

Livingston

January 2017 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	21 Brookside Avenue	Colonial	2	1.1	107	\$319,900	\$299,000	\$299,000	100.00%	\$400,000	0.75
2	35 Hillside Terrace	Ranch	2	1.0	10	\$375,000	\$375,000	\$385,000	102.67%	\$351,400	1.10
3	7 Amherst Place	Colonial	3	2.1	91	\$499,000	\$449,000	\$443,000	98.66%	\$399,700	1.11
4	106 S Ashby Avenue	Split Level	3	1.2	9	\$439,000	\$439,000	\$444,000	101.14%	\$388,300	1.14
5	11 Rossmore Terrace	Split Level	3	2.1	17	\$449,000	\$449,000	\$464,000	103.34%	\$451,800	1.03
6	73 E Cedar Street	CapeCod	3	2.1	39	\$485,000	\$485,000	\$486,000	100.21%	\$408,100	1.19
7	6 Langtree Drive	Split Level	4	3.0	211	\$550,000	\$550,000	\$515,000	93.64%	\$642,800	0.80
8	11 Badger Drive	Colonial	3	1.1	35	\$549,000	\$549,000	\$530,000	96.54%	\$481,685	1.10
9	5 Dellmead Drive	Colonial	4	3.1	184	\$880,000	\$799,000	\$675,000	84.48%	\$739,000	0.91
10	4 Bellcourt Place	TwnIntUn	3	4.1	55	\$699,000	\$699,000	\$699,000	100.00%	\$678,600	1.03
11	1 Marberne Terrace	Split Level	4	2.1	31	\$750,000	\$725,000	\$700,000	96.55%	\$400,000	1.75
12	236 Hillside Avenue	Custom	4	3.1	172	\$879,900	\$799,000	\$745,000	93.24%		
13	16 Melrose Drive	Custom	5	3.1	28	\$799,000	\$799,000	\$805,000	100.75%		
14	12 Cedar Gate Court	TwnIntUn	3	2.1	36	\$795,000	\$795,000	\$859,500	108.11%		
15	227 E McClellan Avenue	Custom	4	4.0	17	\$875,000	\$875,000	\$900,000	102.86%		
16	16 Cedar Gate Court	MultiFlr	3	2.1	172	\$829,900	\$829,900	\$999,000	120.38%		
17	88 Edgemere Road	Colonial	5	2.1	126	\$1,195,000	\$1,195,000	\$1,067,850	89.36%		
18	32 Vanderbilt Drive	Ranch	6	6.2	25	\$1,350,000	\$1,350,000	\$1,252,464	92.78%	\$1,636,500	0.77
19	12 Vanderbilt Drive	Custom	5	4.1	31	\$1,375,000	\$1,375,000	\$1,335,000	97.09%	\$1,130,000	1.18
20	72 Force Hill Road	Colonial	5	4.1	99	\$2,298,000	\$2,298,000	\$2,289,000	99.61%		
AVERAGE					75	\$819,585	\$806,695	\$794,641	99.07%		1.07

"ACTIVE" Listings in Livingston

Number of Units: 83
Average List Price: \$1,066,272
Average Days on Market: 115

"UNDER CONTRACT" Listings in Livingston

Number of Units: 48
Average List Price: \$813,306
Average Days on Market: 73

Livingston 2017 Year to Date Market Trends

	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	75												75
List Price	\$806,695												\$806,695
Sales Price	\$794,641												\$794,641
Sales Price as a % of List Price	99.07%												99.07%
Sales Price to Assessed Value	1.07												1.07
# Units Sold	20												20
Active Listings	83												83
Under Contracts	48												48

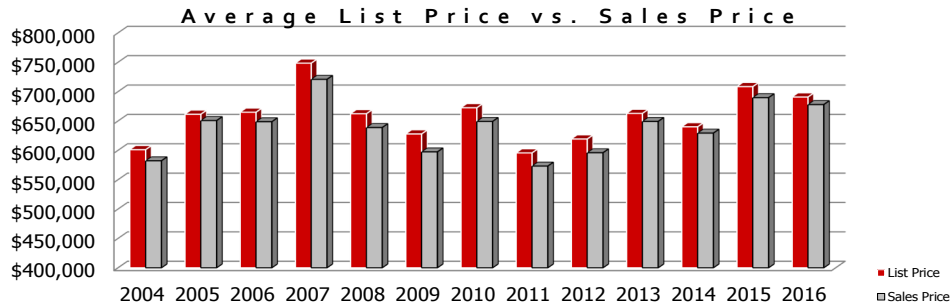
Flashback! YTD 2016 vs YTD 2017

	2016	2017	% Change
Days on Market	67	75	11.01%
Sales Price	\$663,829	\$794,641	19.71%
Assessed Value to Sales Price	1.09	1.07	-2.24%

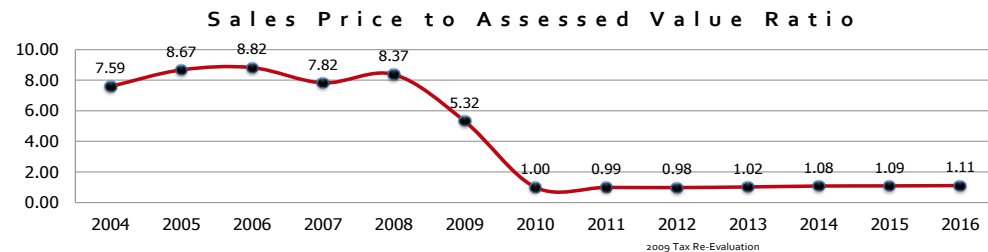


	2016	2017	% Change
# Units Sold	21	20	-4.76%
Active Listings	89	83	-6.74%
Under Contracts	71	48	-32.39%

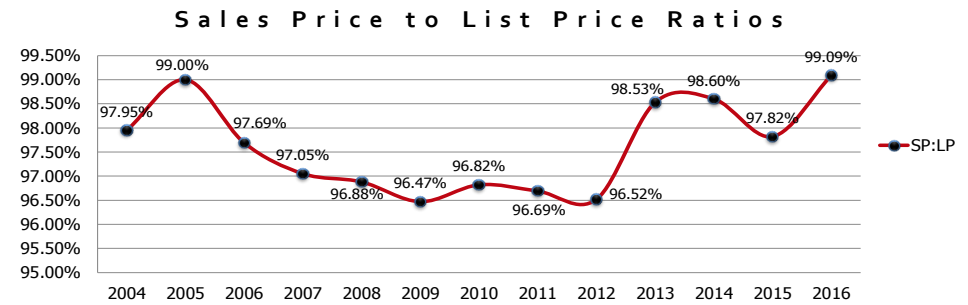
Livingston Yearly Market Trends



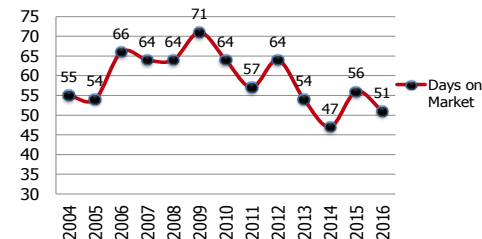
	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016
LP	\$601,135	\$661,426	\$664,870	\$748,413	\$662,317	\$627,865	\$672,470	\$595,503	\$619,248	\$662,845	\$639,989	\$708,512	\$690,777
SP	\$582,177	\$650,679	\$648,695	\$720,873	\$638,797	\$597,355	\$649,233	\$573,206	\$595,914	\$649,260	\$629,350	\$689,751	\$677,959



Livingston Yearly Market Trends



Average Days on Market



Number of Units Sold

