



COMPASS

February 2023

# Cranford Market Insights

# Cranford

FEBRUARY 2023

## UNDER CONTRACT

**14**  
Total  
Properties

**\$704K**  
Average  
Price

**\$684K**  
Median  
Price

**-7%**  
Decrease From  
Feb 2022

**15%**  
Increase From  
Feb 2022

**10%**  
Increase From  
Feb 2022

## UNITS SOLD

**6**  
Total  
Properties

**\$536K**  
Average  
Price

**\$494K**  
Median  
Price

**-40%**  
Decrease From  
Feb 2022

**7%**  
Increase From  
Feb 2022

**9%**  
Increase From  
Feb 2022

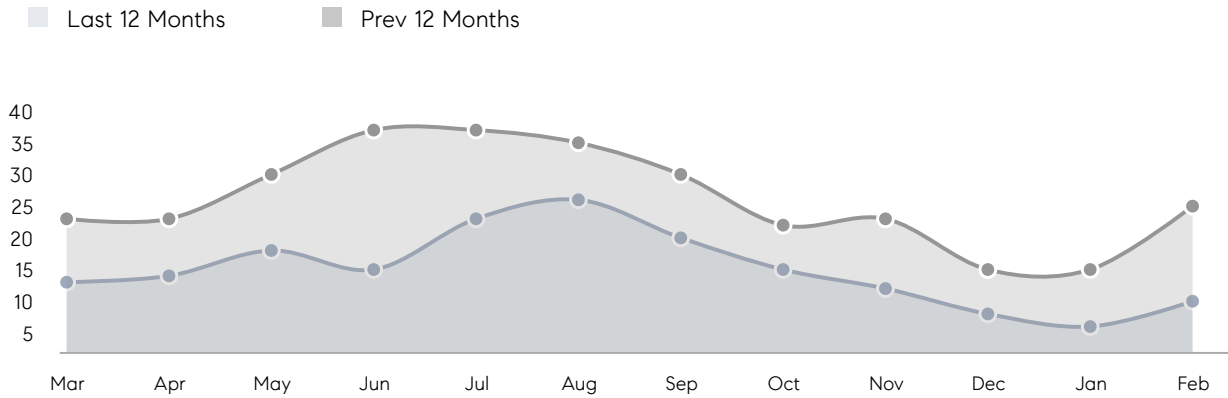
## Property Statistics

|                |                    | Feb 2023  | Feb 2022  | % Change |
|----------------|--------------------|-----------|-----------|----------|
| Overall        | AVERAGE DOM        | 15        | 40        | -62%     |
|                | % OF ASKING PRICE  | 102%      | 101%      |          |
|                | AVERAGE SOLD PRICE | \$536,941 | \$500,240 | 7.3%     |
|                | # OF CONTRACTS     | 14        | 15        | -6.7%    |
|                | NEW LISTINGS       | 18        | 28        | -36%     |
| Houses         | AVERAGE DOM        | 16        | 47        | -66%     |
|                | % OF ASKING PRICE  | 101%      | 103%      |          |
|                | AVERAGE SOLD PRICE | \$589,129 | \$565,938 | 4%       |
|                | # OF CONTRACTS     | 14        | 14        | 0%       |
|                | NEW LISTINGS       | 18        | 26        | -31%     |
| Condo/Co-op/TH | AVERAGE DOM        | 8         | 10        | -20%     |
|                | % OF ASKING PRICE  | 104%      | 97%       |          |
|                | AVERAGE SOLD PRICE | \$276,000 | \$237,450 | 16%      |
|                | # OF CONTRACTS     | 0         | 1         | 0%       |
|                | NEW LISTINGS       | 0         | 2         | 0%       |

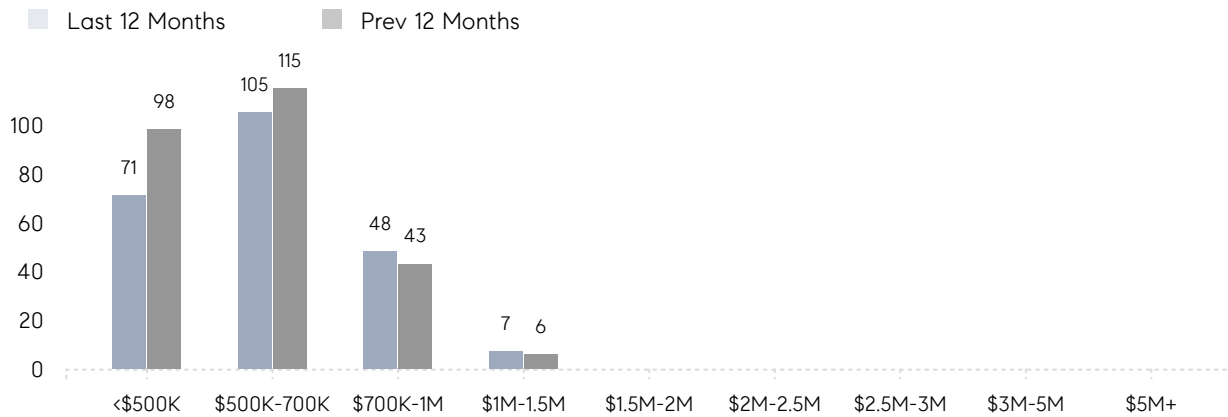
# Cranford

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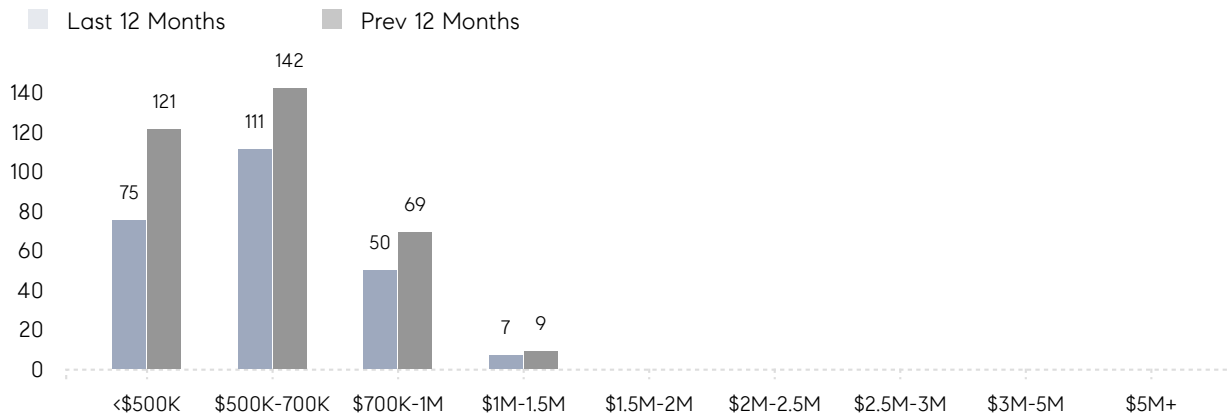
## Monthly Inventory



## Contracts By Price Range



## Listings By Price Range





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