

Chatham Twp.

September 2018 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	134 Riveredge Drive	TwnIntUn	1	1.0	42	\$345,000	\$345,000	\$340,000	98.55%	\$304,400	1.12
2	6C Avon Court	FirstFlr	2	2.0	19	\$360,000	\$360,000	\$355,000	98.61%	\$290,200	1.22
3	24G Heritage Drive	OneFloor	2	2.0	23	\$425,000	\$425,000	\$426,000	100.24%	\$349,500	1.22
4	24I Heritage Drive	OneFloor	2	2.0	25	\$450,000	\$450,000	\$430,000	95.56%	\$350,000	1.23
5	10 Daniel Street	Bi-Level	4	3.0	139	\$659,900	\$659,900	\$630,000	95.47%	\$509,000	1.24
6	230 Shunpike Road	CapeCod	4	2.0	16	\$649,000	\$649,000	\$655,000	100.92%	\$545,600	1.20
7	751 Fairmount Avenue	Colonial	3	2.1	77	\$759,000	\$699,000	\$662,000	94.71%	\$631,500	1.05
8	759 River Road	Colonial	4	2.0	9	\$639,000	\$639,000	\$662,000	103.60%	\$528,800	1.25
9	31 Pembroke Road	Colonial	4	2.1	63	\$860,000	\$799,000	\$750,000	93.87%	\$703,200	1.07
10	3 Lenape Trail	Split Level	4	2.0	26	\$835,000	\$795,000	\$760,000	95.60%	\$631,800	1.20
11	481 Fairmount Avenue	CapeCod	4	3.0	97	\$899,000	\$839,000	\$812,000	96.78%	\$617,900	1.31
12	31 Geoffrey Court	Colonial	4	2.1	33	\$1,075,000	\$1,045,000	\$999,999	95.69%	\$903,100	1.11
13	4 Pine Street	Colonial	4	2.1	6	\$1,099,000	\$1,099,000	\$1,150,000	104.64%	\$970,800	1.18
14	9 Magnolia Place	TwnEndUn	4	5.1	13	\$1,575,000	\$1,575,000	\$1,575,000	100.00%	\$1,251,500	1.26
AVERAGE					42	\$759,279	\$741,350	\$729,071	98.16%		1.19

"ACTIVE" Listings in Chatham Twp.

Number of Units: 83
Average List Price: \$1,384,275
Average Days on Market: 75

"UNDER CONTRACT" Listings in Chatham Twp.

Number of Units: 18
Average List Price: \$1,049,111
Average Days on Market: 69

Chatham Twp. 2018 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	44	37	20	60	32	46	57	35	42				42
List Price	\$1,298,875	\$995,400	\$1,064,915	\$1,253,556	\$1,176,273	\$1,148,079	\$1,037,133	\$1,114,086	\$741,350				\$1,100,408
Sales Price	\$1,286,000	\$974,200	\$1,070,923	\$1,234,250	\$1,161,830	\$1,123,063	\$1,032,417	\$1,084,643	\$729,071				\$1,084,475
Sales Price as a % of List Price	98.98%	98.60%	100.04%	99.29%	99.24%	97.94%	98.85%	97.76%	98.16%				98.68%
Sales Price to Assessed Value	1.10	1.17	1.22	1.32	1.19	1.15	1.13	1.19	1.19				1.19
# Units Sold	8	5	13	16	22	24	18	22	14				142
Active Listings	52	63	69	76	89	86	80	74	83				75
Under Contracts	16	29	33	38	39	38	34	25	18				30

Flashback! YTD 2017 vs YTD 2018

YTD	2017	2018	% Change
Days on Market	56	42	-24.83%
Sales Price	\$1,089,125	\$1,084,475	-0.43%
Sales Price to Assessed Value	1.17	1.19	1.91%



YTD	2017	2018	% Change
# Units Sold	151	142	-5.96%
Active Listings	67	83	23.88%
Under Contracts	15	18	20.00%

Chatham Twp. Yearly Market Trends

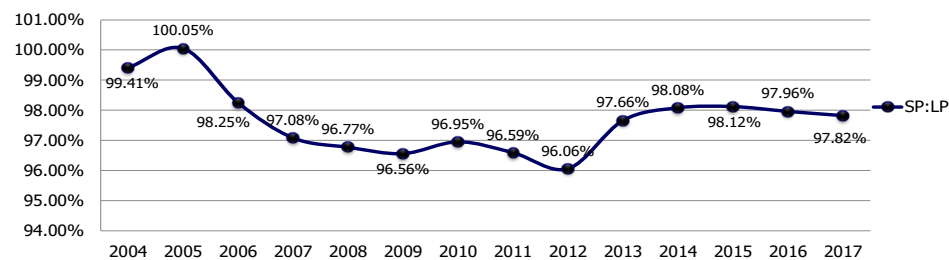
Average List Price vs. Sales Price



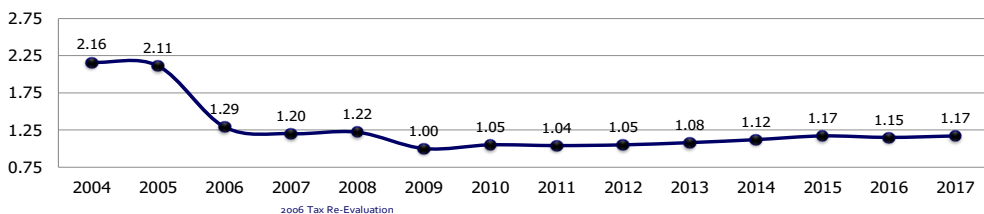
	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017
LP	\$655,122	\$841,583	\$955,741	\$1,080,590	\$1,012,666	\$866,267	\$939,518	\$895,716	\$933,235	\$953,162	\$1,007,505	\$1,045,004	\$1,086,303	\$1,073,298
SP	\$651,060	\$828,597	\$935,918	\$995,000	\$976,664	\$828,318	\$906,601	\$866,988	\$891,909	\$929,478	\$984,759	\$1,020,952	\$1,059,894	\$1,044,964

Chatham Twp. Yearly Market Trends

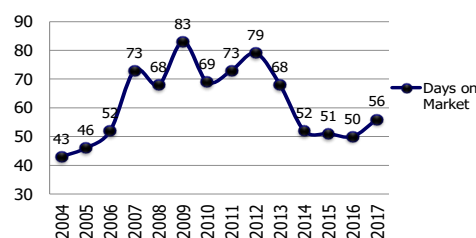
Sales Price to List Price Ratios



Sales Price to Assessed Value Ratio



Average Days on Market



Number of Units Sold

