

CHATHAM BORO

Market Snapshot

SOLD in May 2018

UNITS	ADDRESS	STYLE	BEDRMS	BATHS	DOM	ORIG. LIST PRICE	LIST PRICE	SALES PRICE	SP:LP	TOTAL ASSESSMENT
1	16 Oliver Street	Colonial	5	4.2	14	\$1,795,000	\$1,795,000	\$1,800,000	100.28%	\$977,000
2	177 Weston Avenue	Colonial	4	4.1	62	\$1,429,000	\$1,385,000	\$1,367,500	98.74%	\$400,500
3	23 Kimball Street	Colonial	4	3.1	85	\$1,399,000	\$1,399,000	\$1,360,000	97.21%	\$674,000
4	17 N. Hillside Avenue	Colonial	5	3.1	25	\$1,079,000	\$1,079,000	\$1,079,000	100.00%	\$620,600
5	19 Van Doren Avenue	Colonial	4	2.1	20	\$1,075,000	\$1,075,000	\$1,060,000	98.60%	\$771,000
6	63 Hedges Avenue	Victorian	5	2.1	65	\$1,063,000	\$999,999	\$999,999	100.00%	\$642,400
7	26 Edgewood Road	Colonial	4	2.1	0	\$949,000	\$949,000	\$999,999	105.37%	\$785,000
8	19 Orchard Road	Colonial	4	2.1	21	\$847,500	\$847,500	\$775,000	91.45%	\$714,800
9	32 Girard Avenue	SplitLev	3	2.1	12	\$739,000	\$739,000	\$739,000	100.00%	\$586,000
10	70 Center Avenue	CapeCod	3	2	19	\$539,000	\$539,000	\$520,000	96.47%	\$483,100

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"ACTIVE" Listings in Chatham Boro

as of 05/31/2018

Number of Units: 28
 Average List Price: \$1,129,142
 Average Days on Market: 52

"UNDER CONTRACT" Listings in Chatham Boro

as of 05/31/2018

Number of Units: 29
 Average List Price: \$999,372
 Average Days on Market: 38

Chatham Boro 2018 Year to Date Market Trends

	January	February	March	April	May	June	July	August	September	October	November	December	YTD Avg
# Units Sold	6	2	7	17	10								8
Active Listings	4	7	14	28	14								13
Avg List Price	\$820,975	\$965,985	\$1,101,778	\$1,038,710	\$1,157,642								\$1,017,018
Avg Sales Price	\$671,333	\$677,000	\$984,626	\$875,176	\$1,070,049								\$855,637
Days on Market	111	51	90	26	32								62
Sales Price as % of List Price	81.77%	70.08%	89.37%	84.26%	92.43%								84%
Under Contract	0	2	10	26	15								11

1 YEAR FLASHBACK

01/01/2017-05/31/2017 vs 01/01/2018-05/31/2018

	2017	2018	% Change
# Units Sold	63	42	-33.33%
Avg. Days on Market	45	51	13.33%
Avg. Sales Price	\$793,369	\$896,217	12.96%



Chatham Boro Yearly Market Trends

2014 to 2017

	2014	2015	2016	2017
LP	\$777,744	\$768,382	\$841,063	\$867,260
SP	\$774,812	\$776,463	\$832,529	\$858,662
LP to SP Ratio	99.62%	101.05%	98.99%	99.01%

