

CHATHAM TWP.

Market Snapshot

SOLD in May 2018

UNITS	ADDRESS	STYLE	BEDRMS	BATHS	DOM	ORIG. LIST PRICE	LIST PRICE	SALES PRICE	SP:LP	TOTAL ASSESSMENT
1	59 Rolling Hill Drive	Colonial	7	7.1	122	\$2,995,000	\$2,995,000	\$2,860,000	95.49%	\$0
2	31 Hilltop Terrace	Colonial	8	8.2	0	\$2,760,000	\$2,760,000	\$2,760,000	100.00%	\$709,300
3	1 Warwick Road	Colonial	6	5.1	38	\$2,195,000	\$2,195,000	\$2,175,000	99.09%	\$1,977,400
4	10 Jodi Lane	Custom	4	4.1	21	\$1,960,000	\$1,960,000	\$1,960,000	100.00%	\$1,500,000
5	24A Long Hill Lane	Colonial	7	7.1	20	\$1,699,000	\$1,699,000	\$1,588,000	93.47%	\$1,810,100
6	38 Sunset Drive	Custom	5	4.1	75	\$1,575,000	\$1,499,000	\$1,350,000	90.06%	\$885,900
7	114 Sunset Drive	Colonial	5	3.1	4	\$1,465,000	\$1,465,000	\$1,505,500	102.76%	\$1,233,600
8	77 Van Houton Avenue	Colonial	5	3.1	4	\$1,249,000	\$1,249,000	\$1,280,000	102.48%	\$1,218,500
9	114 Glenmere Drive	Colonial	4	2.1	11	\$1,150,000	\$1,150,000	\$1,260,000	109.57%	\$1,028,900
10	82 Highland Avenue	Colonial	4	3	1	\$1,149,000	\$1,149,000	\$1,149,000	100.00%	\$842,500
11	12 Scenery Hill Drive	Colonial	4	2.1	0	\$999,000	\$999,000	\$999,000	100.00%	\$905,000
12	11 Lenape Terrace	Ranch	3	2	37	\$949,000	\$925,000	\$905,000	97.84%	\$645,800
13	2 Runnymede Road	SplitLev	3	2.1	27	\$929,000	\$899,000	\$890,000	99.00%	\$839,800
14	18 Birch Hill Drive	Colonial	5	3	38	\$889,000	\$799,000	\$770,000	96.37%	\$857,300
15	10 Stonewyck Drive	Colonial	4	2.1	18	\$829,000	\$829,000	\$839,000	101.21%	\$668,500
16	719 River Road	Colonial	4	3.1	15	\$779,000	\$779,000	\$786,753	101.00%	\$574,300
17	625 Fairmount Avenue	Colonial	4	1	56	\$769,000	\$769,000	\$715,000	92.98%	\$636,800
18	103 Riveredge Drive	TwnEndUn,MultFlr	3	2.1	29	\$595,000	\$595,000	\$580,000	97.48%	\$489,800
19	202 Riveredge Drive	MultFlr,TwnEndUn	2	2	14	\$439,000	\$439,000	\$450,000	102.51%	\$395,000
20	110 Terrace Drive	TwnIntUn,MultFlr,FirstFlr	1	1	14	\$359,000	\$359,000	\$370,000	103.06%	\$333,400
21	19D Kensington Road	OneFloor	2	1.1	95	\$330,000	\$330,000	\$320,000	96.97%	\$290,200
22	17A Heritage Drive	OneFloor,FirstFlr	1	1	88	\$329,900	\$325,000	\$320,000	98.46%	\$245,800
23	3B Heritage Drive	OneFloor	1	1	4	\$305,000	\$305,000	\$308,000	100.98%	\$245,700

"ACTIVE" Listings in Chatham Twp.

as of 05/31/2018

Number of Units: 71
 Average List Price: \$1,334,584
 Average Days on Market: 56

"UNDER CONTRACT" Listings in Chatham Twp.

as of 05/31/2018

Number of Units: 33
 Average List Price: \$1,378,684
 Average Days on Market: 52

Chatham Twp. 2018 Year to Date Market Trends

	January	February	March	April	May	June	July	August	September	October	November	December	YTD Avg
# Units Sold	9	5	13	16	23								13
Active Listings	8	14	29	59	35								29
Avg List Price	\$1,164,400	\$1,155,364	\$1,261,548	\$1,412,142	\$1,192,051								\$1,237,101
Avg Sales Price	\$1,309,777	\$974,200	\$1,070,923	\$1,234,250	\$1,136,532								\$1,145,136
Days on Market	55	37	19	59	31								40
Sales Price as % of List Price	112.49%	84.32%	84.89%	87.40%	95.34%								93%
Under Contract	1	3	10	32	20								13

1 YEAR FLASHBACK

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

	2017	2018	% Change
# Units Sold	66	66	0.00%
Avg. Days on Market	71	39	-45.07%
Avg. Sales Price	\$990,903	\$1,153,625	16.42%



Chatham Twp. Yearly Market Trends

2014 to 2017

	2014	2015	2016	2017
LP	\$1,007,505	\$1,045,769	\$1,086,303	\$1,056,959
SP	\$984,758	\$1,021,290	\$1,059,894	\$1,028,214
LP to SP Ratio	97.74%	97.66%	97.57%	97.28%

