

# Millburn

January 2017 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	30 Oakdale Avenue	Colonial	3	2.1	23	\$625,000	\$625,000	\$615,000	98.40%	\$504,300	1.22
2	17 Norwood Terrace	Colonial	3	1.1	163	\$699,999	\$679,999	\$635,000	93.38%	\$548,800	1.16
3	33B Ocean Street	TwnEndUn	4	4.1	69	\$899,000	\$899,000	\$880,000	97.89%		
4	33A Ocean Street	TwnEndUn	4	4.1	69	\$899,000	\$899,000	\$880,000	97.89%		
5	86B Rector Street	TwnEndUn	4	3.1	101	\$1,050,000	\$999,999	\$995,000	99.50%		
6	333 Wyoming Avenue	Colonial	5	3.2	22	\$1,100,000	\$1,100,000	\$1,050,000	95.45%	\$960,200	1.09
7	223 Sagamore Road	Colonial	8	4.2	598	\$2,000,000	\$1,598,000	\$1,333,000	83.42%	\$1,352,800	0.99
AVERAGE					149	\$1,039,000	\$971,571	\$912,571	95.13%		1.11

## "ACTIVE" Listings in Millburn

**Number of Units:** 14  
**Average List Price:** \$724,707  
**Average Days on Market:** 25

## "UNDER CONTRACT" Listings in Millburn

**Number of Units:** 17  
**Average List Price:** \$773,453  
**Average Days on Market:** 125

# Millburn 2017 Year to Date Market Trends

	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	149												149
List Price	\$971,571												\$971,571
Sales Price	\$912,571												\$912,571
Sales Price as a % of List Price	95.13%												95.13%
Sales Price to Assessed Value	1.11												1.11
# Units Sold	7												7
Active Listings	14												14
Under Contracts	17												17

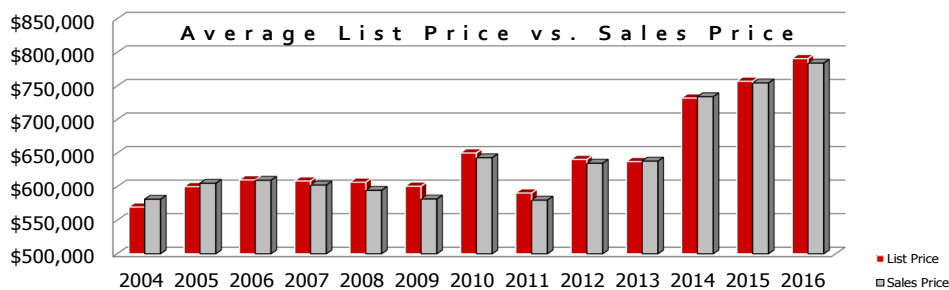
## Flashback! YTD 2016 vs YTD 2017

	2016	2017	% Change
Days on Market	50	149	201.59%
Sales Price	\$606,000	\$912,571	50.59%
Assessed Value to Sales Price	0.98	1.11	13.53%

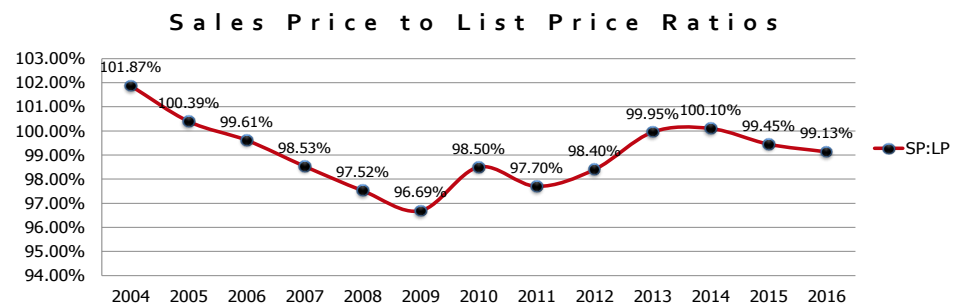


	2016	2017	% Change
# Units Sold	4	7	75.00%
Active Listings	16	14	-12.50%
Under Contracts	8	17	112.50%

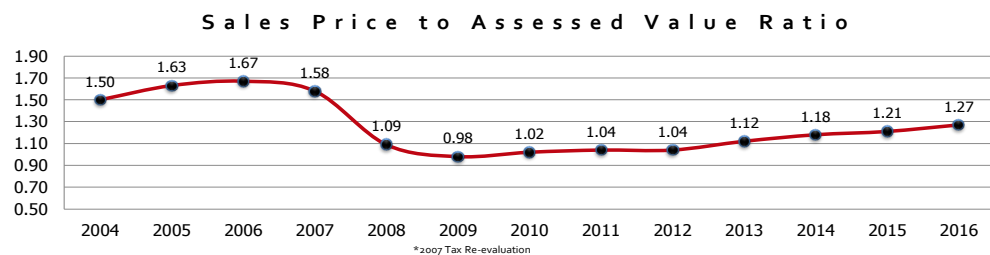
### Millburn Yearly Market Trends



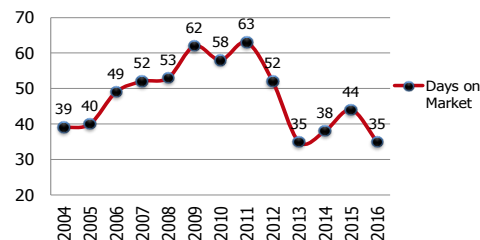
### Millburn Yearly Market Trends



	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016
LP	\$569,609	\$599,980	\$610,041	\$608,441	\$606,636	\$600,629	\$650,173	\$590,527	\$640,603	\$637,344	\$731,984	\$757,032	\$790,793
SP	\$581,274	\$604,983	\$609,523	\$602,349	\$594,510	\$581,626	\$643,078	\$579,916	\$634,919	\$638,079	\$734,040	\$754,490	\$784,069



### Average Days on Market



### Number of Units Sold

