

Q1 2023

Bergen County Market Report

COMPASS

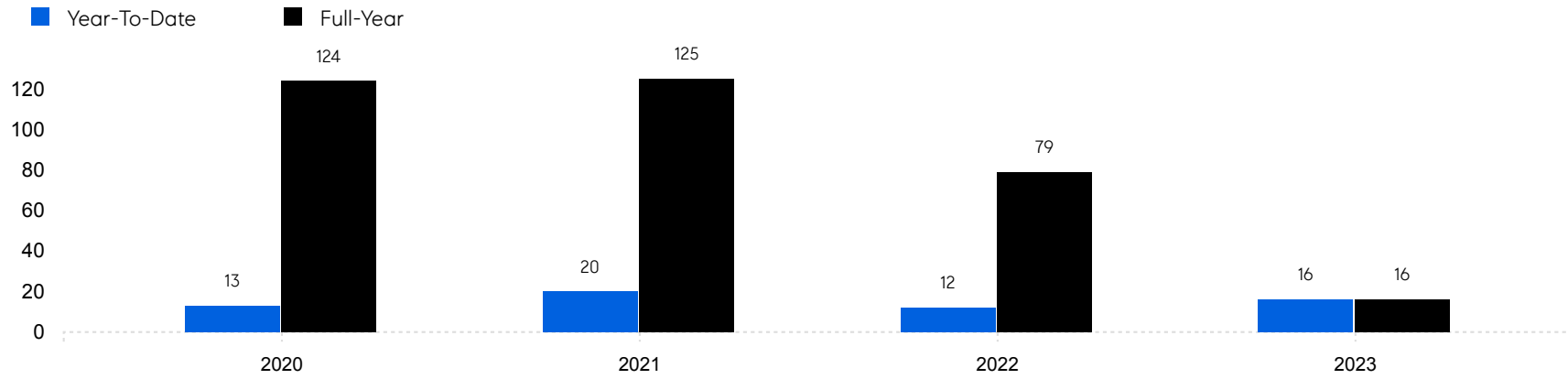


Allendale

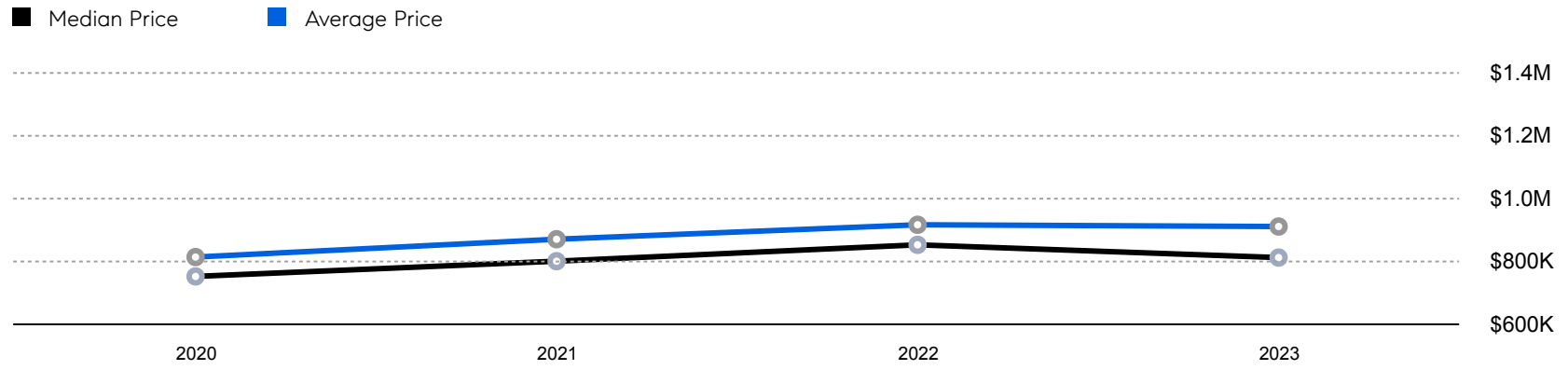
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	9	14	55.6%
	SALES VOLUME	\$5,779,888	\$13,194,500	128.3%
	MEDIAN PRICE	\$560,000	\$855,000	52.7%
	AVERAGE PRICE	\$642,210	\$942,464	46.8%
	AVERAGE DOM	40	21	-47.5%
	# OF CONTRACTS	17	18	5.9%
	# NEW LISTINGS	25	12	-52.0%
Condo/Co-op/Townhouse	# OF SALES	3	2	-33.3%
	SALES VOLUME	\$1,839,000	\$1,387,000	-24.6%
	MEDIAN PRICE	\$609,000	\$693,500	13.9%
	AVERAGE PRICE	\$613,000	\$693,500	13.1%
	AVERAGE DOM	19	45	136.8%
	# OF CONTRACTS	4	4	0.0%
	# NEW LISTINGS	6	4	-33.3%

Allendale

Historic Sales



Historic Sales Prices

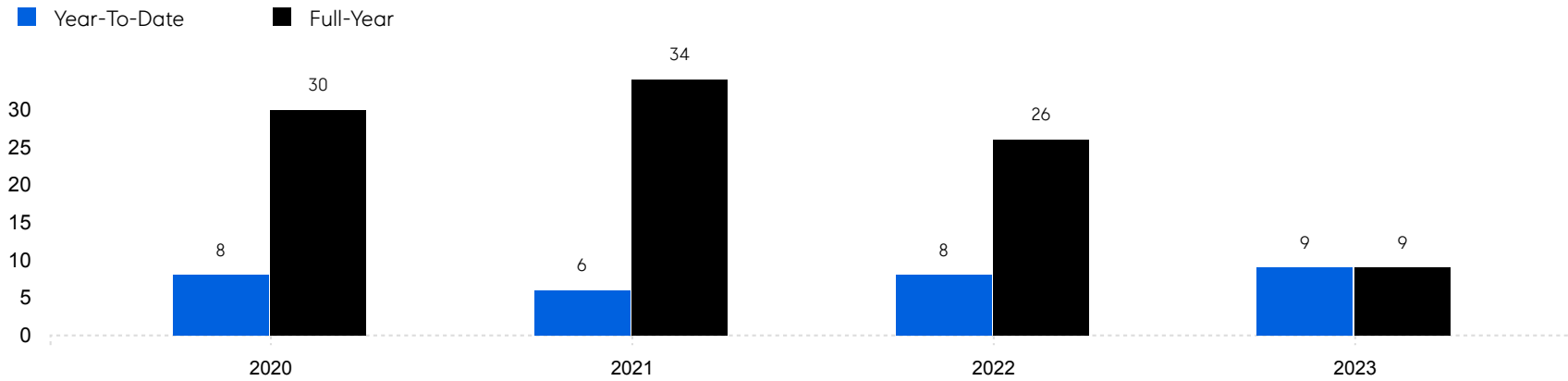


Alpine

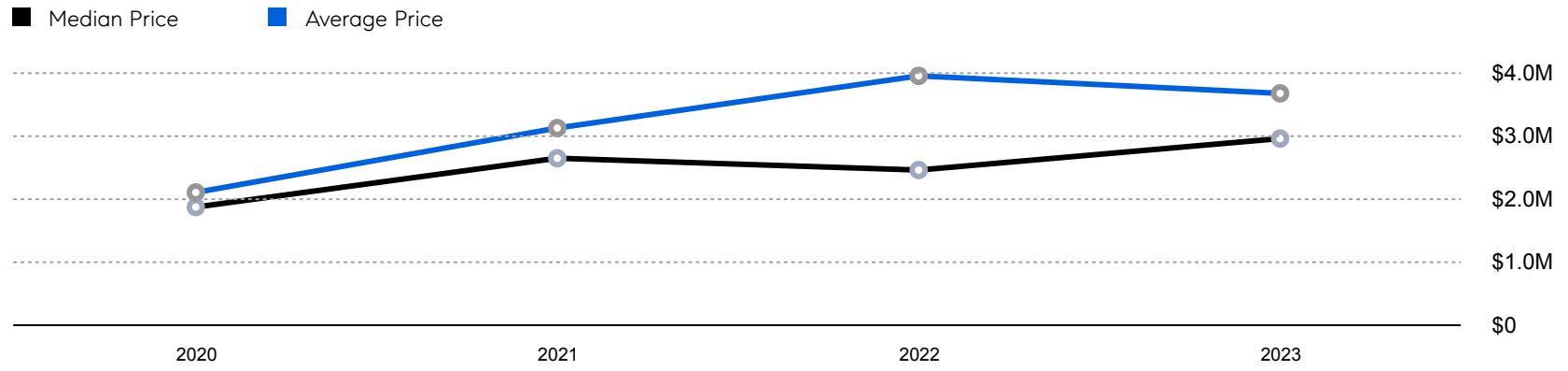
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	8	9	12.5%
	SALES VOLUME	\$45,872,000	\$33,115,025	-27.8%
	MEDIAN PRICE	\$2,475,000	\$2,962,500	19.7%
	AVERAGE PRICE	\$5,734,000	\$3,679,447	-35.8%
	AVERAGE DOM	210	114	-45.7%
	# OF CONTRACTS	8	6	-25.0%
	# NEW LISTINGS	16	15	-6.2%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Alpine

Historic Sales



Historic Sales Prices

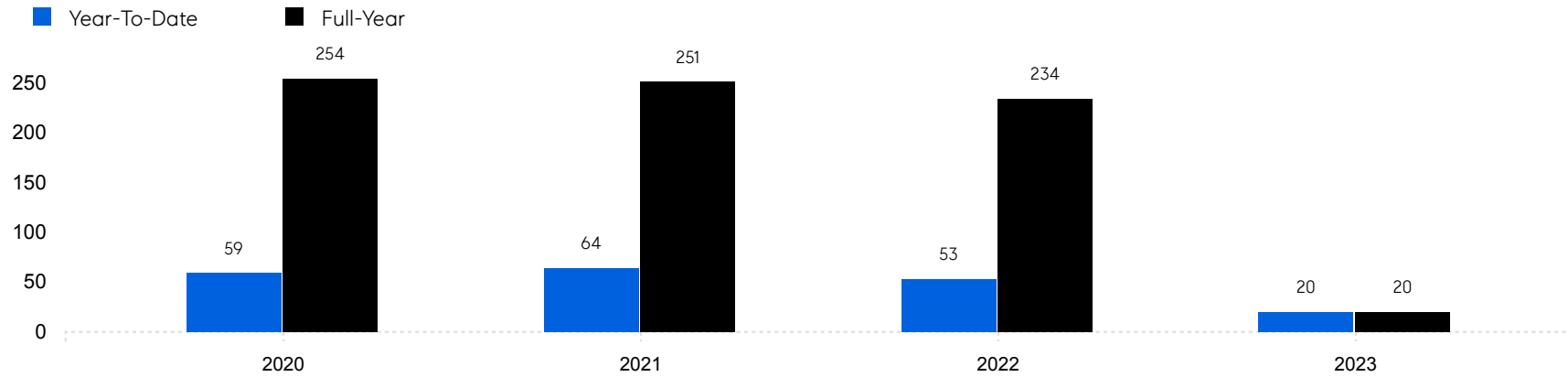


Bergenfield

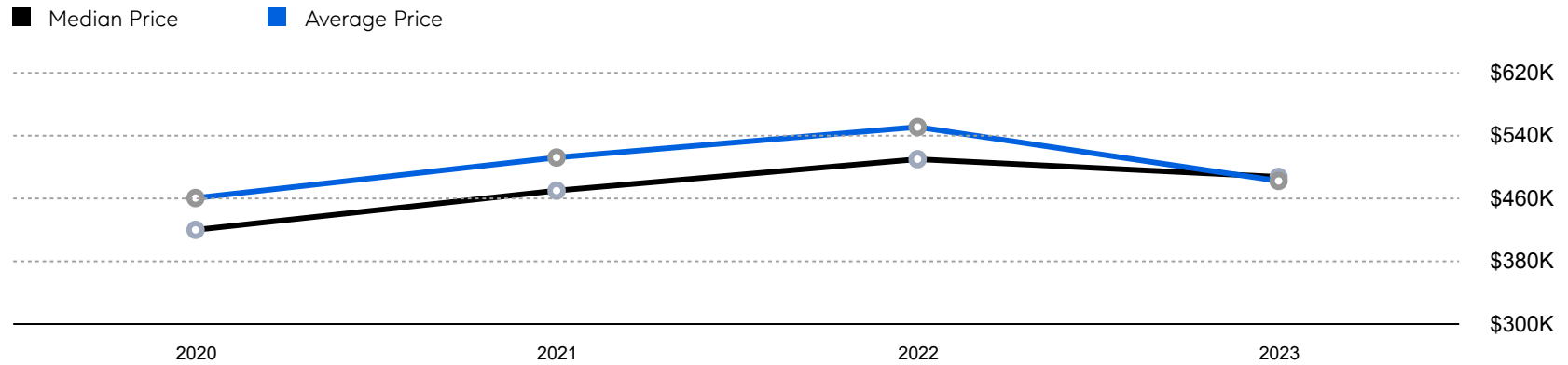
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	50	19	-62.0%
	SALES VOLUME	\$27,690,518	\$9,386,000	-66.1%
	MEDIAN PRICE	\$512,500	\$500,000	-2.4%
	AVERAGE PRICE	\$553,810	\$494,000	-10.8%
	AVERAGE DOM	39	58	48.7%
	# OF CONTRACTS	64	26	-59.4%
	# NEW LISTINGS	69	29	-58.0%
Condo/Co-op/Townhouse	# OF SALES	3	1	-66.7%
	SALES VOLUME	\$700,000	\$260,000	-62.9%
	MEDIAN PRICE	\$235,000	\$260,000	10.6%
	AVERAGE PRICE	\$233,333	\$260,000	11.4%
	AVERAGE DOM	18	234	1,200.0%
	# OF CONTRACTS	5	2	-60.0%
	# NEW LISTINGS	7	1	-85.7%

Bergenfield

Historic Sales



Historic Sales Prices

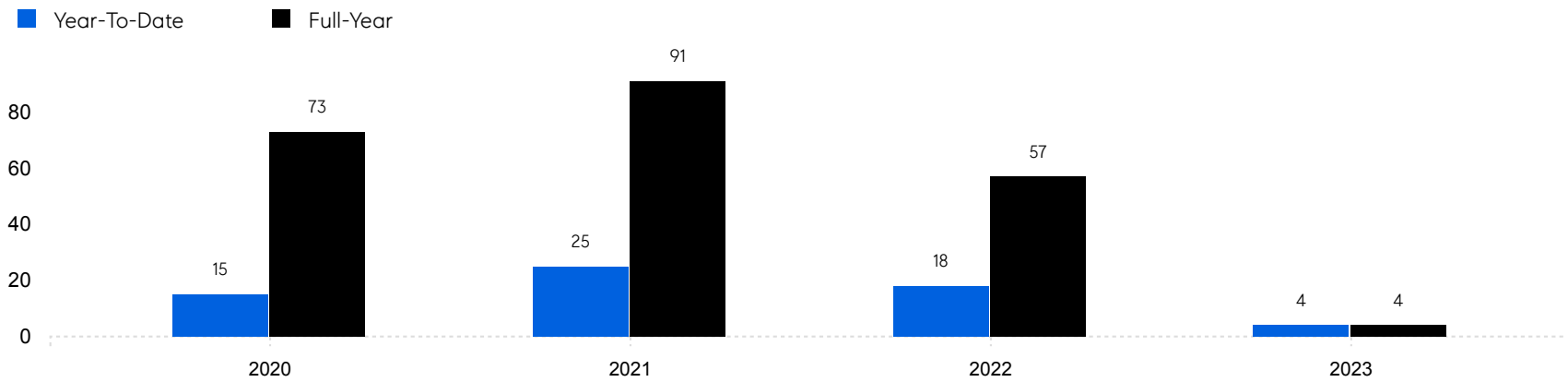


Bogota

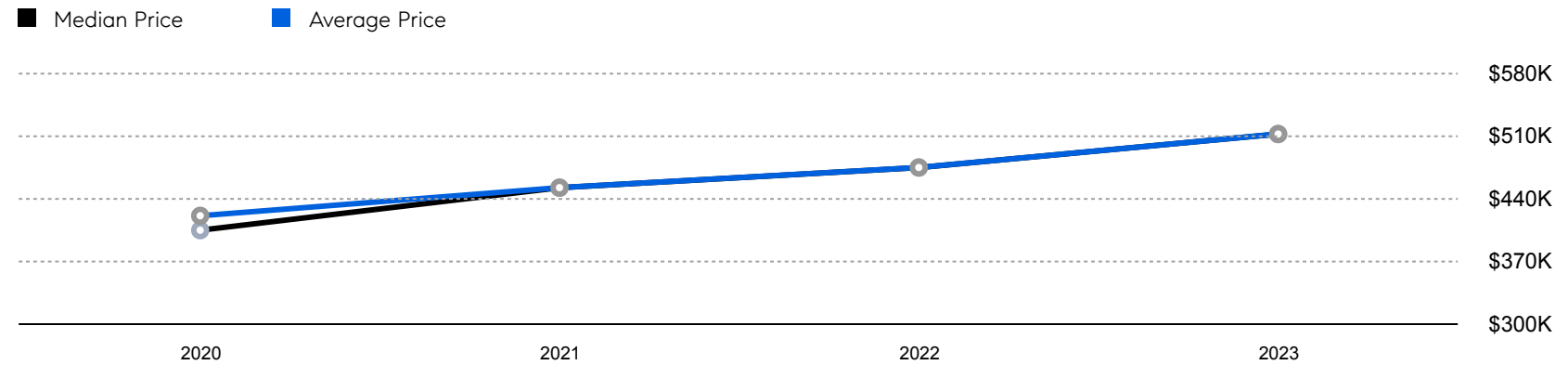
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	18	4	-77.8%
	SALES VOLUME	\$8,222,527	\$2,050,000	-75.1%
	MEDIAN PRICE	\$462,500	\$512,500	10.8%
	AVERAGE PRICE	\$456,807	\$512,500	12.2%
	AVERAGE DOM	78	55	-29.5%
	# OF CONTRACTS	17	19	11.8%
	# NEW LISTINGS	11	13	18.2%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Bogota

Historic Sales



Historic Sales Prices

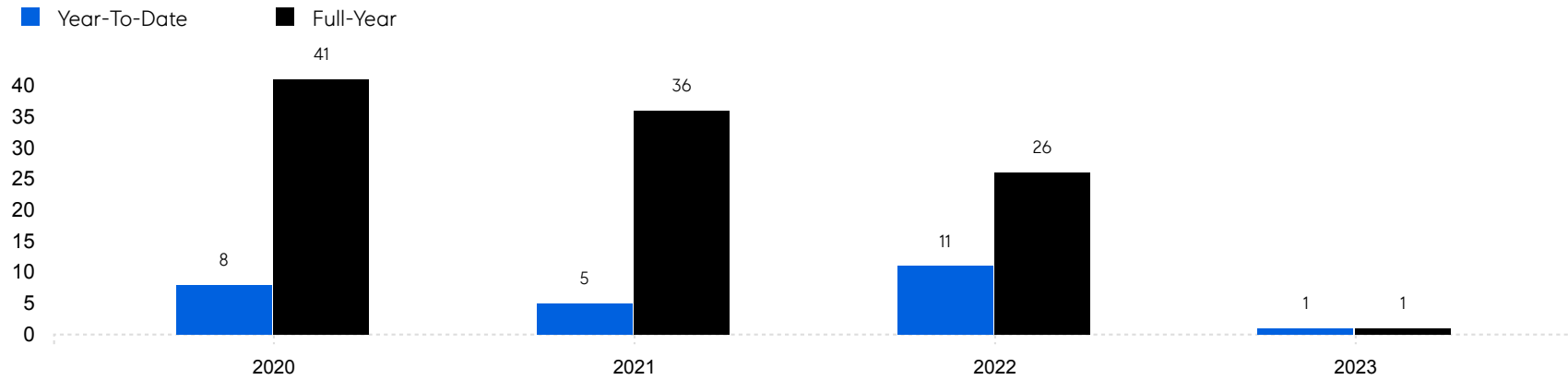


Carlstadt

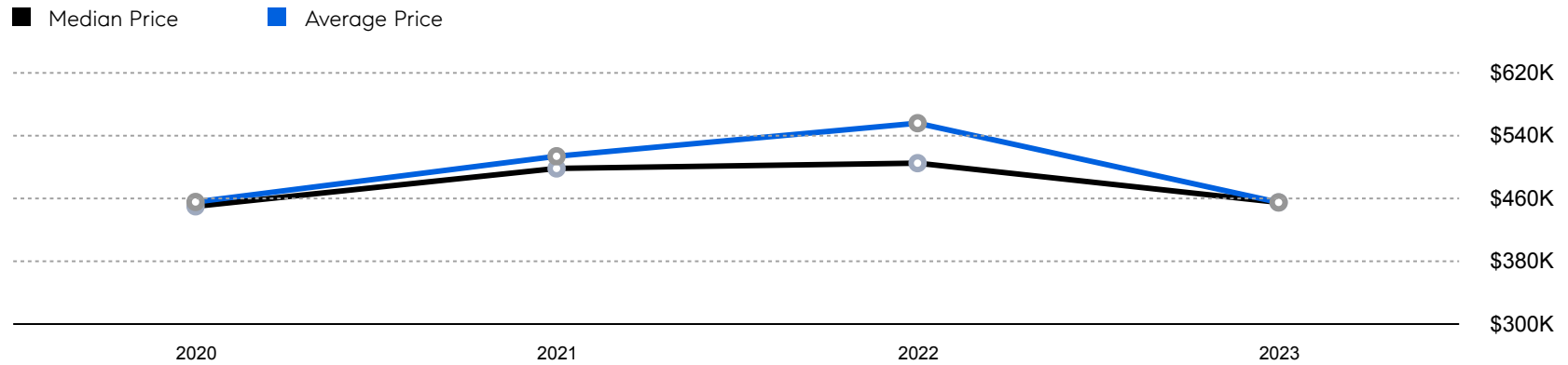
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	11	1	-90.9%
	SALES VOLUME	\$6,645,500	\$455,000	-93.2%
	MEDIAN PRICE	\$520,000	\$455,000	-12.5%
	AVERAGE PRICE	\$604,136	\$455,000	-24.7%
	AVERAGE DOM	34	18	-47.1%
	# OF CONTRACTS	5	4	-20.0%
	# NEW LISTINGS	6	2	-66.7%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Carlstadt

Historic Sales



Historic Sales Prices

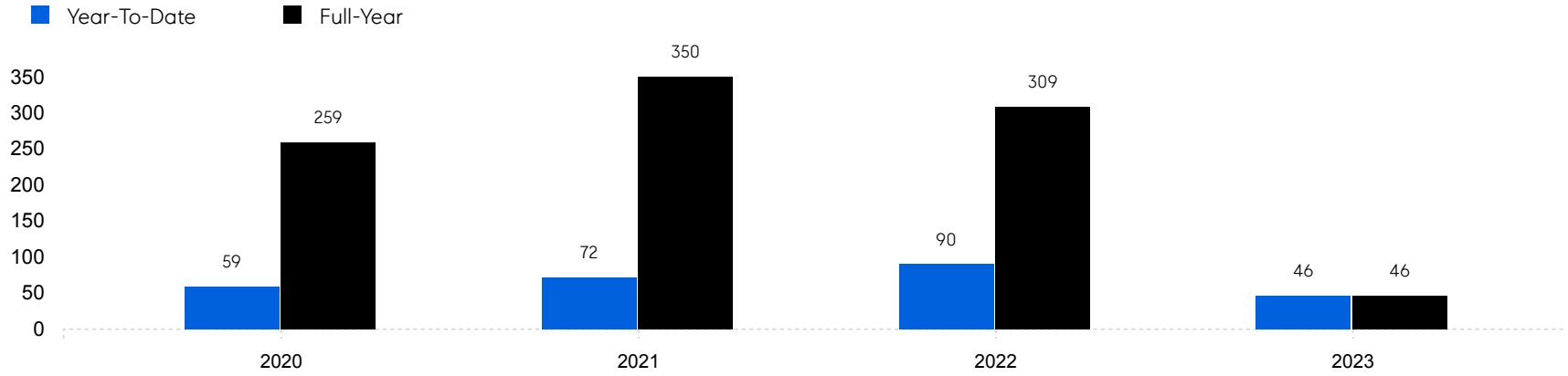


Cliffside Park

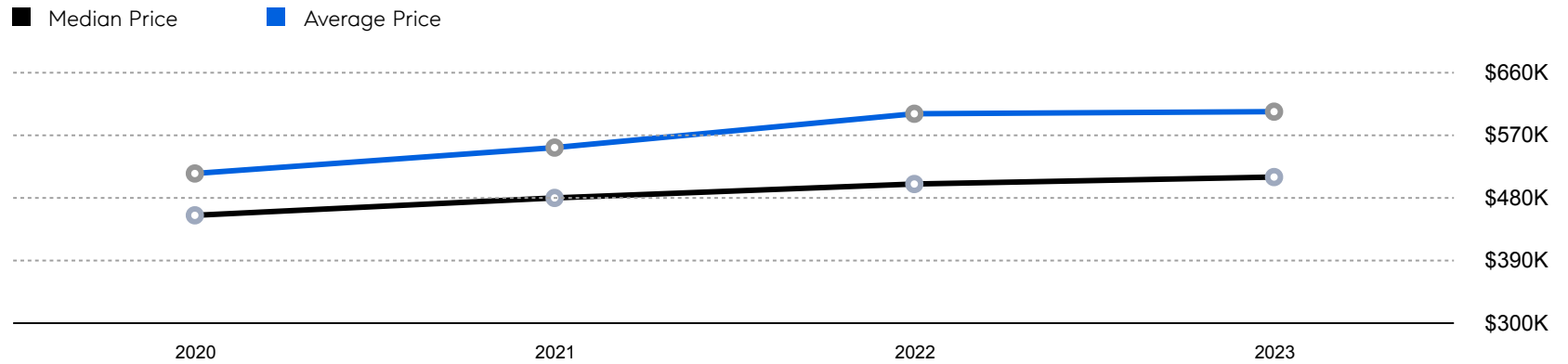
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	18	7	-61.1%
	SALES VOLUME	\$14,280,999	\$4,605,000	-67.8%
	MEDIAN PRICE	\$622,500	\$510,000	-18.1%
	AVERAGE PRICE	\$793,389	\$657,857	-17.1%
	AVERAGE DOM	36	54	50.0%
	# OF CONTRACTS	14	13	-7.1%
	# NEW LISTINGS	16	7	-56.2%
Condo/Co-op/Townhouse	# OF SALES	72	39	-45.8%
	SALES VOLUME	\$38,999,018	\$23,179,898	-40.6%
	MEDIAN PRICE	\$476,250	\$500,000	5.0%
	AVERAGE PRICE	\$541,653	\$594,356	9.7%
	AVERAGE DOM	77	59	-23.4%
	# OF CONTRACTS	81	57	-29.6%
	# NEW LISTINGS	105	63	-40.0%

Cliffside Park

Historic Sales



Historic Sales Prices

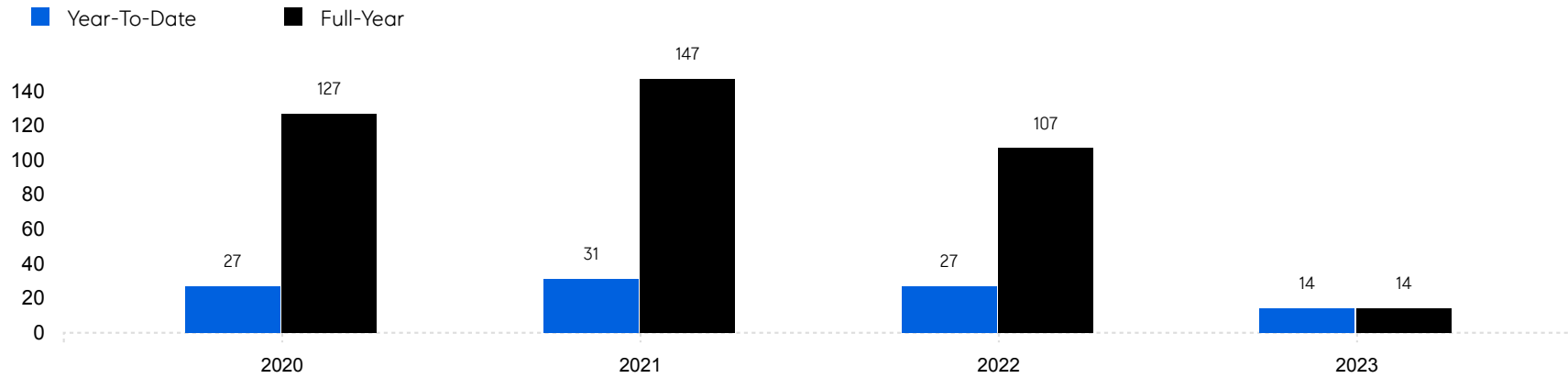


Cluster

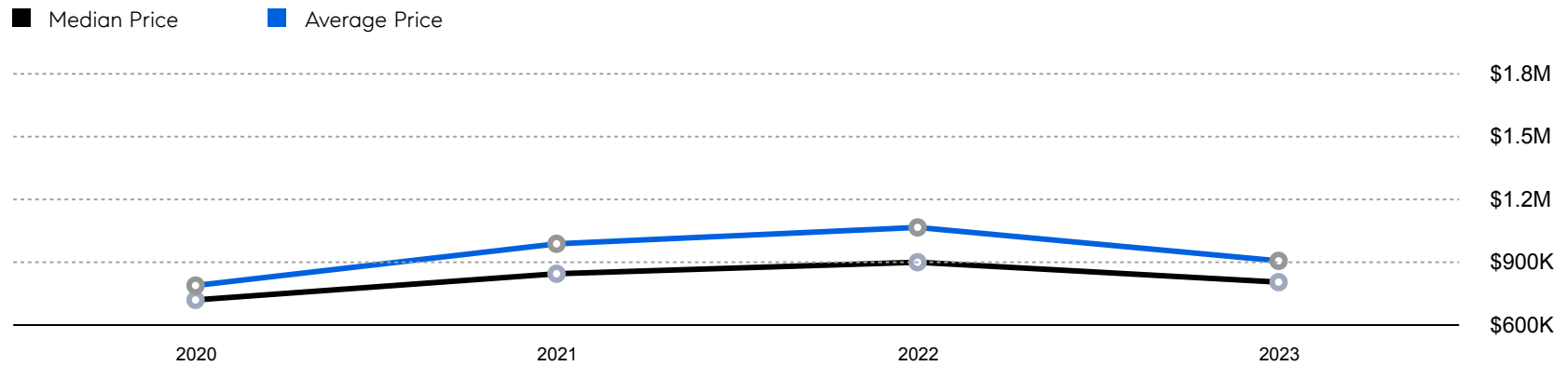
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	27	14	-48.1%
	SALES VOLUME	\$26,138,999	\$12,692,888	-51.4%
	MEDIAN PRICE	\$920,000	\$805,000	-12.5%
	AVERAGE PRICE	\$968,111	\$906,635	-6.4%
	AVERAGE DOM	64	54	-15.6%
	# OF CONTRACTS	29	15	-48.3%
	# NEW LISTINGS	39	20	-48.7%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Cluster

Historic Sales



Historic Sales Prices

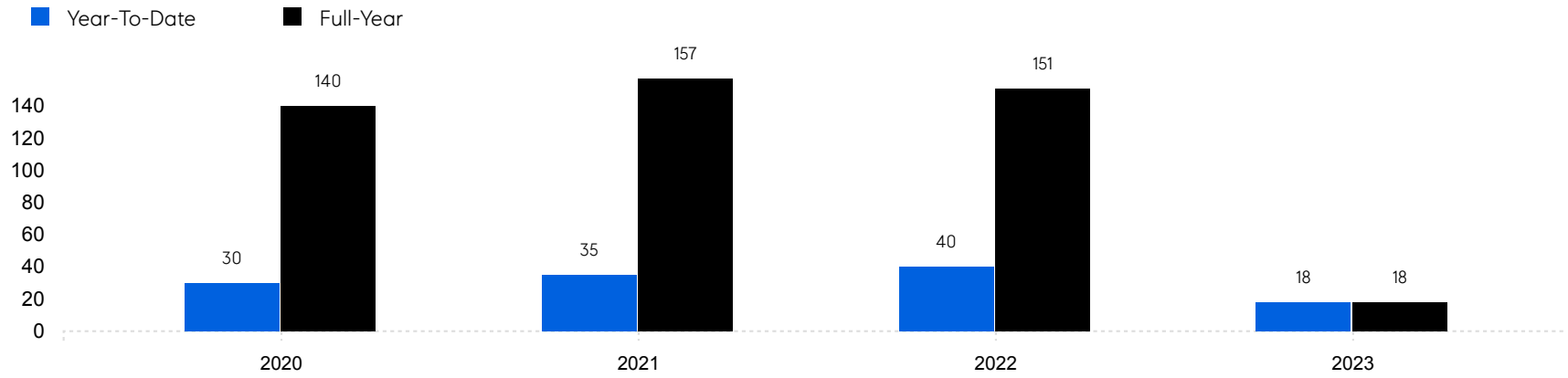


Cresskill

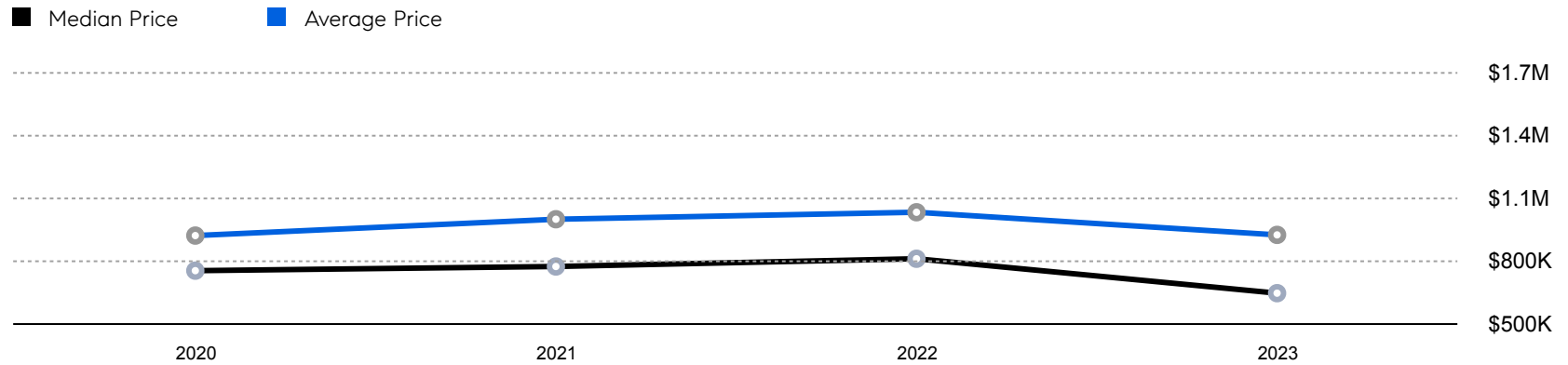
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	32	15	-53.1%
	SALES VOLUME	\$29,409,000	\$15,048,500	-48.8%
	MEDIAN PRICE	\$707,500	\$665,000	-6.0%
	AVERAGE PRICE	\$919,031	\$1,003,233	9.2%
	AVERAGE DOM	50	71	42.0%
	# OF CONTRACTS	42	20	-52.4%
	# NEW LISTINGS	53	26	-50.9%
Condo/Co-op/Townhouse	# OF SALES	8	3	-62.5%
	SALES VOLUME	\$5,843,499	\$1,620,000	-72.3%
	MEDIAN PRICE	\$763,750	\$450,000	-41.1%
	AVERAGE PRICE	\$730,437	\$540,000	-26.1%
	AVERAGE DOM	67	89	32.8%
	# OF CONTRACTS	4	2	-50.0%
	# NEW LISTINGS	7	4	-42.9%

Cresskill

Historic Sales



Historic Sales Prices

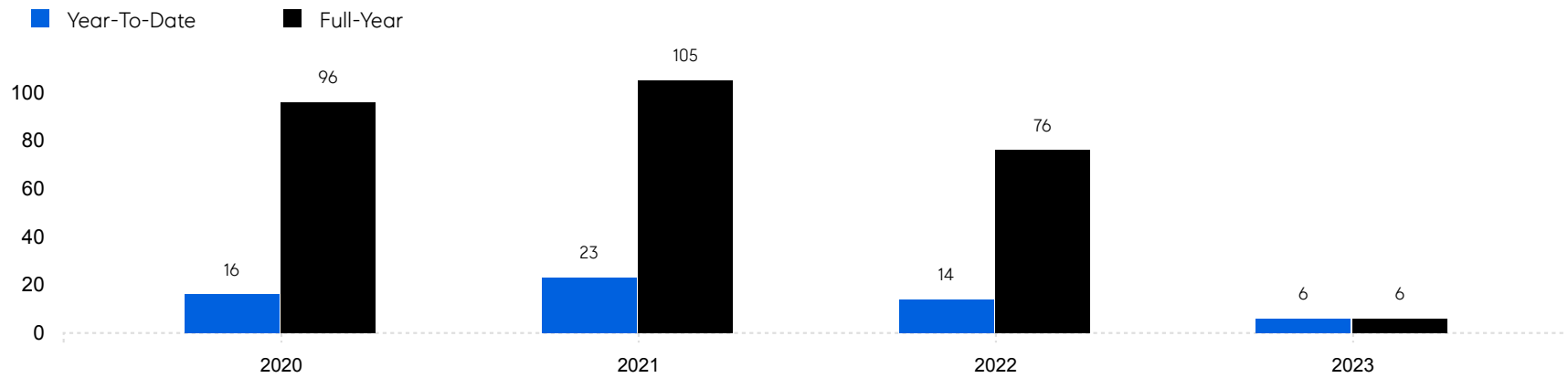


Demarest

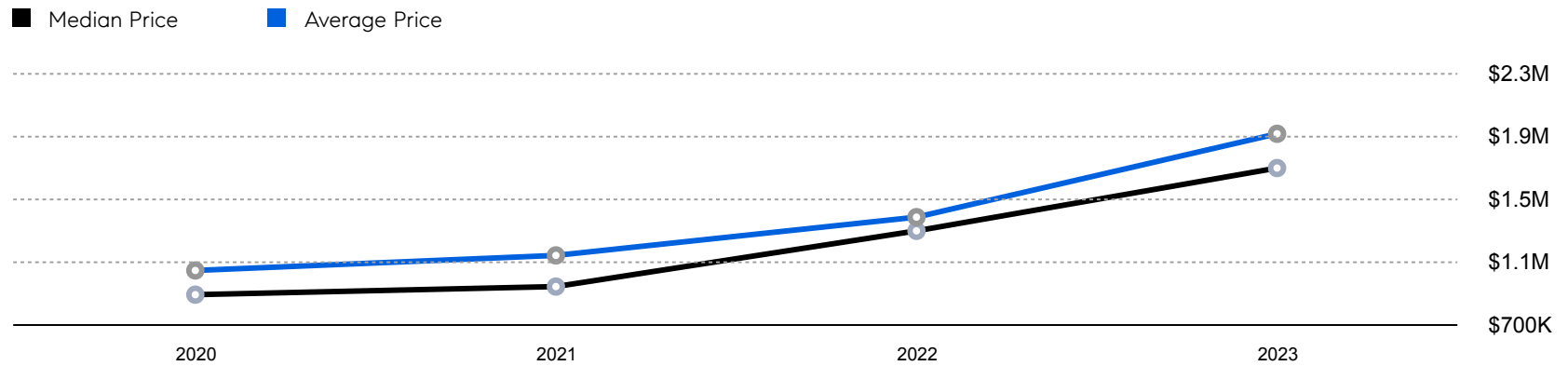
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	13	5	-61.5%
	SALES VOLUME	\$17,335,800	\$9,760,000	-43.7%
	MEDIAN PRICE	\$1,043,800	\$1,650,000	58.1%
	AVERAGE PRICE	\$1,333,523	\$1,952,000	46.4%
	AVERAGE DOM	35	224	540.0%
	# OF CONTRACTS	18	14	-22.2%
	# NEW LISTINGS	28	14	-50.0%
Condo/Co-op/Townhouse	# OF SALES	1	1	0.0%
	SALES VOLUME	\$1,635,000	\$1,750,000	7.0%
	MEDIAN PRICE	\$1,635,000	\$1,750,000	7.0%
	AVERAGE PRICE	\$1,635,000	\$1,750,000	7.0%
	AVERAGE DOM	356	42	-88.2%
	# OF CONTRACTS	2	1	-50.0%
	# NEW LISTINGS	2	1	-50.0%

Demarest

Historic Sales



Historic Sales Prices

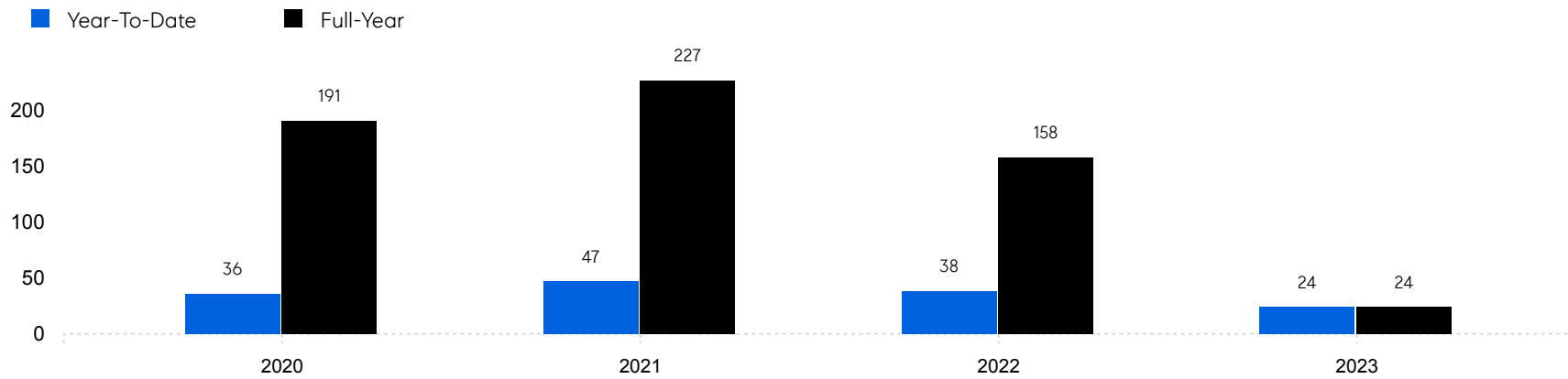


Dumont

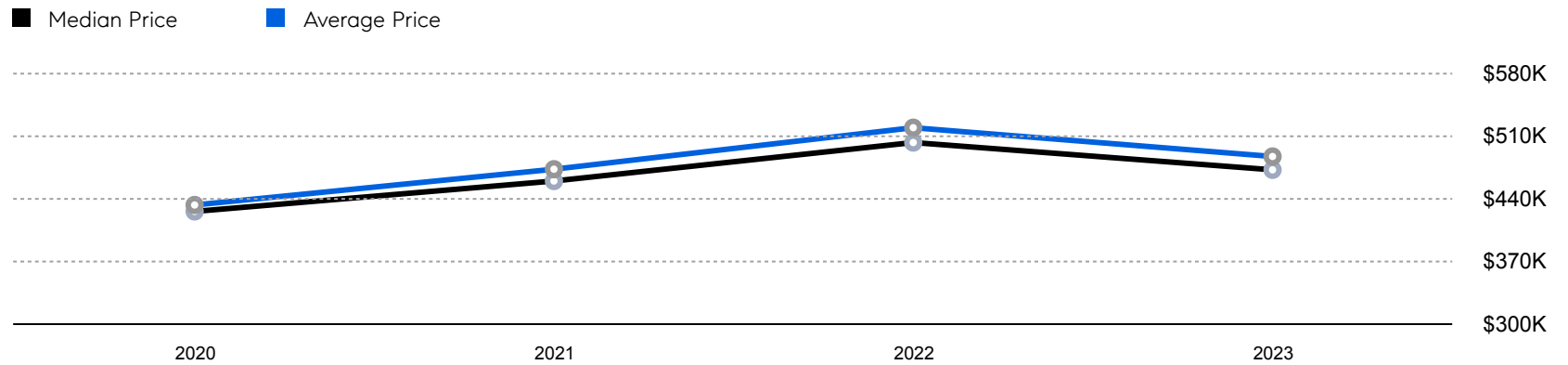
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	38	24	-36.8%
	SALES VOLUME	\$19,718,000	\$11,697,610	-40.7%
	MEDIAN PRICE	\$505,000	\$472,500	-6.4%
	AVERAGE PRICE	\$518,895	\$487,400	-6.1%
	AVERAGE DOM	27	46	70.4%
	# OF CONTRACTS	38	32	-15.8%
	# NEW LISTINGS	53	37	-30.2%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Dumont

Historic Sales



Historic Sales Prices

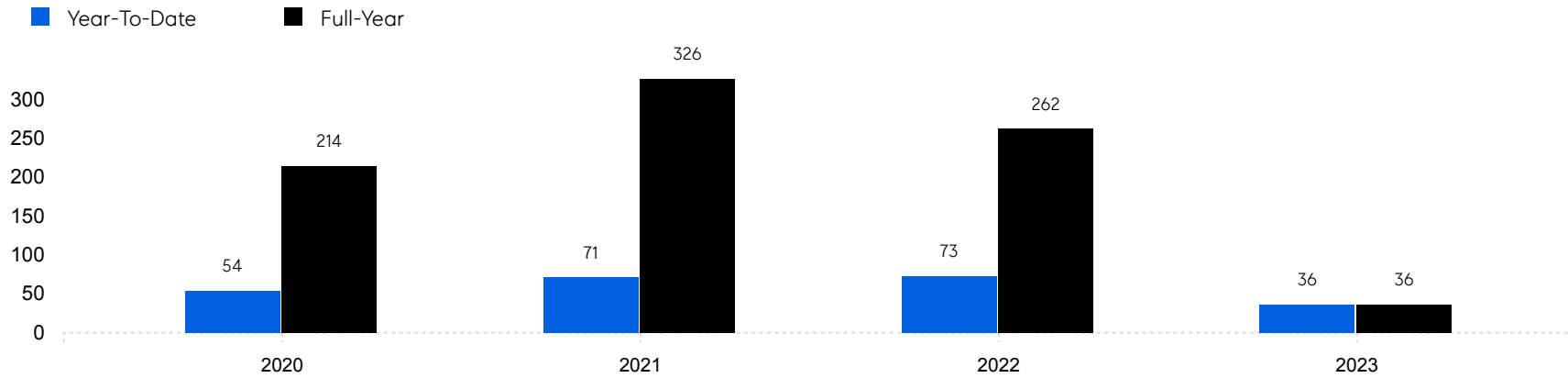


Edgewater

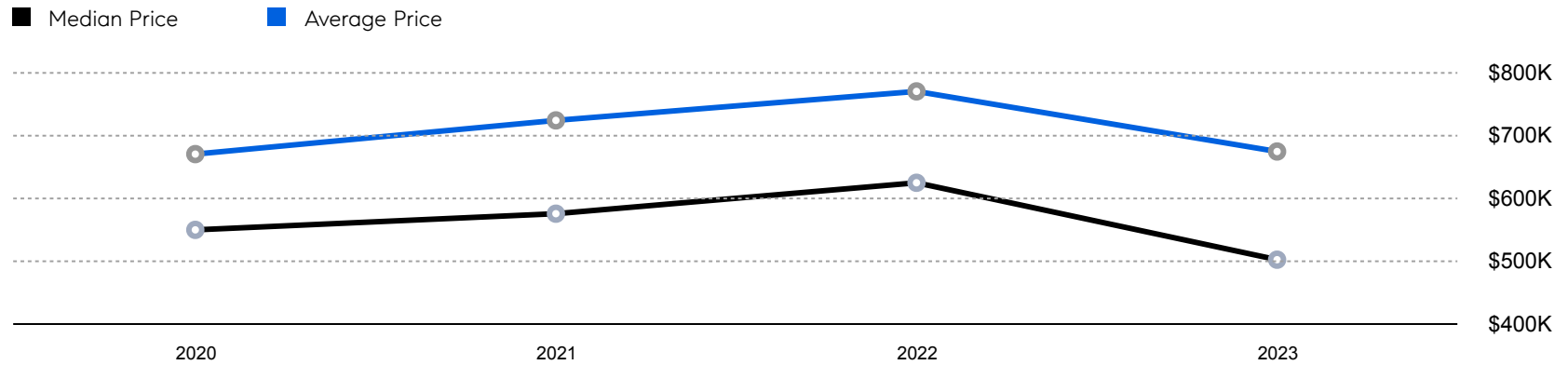
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	5	1	-80.0%
	SALES VOLUME	\$5,160,000	\$375,000	-92.7%
	MEDIAN PRICE	\$920,000	\$375,000	-59.2%
	AVERAGE PRICE	\$1,032,000	\$375,000	-63.7%
	AVERAGE DOM	105	89	-15.2%
	# OF CONTRACTS	3	4	33.3%
	# NEW LISTINGS	9	8	-11.1%
Condo/Co-op/Townhouse	# OF SALES	68	35	-48.5%
	SALES VOLUME	\$52,743,400	\$23,917,700	-54.7%
	MEDIAN PRICE	\$615,000	\$505,000	-17.9%
	AVERAGE PRICE	\$775,638	\$683,363	-11.9%
	AVERAGE DOM	84	69	-17.9%
	# OF CONTRACTS	84	64	-23.8%
	# NEW LISTINGS	100	73	-27.0%

Edgewater

Historic Sales



Historic Sales Prices

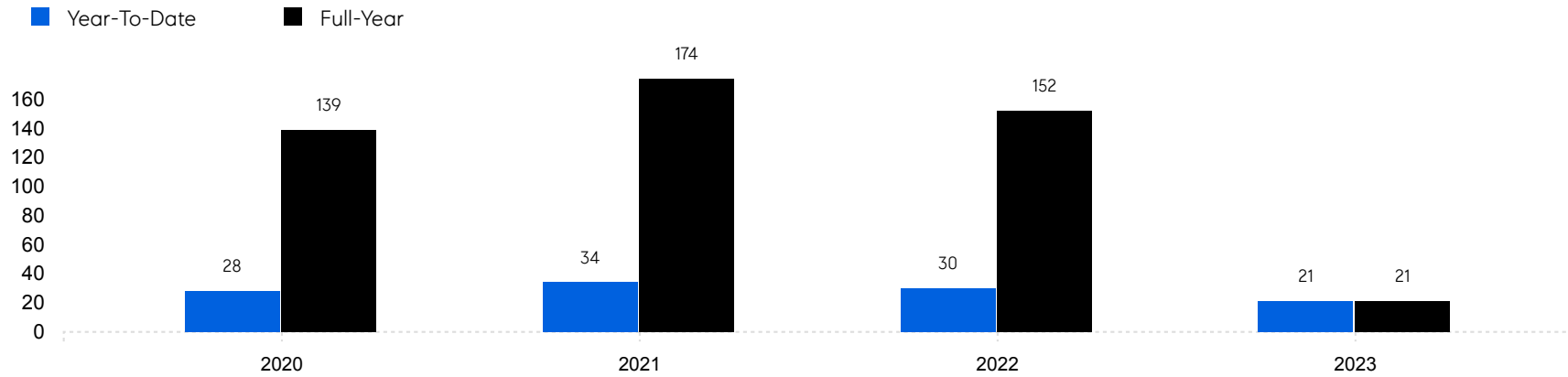


Elmwood Park

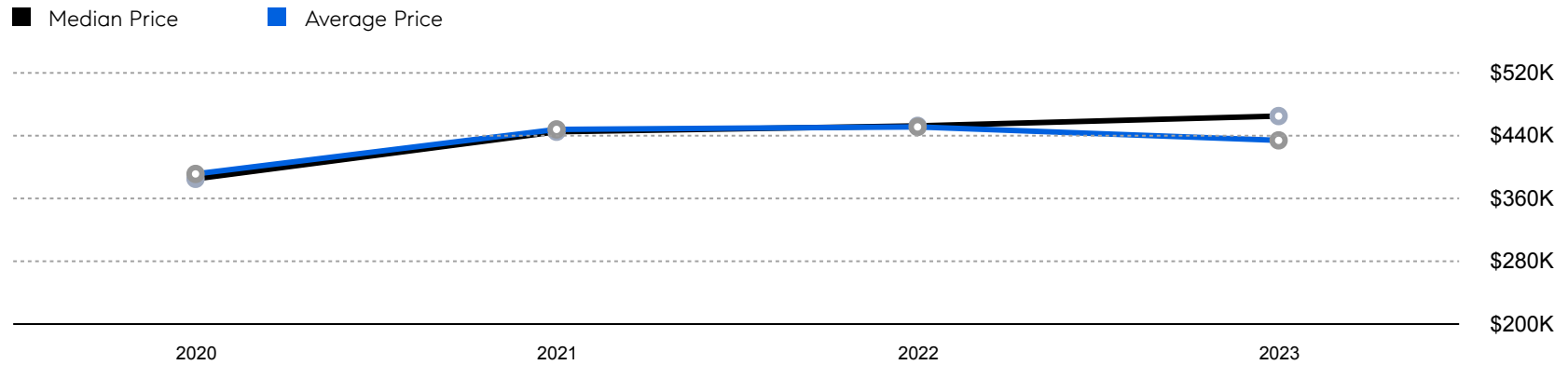
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	25	19	-24.0%
	SALES VOLUME	\$10,881,700	\$8,934,000	-17.9%
	MEDIAN PRICE	\$415,000	\$465,000	12.0%
	AVERAGE PRICE	\$435,268	\$470,211	8.0%
	AVERAGE DOM	65	40	-38.5%
	# OF CONTRACTS	44	29	-34.1%
	# NEW LISTINGS	43	18	-58.1%
Condo/Co-op/Townhouse	# OF SALES	5	2	-60.0%
	SALES VOLUME	\$1,839,900	\$181,000	-90.2%
	MEDIAN PRICE	\$340,000	\$90,500	-73.4%
	AVERAGE PRICE	\$367,980	\$90,500	-75.4%
	AVERAGE DOM	64	108	68.8%
	# OF CONTRACTS	7	1	-85.7%
	# NEW LISTINGS	8	1	-87.5%

Elmwood Park

Historic Sales



Historic Sales Prices

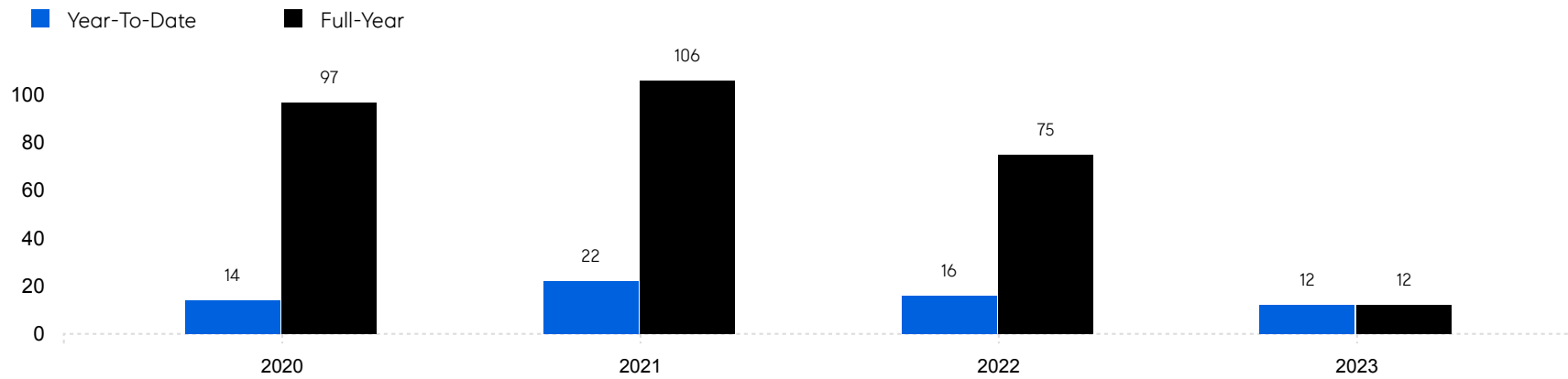


Emerson

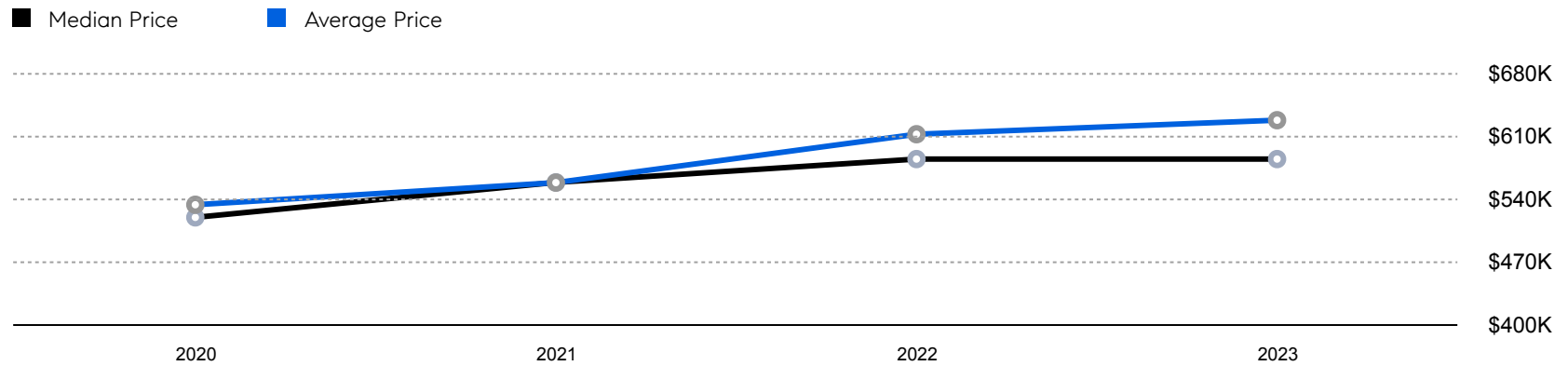
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	14	12	-14.3%
	SALES VOLUME	\$7,824,000	\$7,540,000	-3.6%
	MEDIAN PRICE	\$547,000	\$585,000	6.9%
	AVERAGE PRICE	\$558,857	\$628,333	12.4%
	AVERAGE DOM	21	41	95.2%
	# OF CONTRACTS	16	14	-12.5%
	# NEW LISTINGS	21	19	-9.5%
Condo/Co-op/Townhouse	# OF SALES	2	0	0.0%
	SALES VOLUME	\$735,000	-	-
	MEDIAN PRICE	\$367,500	-	-
	AVERAGE PRICE	\$367,500	-	-
	AVERAGE DOM	28	-	-
	# OF CONTRACTS	1	0	0.0%
	# NEW LISTINGS	0	2	0.0%

Emerson

Historic Sales



Historic Sales Prices

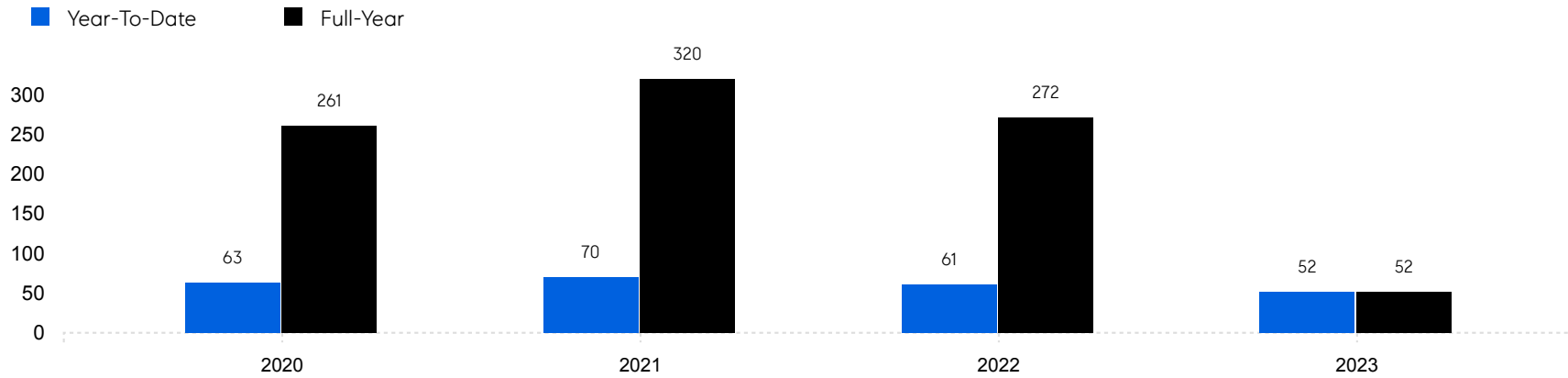


Englewood

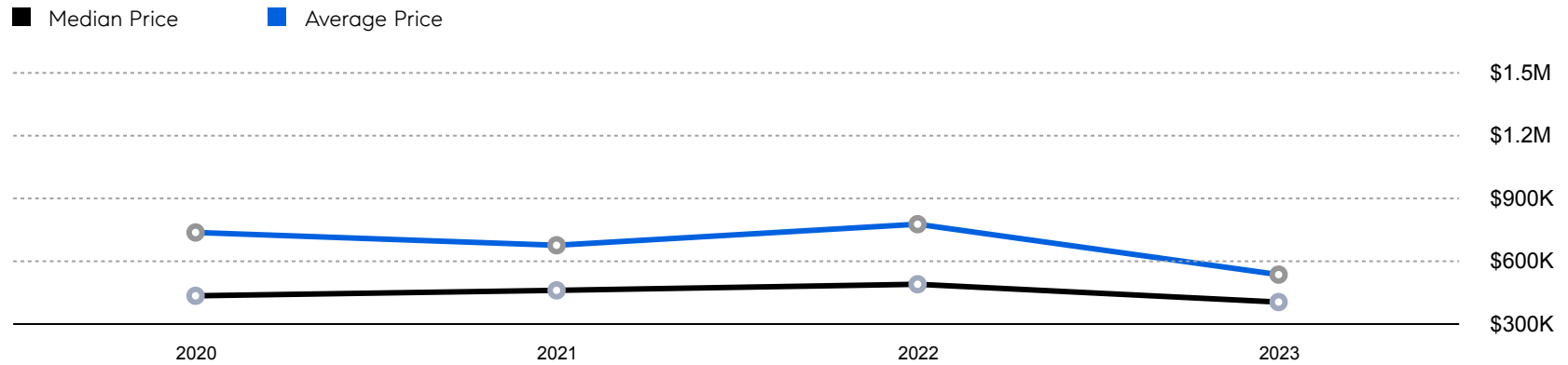
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	31	27	-12.9%
	SALES VOLUME	\$28,773,500	\$19,422,000	-32.5%
	MEDIAN PRICE	\$615,000	\$500,000	-18.7%
	AVERAGE PRICE	\$928,177	\$719,333	-22.5%
	AVERAGE DOM	67	59	-11.9%
	# OF CONTRACTS	51	25	-51.0%
	# NEW LISTINGS	56	29	-48.2%
Condo/Co-op/Townhouse	# OF SALES	30	25	-16.7%
	SALES VOLUME	\$14,156,000	\$8,453,500	-40.3%
	MEDIAN PRICE	\$382,500	\$310,000	-19.0%
	AVERAGE PRICE	\$471,867	\$338,140	-28.3%
	AVERAGE DOM	48	37	-22.9%
	# OF CONTRACTS	40	28	-30.0%
	# NEW LISTINGS	43	26	-39.5%

Englewood

Historic Sales



Historic Sales Prices

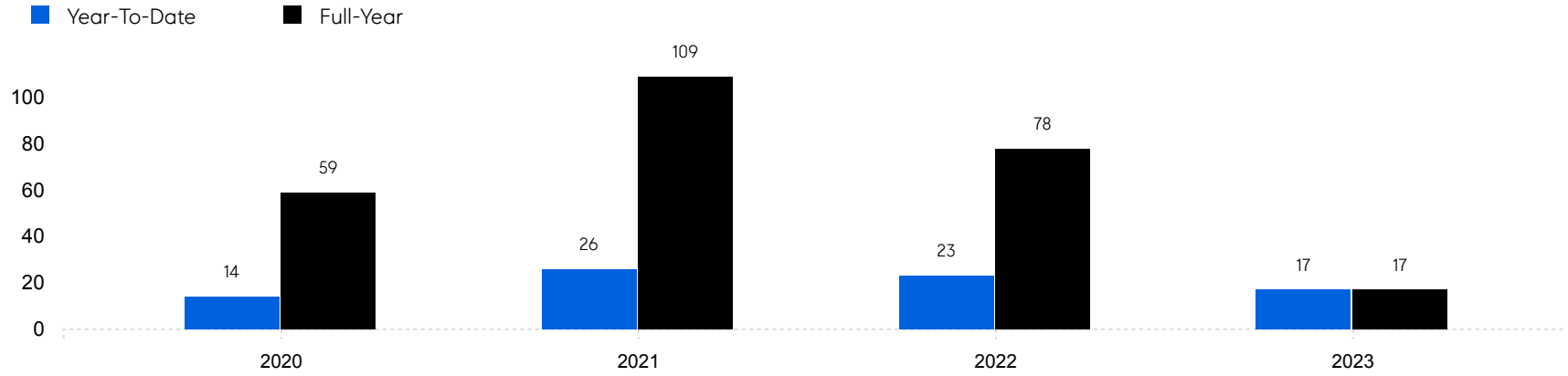


Englewood Cliffs

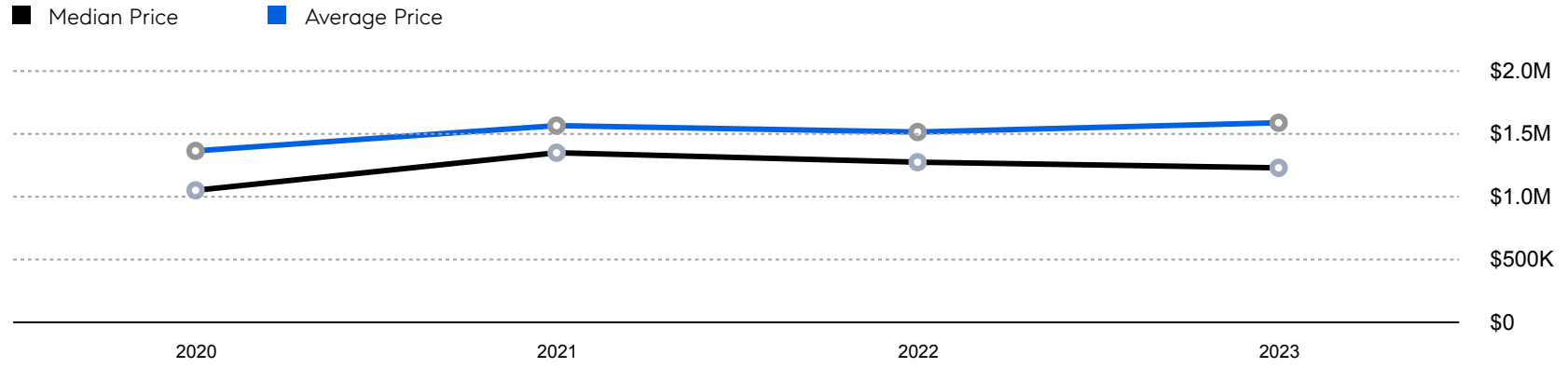
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	23	17	-26.1%
	SALES VOLUME	\$42,217,000	\$27,007,000	-36.0%
	MEDIAN PRICE	\$1,380,000	\$1,230,000	-10.9%
	AVERAGE PRICE	\$1,835,522	\$1,588,647	-13.4%
	AVERAGE DOM	70	88	25.7%
	# OF CONTRACTS	29	17	-41.4%
	# NEW LISTINGS	29	21	-27.6%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Englewood Cliffs

Historic Sales



Historic Sales Prices

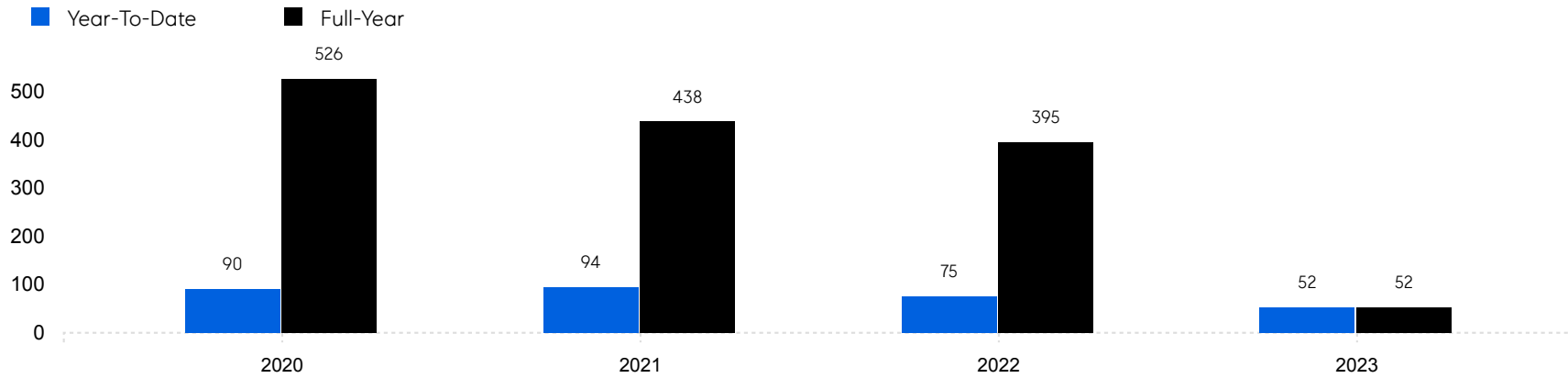


Fair Lawn

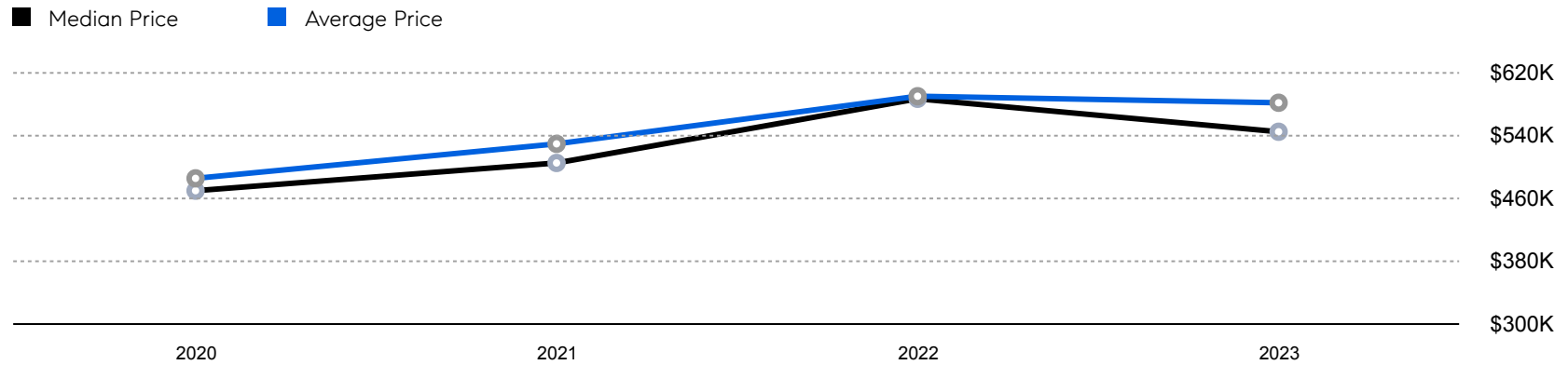
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	67	50	-25.4%
	SALES VOLUME	\$35,813,000	\$29,171,875	-18.5%
	MEDIAN PRICE	\$510,000	\$545,000	6.9%
	AVERAGE PRICE	\$534,522	\$583,438	9.2%
	AVERAGE DOM	36	33	-8.3%
	# OF CONTRACTS	74	61	-17.6%
	# NEW LISTINGS	97	65	-33.0%
Condo/Co-op/Townhouse	# OF SALES	8	2	-75.0%
	SALES VOLUME	\$4,886,841	\$1,090,000	-77.7%
	MEDIAN PRICE	\$631,812	\$545,000	-13.7%
	AVERAGE PRICE	\$610,855	\$545,000	-10.8%
	AVERAGE DOM	48	105	118.8%
	# OF CONTRACTS	8	3	-62.5%
	# NEW LISTINGS	6	2	-66.7%

Fair Lawn

Historic Sales



Historic Sales Prices

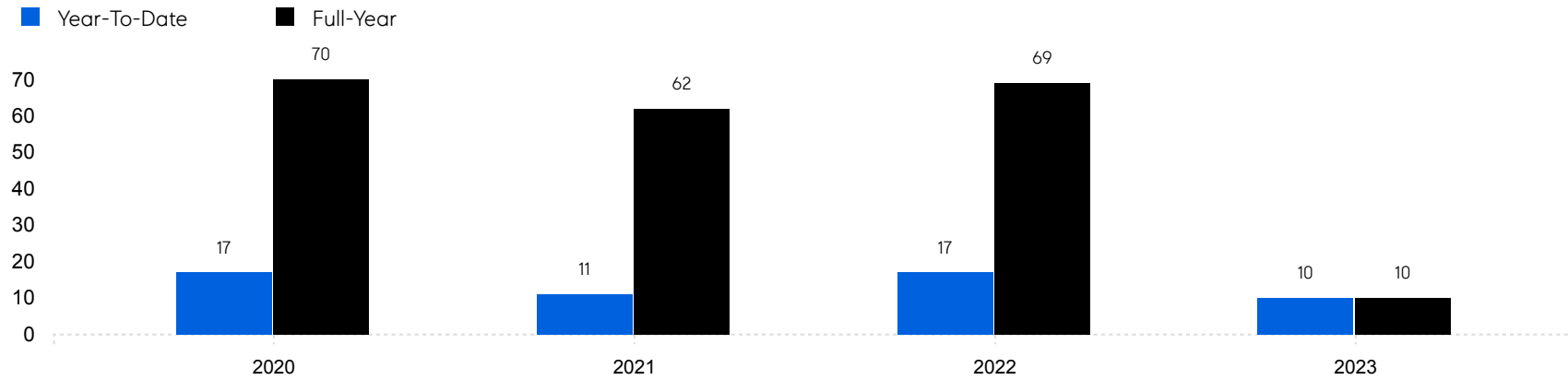


Fairview

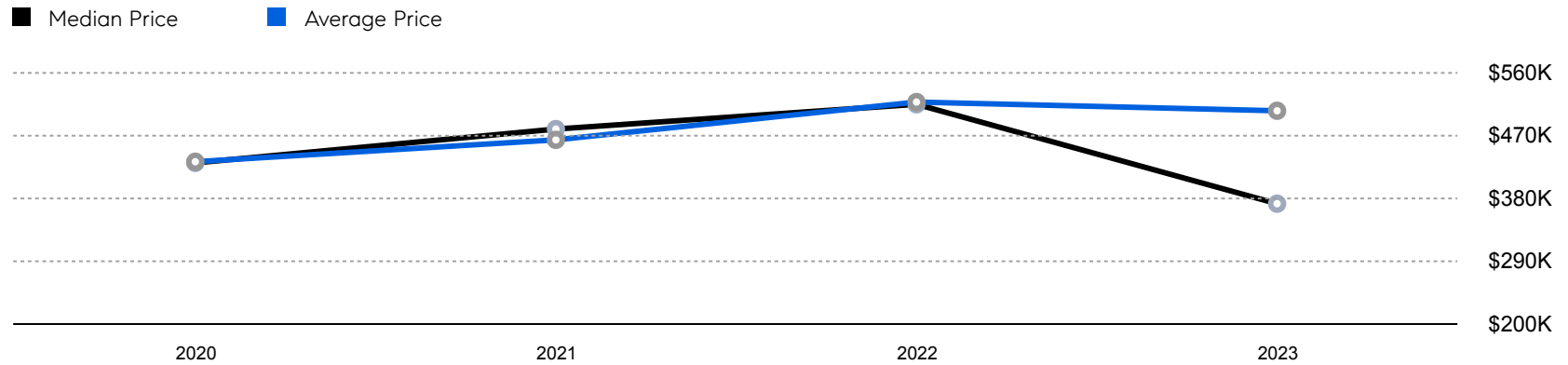
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	12	6	-50.0%
	SALES VOLUME	\$6,764,000	\$2,155,000	-68.1%
	MEDIAN PRICE	\$592,000	\$340,000	-42.6%
	AVERAGE PRICE	\$563,667	\$359,167	-36.3%
	AVERAGE DOM	105	35	-66.7%
	# OF CONTRACTS	12	5	-58.3%
	# NEW LISTINGS	9	10	11.1%
Condo/Co-op/Townhouse	# OF SALES	5	4	-20.0%
	SALES VOLUME	\$2,912,900	\$2,902,000	-0.4%
	MEDIAN PRICE	\$610,000	\$850,000	39.3%
	AVERAGE PRICE	\$582,580	\$725,500	24.5%
	AVERAGE DOM	16	62	287.5%
	# OF CONTRACTS	12	5	-58.3%
	# NEW LISTINGS	17	4	-76.5%

Fairview

Historic Sales



Historic Sales Prices

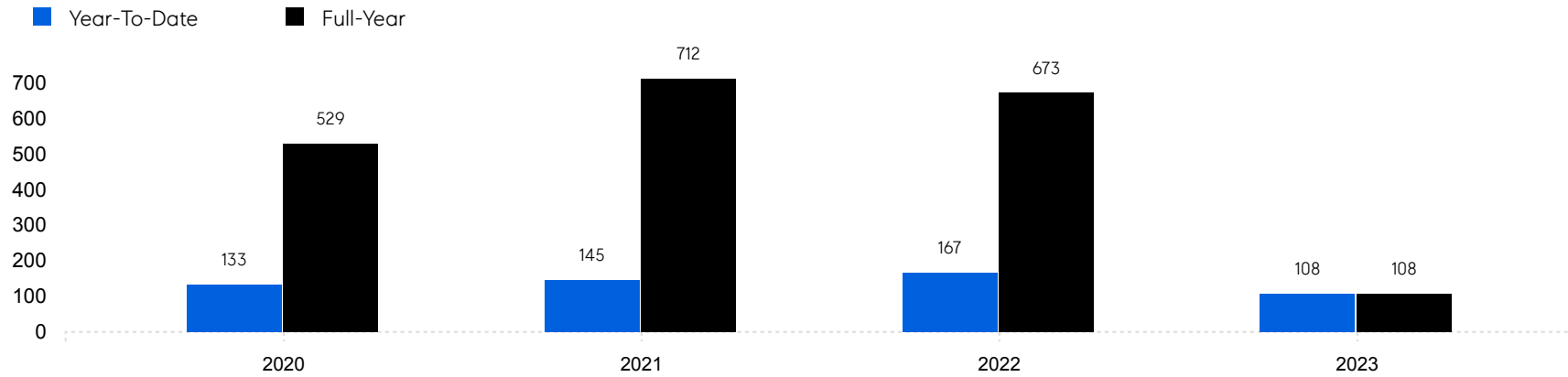


Fort Lee

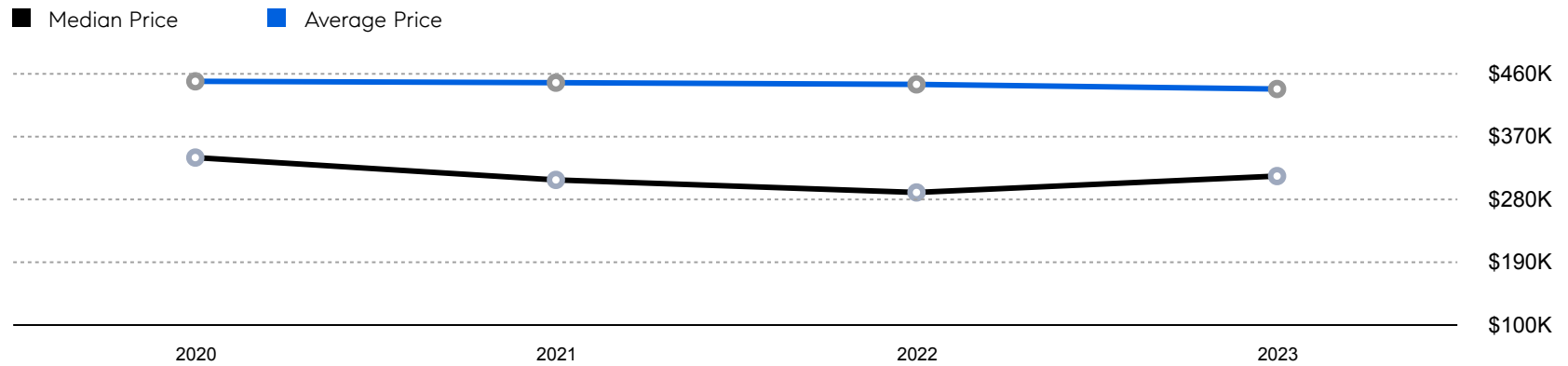
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	16	12	-25.0%
	SALES VOLUME	\$14,627,100	\$11,771,000	-19.5%
	MEDIAN PRICE	\$865,000	\$902,500	4.3%
	AVERAGE PRICE	\$914,194	\$980,917	7.3%
	AVERAGE DOM	67	58	-13.4%
	# OF CONTRACTS	21	16	-23.8%
	# NEW LISTINGS	28	10	-64.3%
Condo/Co-op/Townhouse	# OF SALES	151	96	-36.4%
	SALES VOLUME	\$48,287,149	\$35,562,900	-26.4%
	MEDIAN PRICE	\$240,000	\$275,500	14.8%
	AVERAGE PRICE	\$319,782	\$370,447	15.8%
	AVERAGE DOM	94	71	-24.5%
	# OF CONTRACTS	168	135	-19.6%
	# NEW LISTINGS	222	156	-29.7%

Fort Lee

Historic Sales



Historic Sales Prices

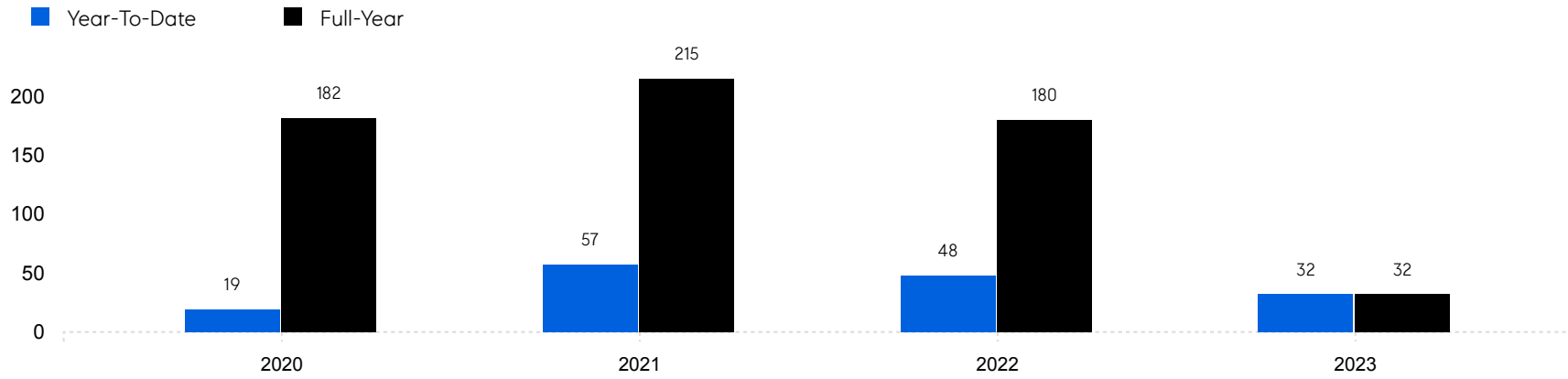


Franklin Lakes

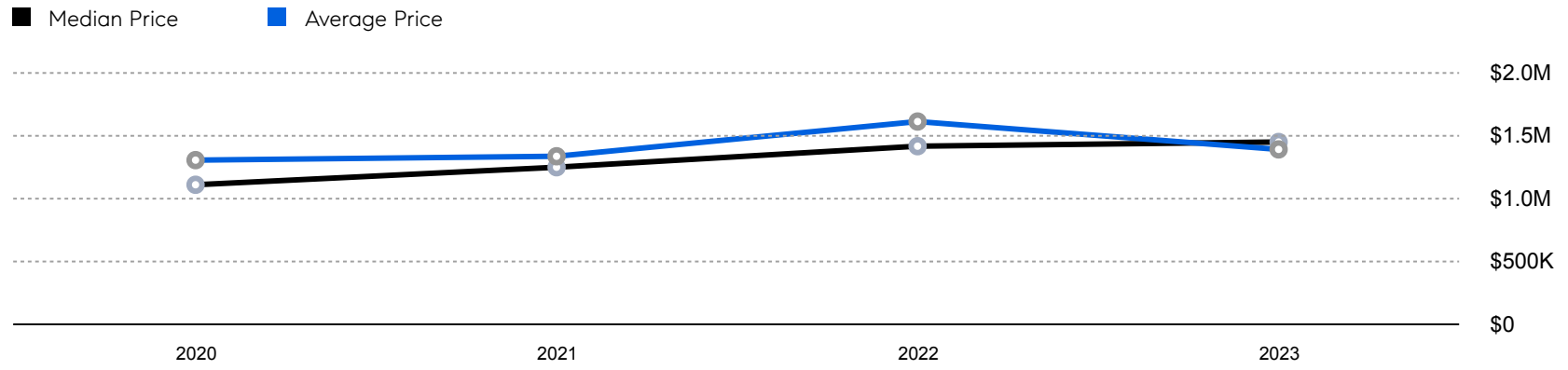
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	44	24	-45.5%
	SALES VOLUME	\$75,680,277	\$33,527,570	-55.7%
	MEDIAN PRICE	\$1,410,000	\$1,360,500	-3.5%
	AVERAGE PRICE	\$1,720,006	\$1,396,982	-18.8%
	AVERAGE DOM	78	81	3.8%
	# OF CONTRACTS	42	28	-33.3%
	# NEW LISTINGS	57	33	-42.1%
Condo/Co-op/Townhouse	# OF SALES	4	8	100.0%
	SALES VOLUME	\$6,013,889	\$11,012,267	83.1%
	MEDIAN PRICE	\$1,543,922	\$1,550,000	0.4%
	AVERAGE PRICE	\$1,503,472	\$1,376,533	-8.4%
	AVERAGE DOM	120	47	-60.8%
	# OF CONTRACTS	4	7	75.0%
	# NEW LISTINGS	1	8	700.0%

Franklin Lakes

Historic Sales



Historic Sales Prices

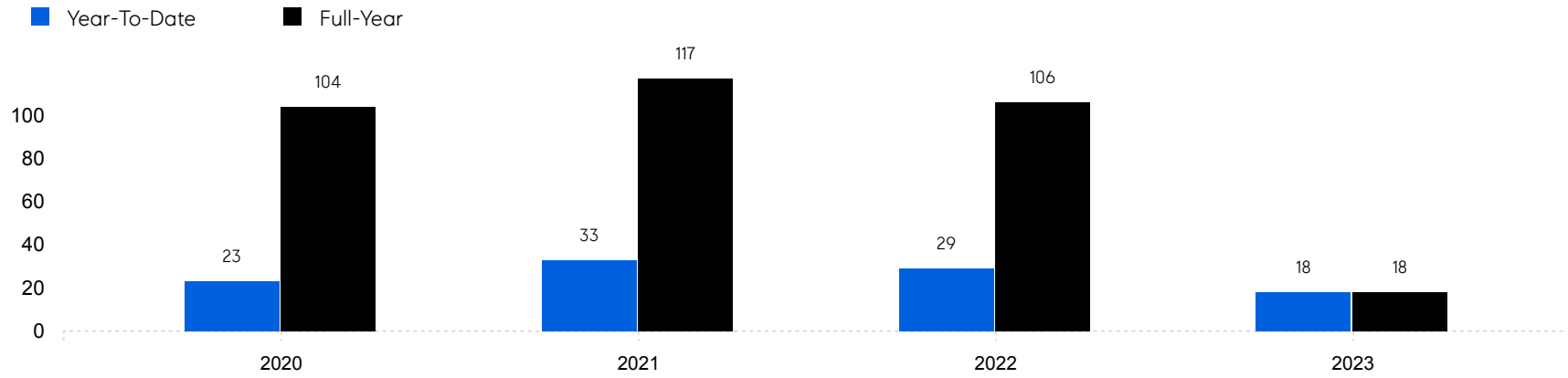


Garfield City

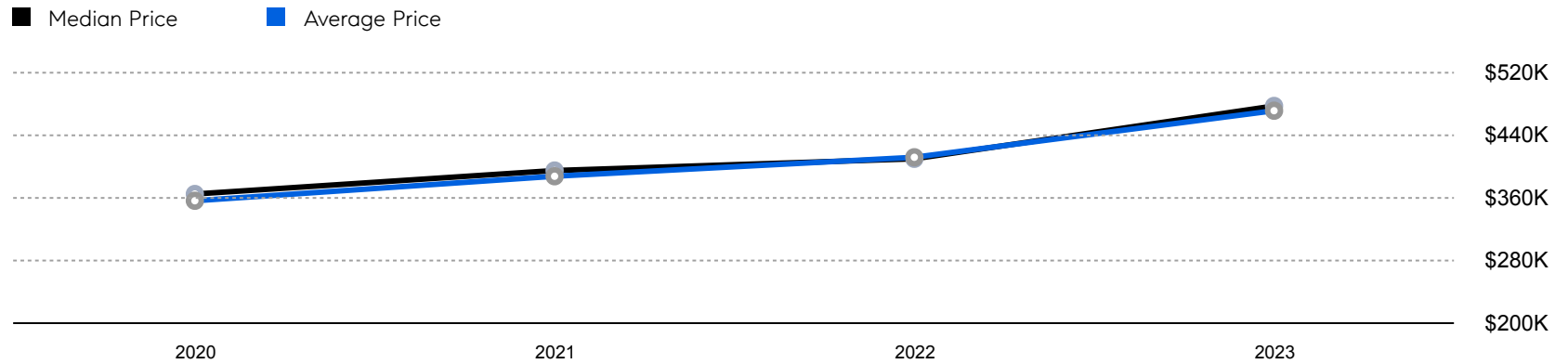
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	21	13	-38.1%
	SALES VOLUME	\$8,882,400	\$5,804,000	-34.7%
	MEDIAN PRICE	\$431,500	\$430,000	-0.3%
	AVERAGE PRICE	\$422,971	\$446,462	5.6%
	AVERAGE DOM	32	49	53.1%
	# OF CONTRACTS	25	15	-40.0%
	# NEW LISTINGS	25	13	-48.0%
Condo/Co-op/Townhouse	# OF SALES	8	5	-37.5%
	SALES VOLUME	\$3,005,000	\$2,682,000	-10.7%
	MEDIAN PRICE	\$385,000	\$590,000	53.2%
	AVERAGE PRICE	\$375,625	\$536,400	42.8%
	AVERAGE DOM	50	27	-46.0%
	# OF CONTRACTS	8	7	-12.5%
	# NEW LISTINGS	7	6	-14.3%

Garfield City

Historic Sales



Historic Sales Prices

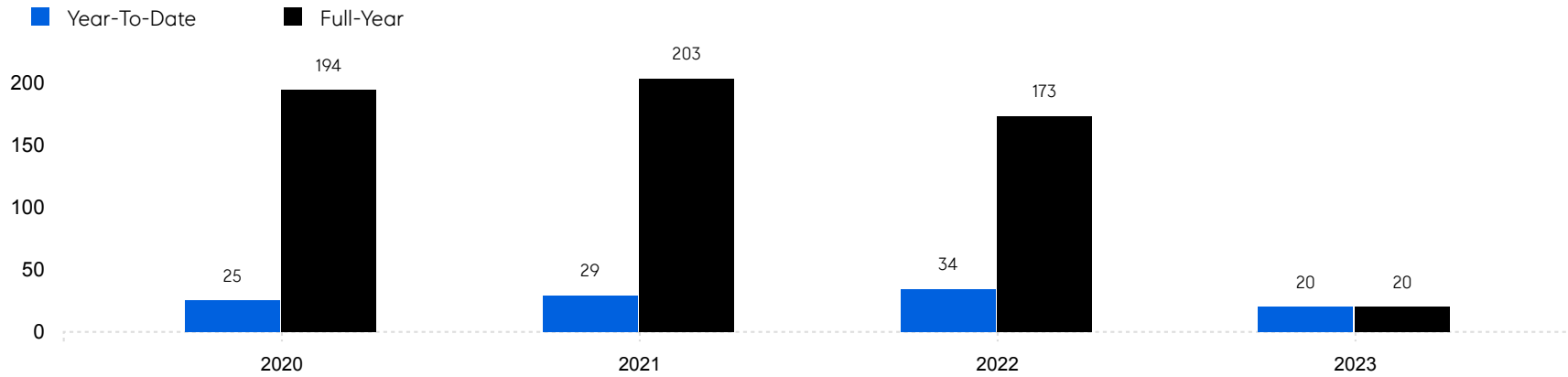


Glen Rock

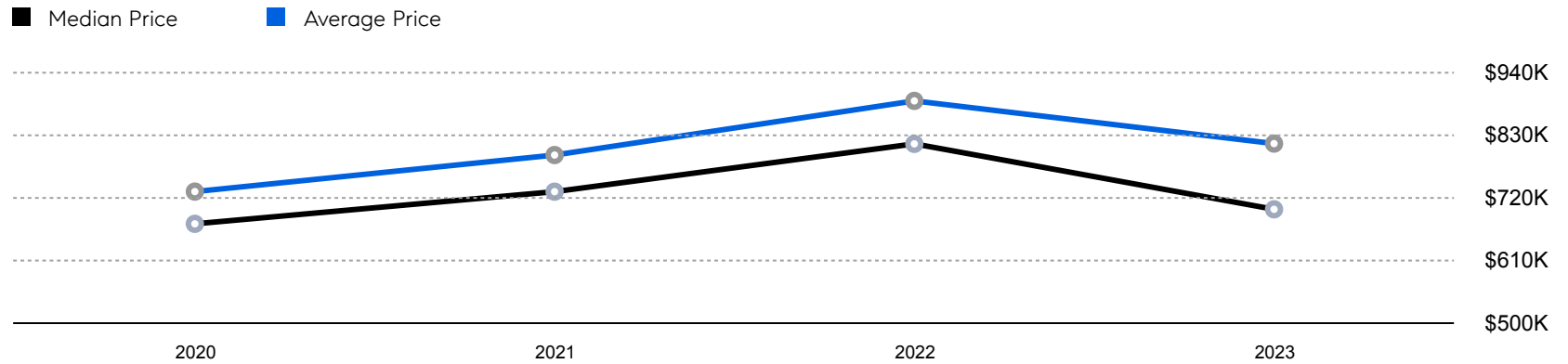
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	34	20	-41.2%
	SALES VOLUME	\$30,498,400	\$16,309,500	-46.5%
	MEDIAN PRICE	\$817,500	\$700,000	-14.4%
	AVERAGE PRICE	\$897,012	\$815,475	-9.1%
	AVERAGE DOM	37	46	24.3%
	# OF CONTRACTS	44	33	-25.0%
	# NEW LISTINGS	45	34	-24.4%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	2	0	0.0%
	# NEW LISTINGS	2	2	0.0%

Glen Rock

Historic Sales



Historic Sales Prices

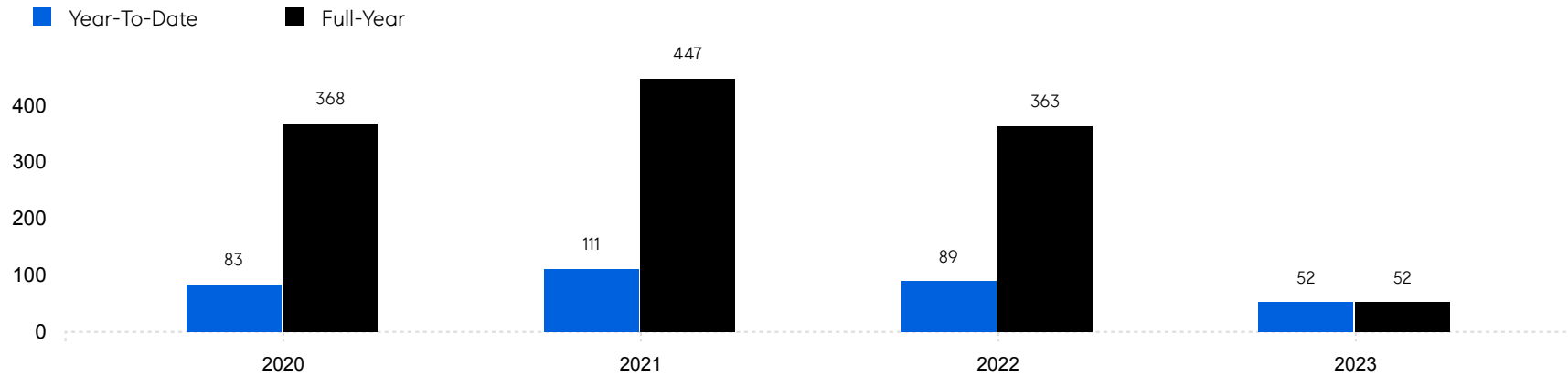


Hackensack

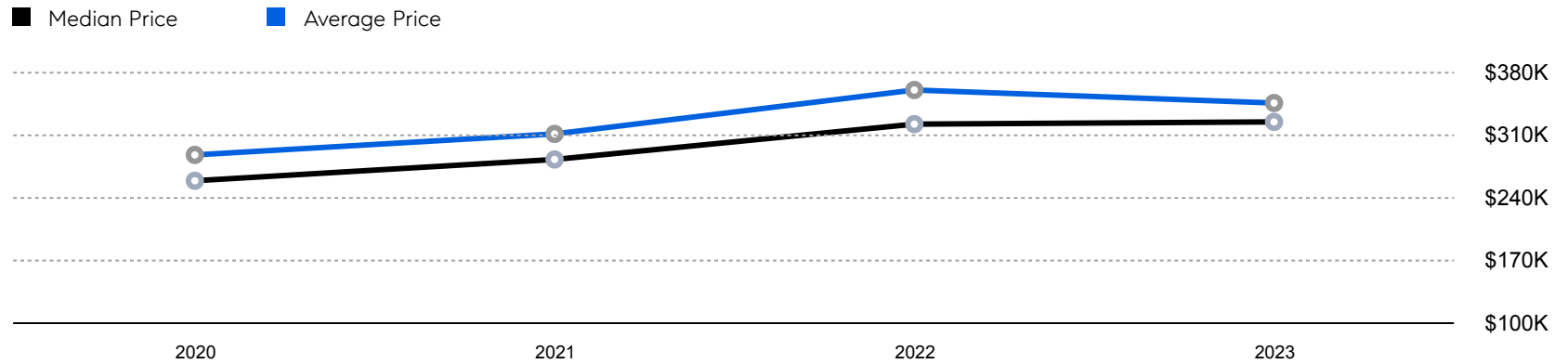
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	34	17	-50.0%
	SALES VOLUME	\$18,039,825	\$8,635,000	-52.1%
	MEDIAN PRICE	\$504,663	\$496,000	-1.7%
	AVERAGE PRICE	\$530,583	\$507,941	-4.3%
	AVERAGE DOM	76	80	5.3%
	# OF CONTRACTS	30	30	0.0%
	# NEW LISTINGS	29	31	6.9%
Condo/Co-op/Townhouse	# OF SALES	55	35	-36.4%
	SALES VOLUME	\$13,665,850	\$9,362,967	-31.5%
	MEDIAN PRICE	\$238,000	\$277,000	16.4%
	AVERAGE PRICE	\$248,470	\$267,513	7.7%
	AVERAGE DOM	43	49	14.0%
	# OF CONTRACTS	67	56	-16.4%
	# NEW LISTINGS	58	56	-3.4%

Hackensack

Historic Sales



Historic Sales Prices

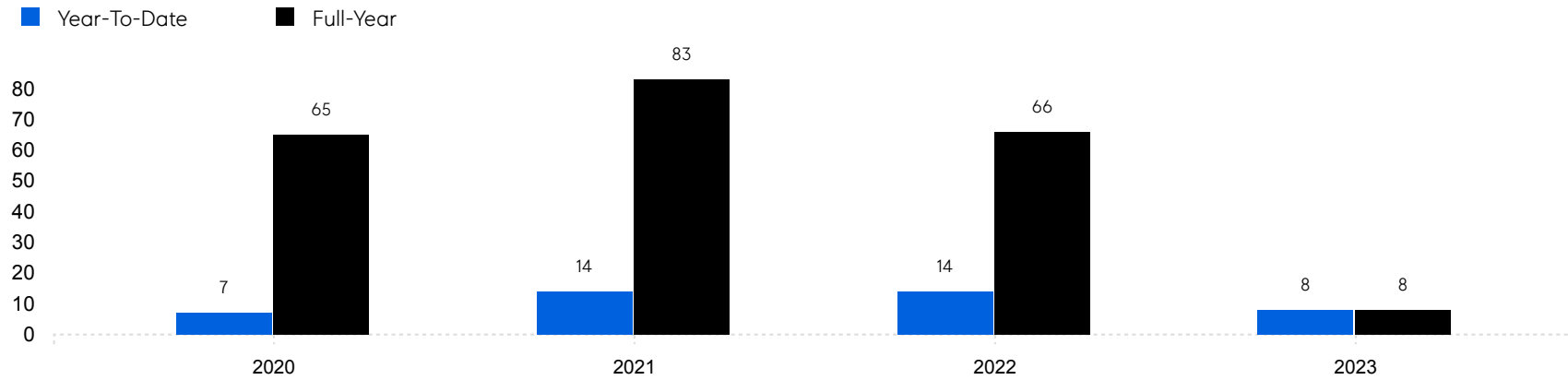


Haworth

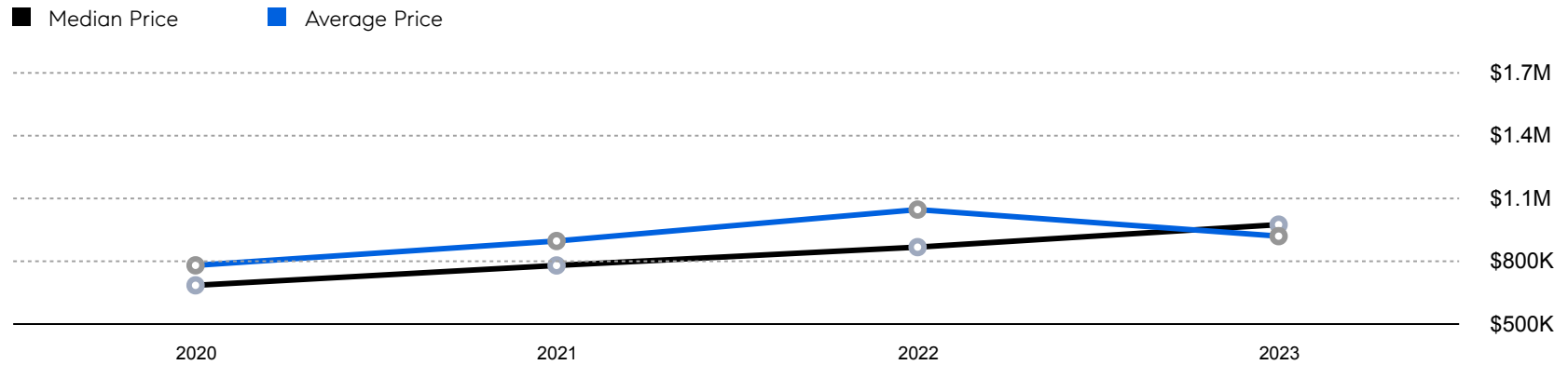
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	14	5	-64.3%
	SALES VOLUME	\$13,904,788	\$4,430,000	-68.1%
	MEDIAN PRICE	\$792,500	\$740,000	-6.6%
	AVERAGE PRICE	\$993,199	\$886,000	-10.8%
	AVERAGE DOM	25	25	0.0%
	# OF CONTRACTS	16	10	-37.5%
	# NEW LISTINGS	15	9	-40.0%
Condo/Co-op/Townhouse	# OF SALES	0	3	0.0%
	SALES VOLUME	-	\$2,930,000	-
	MEDIAN PRICE	-	\$980,000	-
	AVERAGE PRICE	-	\$976,667	-
	AVERAGE DOM	-	40	-
	# OF CONTRACTS	0	3	0.0%
	# NEW LISTINGS	0	13	0.0%

Haworth

Historic Sales



Historic Sales Prices

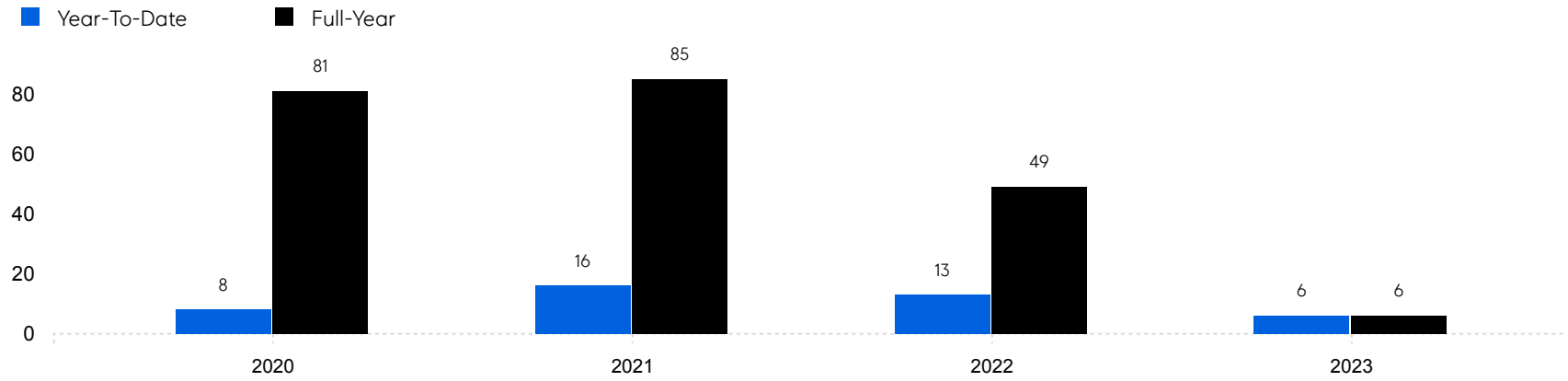


Harrington Park

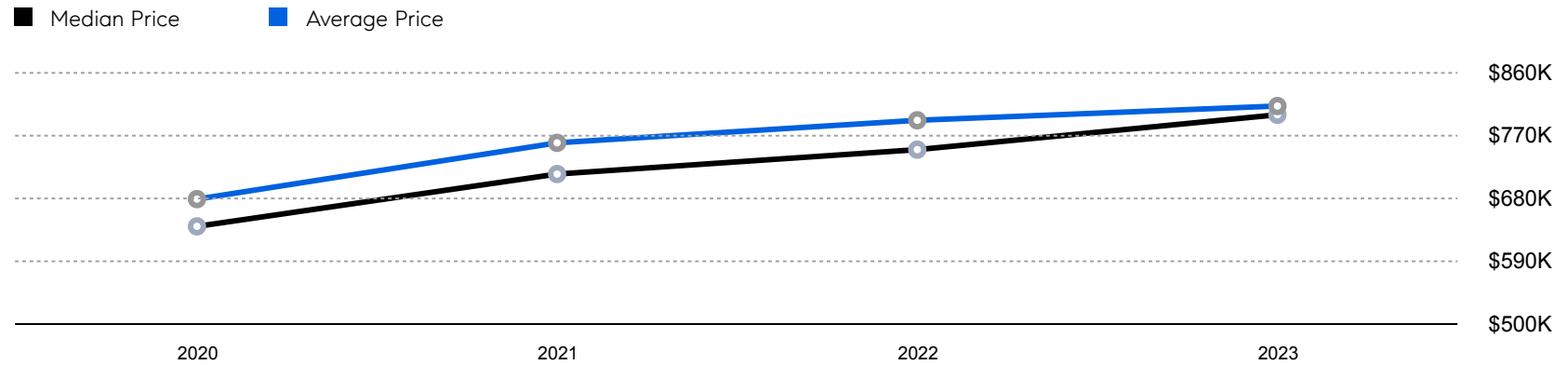
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	12	6	-50.0%
	SALES VOLUME	\$9,175,000	\$4,875,000	-46.9%
	MEDIAN PRICE	\$730,000	\$800,000	9.6%
	AVERAGE PRICE	\$764,583	\$812,500	6.3%
	AVERAGE DOM	69	34	-50.7%
	# OF CONTRACTS	18	20	11.1%
	# NEW LISTINGS	16	15	-6.2%
Condo/Co-op/Townhouse	# OF SALES	1	0	0.0%
	SALES VOLUME	\$660,000	-	-
	MEDIAN PRICE	\$660,000	-	-
	AVERAGE PRICE	\$660,000	-	-
	AVERAGE DOM	202	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	2	0	0.0%

Harrington Park

Historic Sales



Historic Sales Prices

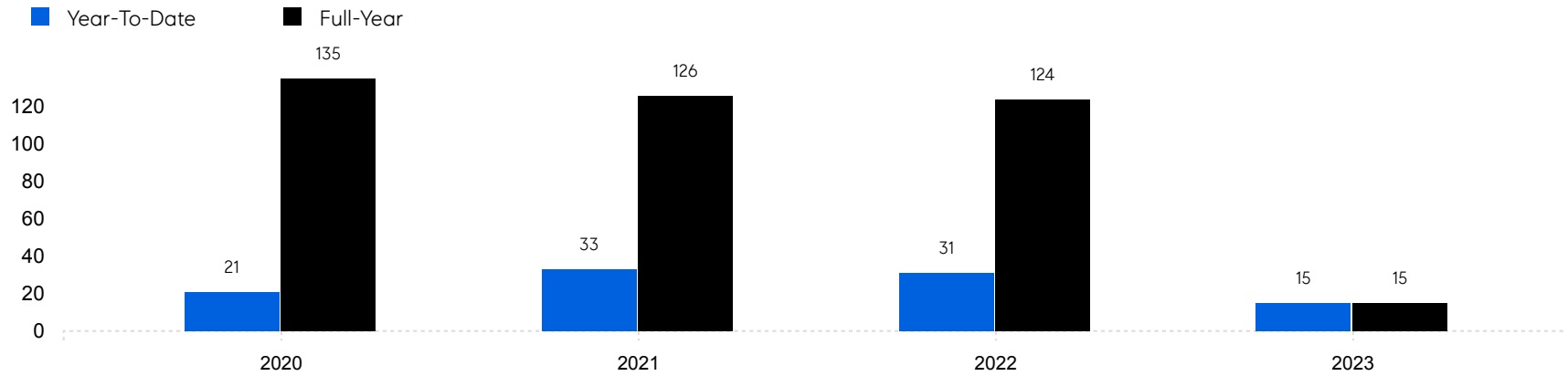


Hasbrouck Heights

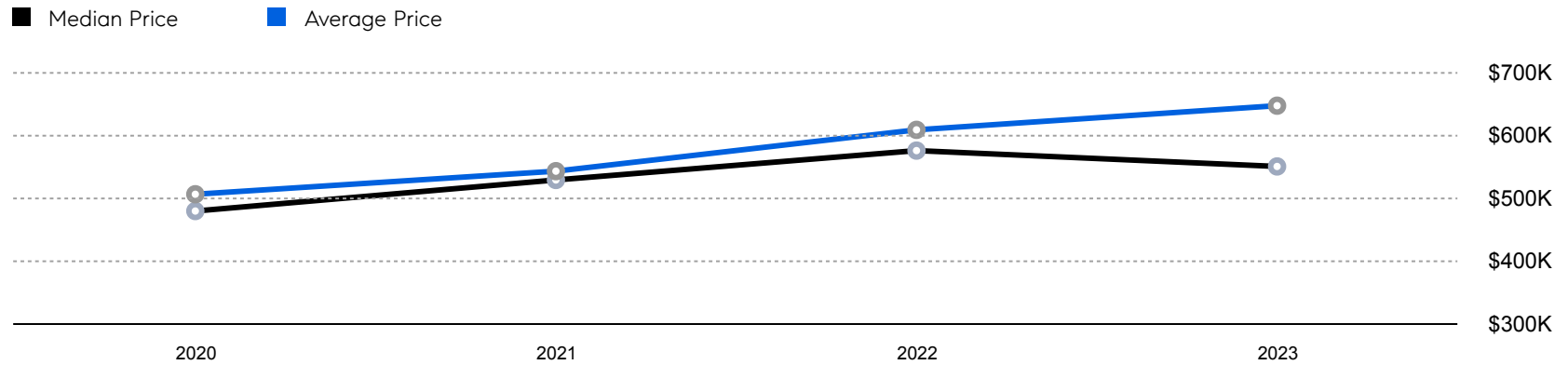
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	30	15	-50.0%
	SALES VOLUME	\$16,891,900	\$9,717,000	-42.5%
	MEDIAN PRICE	\$535,000	\$551,000	3.0%
	AVERAGE PRICE	\$563,063	\$647,800	15.0%
	AVERAGE DOM	35	51	45.7%
	# OF CONTRACTS	24	25	4.2%
	# NEW LISTINGS	28	25	-10.7%
Condo/Co-op/Townhouse	# OF SALES	1	0	0.0%
	SALES VOLUME	\$440,000	-	-
	MEDIAN PRICE	\$440,000	-	-
	AVERAGE PRICE	\$440,000	-	-
	AVERAGE DOM	42	-	-
	# OF CONTRACTS	1	1	0.0%
	# NEW LISTINGS	2	3	50.0%

Hasbrouck Heights

Historic Sales



Historic Sales Prices

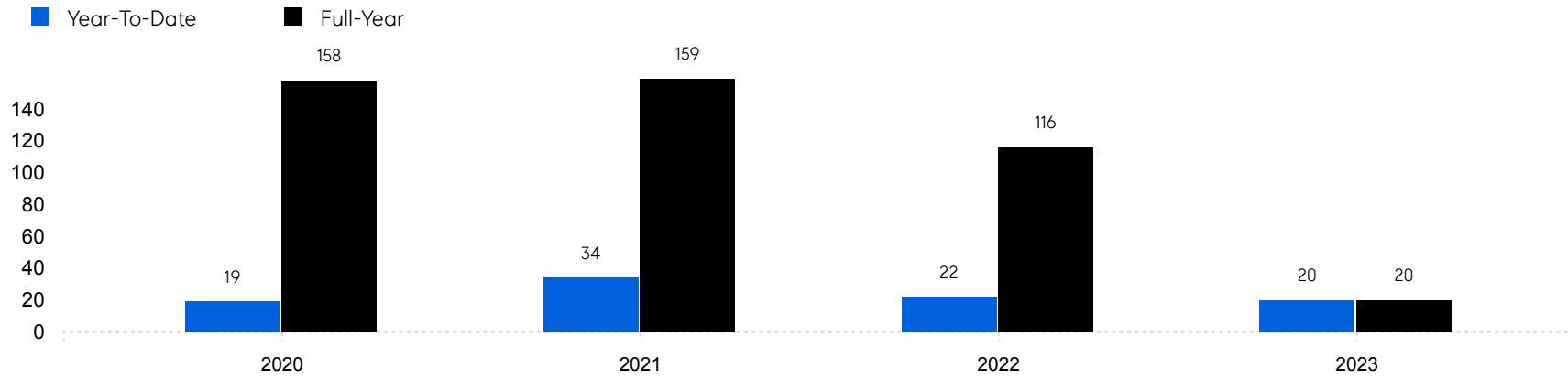


Hillsdale

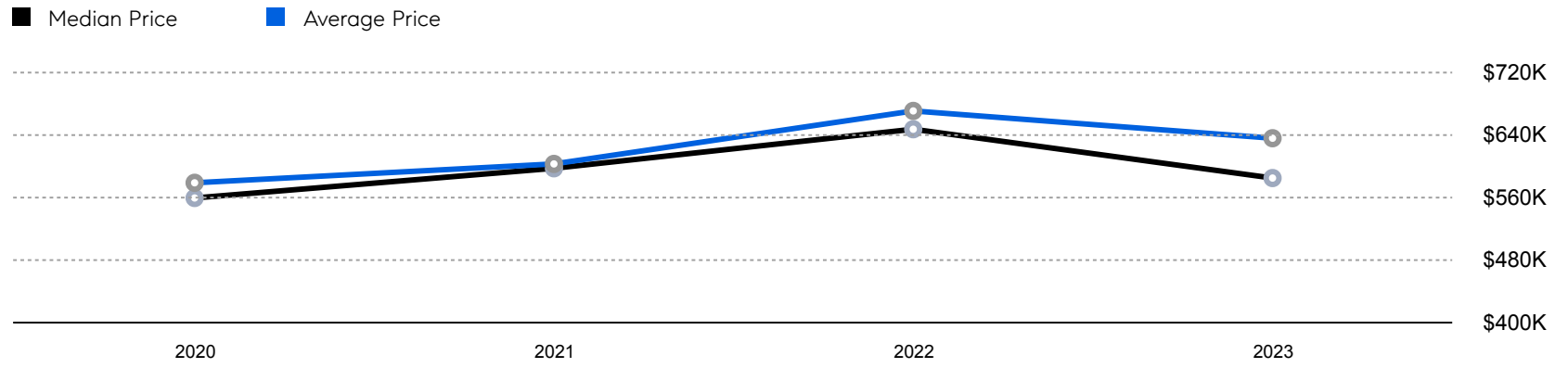
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	20	20	0.0%
	SALES VOLUME	\$12,079,000	\$12,719,500	5.3%
	MEDIAN PRICE	\$637,500	\$585,000	-8.2%
	AVERAGE PRICE	\$603,950	\$635,975	5.3%
	AVERAGE DOM	34	53	55.9%
	# OF CONTRACTS	30	22	-26.7%
	# NEW LISTINGS	36	18	-50.0%
Condo/Co-op/Townhouse	# OF SALES	2	0	0.0%
	SALES VOLUME	\$970,000	-	-
	MEDIAN PRICE	\$485,000	-	-
	AVERAGE PRICE	\$485,000	-	-
	AVERAGE DOM	63	-	-
	# OF CONTRACTS	2	0	0.0%
	# NEW LISTINGS	1	0	0.0%

Hillsdale

Historic Sales



Historic Sales Prices

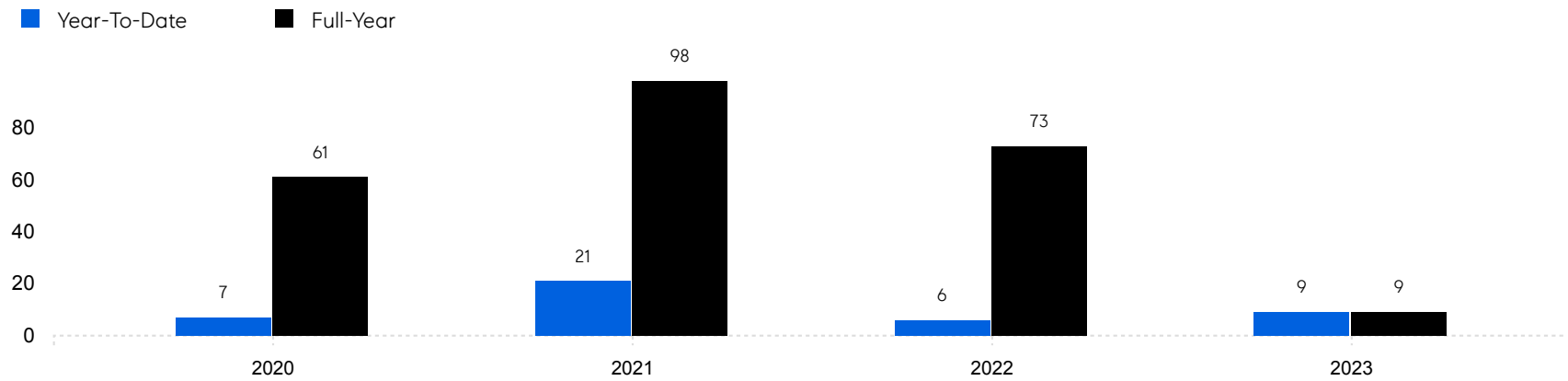


Ho-Ho-Kus

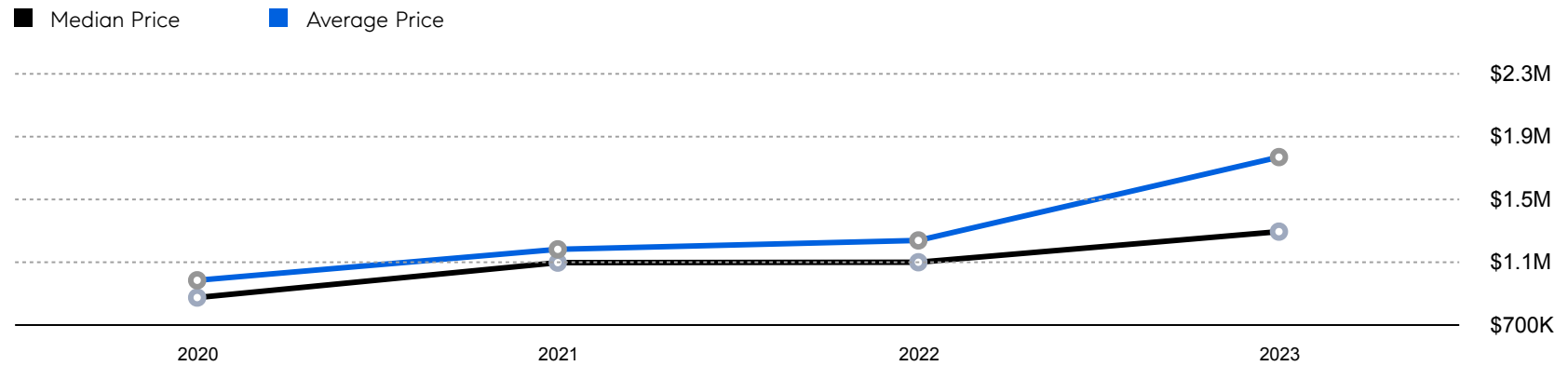
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	6	9	50.0%
	SALES VOLUME	\$8,068,000	\$15,927,750	97.4%
	MEDIAN PRICE	\$1,554,500	\$1,295,000	-16.7%
	AVERAGE PRICE	\$1,344,667	\$1,769,750	31.6%
	AVERAGE DOM	29	73	151.7%
	# OF CONTRACTS	18	14	-22.2%
	# NEW LISTINGS	25	15	-40.0%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	1	0	0.0%

Ho-Ho-Kus

Historic Sales



Historic Sales Prices

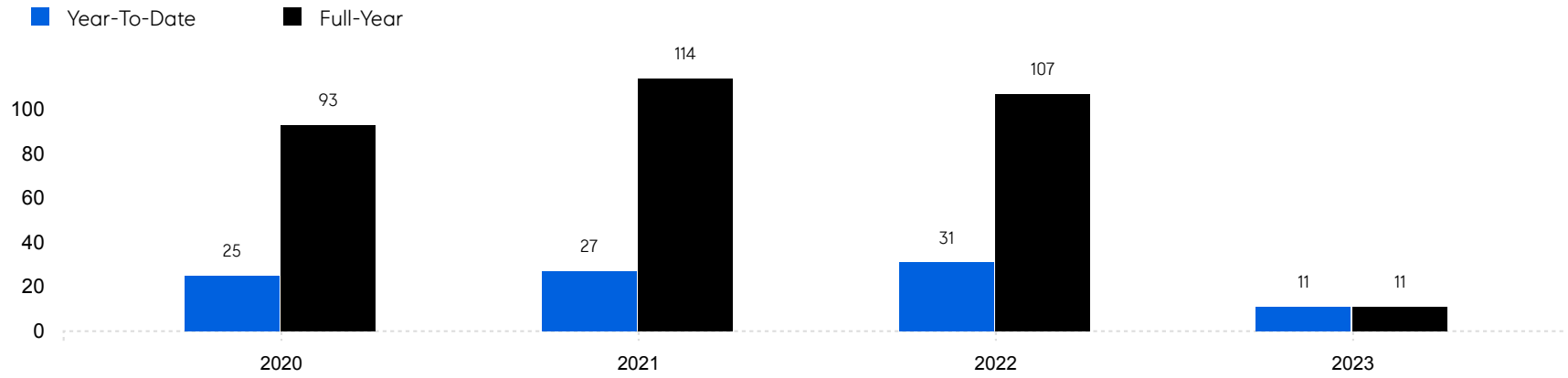


Leonia

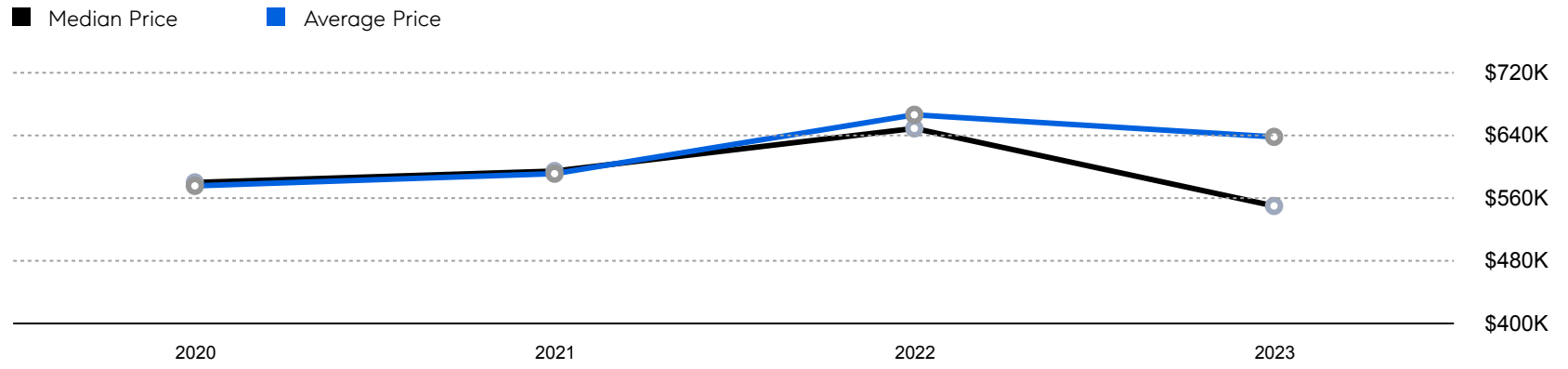
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	24	8	-66.7%
	SALES VOLUME	\$15,285,301	\$5,820,000	-61.9%
	MEDIAN PRICE	\$627,500	\$705,000	12.4%
	AVERAGE PRICE	\$636,888	\$727,500	14.2%
	AVERAGE DOM	64	51	-20.3%
	# OF CONTRACTS	16	11	-31.2%
	# NEW LISTINGS	13	12	-7.7%
Condo/Co-op/Townhouse	# OF SALES	7	3	-57.1%
	SALES VOLUME	\$2,389,000	\$1,200,000	-49.8%
	MEDIAN PRICE	\$325,000	\$360,000	10.8%
	AVERAGE PRICE	\$341,286	\$400,000	17.2%
	AVERAGE DOM	35	49	40.0%
	# OF CONTRACTS	5	3	-40.0%
	# NEW LISTINGS	3	2	-33.3%

Leonia

Historic Sales



Historic Sales Prices

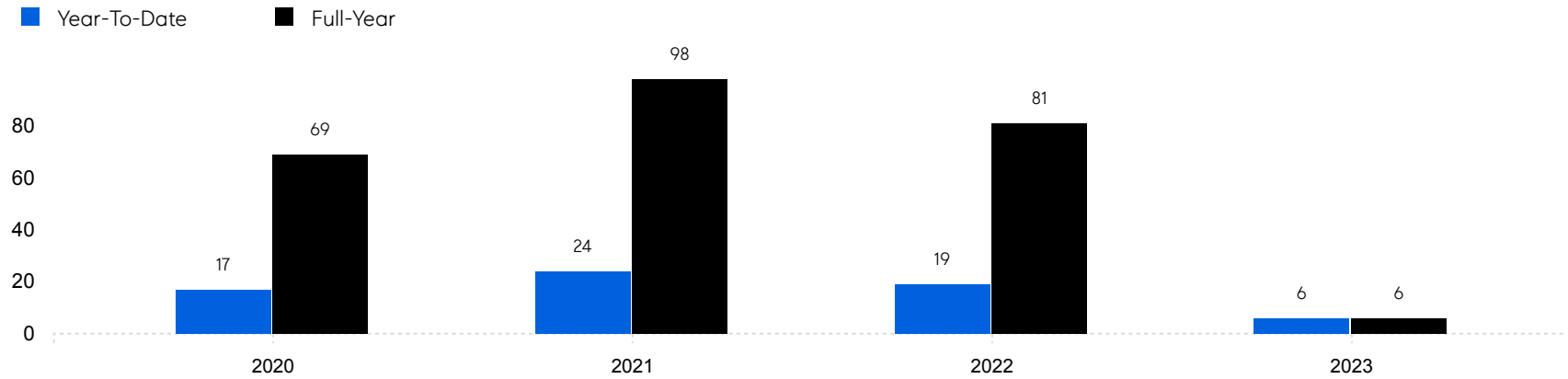


Little Ferry

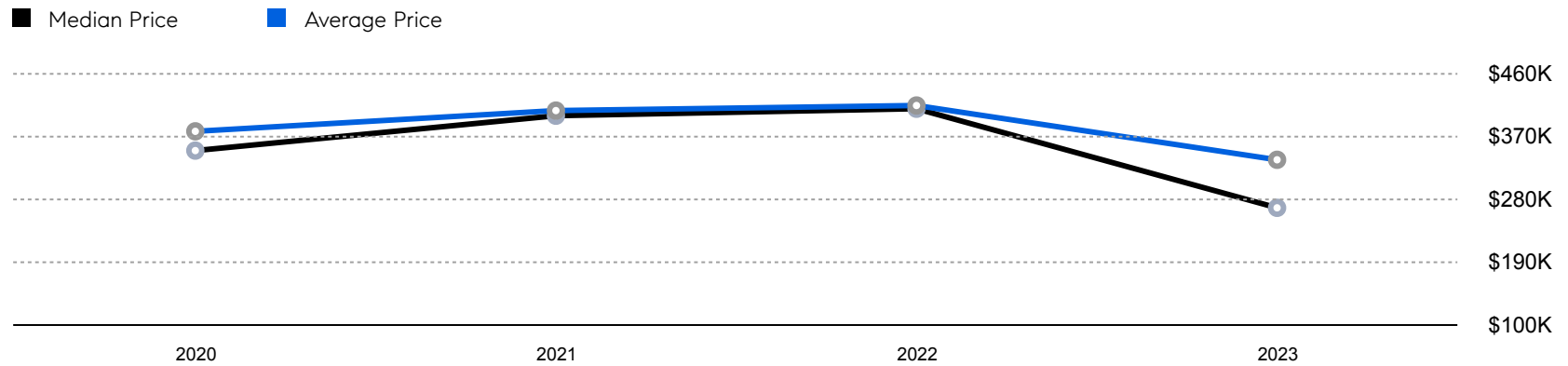
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	11	3	-72.7%
	SALES VOLUME	\$5,130,000	\$1,260,000	-75.4%
	MEDIAN PRICE	\$410,000	\$455,000	11.0%
	AVERAGE PRICE	\$466,364	\$420,000	-9.9%
	AVERAGE DOM	45	73	62.2%
	# OF CONTRACTS	14	8	-42.9%
	# NEW LISTINGS	6	10	66.7%
Condo/Co-op/Townhouse	# OF SALES	8	3	-62.5%
	SALES VOLUME	\$2,189,499	\$761,000	-65.2%
	MEDIAN PRICE	\$260,000	\$255,000	-1.9%
	AVERAGE PRICE	\$273,687	\$253,667	-7.3%
	AVERAGE DOM	31	65	109.7%
	# OF CONTRACTS	5	3	-40.0%
	# NEW LISTINGS	7	0	0.0%

Little Ferry

Historic Sales



Historic Sales Prices

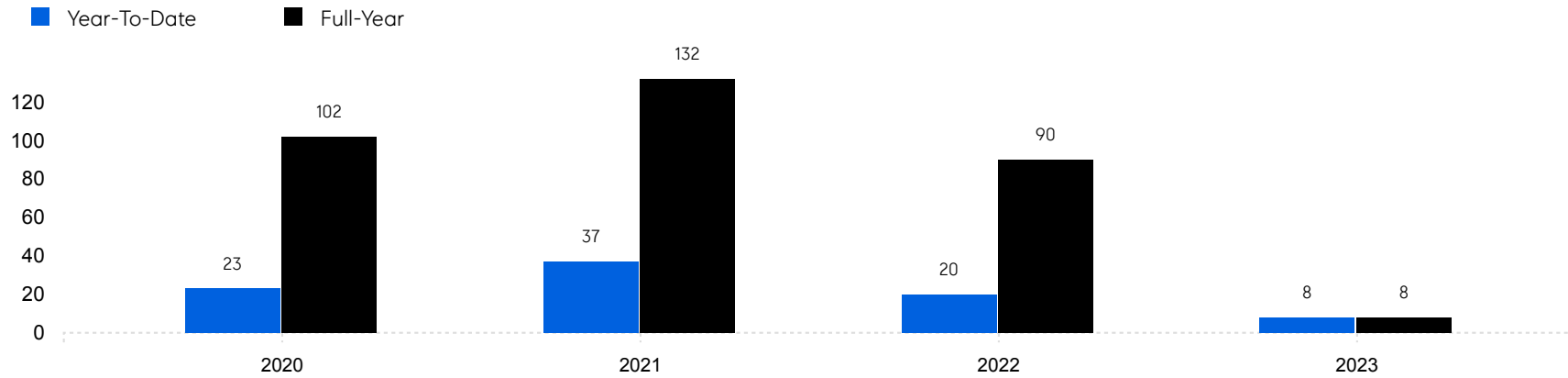


Lodi

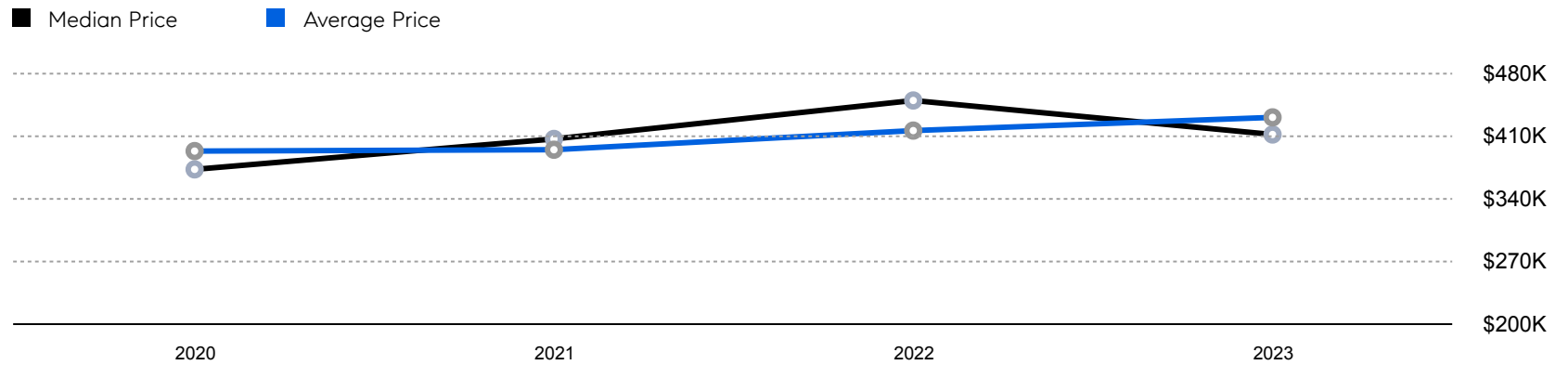
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	15	7	-53.3%
	SALES VOLUME	\$6,945,177	\$3,109,000	-55.2%
	MEDIAN PRICE	\$465,000	\$425,000	-8.6%
	AVERAGE PRICE	\$463,012	\$444,143	-4.1%
	AVERAGE DOM	37	62	67.6%
	# OF CONTRACTS	23	8	-65.2%
	# NEW LISTINGS	17	11	-35.3%
Condo/Co-op/Townhouse	# OF SALES	5	1	-80.0%
	SALES VOLUME	\$1,007,000	\$340,000	-66.2%
	MEDIAN PRICE	\$162,000	\$340,000	109.9%
	AVERAGE PRICE	\$201,400	\$340,000	68.8%
	AVERAGE DOM	23	28	21.7%
	# OF CONTRACTS	4	4	0.0%
	# NEW LISTINGS	8	4	-50.0%

Lodi

Historic Sales



Historic Sales Prices

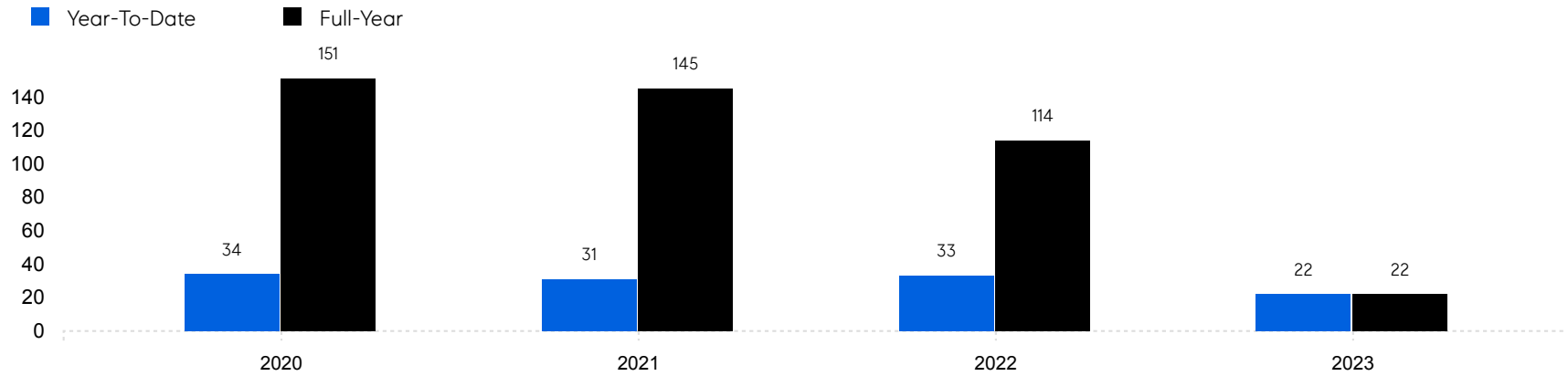


Lyndhurst

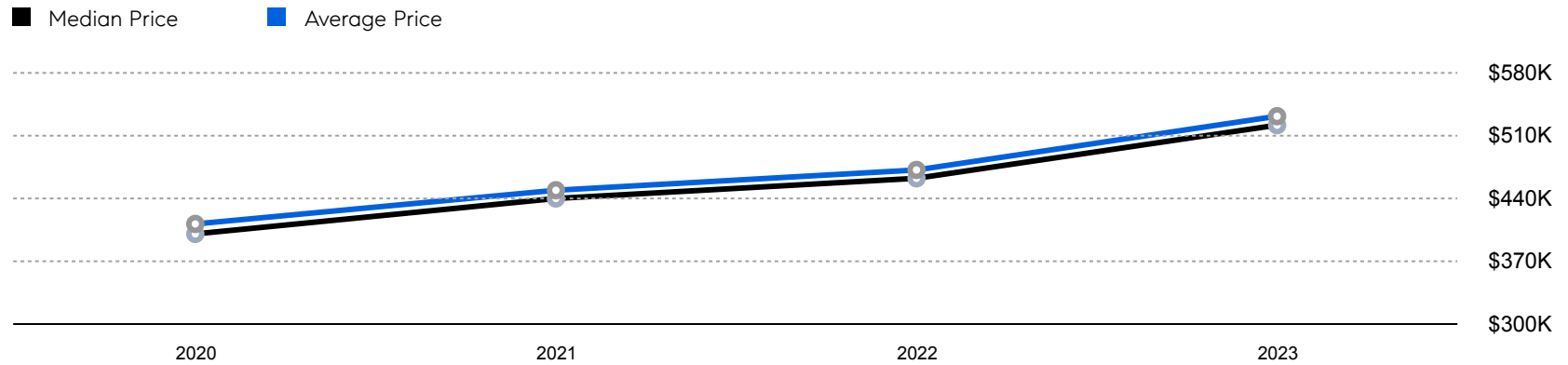
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	27	19	-29.6%
	SALES VOLUME	\$13,707,180	\$10,632,500	-22.4%
	MEDIAN PRICE	\$459,000	\$540,000	17.6%
	AVERAGE PRICE	\$507,673	\$559,605	10.2%
	AVERAGE DOM	33	32	-3.0%
	# OF CONTRACTS	36	26	-27.8%
	# NEW LISTINGS	40	20	-50.0%
Condo/Co-op/Townhouse	# OF SALES	6	3	-50.0%
	SALES VOLUME	\$1,657,000	\$1,065,000	-35.7%
	MEDIAN PRICE	\$270,000	\$315,000	16.7%
	AVERAGE PRICE	\$276,167	\$355,000	28.5%
	AVERAGE DOM	61	39	-36.1%
	# OF CONTRACTS	9	4	-55.6%
	# NEW LISTINGS	2	3	50.0%

Lyndhurst

Historic Sales



Historic Sales Prices

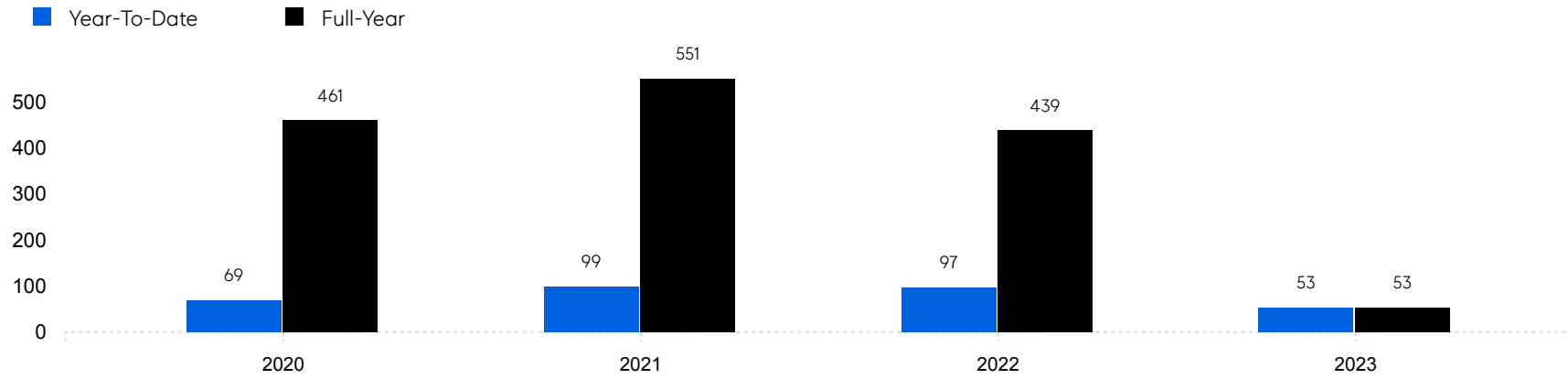


Mahwah

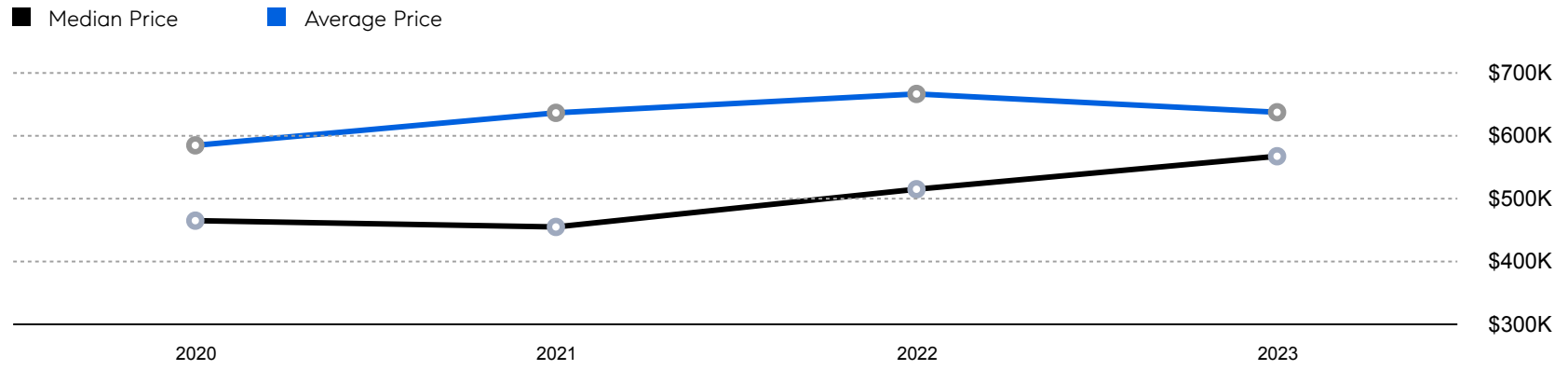
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	30	20	-33.3%
	SALES VOLUME	\$33,837,500	\$18,164,400	-46.3%
	MEDIAN PRICE	\$1,068,500	\$753,000	-29.5%
	AVERAGE PRICE	\$1,127,917	\$908,220	-19.5%
	AVERAGE DOM	65	60	-7.7%
	# OF CONTRACTS	40	27	-32.5%
	# NEW LISTINGS	53	32	-39.6%
Condo/Co-op/Townhouse	# OF SALES	67	33	-50.7%
	SALES VOLUME	\$28,642,399	\$15,622,327	-45.5%
	MEDIAN PRICE	\$399,100	\$431,800	8.2%
	AVERAGE PRICE	\$427,498	\$473,404	10.7%
	AVERAGE DOM	41	33	-19.5%
	# OF CONTRACTS	66	39	-40.9%
	# NEW LISTINGS	59	36	-39.0%

Mahwah

Historic Sales



Historic Sales Prices

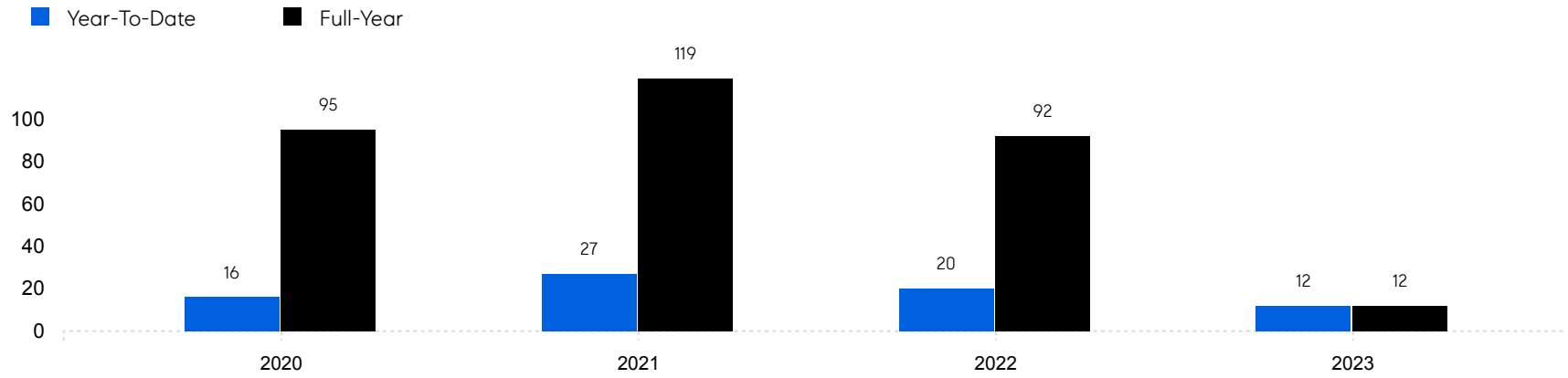


Maywood

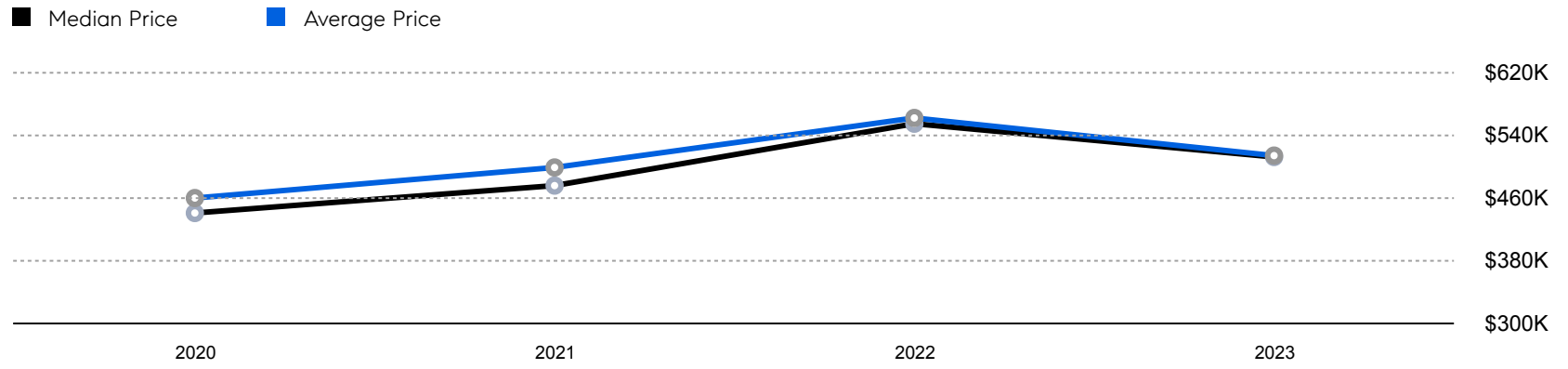
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	20	12	-40.0%
	SALES VOLUME	\$10,738,033	\$6,171,400	-42.5%
	MEDIAN PRICE	\$547,500	\$512,500	-6.4%
	AVERAGE PRICE	\$536,902	\$514,283	-4.2%
	AVERAGE DOM	38	35	-7.9%
	# OF CONTRACTS	19	17	-10.5%
	# NEW LISTINGS	23	14	-39.1%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Maywood

Historic Sales



Historic Sales Prices

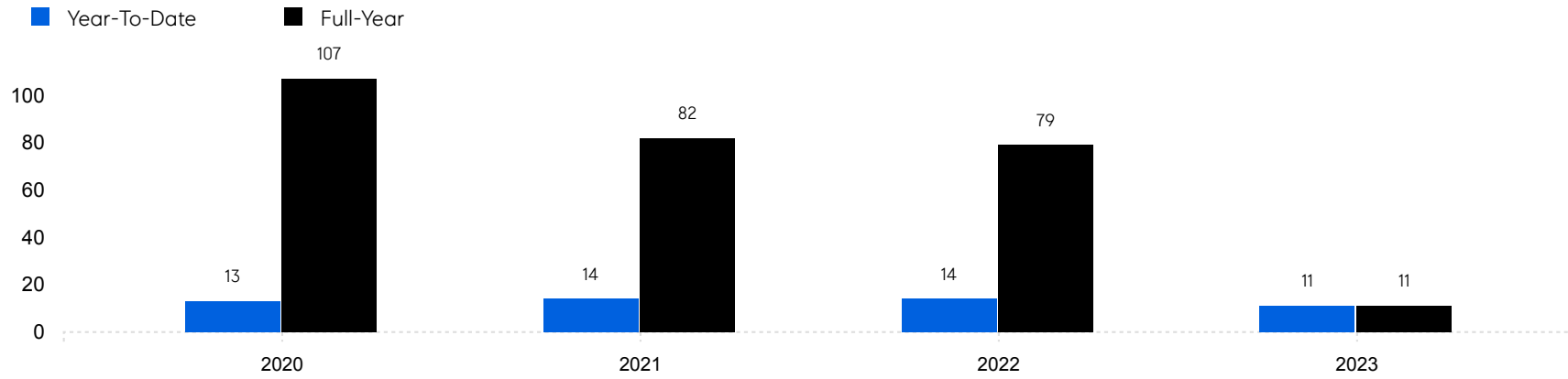


Midland Park

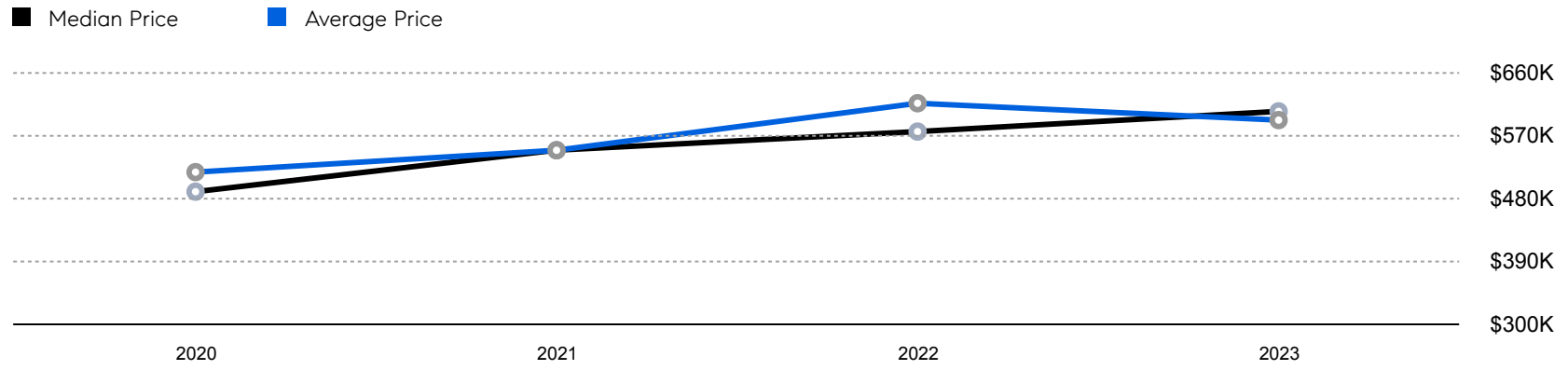
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	14	11	-21.4%
	SALES VOLUME	\$9,203,500	\$6,517,400	-29.2%
	MEDIAN PRICE	\$625,500	\$605,000	-3.3%
	AVERAGE PRICE	\$657,393	\$592,491	-9.9%
	AVERAGE DOM	47	18	-61.7%
	# OF CONTRACTS	20	13	-35.0%
	# NEW LISTINGS	19	14	-26.3%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	2	0	0.0%
	# NEW LISTINGS	2	0	0.0%

Midland Park

Historic Sales



Historic Sales Prices

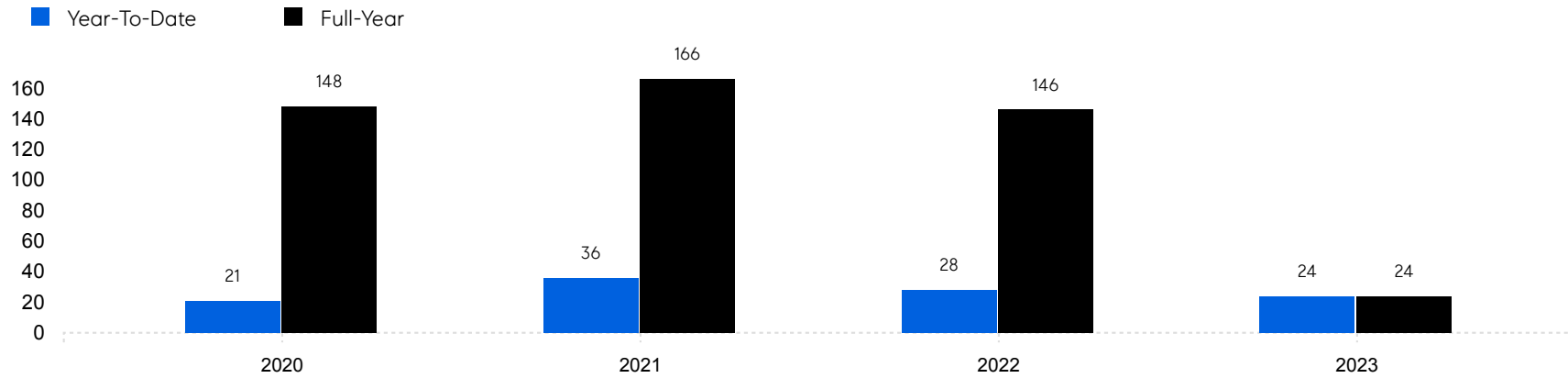


Montvale

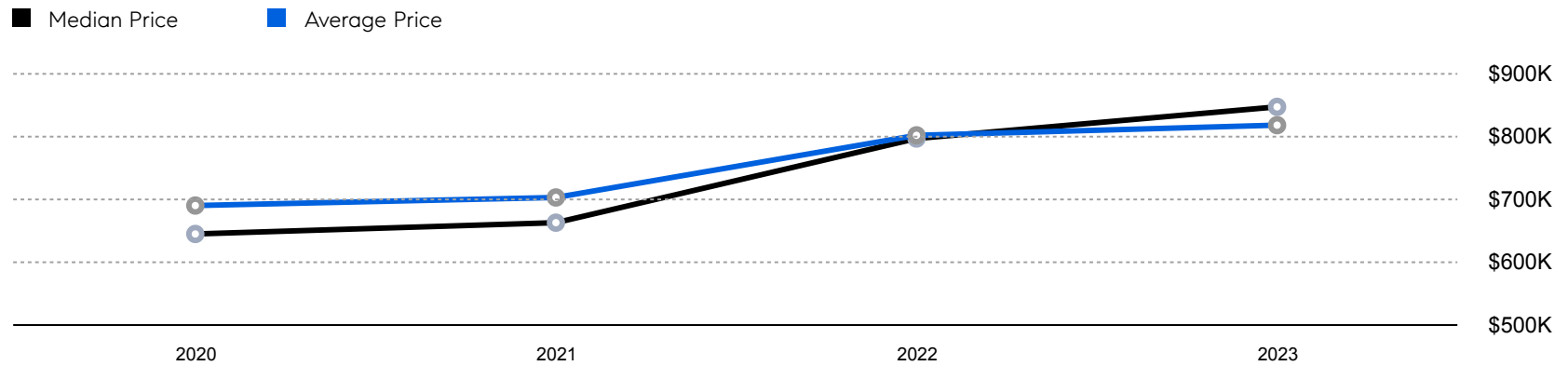
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	14	8	-42.9%
	SALES VOLUME	\$11,185,400	\$6,662,900	-40.4%
	MEDIAN PRICE	\$799,500	\$749,750	-6.2%
	AVERAGE PRICE	\$798,957	\$832,863	4.2%
	AVERAGE DOM	42	70	66.7%
	# OF CONTRACTS	19	9	-52.6%
	# NEW LISTINGS	23	15	-34.8%
Condo/Co-op/Townhouse	# OF SALES	14	16	14.3%
	SALES VOLUME	\$12,803,194	\$12,976,038	1.4%
	MEDIAN PRICE	\$946,944	\$881,950	-6.9%
	AVERAGE PRICE	\$914,514	\$811,002	-11.3%
	AVERAGE DOM	90	65	-27.8%
	# OF CONTRACTS	20	24	20.0%
	# NEW LISTINGS	27	23	-14.8%

Montvale

Historic Sales



Historic Sales Prices

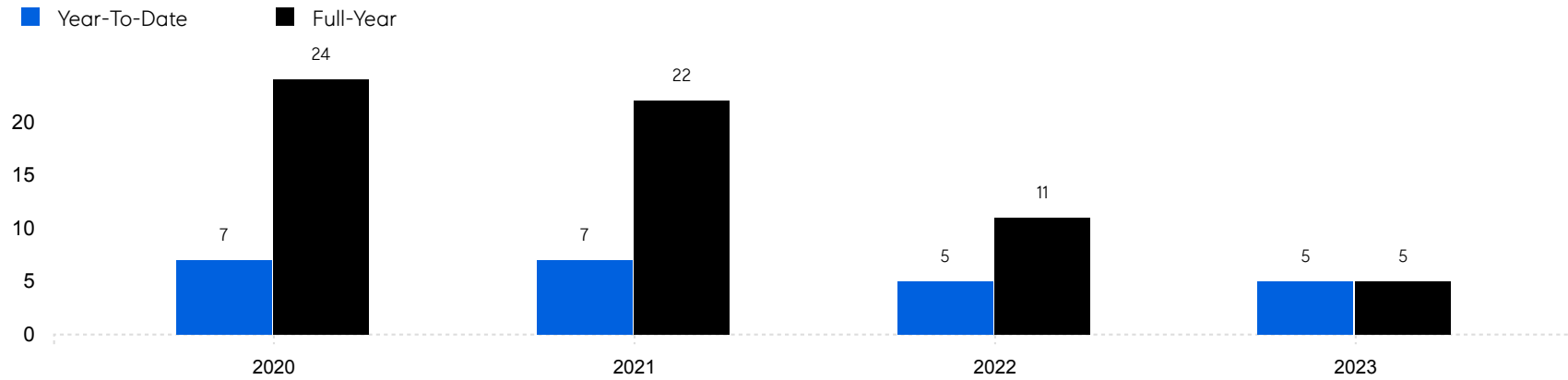


Moonachie

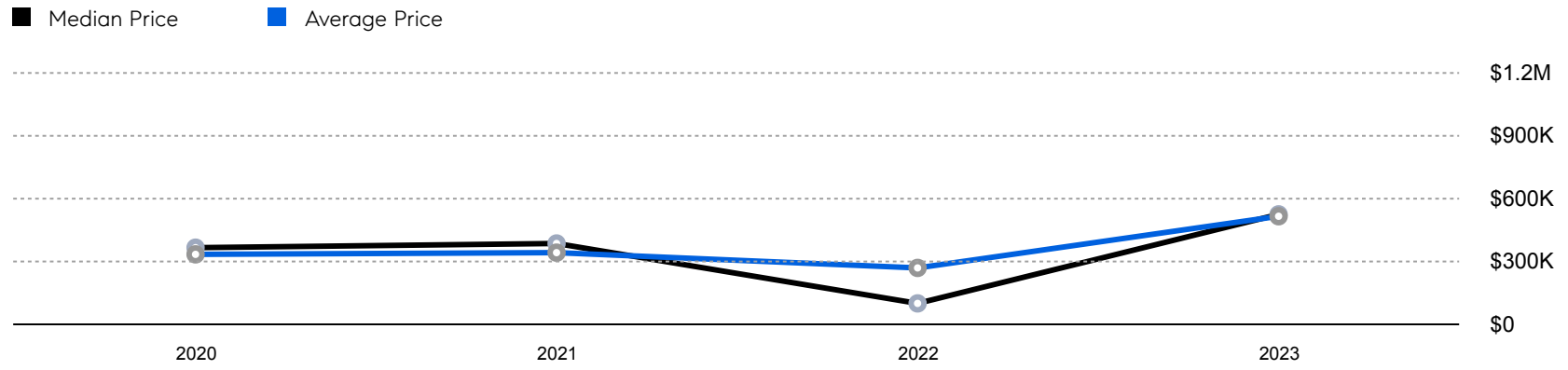
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	5	5	0.0%
	SALES VOLUME	\$1,589,000	\$2,580,000	62.4%
	MEDIAN PRICE	\$360,000	\$525,000	45.8%
	AVERAGE PRICE	\$317,800	\$516,000	62.4%
	AVERAGE DOM	40	84	110.0%
	# OF CONTRACTS	5	7	40.0%
	# NEW LISTINGS	7	12	71.4%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Moonachie

Historic Sales



Historic Sales Prices

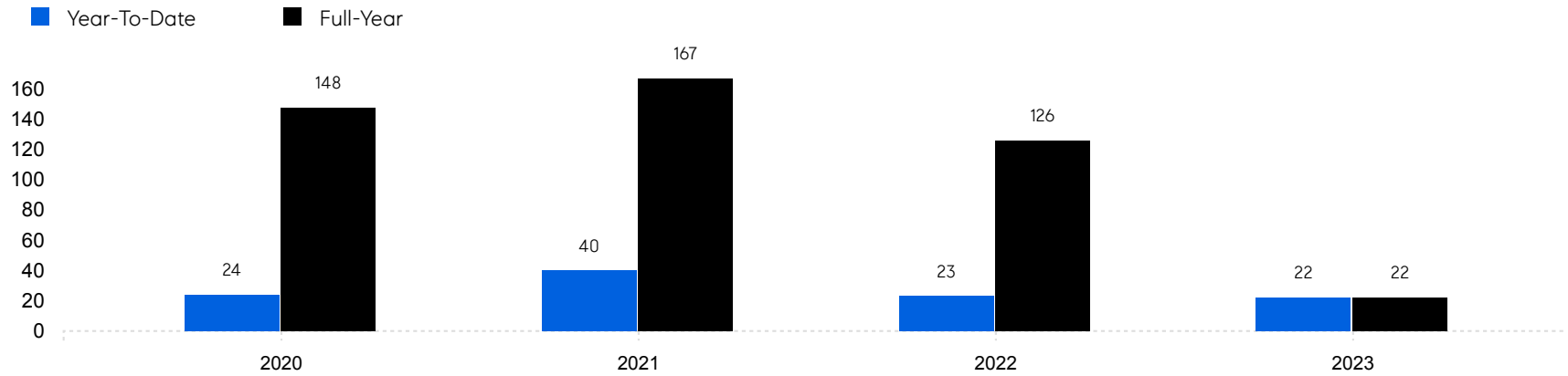


New Milford

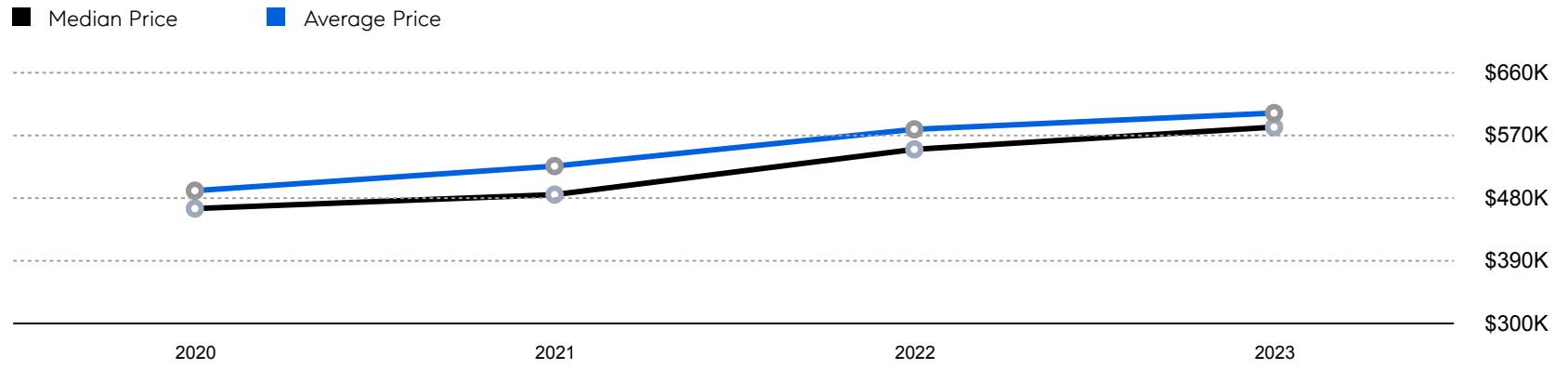
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	21	22	4.8%
	SALES VOLUME	\$12,413,499	\$13,247,868	6.7%
	MEDIAN PRICE	\$555,000	\$582,000	4.9%
	AVERAGE PRICE	\$591,119	\$602,176	1.9%
	AVERAGE DOM	29	55	89.7%
	# OF CONTRACTS	36	28	-22.2%
	# NEW LISTINGS	43	24	-44.2%
Condo/Co-op/Townhouse	# OF SALES	2	0	0.0%
	SALES VOLUME	\$785,000	-	-
	MEDIAN PRICE	\$392,500	-	-
	AVERAGE PRICE	\$392,500	-	-
	AVERAGE DOM	72	-	-
	# OF CONTRACTS	4	1	-75.0%
	# NEW LISTINGS	4	3	-25.0%

New Milford

Historic Sales



Historic Sales Prices

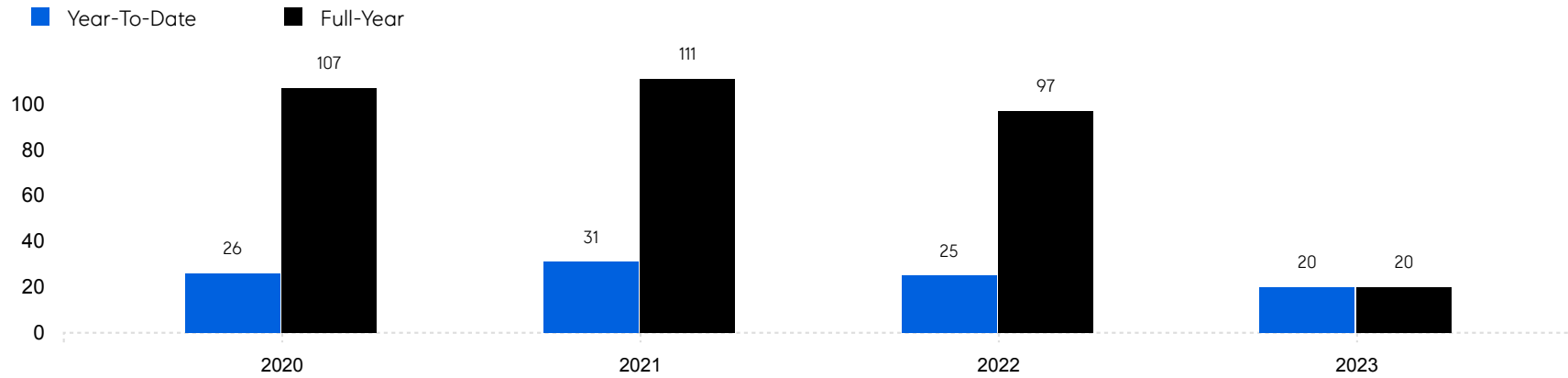


North Arlington

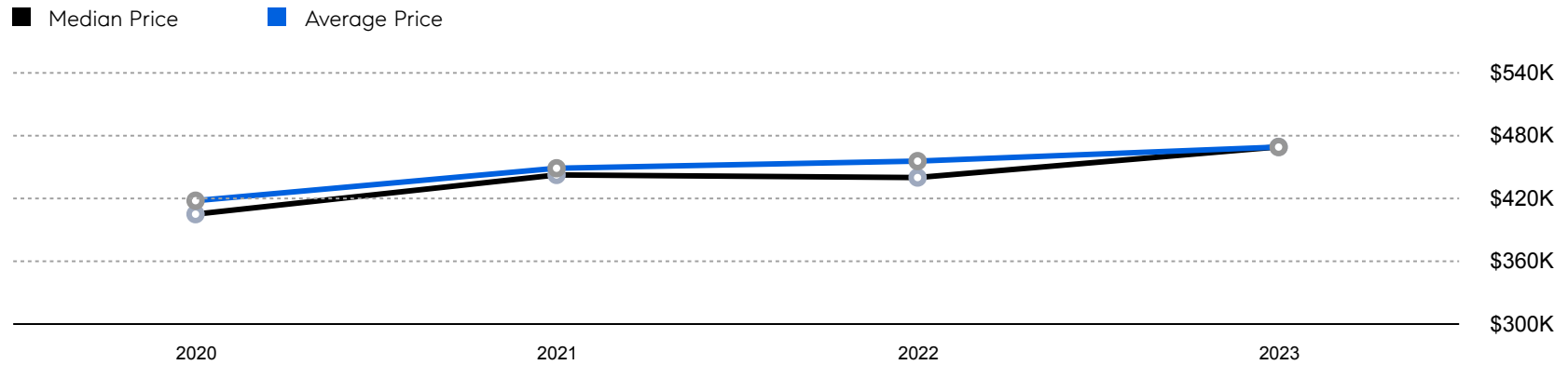
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	23	19	-17.4%
	SALES VOLUME	\$10,505,000	\$8,952,711	-14.8%
	MEDIAN PRICE	\$425,000	\$470,000	10.6%
	AVERAGE PRICE	\$456,739	\$471,195	3.2%
	AVERAGE DOM	48	33	-31.2%
	# OF CONTRACTS	19	19	0.0%
	# NEW LISTINGS	26	17	-34.6%
Condo/Co-op/Townhouse	# OF SALES	2	1	-50.0%
	SALES VOLUME	\$570,000	\$430,000	-24.6%
	MEDIAN PRICE	\$285,000	\$430,000	50.9%
	AVERAGE PRICE	\$285,000	\$430,000	50.9%
	AVERAGE DOM	22	23	4.5%
	# OF CONTRACTS	1	3	200.0%
	# NEW LISTINGS	2	3	50.0%

North Arlington

Historic Sales



Historic Sales Prices

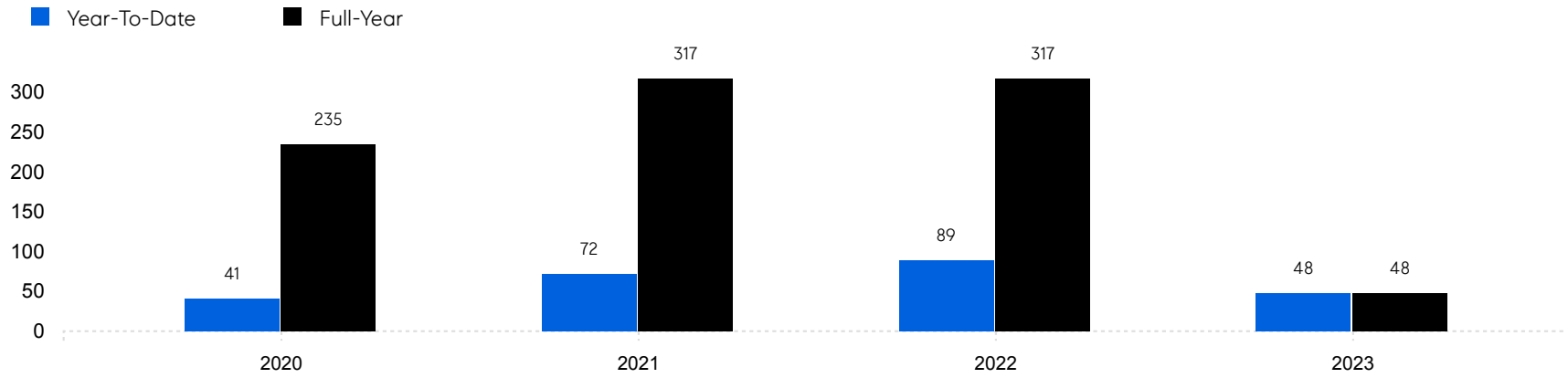


North Bergen

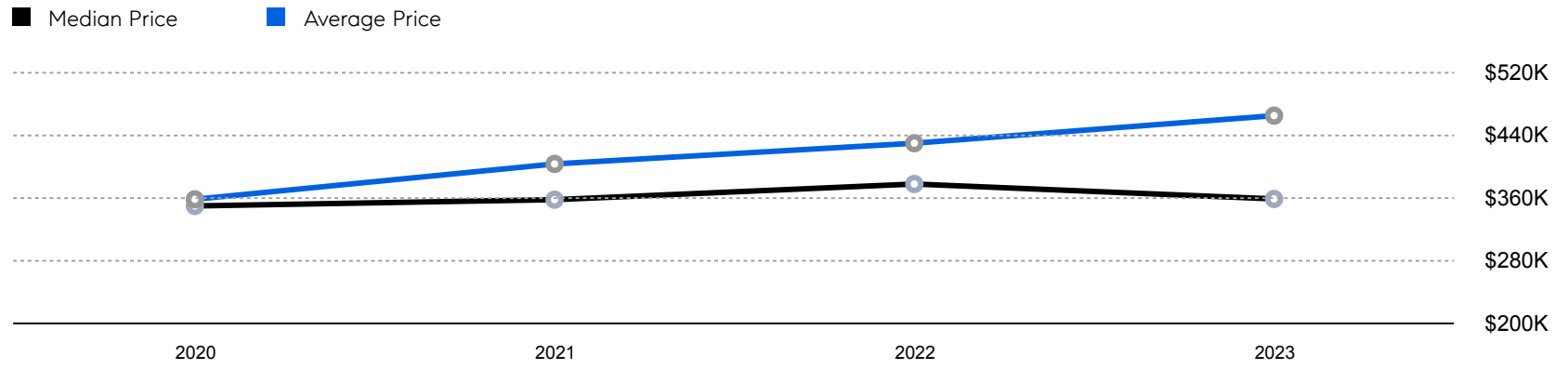
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	31	12	-61.3%
	SALES VOLUME	\$15,609,361	\$5,617,900	-64.0%
	MEDIAN PRICE	\$515,000	\$415,000	-19.4%
	AVERAGE PRICE	\$503,528	\$468,158	-7.0%
	AVERAGE DOM	42	36	-14.3%
	# OF CONTRACTS	28	16	-42.9%
	# NEW LISTINGS	45	24	-46.7%
Condo/Co-op/Townhouse	# OF SALES	58	36	-37.9%
	SALES VOLUME	\$21,997,400	\$16,715,379	-24.0%
	MEDIAN PRICE	\$307,500	\$320,000	4.1%
	AVERAGE PRICE	\$379,266	\$464,316	22.4%
	AVERAGE DOM	62	48	-22.6%
	# OF CONTRACTS	68	48	-29.4%
	# NEW LISTINGS	122	71	-41.8%

North Bergen

Historic Sales



Historic Sales Prices

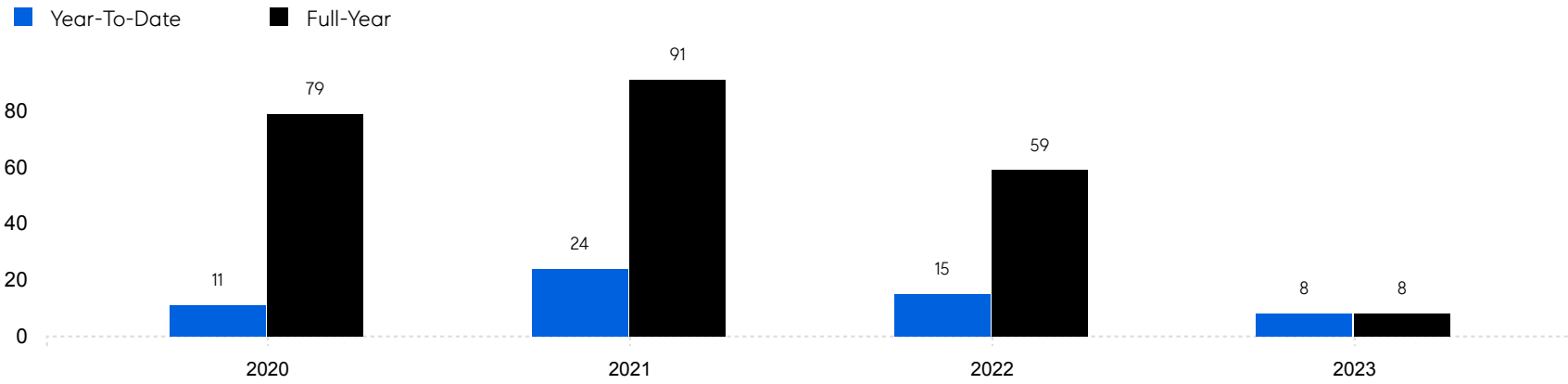


Northvale

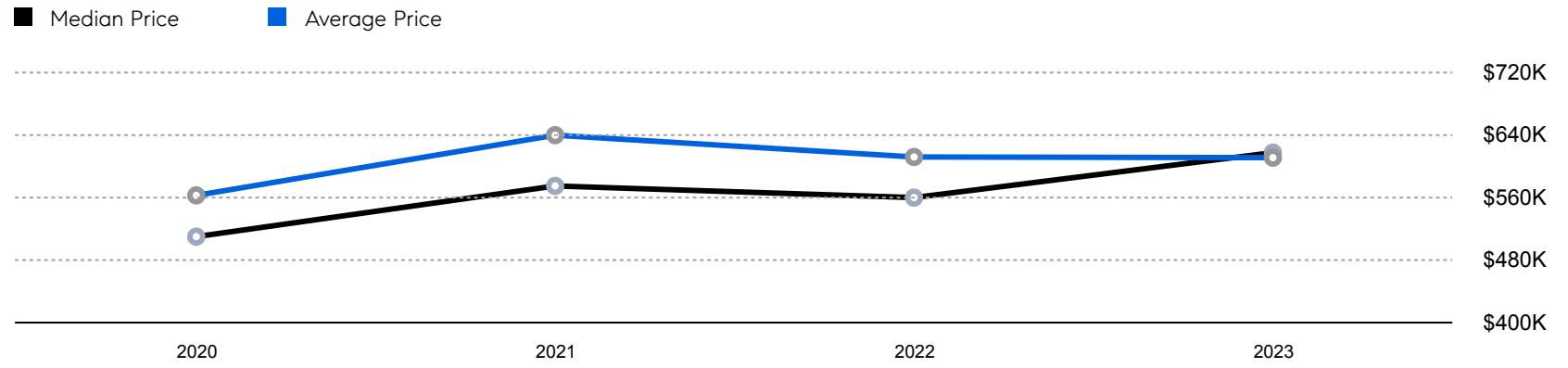
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	15	7	-53.3%
	SALES VOLUME	\$8,414,000	\$4,159,000	-50.6%
	MEDIAN PRICE	\$545,000	\$565,000	3.7%
	AVERAGE PRICE	\$560,933	\$594,143	5.9%
	AVERAGE DOM	36	32	-11.1%
	# OF CONTRACTS	12	5	-58.3%
	# NEW LISTINGS	16	8	-50.0%
Condo/Co-op/Townhouse	# OF SALES	0	1	0.0%
	SALES VOLUME	-	\$730,000	-
	MEDIAN PRICE	-	\$730,000	-
	AVERAGE PRICE	-	\$730,000	-
	AVERAGE DOM	-	48	-
	# OF CONTRACTS	8	5	-37.5%
	# NEW LISTINGS	15	5	-66.7%

Northvale

Historic Sales



Historic Sales Prices

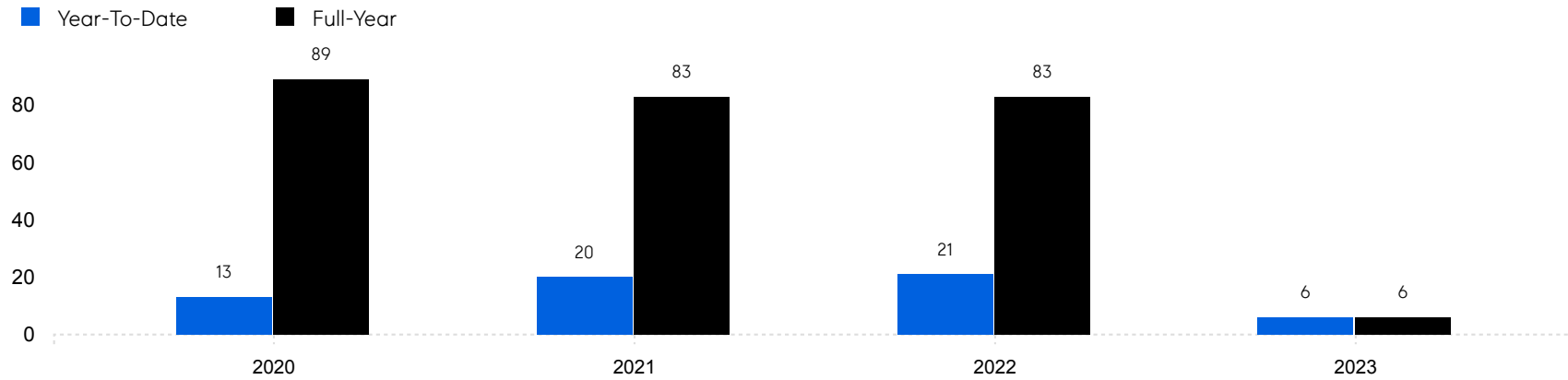


Norwood

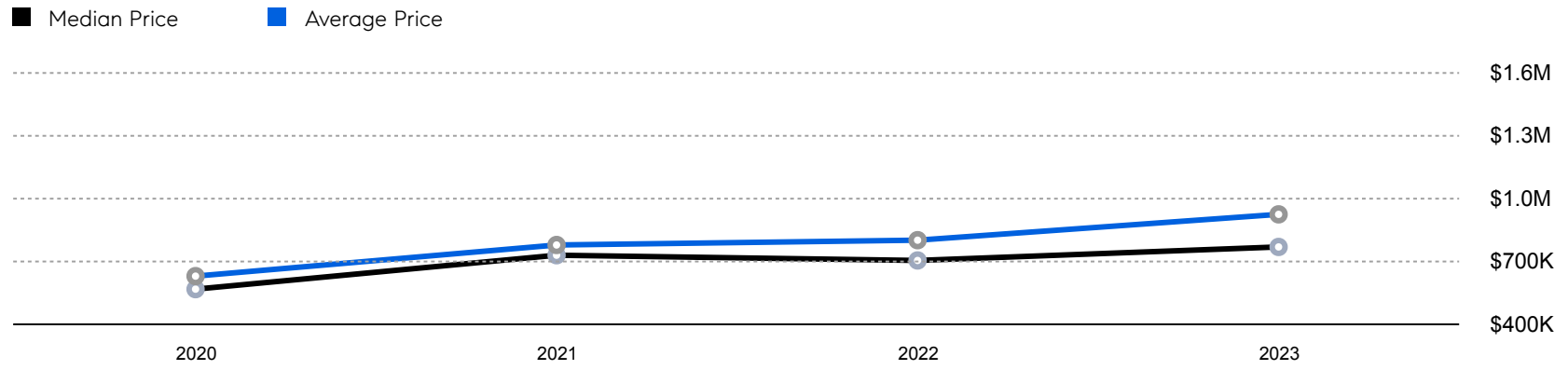
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	17	3	-82.4%
	SALES VOLUME	\$16,022,778	\$3,651,000	-77.2%
	MEDIAN PRICE	\$820,000	\$950,000	15.9%
	AVERAGE PRICE	\$942,516	\$1,217,000	29.1%
	AVERAGE DOM	27	118	337.0%
	# OF CONTRACTS	15	6	-60.0%
	# NEW LISTINGS	20	5	-75.0%
Condo/Co-op/Townhouse	# OF SALES	4	3	-25.0%
	SALES VOLUME	\$2,552,990	\$1,899,593	-25.6%
	MEDIAN PRICE	\$672,495	\$739,000	9.9%
	AVERAGE PRICE	\$638,248	\$633,198	-0.8%
	AVERAGE DOM	62	21	-66.1%
	# OF CONTRACTS	7	4	-42.9%
	# NEW LISTINGS	9	8	-11.1%

Norwood

Historic Sales



Historic Sales Prices

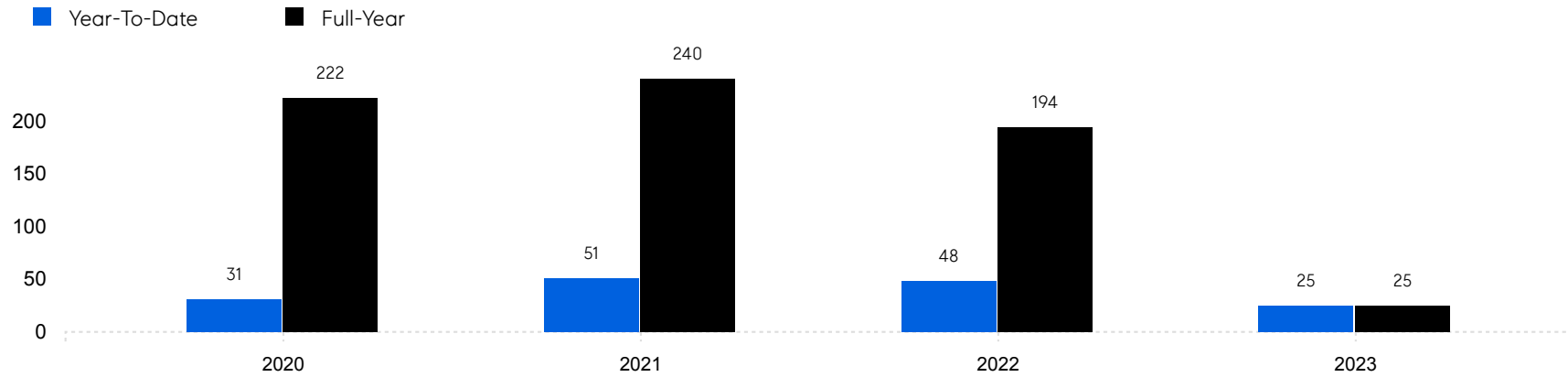


Oakland

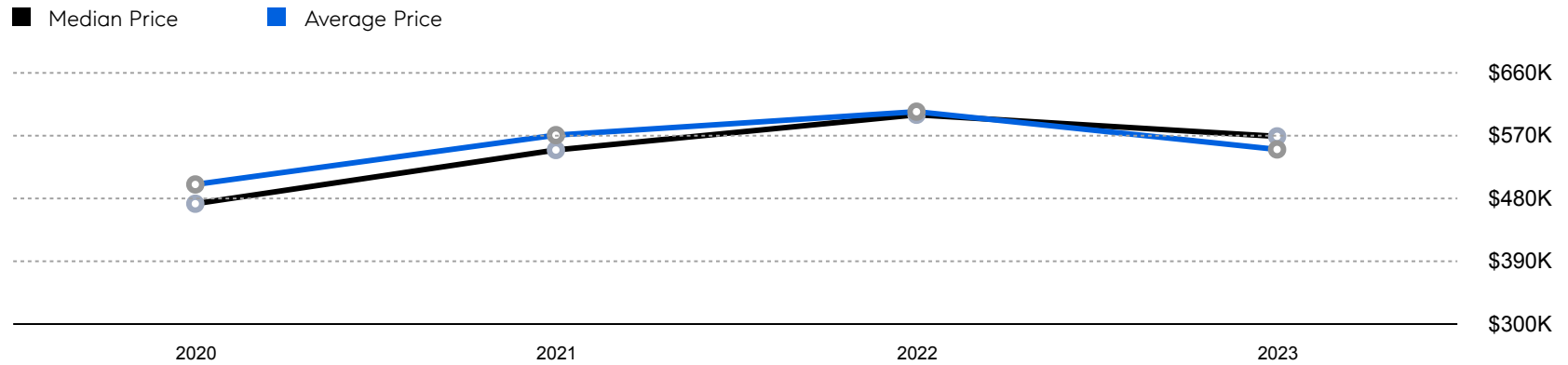
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	44	24	-45.5%
	SALES VOLUME	\$23,982,000	\$13,317,250	-44.5%
	MEDIAN PRICE	\$557,500	\$570,000	2.2%
	AVERAGE PRICE	\$545,045	\$554,885	1.8%
	AVERAGE DOM	30	49	63.3%
	# OF CONTRACTS	38	46	21.1%
	# NEW LISTINGS	46	58	26.1%
Condo/Co-op/Townhouse	# OF SALES	4	1	-75.0%
	SALES VOLUME	\$2,160,000	\$440,000	-79.6%
	MEDIAN PRICE	\$498,500	\$440,000	-11.7%
	AVERAGE PRICE	\$540,000	\$440,000	-18.5%
	AVERAGE DOM	24	50	108.3%
	# OF CONTRACTS	2	1	-50.0%
	# NEW LISTINGS	3	1	-66.7%

Oakland

Historic Sales



Historic Sales Prices

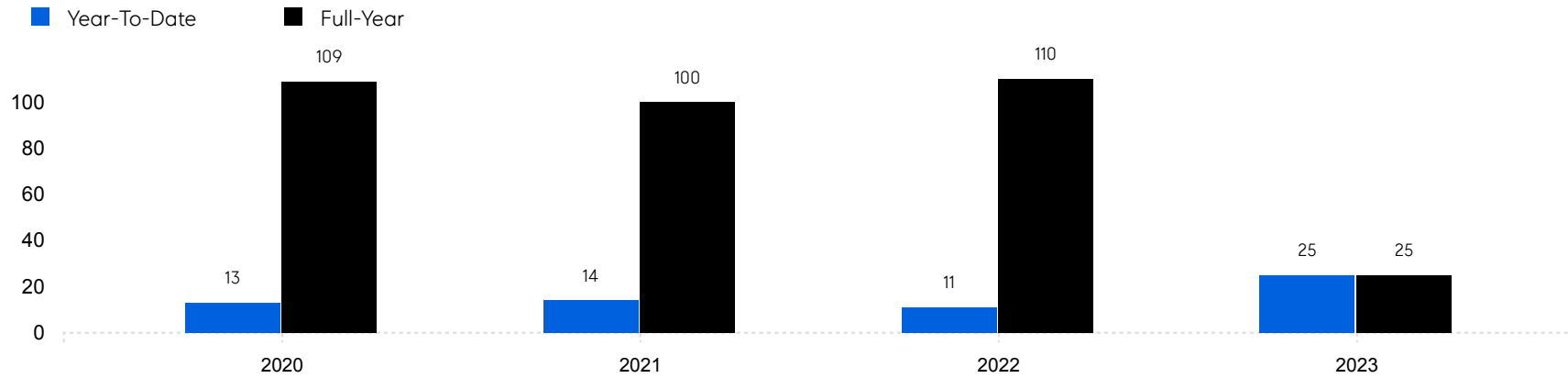


Old Tappan

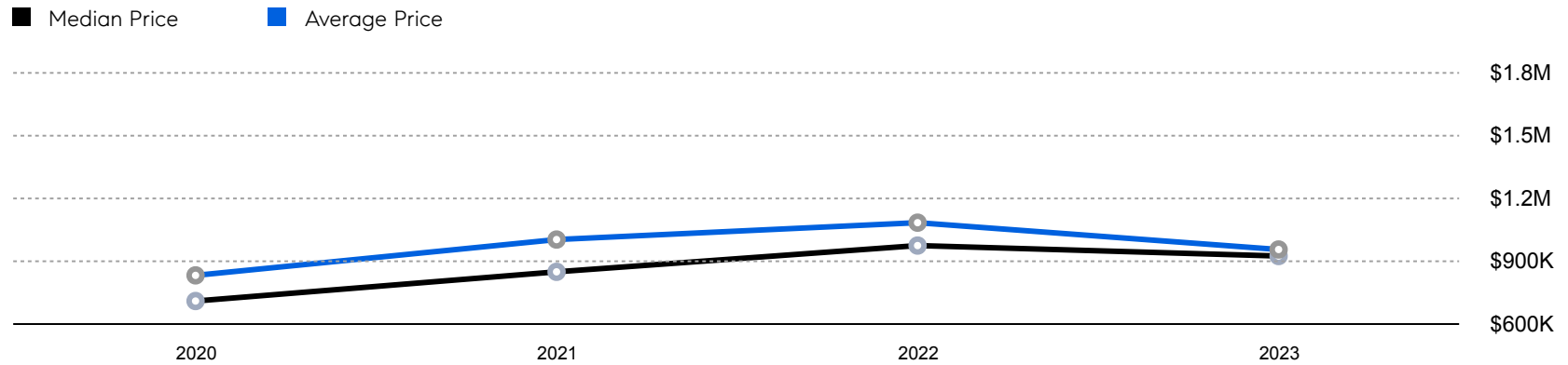
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	11	7	-36.4%
	SALES VOLUME	\$12,350,280	\$6,700,277	-45.7%
	MEDIAN PRICE	\$1,085,000	\$906,500	-16.5%
	AVERAGE PRICE	\$1,122,753	\$957,182	-14.7%
	AVERAGE DOM	49	43	-12.2%
	# OF CONTRACTS	23	17	-26.1%
	# NEW LISTINGS	31	16	-48.4%
Condo/Co-op/Townhouse	# OF SALES	0	18	0.0%
	SALES VOLUME	-	\$17,204,026	-
	MEDIAN PRICE	-	\$962,500	-
	AVERAGE PRICE	-	\$955,779	-
	AVERAGE DOM	-	52	-
	# OF CONTRACTS	10	22	120.0%
	# NEW LISTINGS	17	15	-11.8%

Old Tappan

Historic Sales



Historic Sales Prices

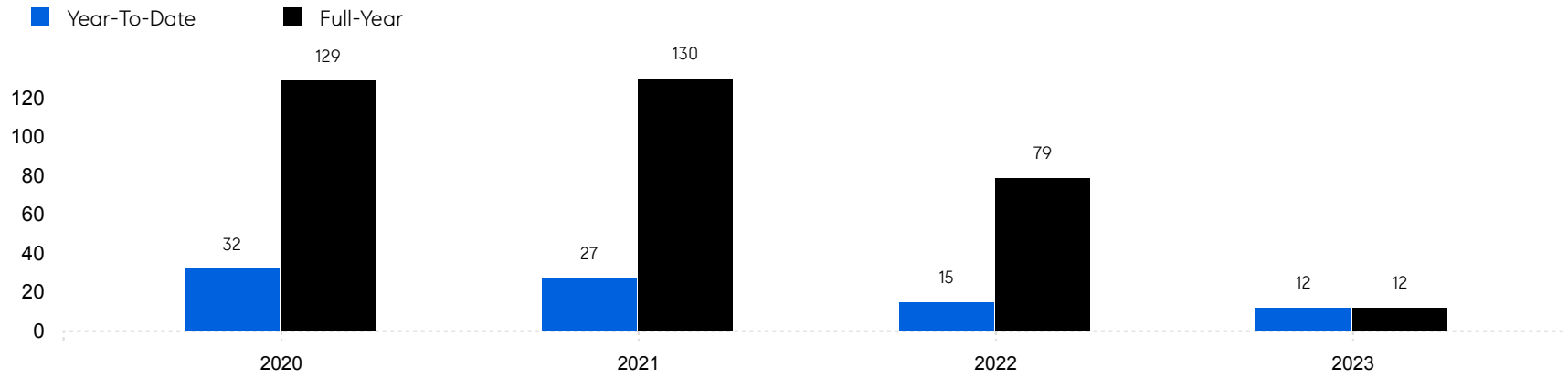


Oradell

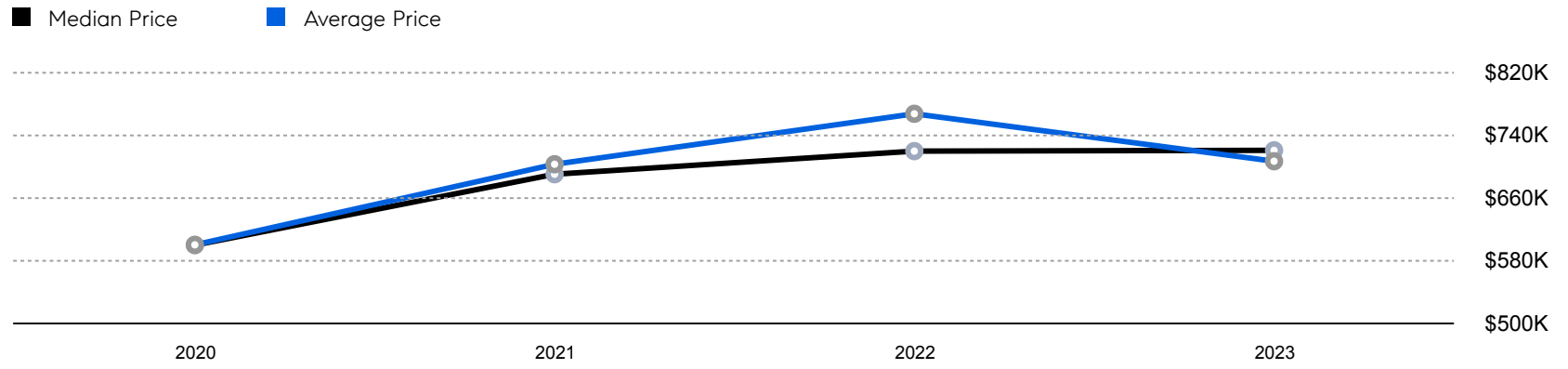
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	15	12	-20.0%
	SALES VOLUME	\$12,365,888	\$8,485,000	-31.4%
	MEDIAN PRICE	\$751,000	\$721,000	-4.0%
	AVERAGE PRICE	\$824,393	\$707,083	-14.2%
	AVERAGE DOM	36	35	-2.8%
	# OF CONTRACTS	20	20	0.0%
	# NEW LISTINGS	21	20	-4.8%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Oradell

Historic Sales



Historic Sales Prices

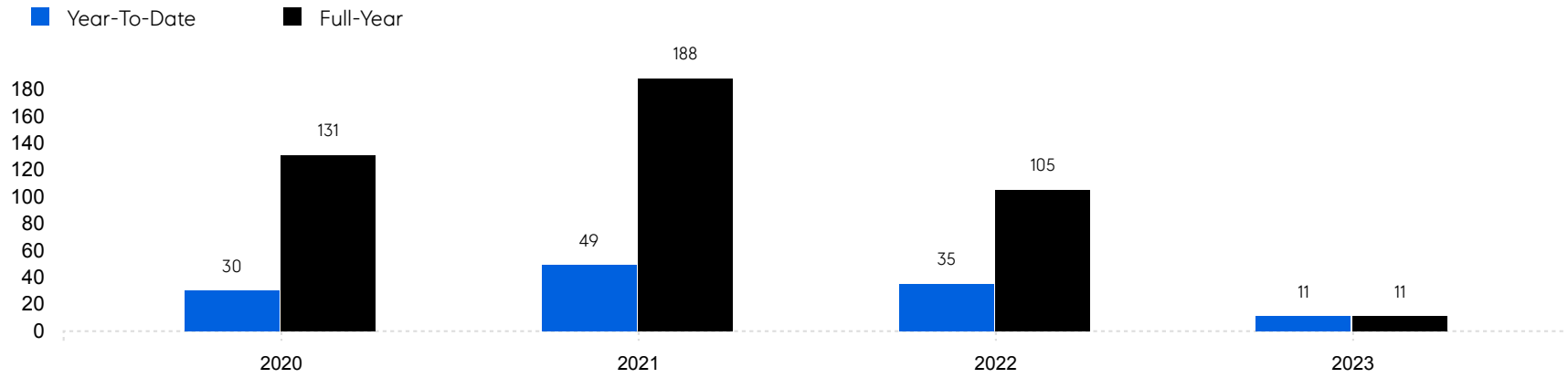


Palisades Park

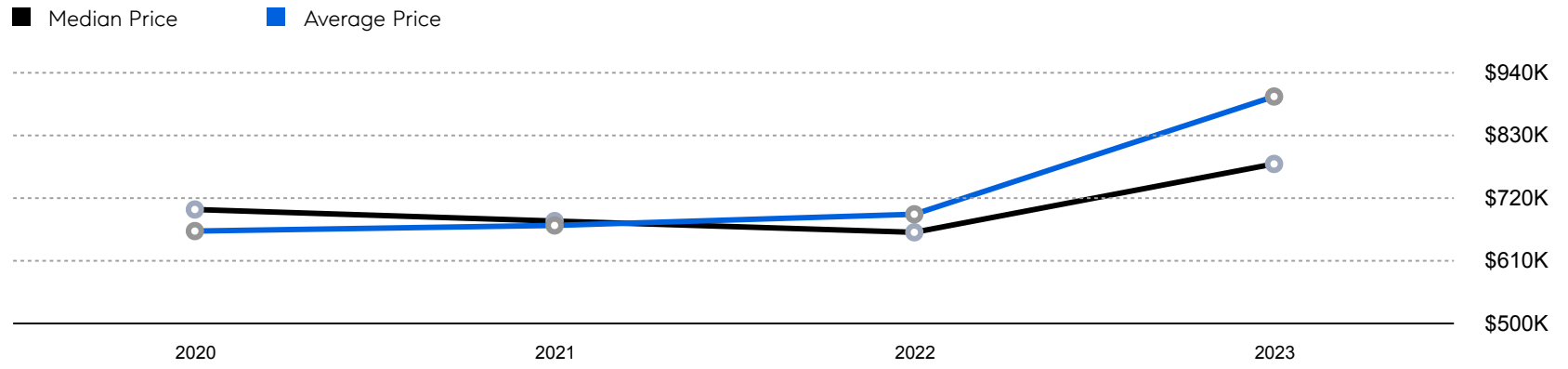
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	4	1	-75.0%
	SALES VOLUME	\$2,809,300	\$610,000	-78.3%
	MEDIAN PRICE	\$667,450	\$610,000	-8.6%
	AVERAGE PRICE	\$702,325	\$610,000	-13.1%
	AVERAGE DOM	135	73	-45.9%
	# OF CONTRACTS	7	3	-57.1%
	# NEW LISTINGS	6	3	-50.0%
Condo/Co-op/Townhouse	# OF SALES	31	10	-67.7%
	SALES VOLUME	\$17,845,401	\$9,271,580	-48.0%
	MEDIAN PRICE	\$495,000	\$925,000	86.9%
	AVERAGE PRICE	\$575,658	\$927,158	61.1%
	AVERAGE DOM	46	55	19.6%
	# OF CONTRACTS	28	17	-39.3%
	# NEW LISTINGS	35	39	11.4%

Palisades Park

Historic Sales



Historic Sales Prices

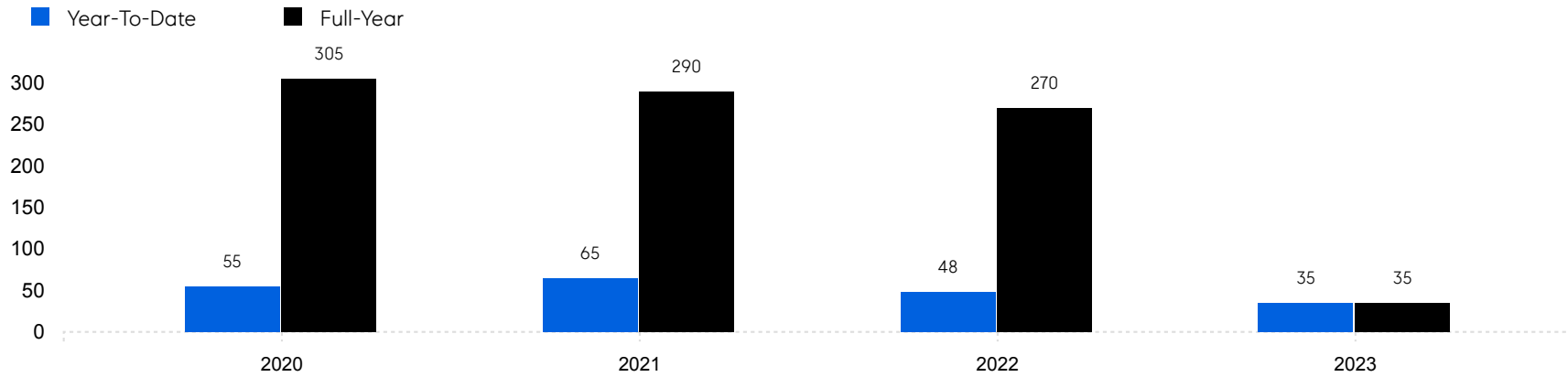


Paramus

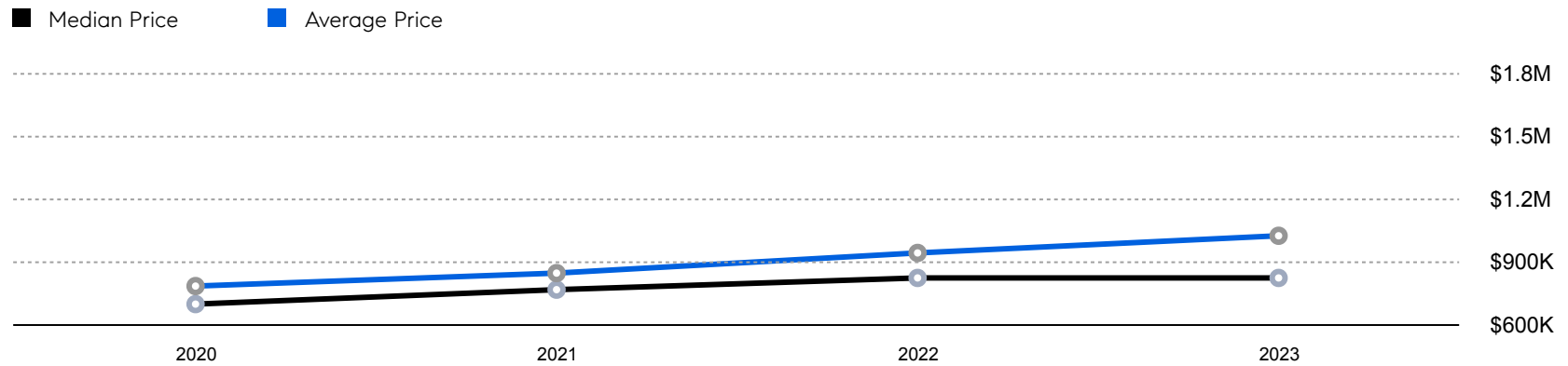
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	48	35	-27.1%
	SALES VOLUME	\$43,241,400	\$35,925,827	-16.9%
	MEDIAN PRICE	\$724,000	\$825,000	14.0%
	AVERAGE PRICE	\$900,863	\$1,026,452	13.9%
	AVERAGE DOM	38	50	31.6%
	# OF CONTRACTS	61	49	-19.7%
	# NEW LISTINGS	67	46	-31.3%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	7	0	0.0%
	# NEW LISTINGS	2	0	0.0%

Paramus

Historic Sales



Historic Sales Prices

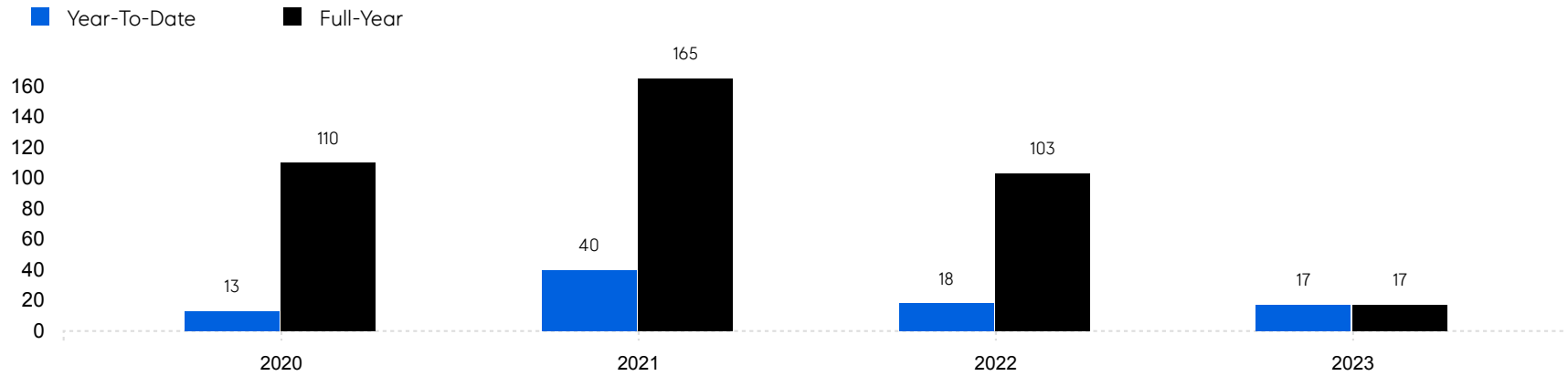


Park Ridge

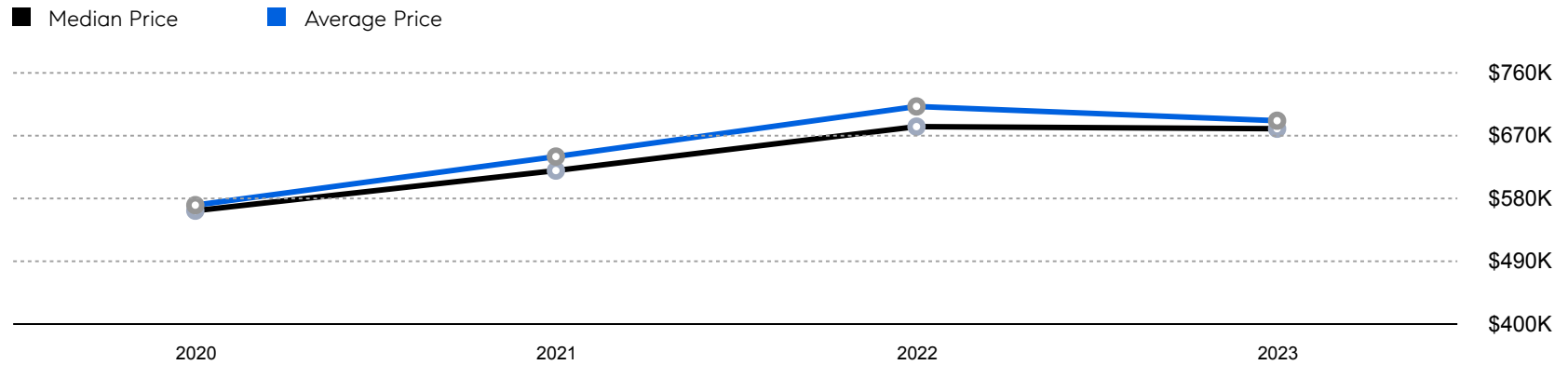
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	14	14	0.0%
	SALES VOLUME	\$8,601,000	\$10,052,500	16.9%
	MEDIAN PRICE	\$620,000	\$682,500	10.1%
	AVERAGE PRICE	\$614,357	\$718,036	16.9%
	AVERAGE DOM	45	41	-8.9%
	# OF CONTRACTS	14	21	50.0%
	# NEW LISTINGS	26	20	-23.1%
Condo/Co-op/Townhouse	# OF SALES	4	3	-25.0%
	SALES VOLUME	\$1,413,000	\$1,702,500	20.5%
	MEDIAN PRICE	\$326,000	\$420,000	28.8%
	AVERAGE PRICE	\$353,250	\$567,500	60.7%
	AVERAGE DOM	30	20	-33.3%
	# OF CONTRACTS	4	3	-25.0%
	# NEW LISTINGS	6	3	-50.0%

Park Ridge

Historic Sales



Historic Sales Prices

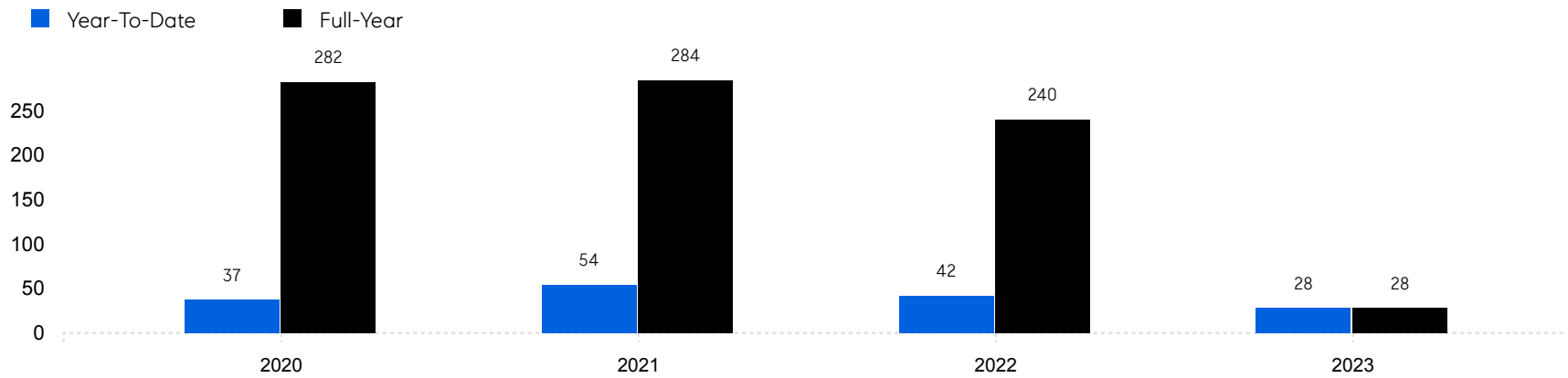


Ramsey

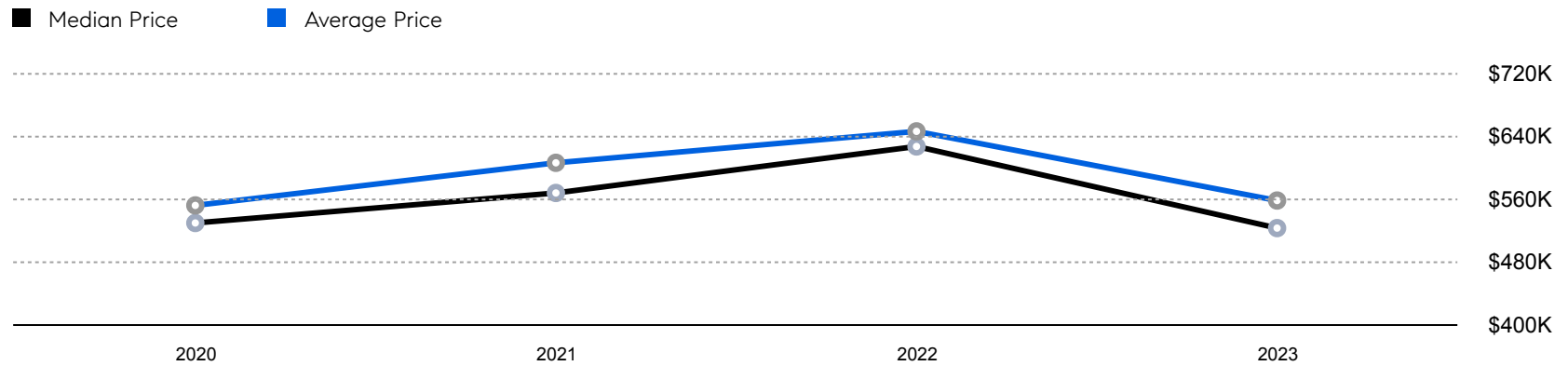
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	24	12	-50.0%
	SALES VOLUME	\$18,572,776	\$9,065,200	-51.2%
	MEDIAN PRICE	\$717,500	\$650,000	-9.4%
	AVERAGE PRICE	\$773,866	\$755,433	-2.4%
	AVERAGE DOM	52	26	-50.0%
	# OF CONTRACTS	39	26	-33.3%
	# NEW LISTINGS	42	32	-23.8%
Condo/Co-op/Townhouse	# OF SALES	18	16	-11.1%
	SALES VOLUME	\$7,343,726	\$6,576,000	-10.5%
	MEDIAN PRICE	\$390,000	\$370,000	-5.1%
	AVERAGE PRICE	\$407,985	\$411,000	0.7%
	AVERAGE DOM	25	28	12.0%
	# OF CONTRACTS	19	13	-31.6%
	# NEW LISTINGS	22	12	-45.5%

Ramsey

Historic Sales



Historic Sales Prices

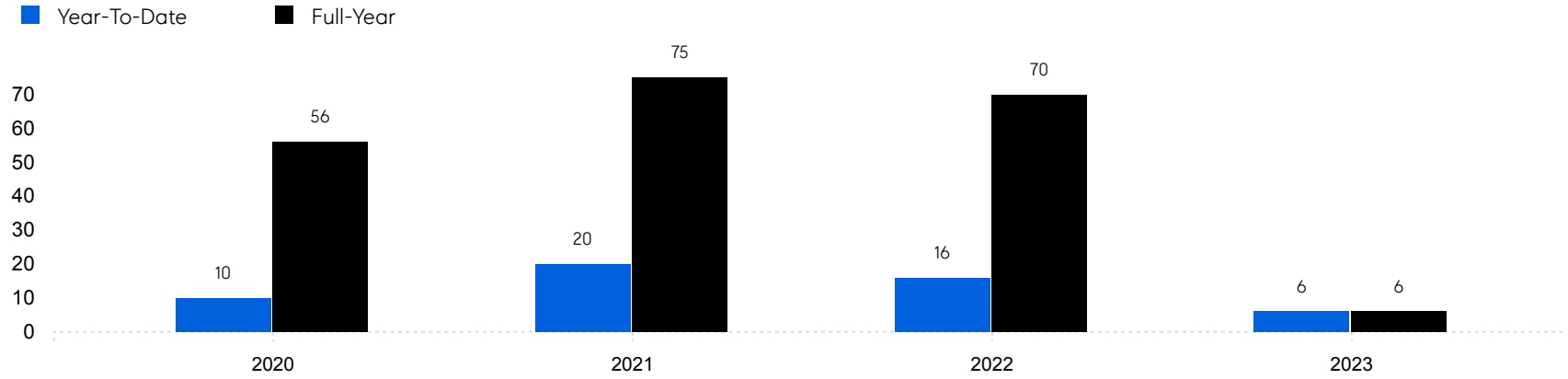


Ridgefield

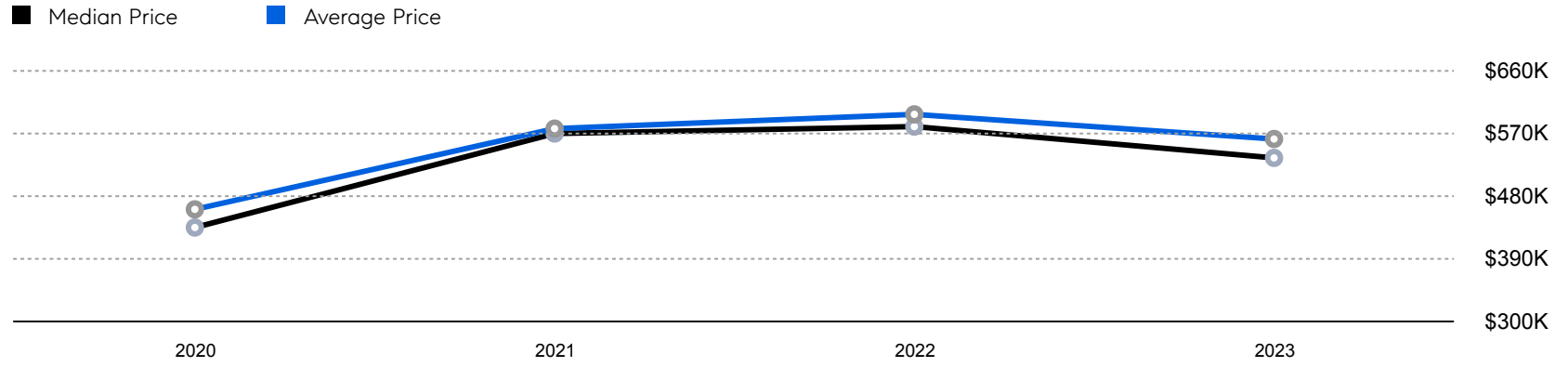
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	14	5	-64.3%
	SALES VOLUME	\$8,985,900	\$3,124,000	-65.2%
	MEDIAN PRICE	\$588,000	\$580,000	-1.4%
	AVERAGE PRICE	\$641,850	\$624,800	-2.7%
	AVERAGE DOM	53	129	143.4%
	# OF CONTRACTS	24	10	-58.3%
	# NEW LISTINGS	24	11	-54.2%
Condo/Co-op/Townhouse	# OF SALES	2	1	-50.0%
	SALES VOLUME	\$922,000	\$249,000	-73.0%
	MEDIAN PRICE	\$461,000	\$249,000	-46.0%
	AVERAGE PRICE	\$461,000	\$249,000	-46.0%
	AVERAGE DOM	80	11	-86.2%
	# OF CONTRACTS	2	4	100.0%
	# NEW LISTINGS	1	3	200.0%

Ridgefield

Historic Sales



Historic Sales Prices

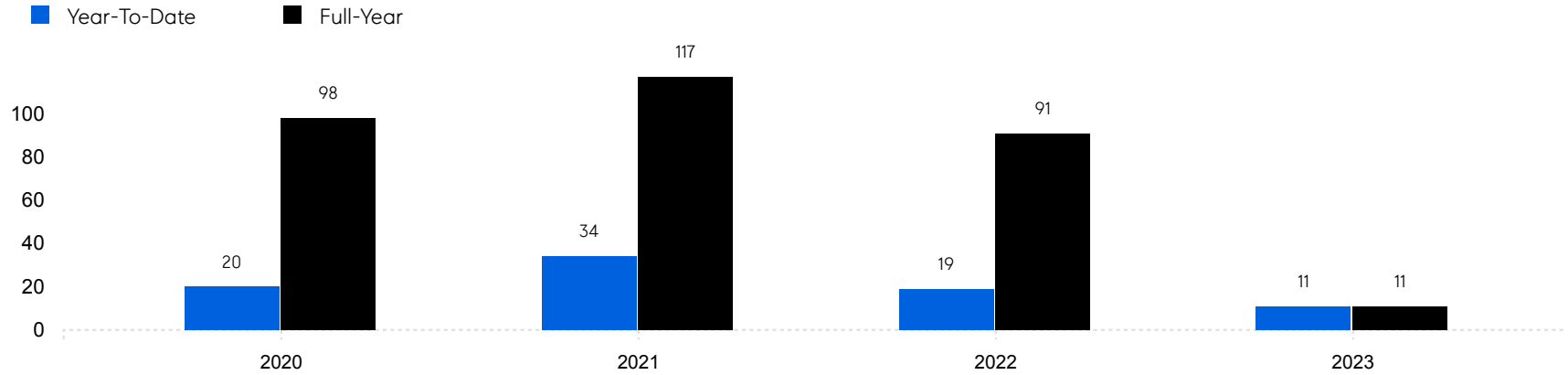


Ridgefield Park

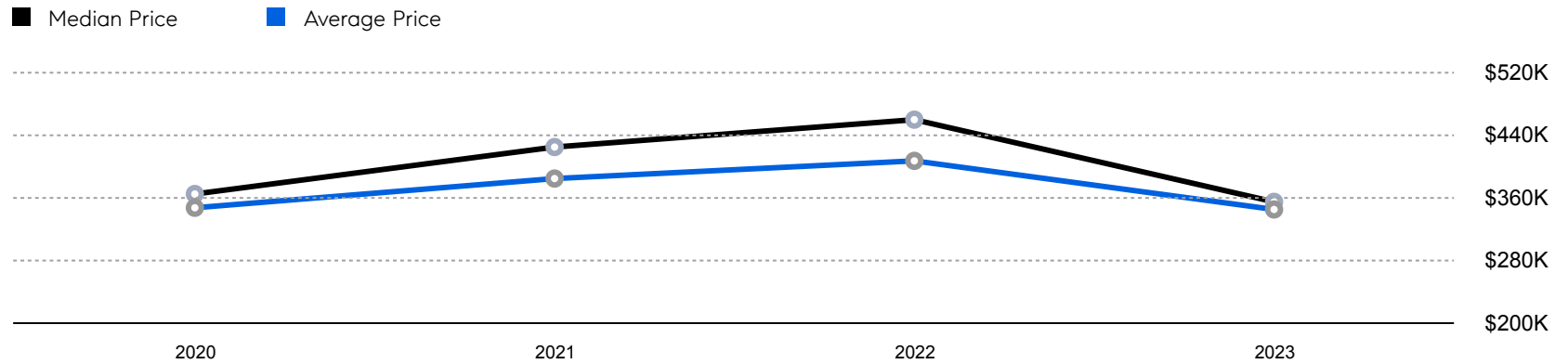
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	15	7	-53.3%
	SALES VOLUME	\$7,325,000	\$3,120,000	-57.4%
	MEDIAN PRICE	\$470,000	\$455,000	-3.2%
	AVERAGE PRICE	\$488,333	\$445,714	-8.7%
	AVERAGE DOM	42	66	57.1%
	# OF CONTRACTS	15	8	-46.7%
	# NEW LISTINGS	14	6	-57.1%
Condo/Co-op/Townhouse	# OF SALES	4	4	0.0%
	SALES VOLUME	\$597,000	\$677,800	13.5%
	MEDIAN PRICE	\$150,000	\$183,950	22.6%
	AVERAGE PRICE	\$149,250	\$169,450	13.5%
	AVERAGE DOM	44	79	79.5%
	# OF CONTRACTS	3	6	100.0%
	# NEW LISTINGS	7	7	0.0%

Ridgefield Park

Historic Sales



Historic Sales Prices

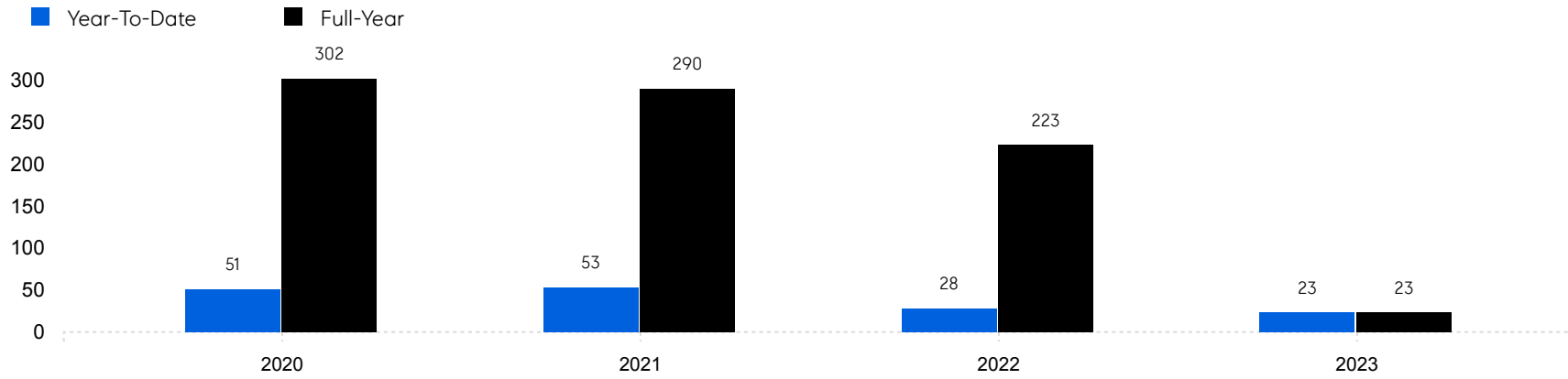


Ridgewood

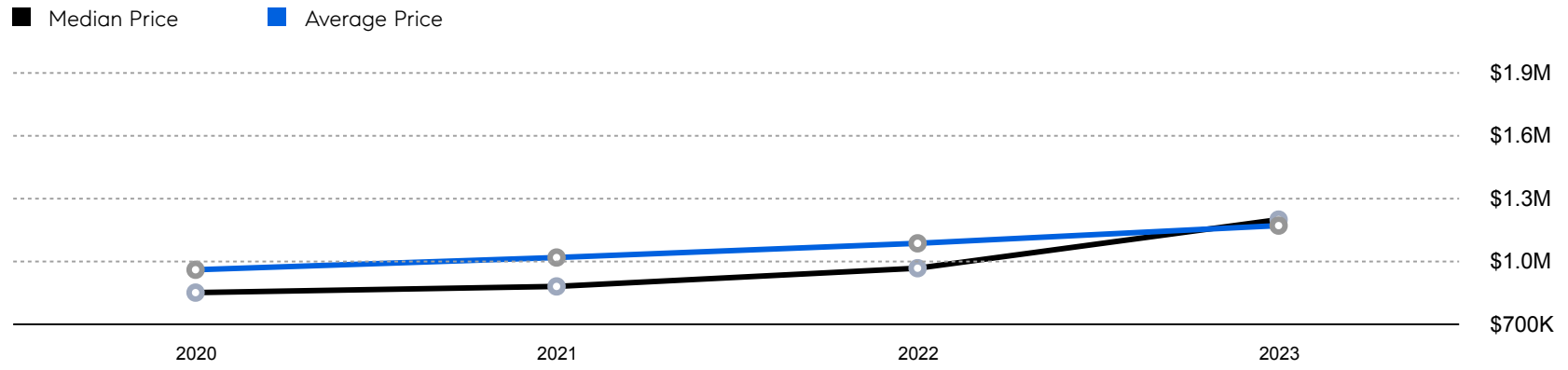
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	26	23	-11.5%
	SALES VOLUME	\$26,772,500	\$26,940,999	0.6%
	MEDIAN PRICE	\$891,500	\$1,200,000	34.6%
	AVERAGE PRICE	\$1,029,712	\$1,171,348	13.8%
	AVERAGE DOM	35	26	-25.7%
	# OF CONTRACTS	52	38	-26.9%
	# NEW LISTINGS	57	49	-14.0%
Condo/Co-op/Townhouse	# OF SALES	2	0	0.0%
	SALES VOLUME	\$844,000	-	-
	MEDIAN PRICE	\$422,000	-	-
	AVERAGE PRICE	\$422,000	-	-
	AVERAGE DOM	27	-	-
	# OF CONTRACTS	1	0	0.0%
	# NEW LISTINGS	1	0	0.0%

Ridgewood

Historic Sales



Historic Sales Prices

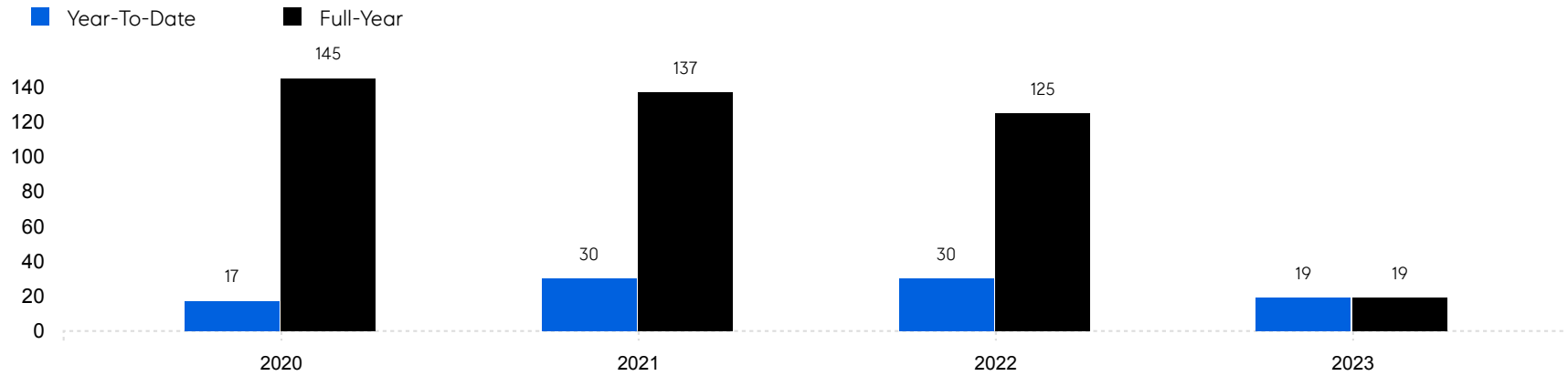


River Edge

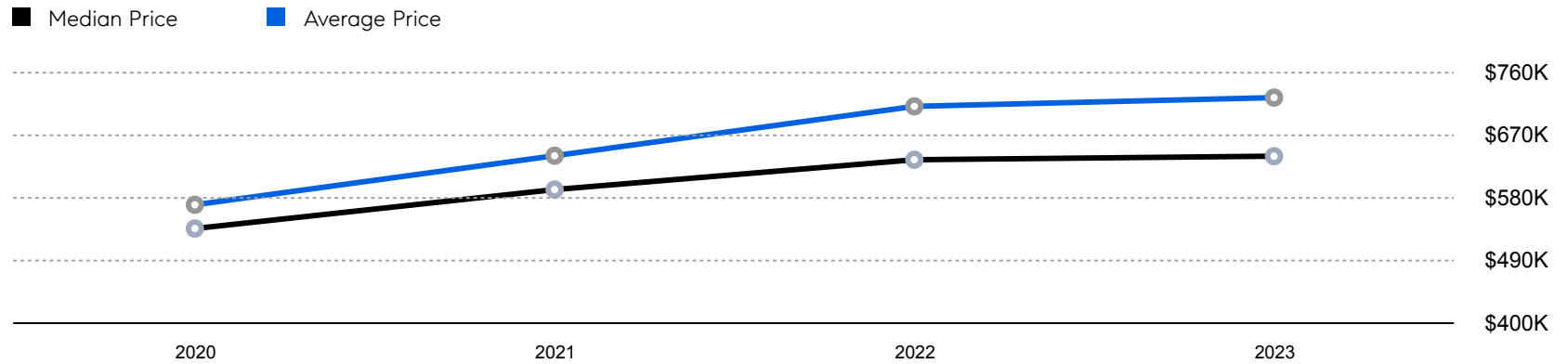
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	29	16	-44.8%
	SALES VOLUME	\$19,969,644	\$12,435,999	-37.7%
	MEDIAN PRICE	\$631,000	\$672,500	6.6%
	AVERAGE PRICE	\$688,608	\$777,250	12.9%
	AVERAGE DOM	28	25	-10.7%
	# OF CONTRACTS	29	24	-17.2%
	# NEW LISTINGS	29	21	-27.6%
Condo/Co-op/Townhouse	# OF SALES	1	3	200.0%
	SALES VOLUME	\$435,000	\$1,324,000	204.4%
	MEDIAN PRICE	\$435,000	\$530,000	21.8%
	AVERAGE PRICE	\$435,000	\$441,333	1.5%
	AVERAGE DOM	38	35	-7.9%
	# OF CONTRACTS	2	1	-50.0%
	# NEW LISTINGS	2	0	0.0%

River Edge

Historic Sales



Historic Sales Prices

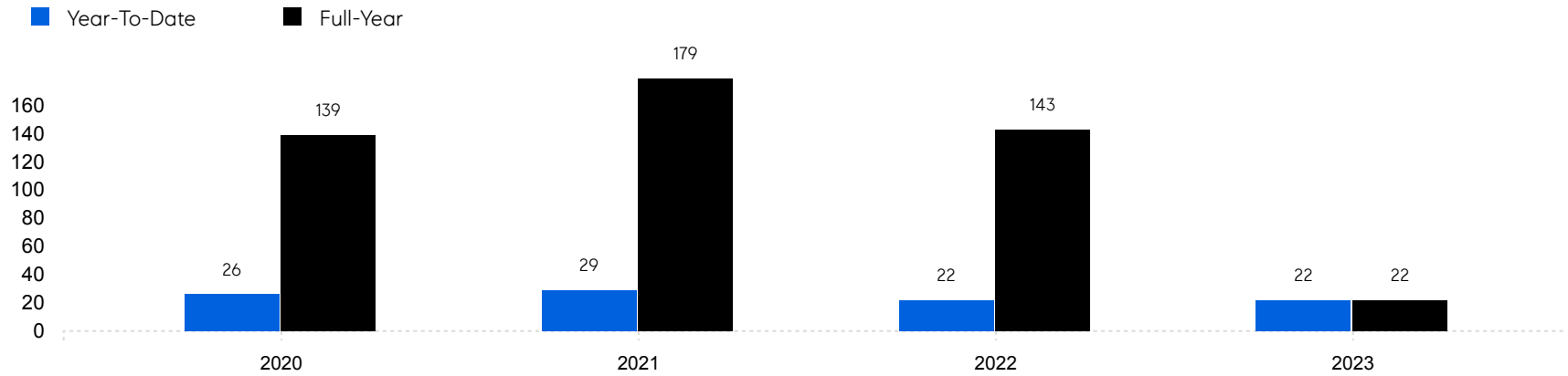


River Vale

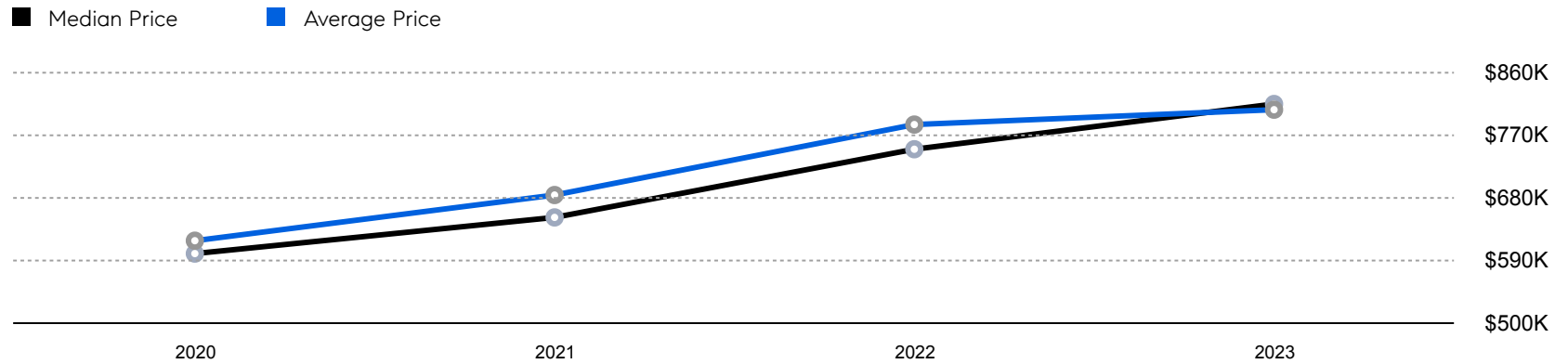
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	19	15	-21.1%
	SALES VOLUME	\$15,639,950	\$11,563,099	-26.1%
	MEDIAN PRICE	\$800,000	\$741,100	-7.4%
	AVERAGE PRICE	\$823,155	\$770,873	-6.4%
	AVERAGE DOM	51	47	-7.8%
	# OF CONTRACTS	35	19	-45.7%
	# NEW LISTINGS	35	32	-8.6%
Condo/Co-op/Townhouse	# OF SALES	3	7	133.3%
	SALES VOLUME	\$1,684,900	\$6,187,545	267.2%
	MEDIAN PRICE	\$489,900	\$998,000	103.7%
	AVERAGE PRICE	\$561,633	\$883,935	57.4%
	AVERAGE DOM	104	94	-9.6%
	# OF CONTRACTS	5	10	100.0%
	# NEW LISTINGS	5	9	80.0%

River Vale

Historic Sales



Historic Sales Prices

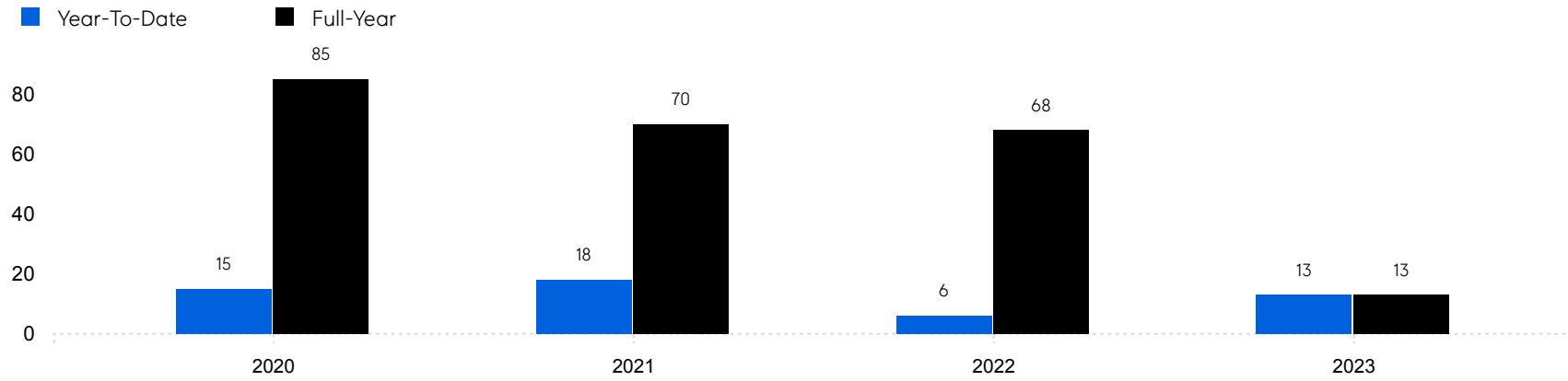


Rochelle Park

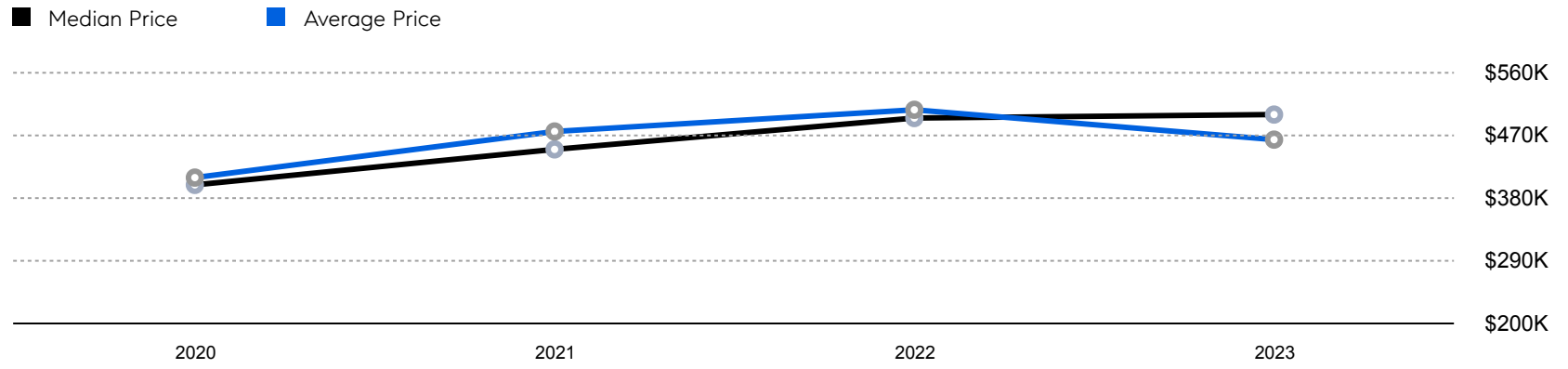
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	6	10	66.7%
	SALES VOLUME	\$2,982,000	\$5,036,900	68.9%
	MEDIAN PRICE	\$517,000	\$513,000	-0.8%
	AVERAGE PRICE	\$497,000	\$503,690	1.3%
	AVERAGE DOM	21	23	9.5%
	# OF CONTRACTS	13	11	-15.4%
	# NEW LISTINGS	18	11	-38.9%
Condo/Co-op/Townhouse	# OF SALES	0	3	0.0%
	SALES VOLUME	-	\$995,000	-
	MEDIAN PRICE	-	\$340,000	-
	AVERAGE PRICE	-	\$331,667	-
	AVERAGE DOM	-	63	-
	# OF CONTRACTS	1	5	400.0%
	# NEW LISTINGS	2	3	50.0%

Rochelle Park

Historic Sales



Historic Sales Prices

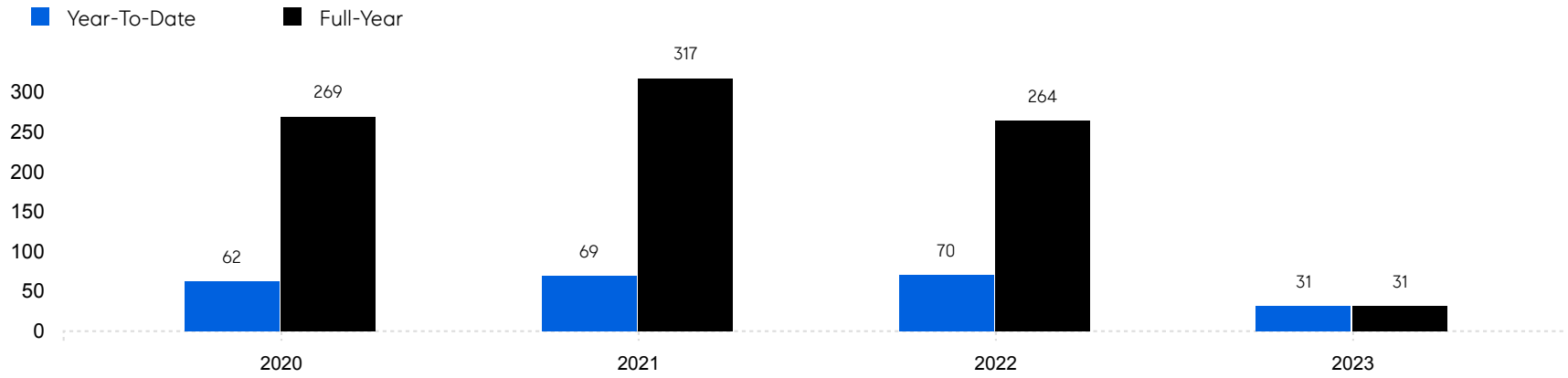


Rutherford

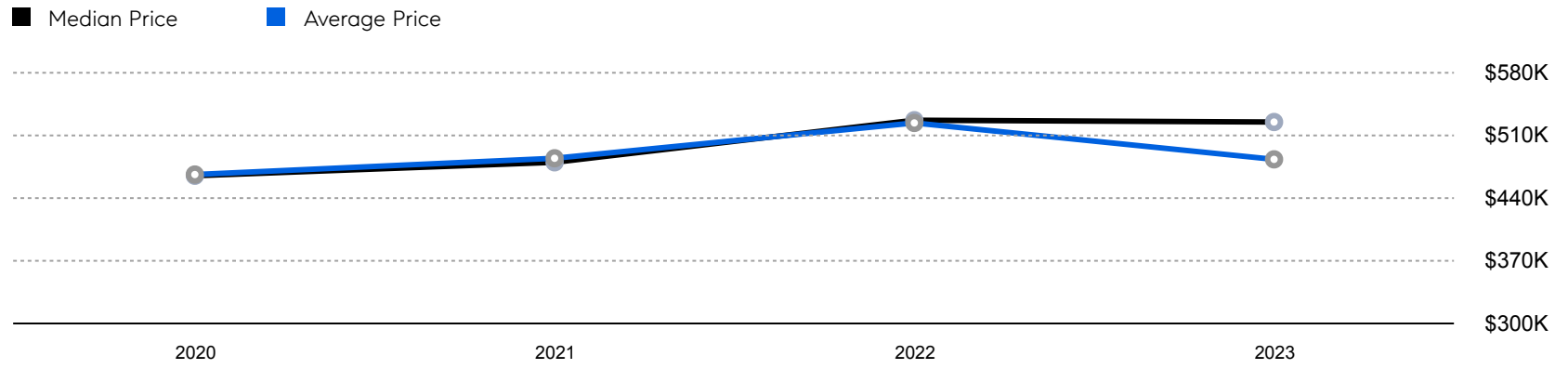
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	45	21	-53.3%
	SALES VOLUME	\$27,238,999	\$12,049,000	-55.8%
	MEDIAN PRICE	\$598,000	\$600,000	0.3%
	AVERAGE PRICE	\$605,311	\$573,762	-5.2%
	AVERAGE DOM	55	40	-27.3%
	# OF CONTRACTS	52	34	-34.6%
	# NEW LISTINGS	47	29	-38.3%
Condo/Co-op/Townhouse	# OF SALES	25	10	-60.0%
	SALES VOLUME	\$7,151,500	\$2,933,277	-59.0%
	MEDIAN PRICE	\$277,000	\$282,889	2.1%
	AVERAGE PRICE	\$286,060	\$293,328	2.5%
	AVERAGE DOM	69	39	-43.5%
	# OF CONTRACTS	30	16	-46.7%
	# NEW LISTINGS	25	13	-48.0%

Rutherford

Historic Sales



Historic Sales Prices

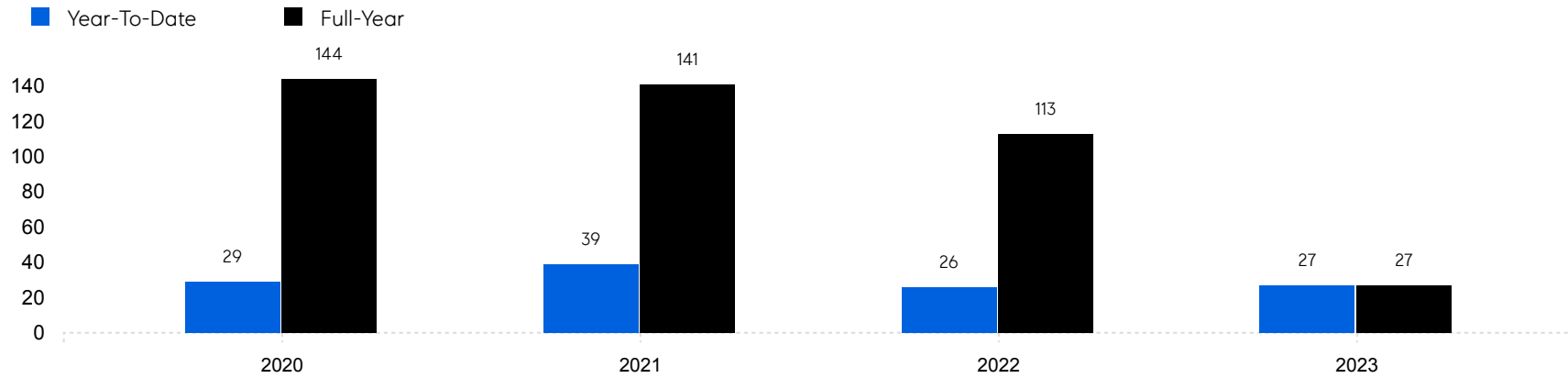


Saddle Brook

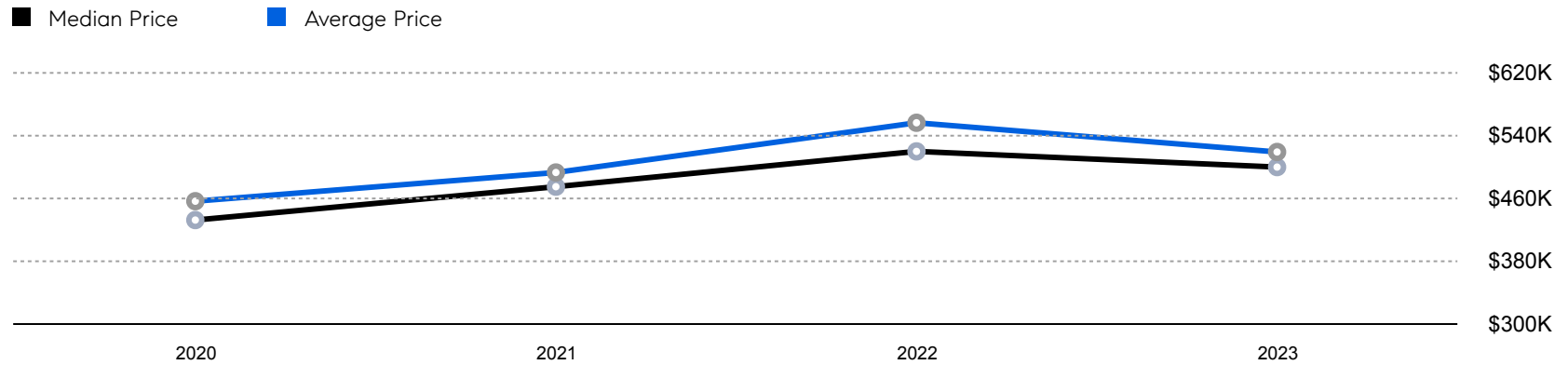
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	23	23	0.0%
	SALES VOLUME	\$12,937,000	\$12,915,900	-0.2%
	MEDIAN PRICE	\$520,000	\$505,000	-2.9%
	AVERAGE PRICE	\$562,478	\$561,561	-0.2%
	AVERAGE DOM	41	46	12.2%
	# OF CONTRACTS	21	28	33.3%
	# NEW LISTINGS	28	23	-17.9%
Condo/Co-op/Townhouse	# OF SALES	3	4	33.3%
	SALES VOLUME	\$725,000	\$1,104,000	52.3%
	MEDIAN PRICE	\$225,000	\$270,000	20.0%
	AVERAGE PRICE	\$241,667	\$276,000	14.2%
	AVERAGE DOM	6	58	866.7%
	# OF CONTRACTS	5	4	-20.0%
	# NEW LISTINGS	6	4	-33.3%

Saddle Brook

Historic Sales



Historic Sales Prices

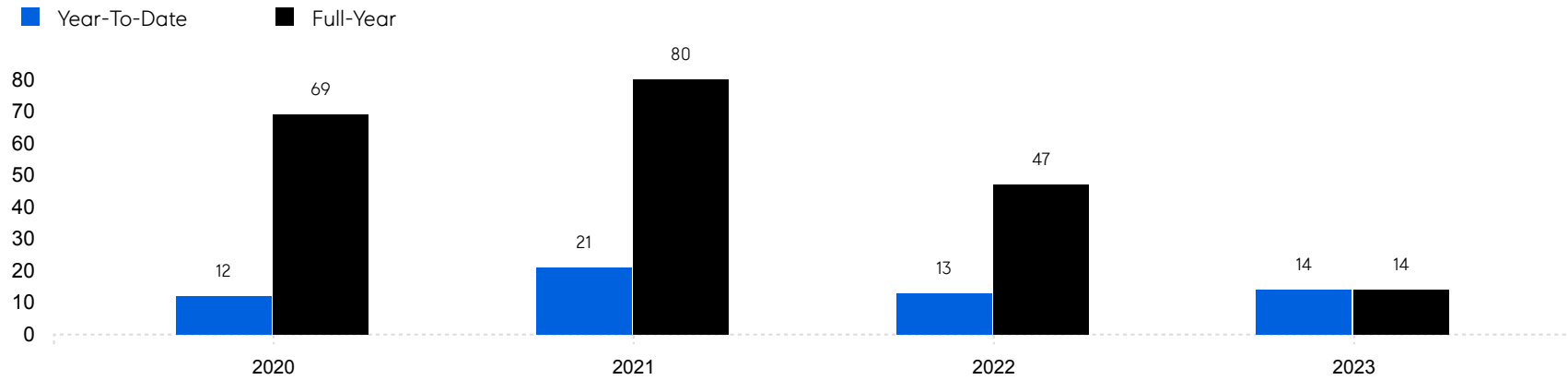


Saddle River

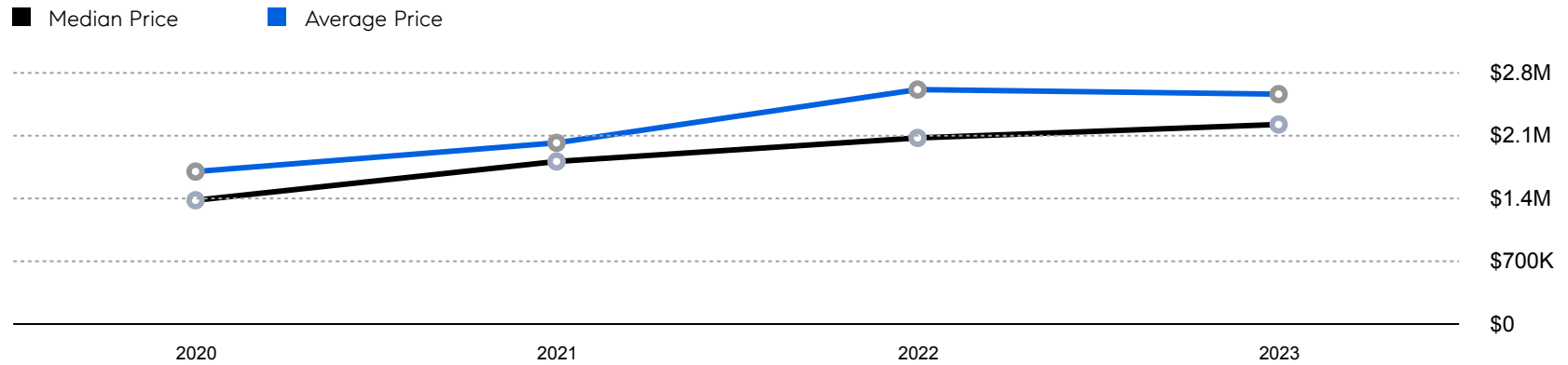
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	12	13	8.3%
	SALES VOLUME	\$38,540,000	\$33,718,500	-12.5%
	MEDIAN PRICE	\$2,410,000	\$2,250,000	-6.6%
	AVERAGE PRICE	\$3,211,667	\$2,593,731	-19.2%
	AVERAGE DOM	104	138	32.7%
	# OF CONTRACTS	20	15	-25.0%
	# NEW LISTINGS	25	11	-56.0%
Condo/Co-op/Townhouse	# OF SALES	1	1	0.0%
	SALES VOLUME	\$118,590	\$2,165,000	1,725.6%
	MEDIAN PRICE	\$118,590	\$2,165,000	1,725.6%
	AVERAGE PRICE	\$118,590	\$2,165,000	1,725.6%
	AVERAGE DOM	13	61	369.2%
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	1	0	0.0%

Saddle River

Historic Sales



Historic Sales Prices

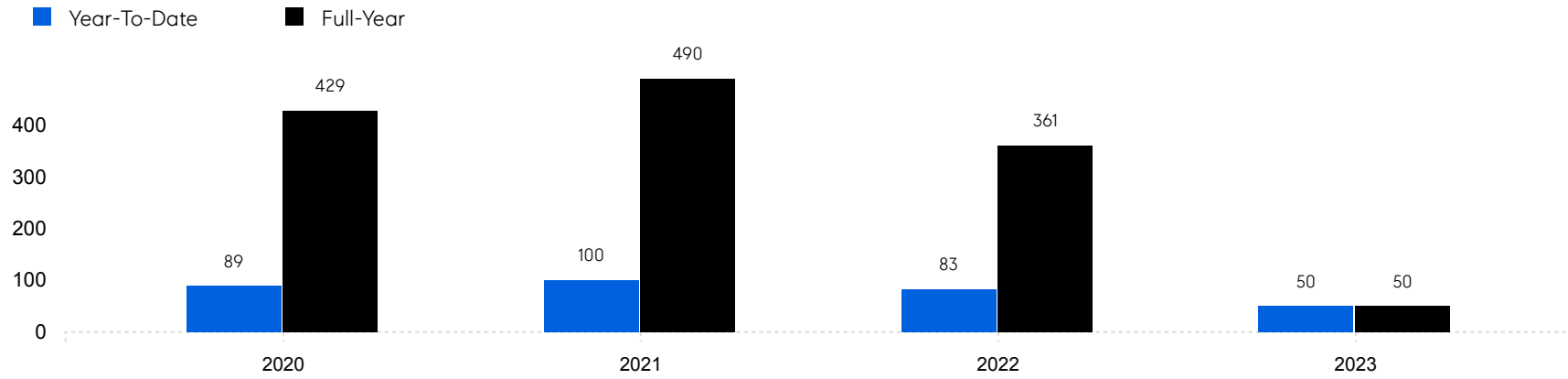


Teaneck

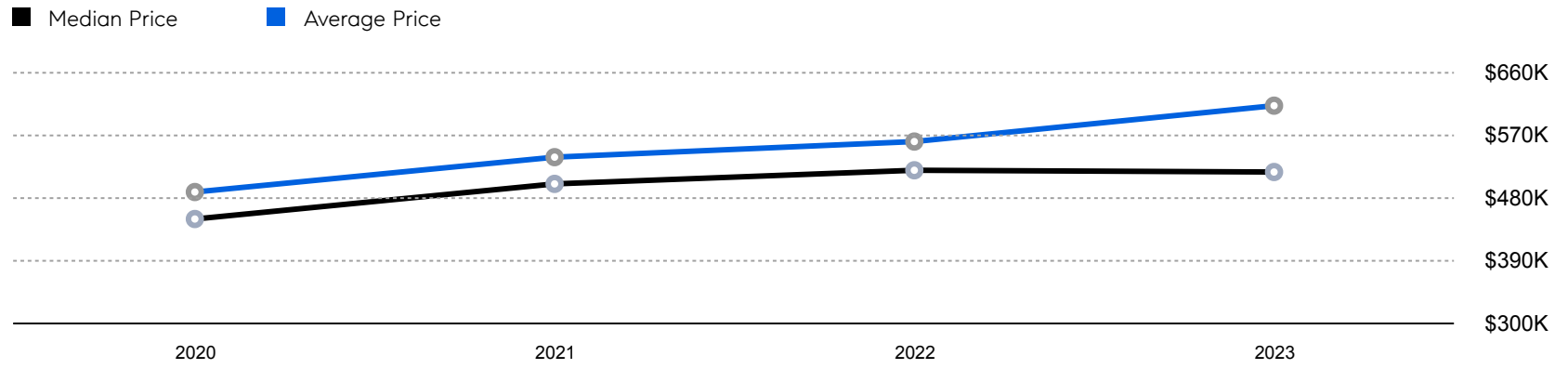
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	76	46	-39.5%
	SALES VOLUME	\$45,824,999	\$29,291,449	-36.1%
	MEDIAN PRICE	\$536,000	\$530,000	-1.1%
	AVERAGE PRICE	\$602,961	\$636,771	5.6%
	AVERAGE DOM	54	61	13.0%
	# OF CONTRACTS	85	60	-29.4%
	# NEW LISTINGS	81	63	-22.2%
Condo/Co-op/Townhouse	# OF SALES	7	4	-42.9%
	SALES VOLUME	\$2,189,500	\$1,347,000	-38.5%
	MEDIAN PRICE	\$301,000	\$333,500	10.8%
	AVERAGE PRICE	\$312,786	\$336,750	7.7%
	AVERAGE DOM	13	67	415.4%
	# OF CONTRACTS	16	7	-56.2%
	# NEW LISTINGS	15	10	-33.3%

Teaneck

Historic Sales



Historic Sales Prices

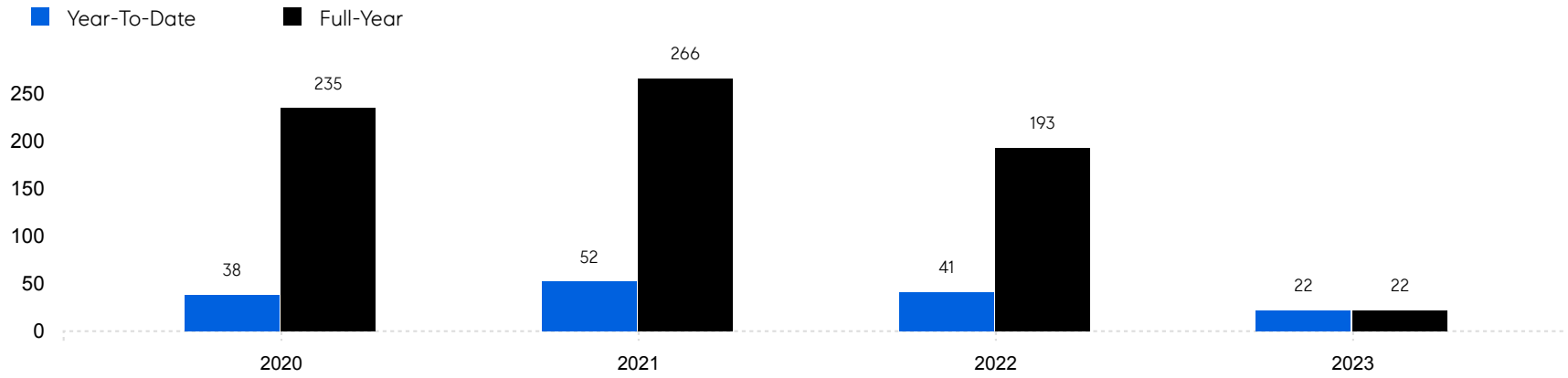


Tenafly

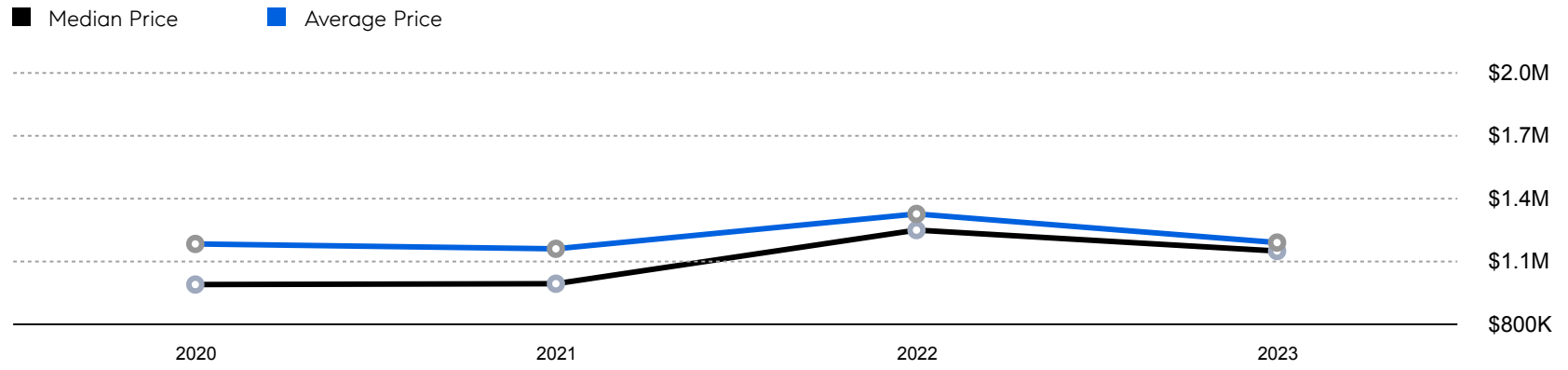
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	34	21	-38.2%
	SALES VOLUME	\$43,805,500	\$25,829,000	-41.0%
	MEDIAN PRICE	\$1,268,500	\$1,150,000	-9.3%
	AVERAGE PRICE	\$1,288,397	\$1,229,952	-4.5%
	AVERAGE DOM	51	81	58.8%
	# OF CONTRACTS	55	22	-60.0%
	# NEW LISTINGS	60	37	-38.3%
Condo/Co-op/Townhouse	# OF SALES	7	1	-85.7%
	SALES VOLUME	\$3,651,000	\$360,000	-90.1%
	MEDIAN PRICE	\$386,000	\$360,000	-6.7%
	AVERAGE PRICE	\$521,571	\$360,000	-31.0%
	AVERAGE DOM	57	85	49.1%
	# OF CONTRACTS	7	3	-57.1%
	# NEW LISTINGS	13	5	-61.5%

Tenaflly

Historic Sales



Historic Sales Prices

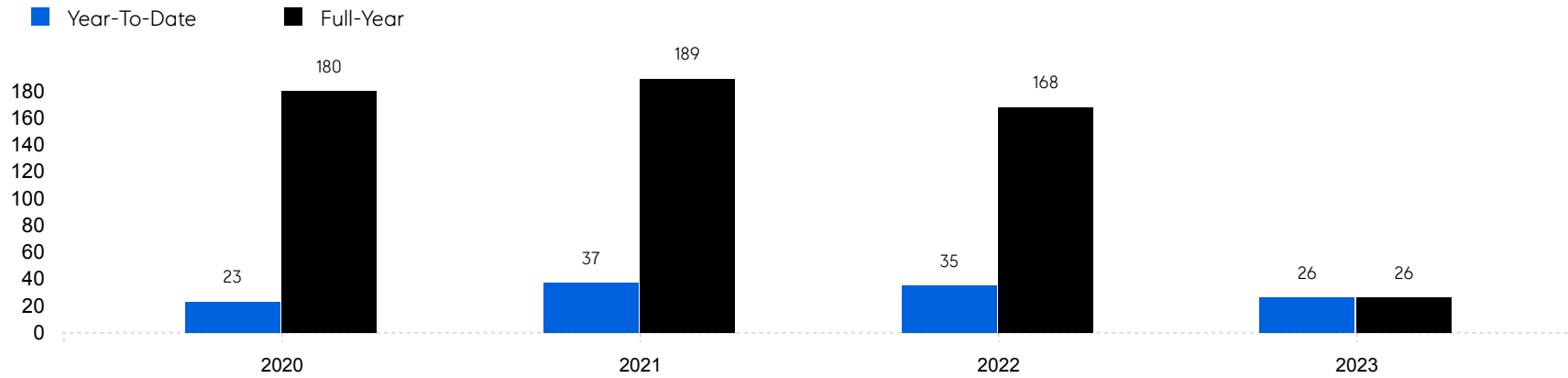


Upper Saddle River

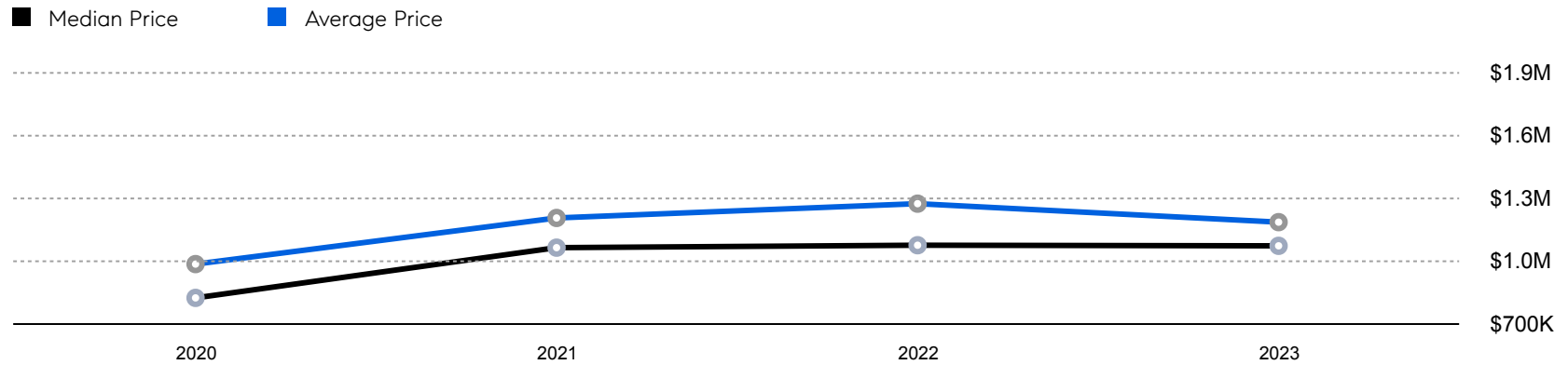
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	27	15	-44.4%
	SALES VOLUME	\$36,165,979	\$19,140,059	-47.1%
	MEDIAN PRICE	\$1,195,000	\$1,075,000	-10.0%
	AVERAGE PRICE	\$1,339,481	\$1,276,004	-4.7%
	AVERAGE DOM	53	25	-52.8%
	# OF CONTRACTS	30	26	-13.3%
	# NEW LISTINGS	27	28	3.7%
Condo/Co-op/Townhouse	# OF SALES	8	11	37.5%
	SALES VOLUME	\$7,826,725	\$11,718,458	49.7%
	MEDIAN PRICE	\$980,702	\$1,072,500	9.4%
	AVERAGE PRICE	\$978,341	\$1,065,314	8.9%
	AVERAGE DOM	69	69	0.0%
	# OF CONTRACTS	13	10	-23.1%
	# NEW LISTINGS	6	22	266.7%

Upper Saddle River

Historic Sales



Historic Sales Prices

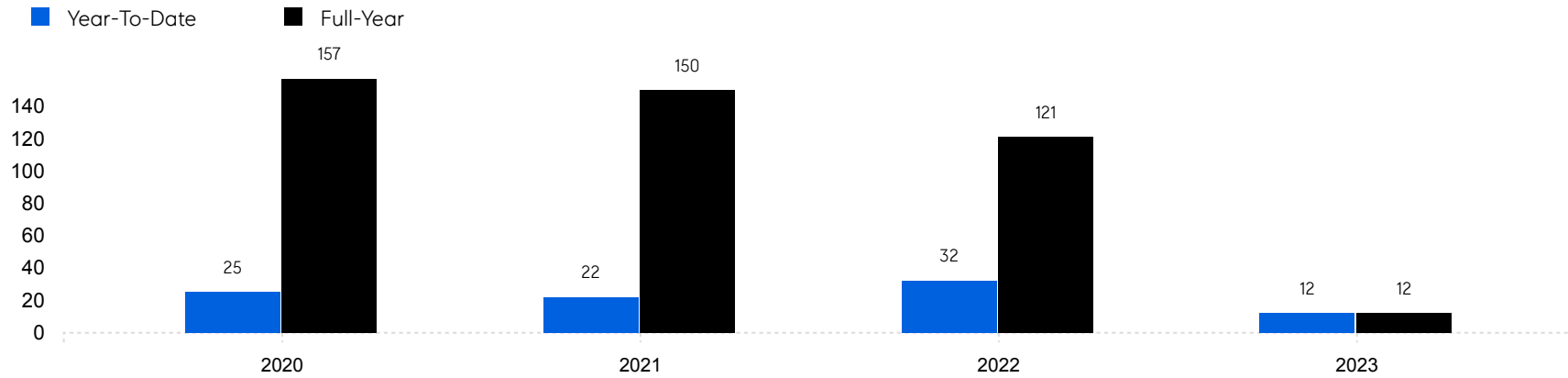


Waldwick

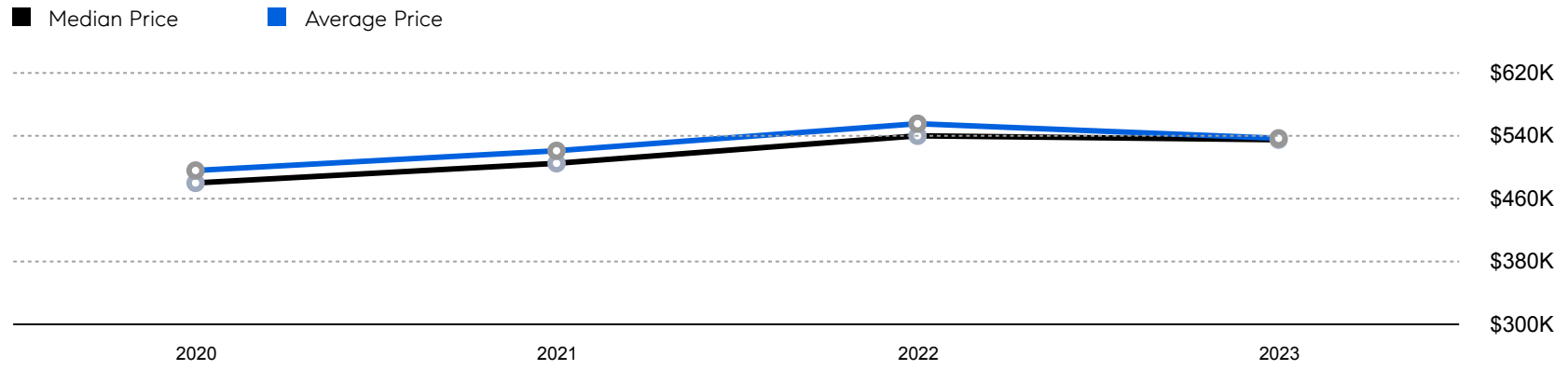
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	27	11	-59.3%
	SALES VOLUME	\$14,291,371	\$5,961,900	-58.3%
	MEDIAN PRICE	\$530,000	\$535,000	0.9%
	AVERAGE PRICE	\$529,310	\$541,991	2.4%
	AVERAGE DOM	27	18	-33.3%
	# OF CONTRACTS	26	19	-26.9%
	# NEW LISTINGS	29	22	-24.1%
Condo/Co-op/Townhouse	# OF SALES	5	1	-80.0%
	SALES VOLUME	\$1,875,000	\$480,000	-74.4%
	MEDIAN PRICE	\$375,000	\$480,000	28.0%
	AVERAGE PRICE	\$375,000	\$480,000	28.0%
	AVERAGE DOM	11	7	-36.4%
	# OF CONTRACTS	1	5	400.0%
	# NEW LISTINGS	1	6	500.0%

Waldwick

Historic Sales



Historic Sales Prices

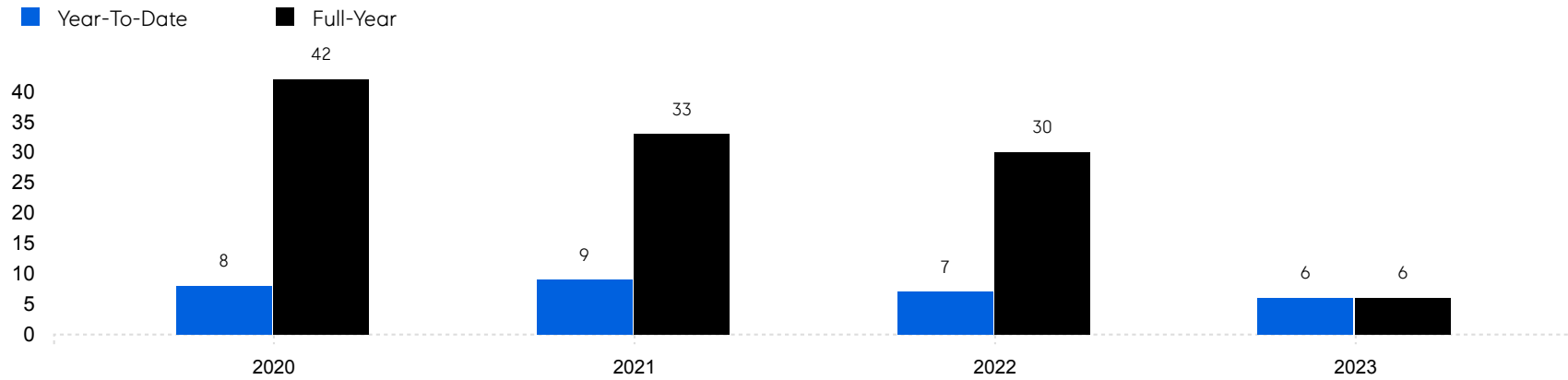


Wallington

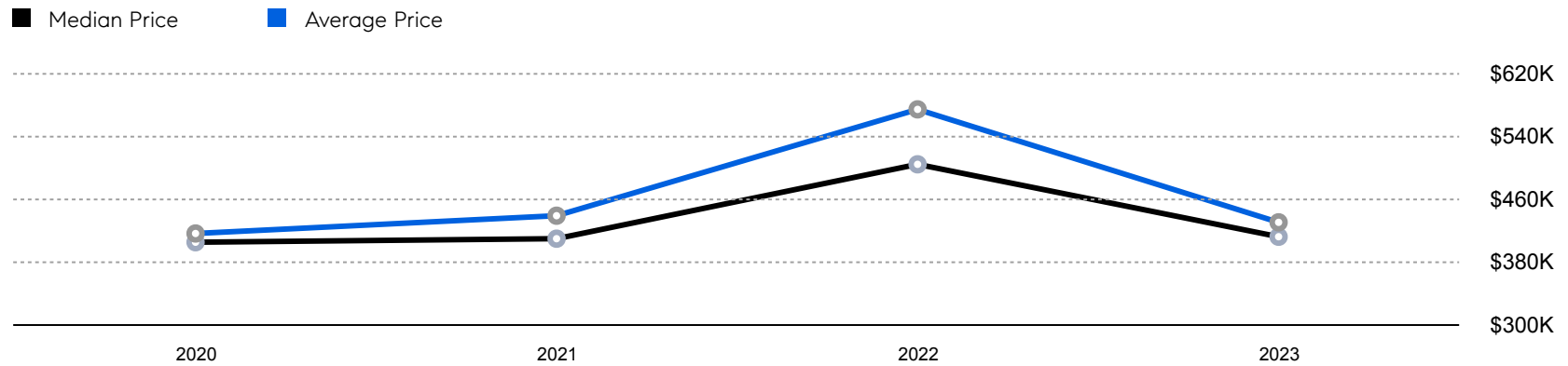
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	7	4	-42.9%
	SALES VOLUME	\$4,423,000	\$1,760,000	-60.2%
	MEDIAN PRICE	\$599,000	\$370,000	-38.2%
	AVERAGE PRICE	\$631,857	\$440,000	-30.4%
	AVERAGE DOM	61	89	45.9%
	# OF CONTRACTS	11	3	-72.7%
	# NEW LISTINGS	9	2	-77.8%
Condo/Co-op/Townhouse	# OF SALES	0	2	0.0%
	SALES VOLUME	-	\$825,000	-
	MEDIAN PRICE	-	\$412,500	-
	AVERAGE PRICE	-	\$412,500	-
	AVERAGE DOM	-	10	-
	# OF CONTRACTS	0	1	0.0%
	# NEW LISTINGS	0	1	0.0%

Wallington

Historic Sales



Historic Sales Prices

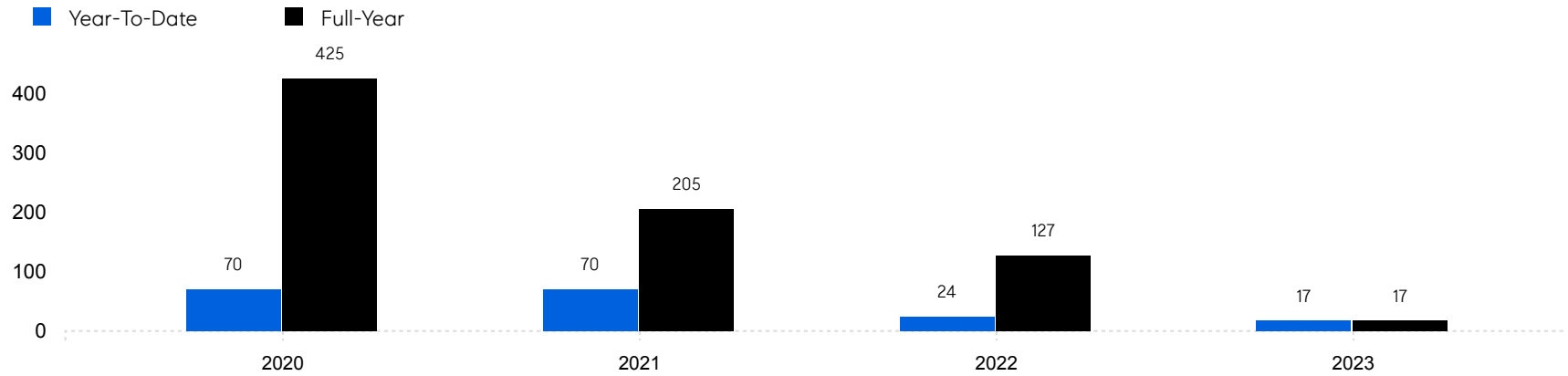


Washington Township

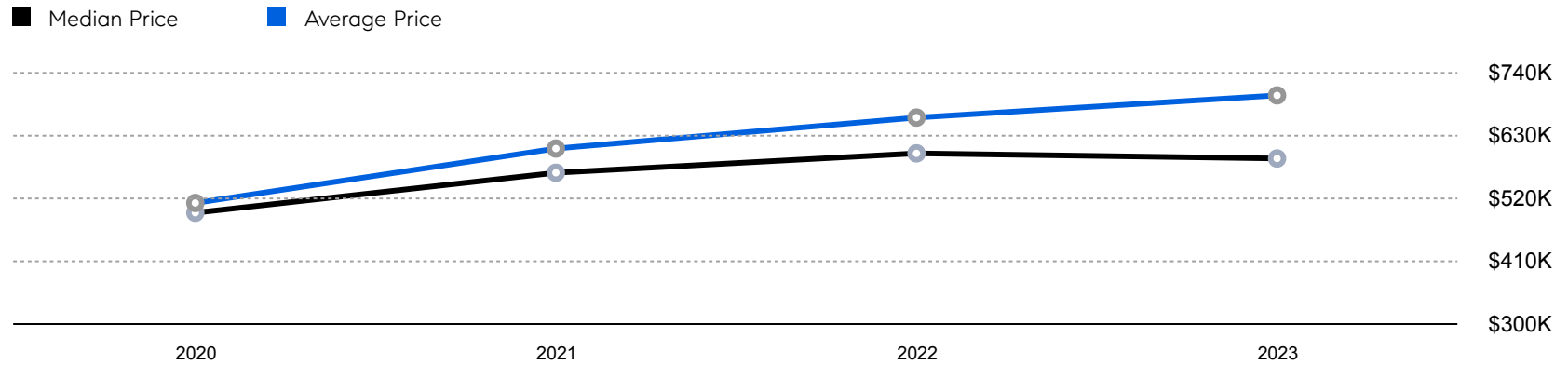
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	19	12	-36.8%
	SALES VOLUME	\$11,938,869	\$8,884,154	-25.6%
	MEDIAN PRICE	\$535,000	\$624,500	16.7%
	AVERAGE PRICE	\$628,362	\$740,346	17.8%
	AVERAGE DOM	42	36	-14.3%
	# OF CONTRACTS	26	13	-50.0%
	# NEW LISTINGS	24	17	-29.2%
Condo/Co-op/Townhouse	# OF SALES	5	5	0.0%
	SALES VOLUME	\$2,465,000	\$3,026,000	22.8%
	MEDIAN PRICE	\$475,000	\$585,000	23.2%
	AVERAGE PRICE	\$493,000	\$605,200	22.8%
	AVERAGE DOM	27	19	-29.6%
	# OF CONTRACTS	10	4	-60.0%
	# NEW LISTINGS	10	6	-40.0%

Washington Township

Historic Sales



Historic Sales Prices

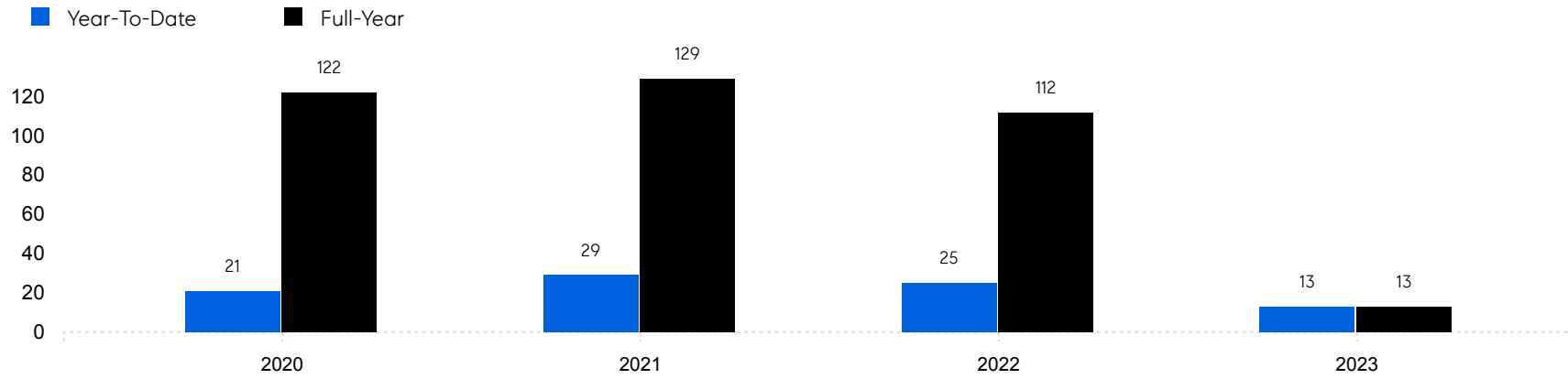


Westwood

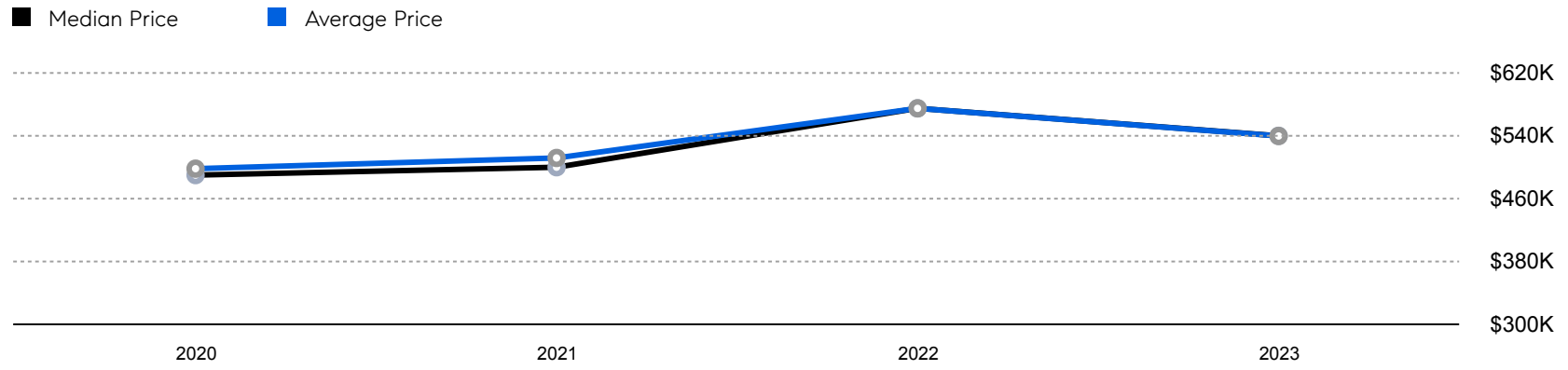
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	21	13	-38.1%
	SALES VOLUME	\$11,450,700	\$7,017,000	-38.7%
	MEDIAN PRICE	\$520,000	\$540,000	3.8%
	AVERAGE PRICE	\$545,271	\$539,769	-1.0%
	AVERAGE DOM	51	38	-25.5%
	# OF CONTRACTS	24	16	-33.3%
	# NEW LISTINGS	29	18	-37.9%
Condo/Co-op/Townhouse	# OF SALES	4	0	0.0%
	SALES VOLUME	\$905,000	-	-
	MEDIAN PRICE	\$225,000	-	-
	AVERAGE PRICE	\$226,250	-	-
	AVERAGE DOM	16	-	-
	# OF CONTRACTS	6	2	-66.7%
	# NEW LISTINGS	4	1	-75.0%

Westwood

Historic Sales



Historic Sales Prices

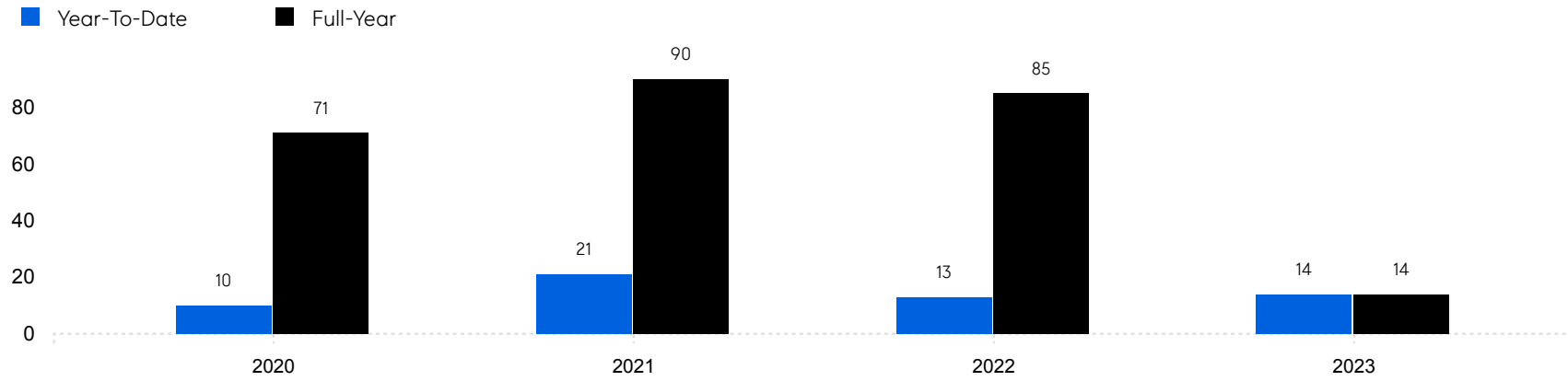


Woodcliff Lake

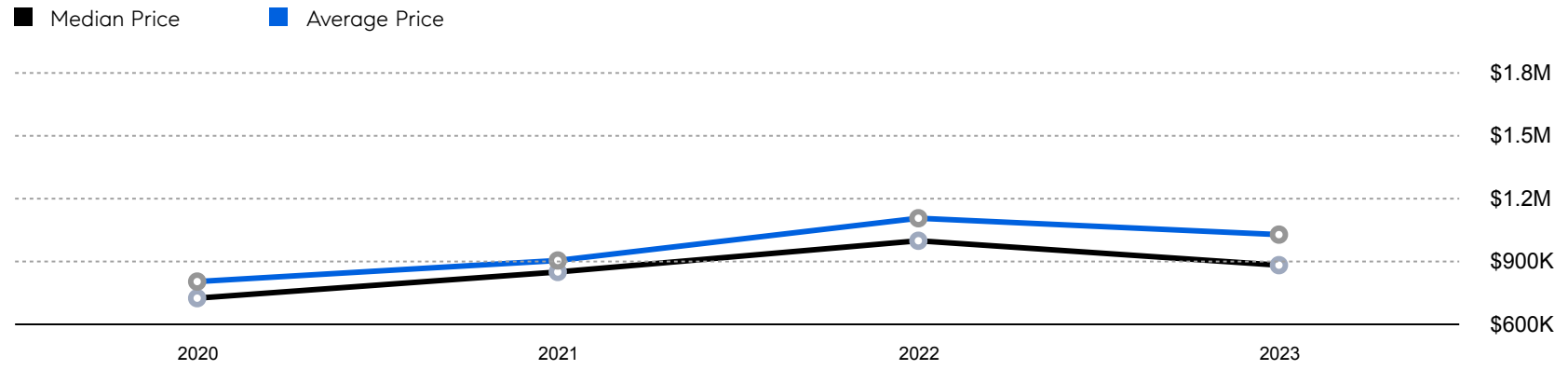
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	13	14	7.7%
	SALES VOLUME	\$14,800,200	\$14,396,950	-2.7%
	MEDIAN PRICE	\$1,110,000	\$882,500	-20.5%
	AVERAGE PRICE	\$1,138,477	\$1,028,354	-9.7%
	AVERAGE DOM	49	50	2.0%
	# OF CONTRACTS	28	17	-39.3%
	# NEW LISTINGS	39	12	-69.2%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	1	0	0.0%
	# NEW LISTINGS	2	1	-50.0%

Woodcliff Lake

Historic Sales



Historic Sales Prices

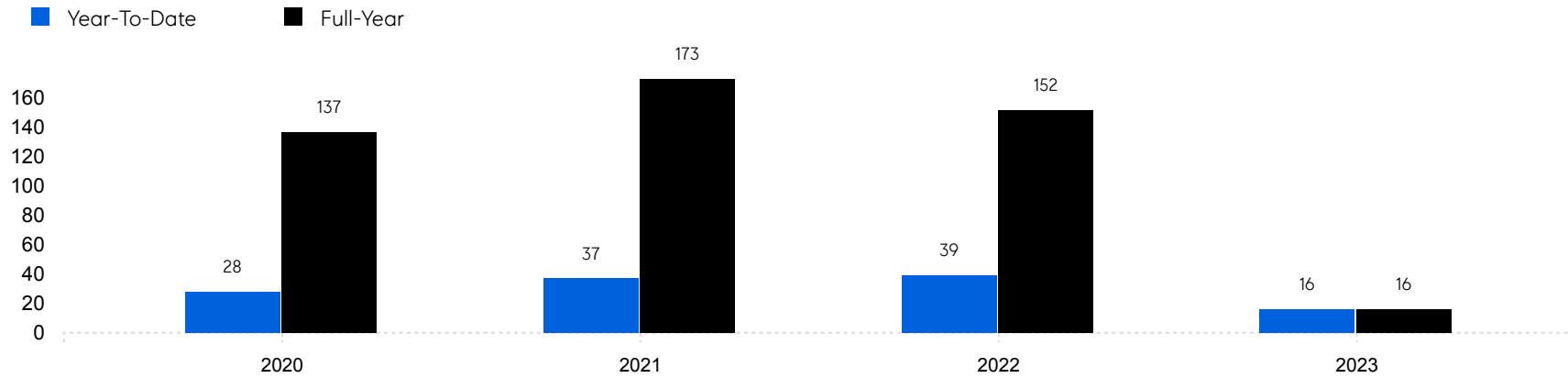


Wood-Ridge

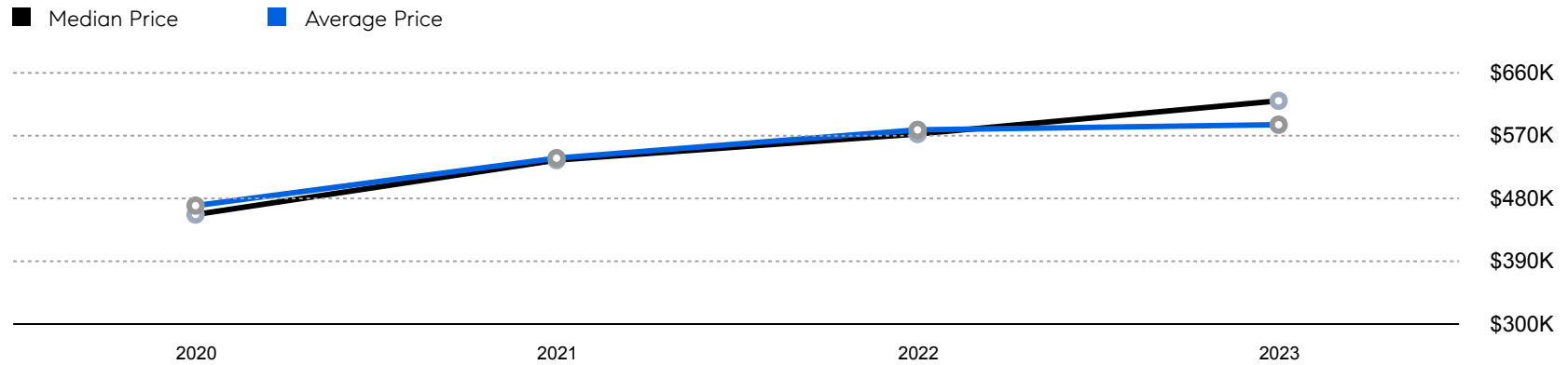
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	18	3	-83.3%
	SALES VOLUME	\$9,130,900	\$2,119,000	-76.8%
	MEDIAN PRICE	\$474,500	\$635,000	33.8%
	AVERAGE PRICE	\$507,272	\$706,333	39.2%
	AVERAGE DOM	37	47	27.0%
	# OF CONTRACTS	27	9	-66.7%
	# NEW LISTINGS	27	10	-63.0%
Condo/Co-op/Townhouse	# OF SALES	21	13	-38.1%
	SALES VOLUME	\$11,969,195	\$7,252,701	-39.4%
	MEDIAN PRICE	\$610,000	\$605,000	-0.8%
	AVERAGE PRICE	\$569,962	\$557,900	-2.1%
	AVERAGE DOM	24	20	-16.7%
	# OF CONTRACTS	19	7	-63.2%
	# NEW LISTINGS	21	7	-66.7%

Wood-Ridge

Historic Sales



Historic Sales Prices

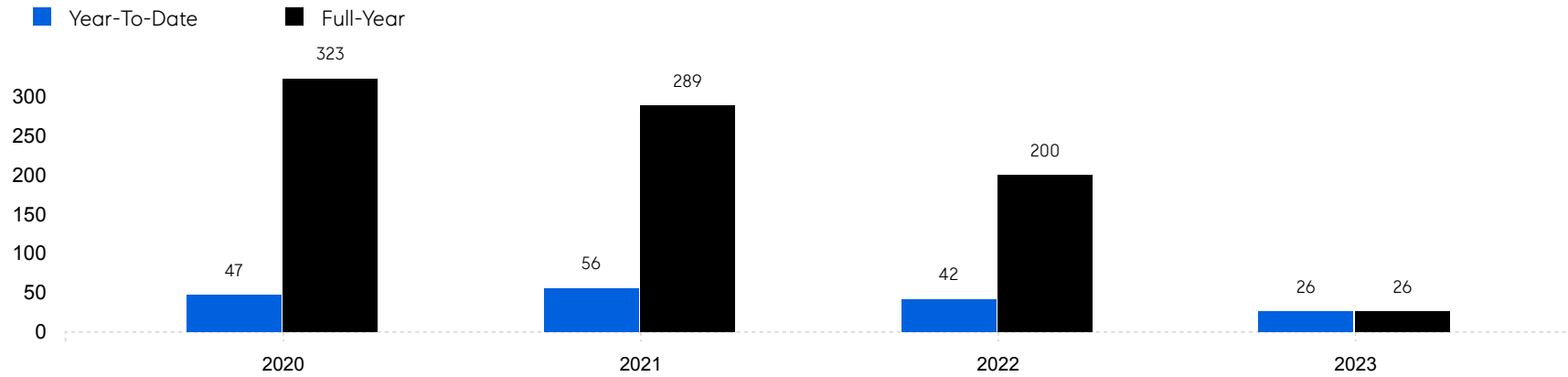


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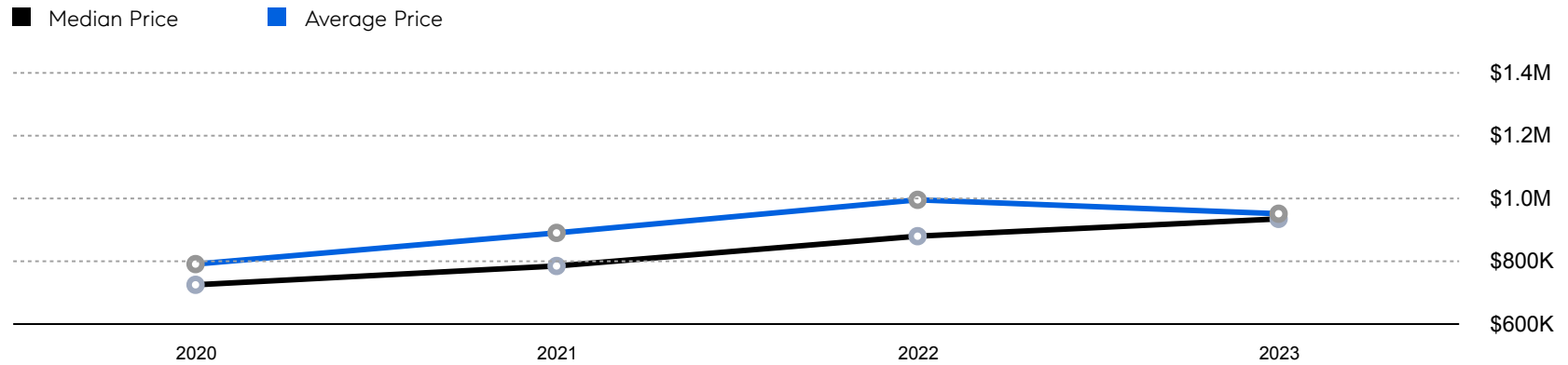
		YTD 2022	YTD 2023	% Change
Single-Family	# OF SALES	39	24	-38.5%
	SALES VOLUME	\$37,621,750	\$23,225,999	-38.3%
	MEDIAN PRICE	\$910,000	\$942,500	3.6%
	AVERAGE PRICE	\$964,660	\$967,750	0.3%
	AVERAGE DOM	35	46	31.4%
	# OF CONTRACTS	40	34	-15.0%
	# NEW LISTINGS	54	34	-37.0%
Condo/Co-op/Townhouse	# OF SALES	3	2	-33.3%
	SALES VOLUME	\$2,144,000	\$1,511,000	-29.5%
	MEDIAN PRICE	\$719,000	\$755,500	5.1%
	AVERAGE PRICE	\$714,667	\$755,500	5.7%
	AVERAGE DOM	17	57	235.3%
	# OF CONTRACTS	1	3	200.0%
	# NEW LISTINGS	2	1	-50.0%

Wyckoff

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2021 to 03/31/2023
Source: NJMLS, 01/01/2021 to 03/31/2023
Source: Hudson MLS, 01/01/2021 to 03/31/2023

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