

Chatham Twp.

May 2017 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	19E Kensington Road	OneFloor	1	1.0	178	\$265,000	\$255,000	\$255,000	100.00%	\$209,800	1.22
2	18G Heritage Drive	OneFloor	1	1.0	14	\$269,900	\$267,000	\$260,000	97.38%	\$245,500	1.06
3	277 Riveredge Drive	TwnEndUn	1	1.0	17	\$265,000	\$265,000	\$265,000	100.00%	\$230,100	1.15
4	22D Canterbury Road	TwnIntUn	2	2.0	45	\$315,000	\$315,000	\$315,000	100.00%	\$320,400	0.98
5	242 Riveredge Drive	MultiFlr	1	1.0	28	\$345,000	\$345,000	\$345,000	100.00%	\$304,400	1.13
6	9 Lexington Court	TwnIntUn	2	1.1	19	\$385,000	\$385,000	\$385,000	100.00%	\$320,000	1.20
7	700 Fairmount Avenue	SplitLev	3	2.1	27	\$625,000	\$625,000	\$645,000	103.20%	\$561,100	1.15
8	534 Fairmount Avenue	Ranch	3	3.0	53	\$799,000	\$799,000	\$762,500	95.43%	\$512,600	1.49
9	137 Ormont Road	Colonial	5	3.0	53	\$850,000	\$850,000	\$850,000	100.00%	\$745,400	1.14
10	407 Fairmount Avenue	Colonial	4	3.1	195	\$1,049,000	\$1,049,000	\$945,000	90.09%	\$1,139,100	0.83
11	16 Runnymede Road	Ranch	4	2.0	15	\$925,000	\$925,000	\$951,750	102.89%	\$771,300	1.23
12	509 Shunpike Road	Custom	4	3.2	35	\$1,099,900	\$1,099,900	\$1,050,000	95.46%		
13	62 Hampton Road	Colonial	4	2.1	28	\$1,115,000	\$1,115,000	\$1,070,000	95.96%	\$975,000	1.10
14	511 Shunpike Road	Custom	4	3.2	30	\$1,099,900	\$1,099,900	\$1,099,900	100.00%		
15	10 Aberdeen Road	Custom	5	4.0	30	\$1,499,000	\$1,499,000	\$1,480,000	98.73%	\$998,400	1.48
16	2A Robert Drive	Colonial	5	3.1	22	\$1,499,000	\$1,499,000	\$1,485,000	99.07%	\$1,107,100	1.34
17	120 Westminster Road	Colonial	5	3.1	33	\$1,580,000	\$1,580,000	\$1,580,000	100.00%	\$1,328,700	1.19
18	64 Hall Road	Colonial	4	4.1	9	\$1,995,000	\$1,995,000	\$1,970,000	98.75%	\$1,397,200	1.41
19	73 Fairview Avenue	Colonial	7	5.2	1	\$2,530,000	\$2,530,000	\$2,530,000	100.00%	\$1,974,200	1.28
20	22 Hilltop Terrace	Custom	6	6.1	408	\$2,699,000	\$2,699,000	\$2,575,000	95.41%		
AVERAGE					62	\$1,060,485	\$1,059,840	\$1,040,958	98.62%		1.20

"ACTIVE" Listings in Chatham Twp.

Number of Units: 70
Average List Price: \$1,685,578
Average Days on Market: 66

"UNDER CONTRACT" Listings in Chatham Twp.

Number of Units: 46
Average List Price: \$1,201,115
Average Days on Market: 45

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	62								69
List Price	\$1,012,490	\$1,027,473	\$941,641	\$1,047,069	\$1,059,840								\$1,024,521
Sales Price	\$964,150	\$992,364	\$926,455	\$1,029,423	\$1,040,958								\$999,233
Sales Price as a % of List Price	95.47%	95.90%	97.69%	98.11%	98.62%								97.42%
Sales Price to Assessed Value	1.07	1.12	1.23	1.10	1.20								1.15
# Units Sold	10	11	11	13	20								65
Active Listings	56	65	69	72	70								66
Under Contracts	24	23	34	45	46								34

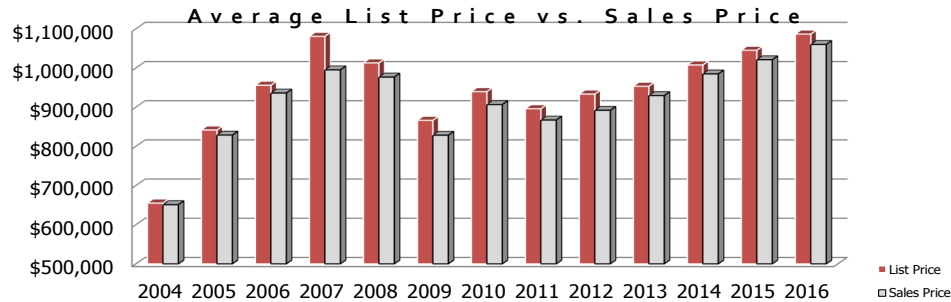
Flashback! YTD 2016 vs YTD 2017

YTD	2016	2017	% Change
Days on Market	68	69	2.36%
Sales Price	\$1,216,337	\$999,233	-17.85%
Assessed Value to Sales Price	1.12	1.15	3.14%

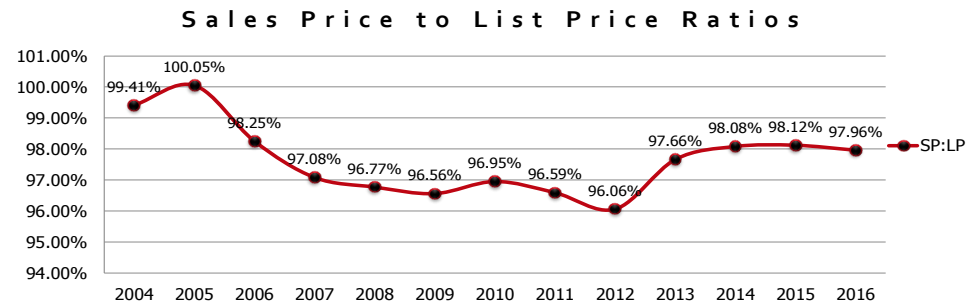


YTD	2016	2017	% Change
# Units Sold	43	65	51.16%
Active Listings	71	70	-1.41%
Under Contracts	51	46	-9.80%

Chatham Twp. Yearly Market Trends

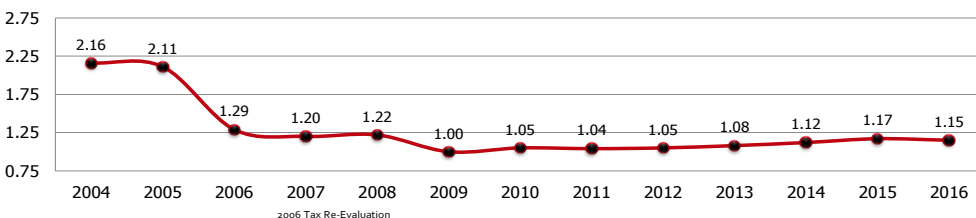


Chatham Twp. Yearly Market Trends

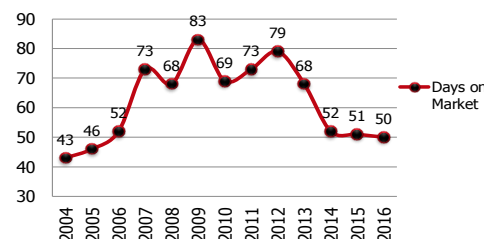


	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016
LP	\$655,122	\$841,583	\$955,741	\$1,080,590	\$1,012,666	\$866,267	\$939,518	\$895,716	\$933,235	\$953,162	\$1,007,505	\$1,045,004	\$1,086,303
SP	\$651,060	\$828,597	\$935,918	\$995,000	\$976,664	\$828,318	\$906,601	\$866,988	\$891,909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

Sales Price to Assessed Value Ratio



Average Days on Market



Number of Units Sold

