	\$1,300,000	104.08%	\$1,013,600	1.28
10	28 Mountainview Road	Colonial	5	5.0	14	\$1,400,000	\$1,400,000	\$1,382,000	98.71%		
11	120 Meyersville Road	Colonial	5	5.1	96	\$1,399,000	\$1,399,000	\$1,412,000	100.93%		
12	32 Lenape Trail	Colonial	5	5.1	21	\$1,729,000	\$1,729,000	\$1,699,000	98.26%		
13	22 Maple Street	Colonial	6	6.2	7	\$1,900,000	\$1,900,000	\$1,875,000	98.68%	\$2,200,000	0.85
AVERAGE					64	\$1,058,300	\$1,047,069	\$1,029,423	98.11%		1.10

"ACTIVE" Listings in Chatham Twp.

Number of Units: 45
Average List Price: \$1,605,150
Average Days on Market: 60

"UNDER CONTRACT" Listings in Chatham Twp.

Number of Units: 45
Average List Price: \$1,200,198
Average Days on Market: 53

Chatham Twp. 2017 Year to Date Market Trends

	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	76	85	67	64									73
List Price	\$1,012,490	\$1,027,473	\$941,641	\$1,047,069									\$1,008,823
Sales Price	\$964,150	\$992,364	\$926,455	\$1,029,423									\$980,689
Sales Price as a % of List Price	95.47%	95.90%	97.69%	98.11%									96.88%
Sales Price to Assessed Value	1.07	1.12	1.23	1.10									1.13
# Units Sold	10	11	11	13									45
Active Listings	56	65	69	72									66
Under Contracts	24	23	34	45									32

Flashback! YTD 2016 vs YTD 2017

YTD	2016	2017	% Change
Days on Market	83	73	-12.79%
Sales Price	\$1,123,603	\$980,689	-12.72%
Assessed Value to Sales Price	1.09	1.13	4.01%

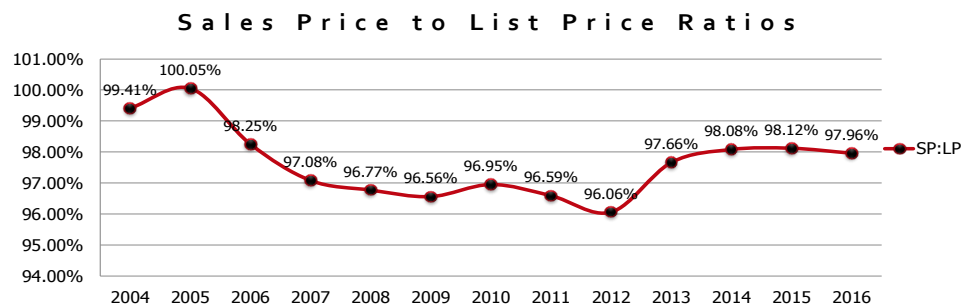


YTD	2016	2017	% Change
# Units Sold	29	45	55.17%
Active Listings	66	72	9.09%
Under Contracts	52	45	-13.46%

Chatham Twp. Yearly Market Trends

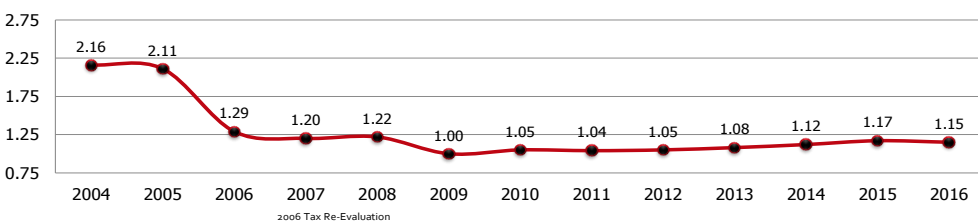


Chatham Twp. Yearly Market Trends

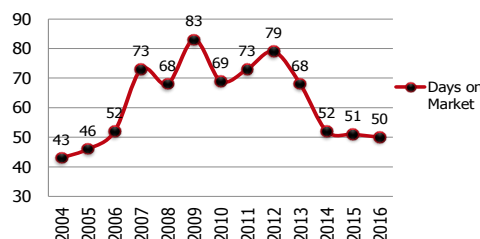


	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016
LP	\$655,122	\$841,583	\$955,741	\$1,080,590	\$1,012,666	\$866,267	\$939,518	\$895,716	\$933,235	\$953,162	\$1,007,505	\$1,045,004	\$1,086,303
SP	\$651,060	\$828,597	\$935,918	\$995,000	\$976,664	\$828,318	\$906,601	\$866,988	\$891,909	\$929,478	\$984,759	\$1,020,952	\$1,059,894

Sales Price to Assessed Value Ratio



Average Days on Market



Number of Units Sold

