

COMPASS

October 2021

River Vale Market Insights

River Vale

OCTOBER 2021

UNDER CONTRACT

16	\$695K	\$594K
Total Properties	Average Price	Median Price
129%	-4%	-18%
Increase From Oct 2020	Decrease From Oct 2020	Decrease From Oct 2020

UNITS SOLD

11	\$836K	\$800K
Total Properties	Average Price	Median Price
-50%	30%	30%
Decrease From Oct 2020	Increase From Oct 2020	Increase From Oct 2020

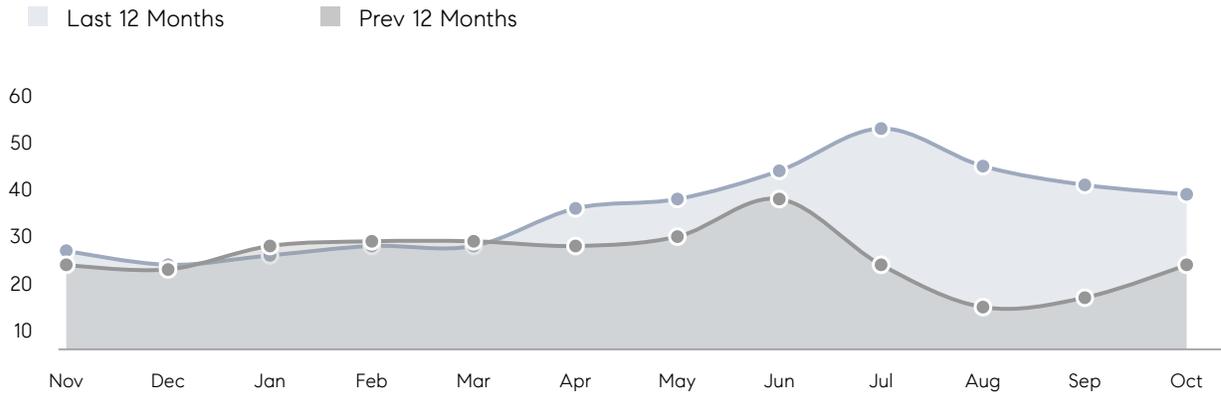
Property Statistics

		Oct 2021	Oct 2020	% Change
Overall	AVERAGE DOM	21	44	-52%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$835,536	\$642,359	30.1%
	# OF CONTRACTS	16	7	128.6%
	NEW LISTINGS	12	14	-14%
Houses	AVERAGE DOM	21	48	-56%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$844,890	\$666,153	27%
	# OF CONTRACTS	13	5	160%
	NEW LISTINGS	10	12	-17%
Condo/Co-op/TH	AVERAGE DOM	20	19	5%
	% OF ASKING PRICE	99%	97%	
	AVERAGE SOLD PRICE	\$742,000	\$491,667	51%
	# OF CONTRACTS	3	2	50%
	NEW LISTINGS	2	2	0%

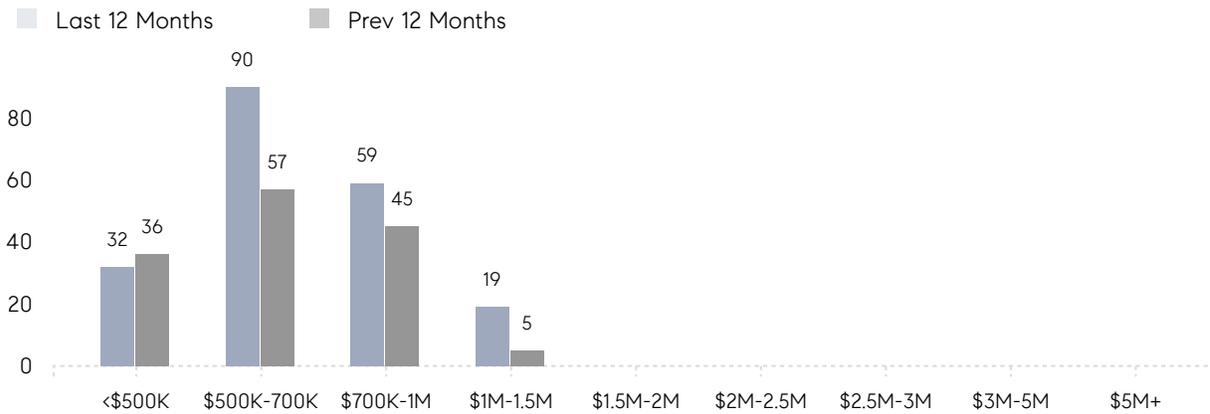
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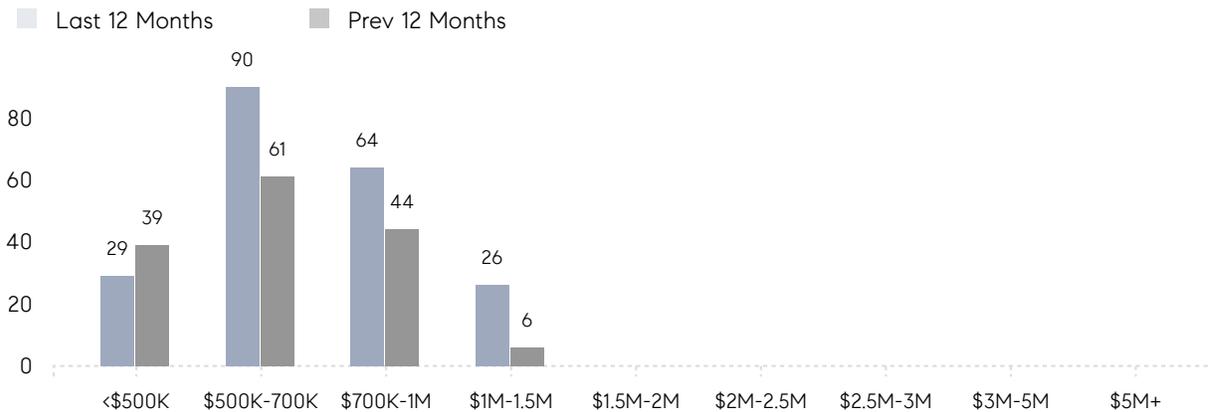
Monthly Inventory



Contracts By Price Range



Listings By Price Range





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