



Millburn

December 2021 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	71 Glen Avenue	Cottage	2	1.0	201	\$749,000	\$699,000	\$650,000	92.99%	\$624,700	1.04
2	64 Cypress Street	SplitLev	4	2.1	11	\$699,000	\$699,000	\$805,000	115.16%	\$654,800	1.23
3	29 Sunset Drive	Colonial	3	2.1	19	\$815,000	\$815,000	\$875,000	107.36%	\$621,400	1.41
4	66 Locust Avenue	Tudor	4	2.1	11	\$949,000	\$949,000	\$990,000	104.32%	\$836,300	1.18
5	38B Rector Street	HalfDupl	4	4.1	16	\$969,000	\$969,000	\$998,888	103.08%	\$744,300	1.34
6	25 Haran Circle	SplitLev	4	3.1	8	\$950,000	\$950,000	\$999,000	105.16%	\$925,700	1.08
7	58 Sagamore Road	Colonial	5	3.2	8	\$899,000	\$899,000	\$1,135,000	126.25%	\$866,500	1.31
8	13 Oval Road	RanchExp	3	3.0	25	\$1,100,000	\$1,100,000	\$1,150,000	104.55%	\$942,500	1.22
AVERAGE					37	\$891,250	\$885,000	\$950,361	107.36%		1.23

"Active" Listings in Millburn

Number of Units: 5
 Average List Price: \$804,800
 Average Days on Market: 162

"Under Contract" Listings in Millburn

Number of Units: 13
 Average List Price: \$907,538
 Average Days on Market: 19

Millburn 2021 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	26	30	57	12	28	20	16	15	17	16	15	37	23
List Price	\$700,833	\$616,667	\$678,667	\$737,488	\$972,400	\$864,961	\$805,759	\$837,427	\$906,989	\$922,890	\$685,727	\$885,000	\$816,271
Sales Price	\$744,230	\$604,000	\$686,597	\$788,413	\$1,045,900	\$927,388	\$844,265	\$905,429	\$952,667	\$925,250	\$703,136	\$950,361	\$857,058
SP:LP%	105.91%	96.91%	100.67%	106.20%	105.34%	108.16%	103.76%	107.94%	104.72%	100.11%	101.92%	107.36%	104.36%
SP to AV	1.14	1.20	1.00	1.18	1.16	1.27	1.19	1.20	1.27	1.14	1.23	1.23	1.19
# Units Sold	6	3	9	8	10	13	17	7	9	10	11	8	111
3 Mo Rate of Ab	1.37	1.69	2.62	2.86	2.09	1.68	1.34	1.15	1.22	0.99	1.01	0.75	1.56
Active Listings	11	8	9	8	13	10	17	14	11	9	7	5	10
Under Contracts	12	16	21	22	23	22	16	15	17	18	15	13	18

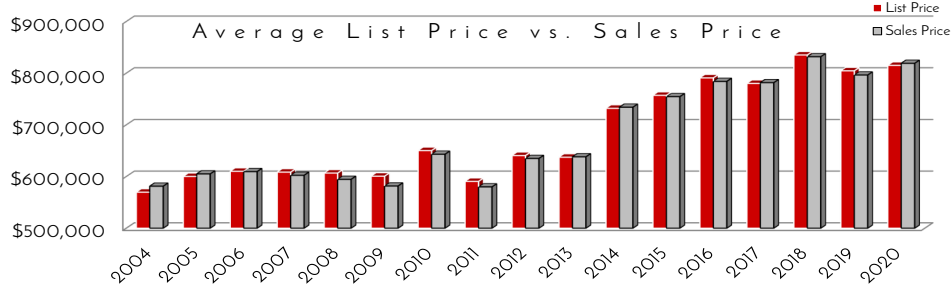
Flashback! YTD 2020 vs YTD 2021

YTD	2020	2021	% Change
DOM	38	23	-39.62%
Sales Price	\$815,011	\$857,058	5.16%
LP:SP	100.64%	104.36%	3.70%
SP:AV	1.065	1.187	11.50%



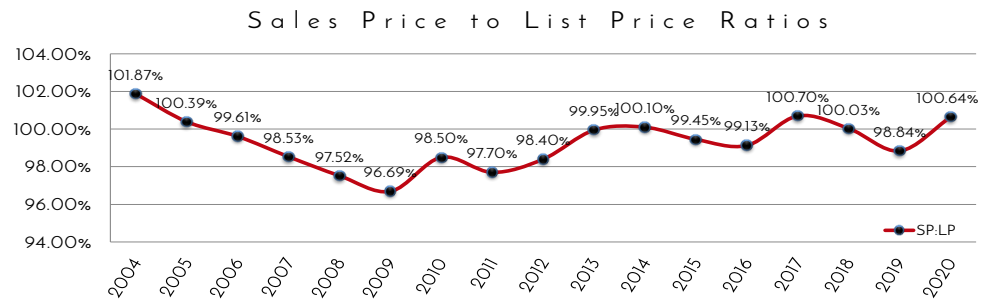
YTD	2020	2021	% Change
# Units Sold	102	111	8.82%
Rate of Ab 3 Mo	1.45	0.75	-48.28%
Actives	10	5	-50.00%
Under Contracts	9	13	44.44%

Millburn Yearly Market Trends

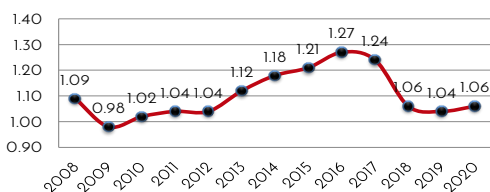


Year	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
LP	\$569,609	\$599,980	\$610,041	\$608,441	\$606,636	\$600,629	\$650,173	\$590,527	\$640,603	\$637,344	\$731,984	\$757,032	\$790,793	\$780,104	\$835,104	\$804,479	\$815,011
SP	\$581,274	\$604,983	\$609,523	\$602,349	\$594,510	\$581,626	\$643,078	\$579,916	\$634,919	\$638,079	\$734,040	\$734,490	\$784,069	\$781,605	\$831,725	\$796,411	\$819,046

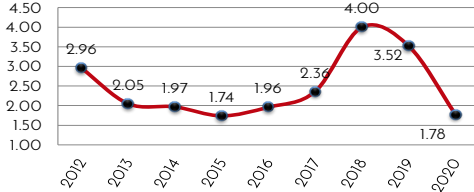
Millburn Yearly Market Trends



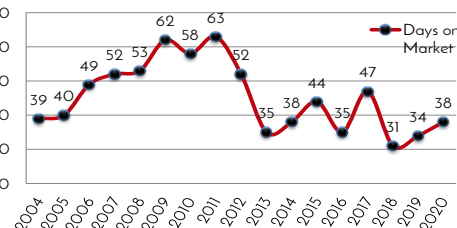
Sales Price to Assessed Value Ratio



12 Month Rate of Absorption



Average Days on Market



Number of Units Sold

