



COMPASS

January 2023

Saddle Brook Market Insights

Saddle Brook

JANUARY 2023

UNDER CONTRACT

12
Total
Properties

\$558K
Average
Price

\$514K
Median
Price

71%
Increase From
Jan 2022

35%
Increase From
Jan 2022

29%
Increase From
Jan 2022

UNITS SOLD

10
Total
Properties

\$475K
Average
Price

\$445K
Median
Price

43%
Increase From
Jan 2022

-2%
Decrease From
Jan 2022

0%
Change From
Jan 2022

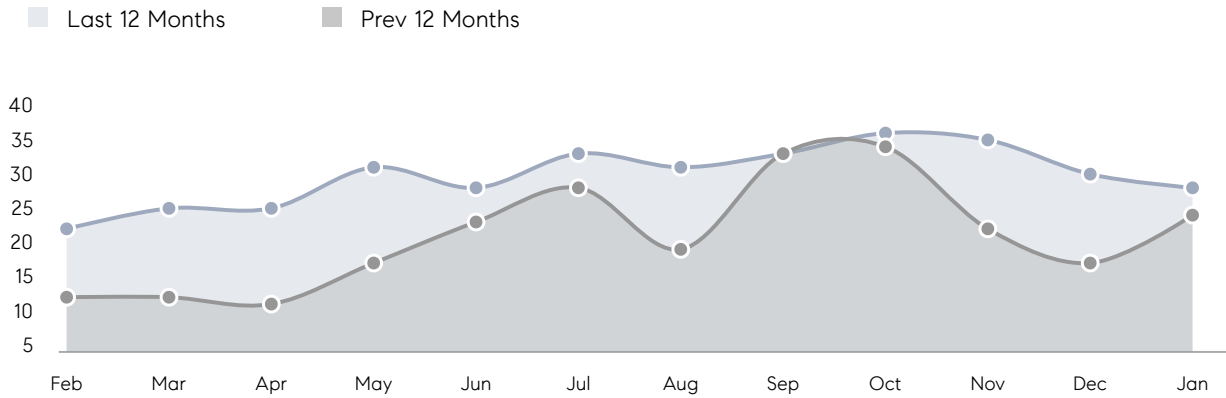
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	46	28	64%
	% OF ASKING PRICE	101%	99%	
	AVERAGE SOLD PRICE	\$475,790	\$485,429	-2.0%
	# OF CONTRACTS	12	7	71.4%
	NEW LISTINGS	10	15	-33%
Houses	AVERAGE DOM	34	28	21%
	% OF ASKING PRICE	102%	99%	
	AVERAGE SOLD PRICE	\$566,271	\$485,429	17%
	# OF CONTRACTS	11	5	120%
	NEW LISTINGS	9	11	-18%
Condo/Co-op/TH	AVERAGE DOM	75	-	-
	% OF ASKING PRICE	98%	-	
	AVERAGE SOLD PRICE	\$264,667	-	-
	# OF CONTRACTS	1	2	-50%
	NEW LISTINGS	1	4	-75%

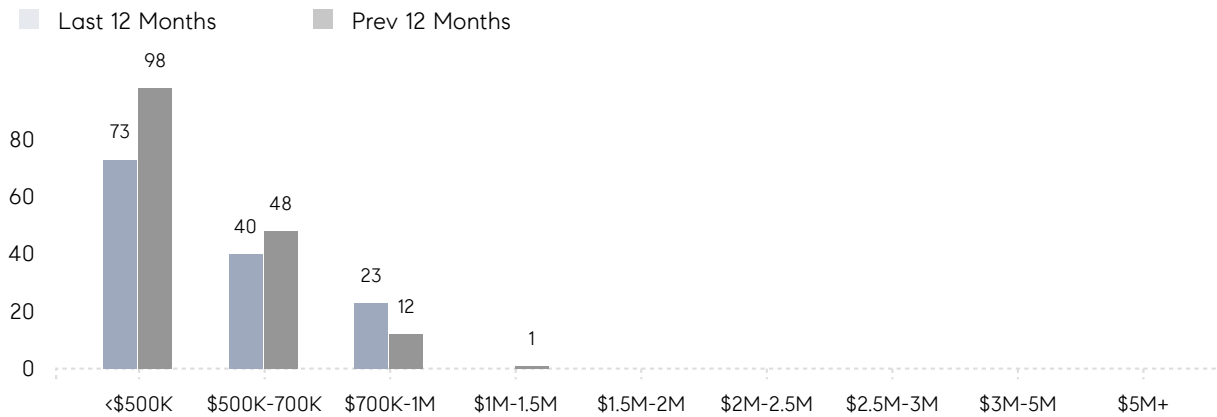
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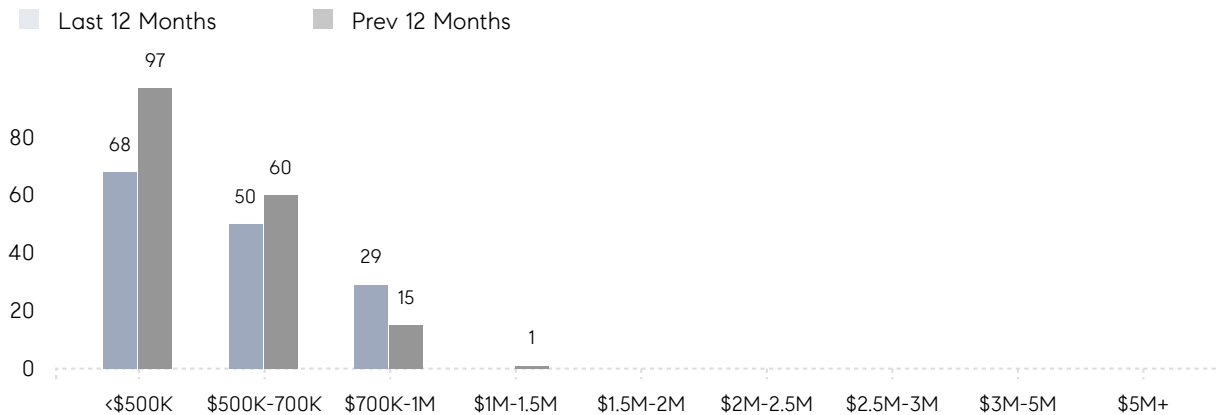
Monthly Inventory



Contracts By Price Range



Listings By Price Range





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