



COMPASS

March 2022

# Montclair Market Insights

# Montclair

MARCH 2022

## UNDER CONTRACT

**65**  
Total  
Properties

**\$850K**  
Average  
Price

**\$799K**  
Median  
Price

**0%**  
Change From  
Mar 2021

**14%**  
Increase From  
Mar 2021

**15%**  
Increase From  
Mar 2021

## UNITS SOLD

**30**  
Total  
Properties

**\$843K**  
Average  
Price

**\$701K**  
Median  
Price

**-17%**  
Decrease From  
Mar 2021

**2%**  
Increase From  
Mar 2021

**-18%**  
Decrease From  
Mar 2021

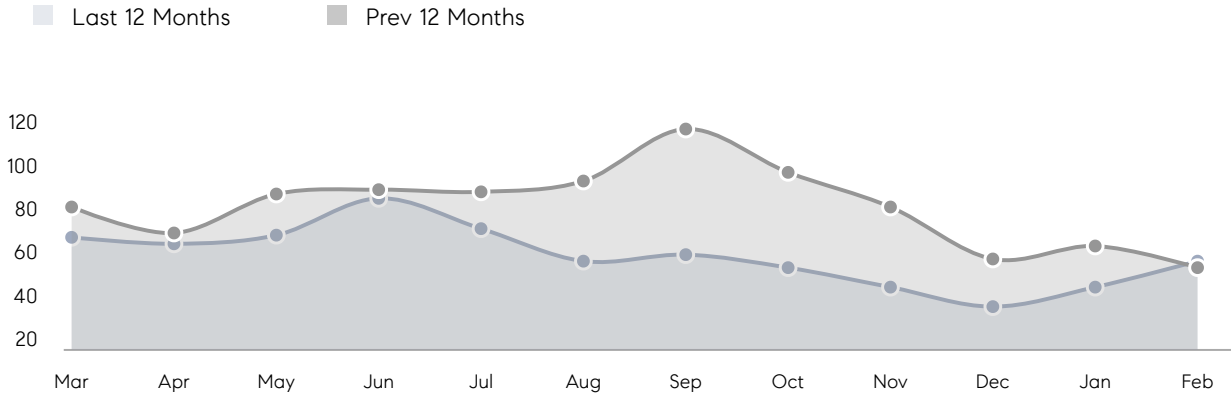
## Property Statistics

		Mar 2022	Mar 2021	% Change
Overall	AVERAGE DOM	22	29	-24%
	% OF ASKING PRICE	122%	110%	
	AVERAGE SOLD PRICE	\$843,017	\$824,293	2.3%
	# OF CONTRACTS	65	65	0.0%
	NEW LISTINGS	72	73	-1%
Houses	AVERAGE DOM	17	31	-45%
	% OF ASKING PRICE	132%	114%	
	AVERAGE SOLD PRICE	\$1,147,553	\$970,021	18%
	# OF CONTRACTS	56	45	24%
	NEW LISTINGS	59	46	28%
Condo/Co-op/TH	AVERAGE DOM	30	22	36%
	% OF ASKING PRICE	105%	101%	
	AVERAGE SOLD PRICE	\$317,000	\$445,400	-29%
	# OF CONTRACTS	9	20	-55%
	NEW LISTINGS	13	27	-52%

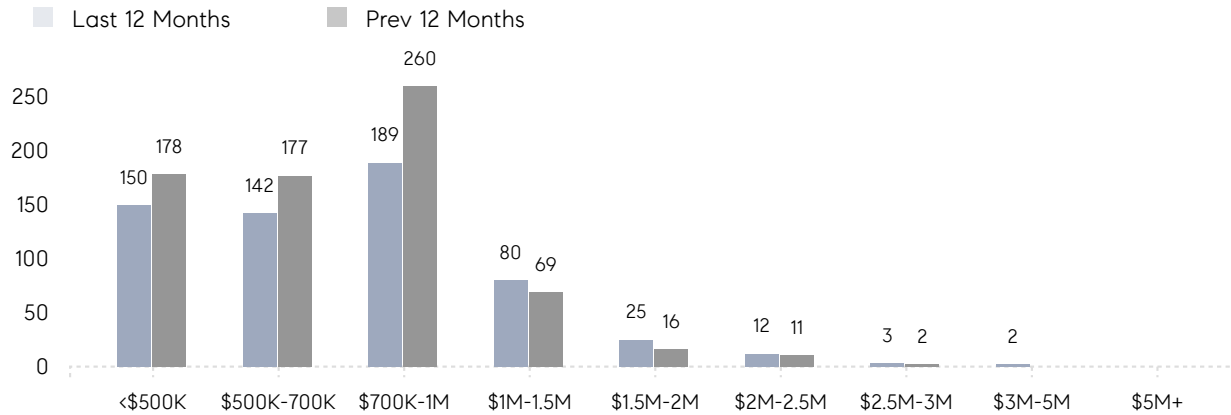
# Montclair

MARCH 2022

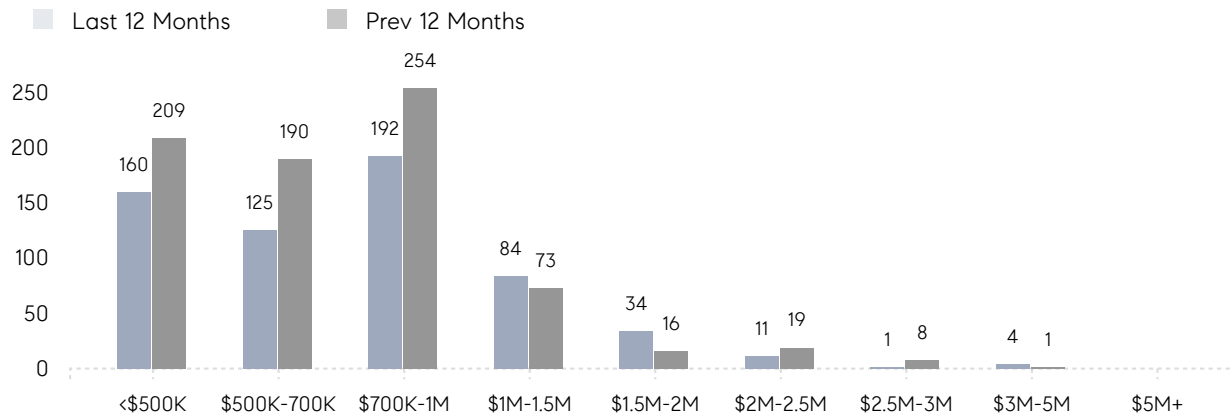
## Monthly Inventory



## Contracts By Price Range



## Listings By Price Range





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