



COMPASS

January 2023

Bergen Market Insights

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JANUARY 2023

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Allendale

JANUARY 2023

UNDER CONTRACT

9
Total
Properties

\$882K
Average
Price

\$825K
Median
Price

350%
Increase From
Jan 2022

68%
Increase From
Jan 2022

57%
Increase From
Jan 2022

UNITS SOLD

4
Total
Properties

\$754K
Average
Price

\$695K
Median
Price

-33%
Decrease From
Jan 2022

12%
Increase From
Jan 2022

19%
Increase From
Jan 2022

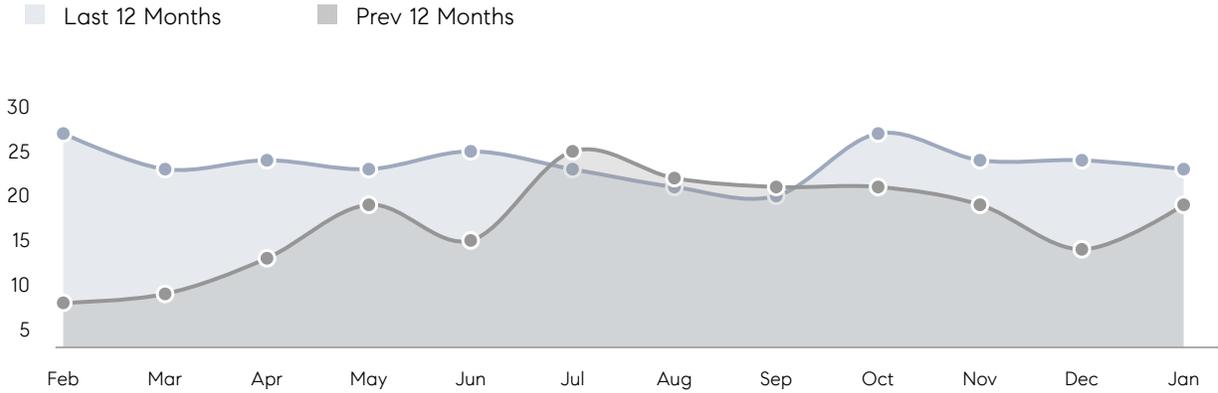
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	20	24	-17%
	% OF ASKING PRICE	102%	100%	
	AVERAGE SOLD PRICE	\$754,875	\$673,500	12.1%
	# OF CONTRACTS	9	2	350.0%
	NEW LISTINGS	8	7	14%
Houses	AVERAGE DOM	10	24	-58%
	% OF ASKING PRICE	103%	101%	
	AVERAGE SOLD PRICE	\$787,167	\$702,750	12%
	# OF CONTRACTS	8	1	700%
	NEW LISTINGS	8	5	60%
Condo/Co-op/TH	AVERAGE DOM	51	26	96%
	% OF ASKING PRICE	97%	97%	
	AVERAGE SOLD PRICE	\$658,000	\$615,000	7%
	# OF CONTRACTS	1	1	0%
	NEW LISTINGS	0	2	0%

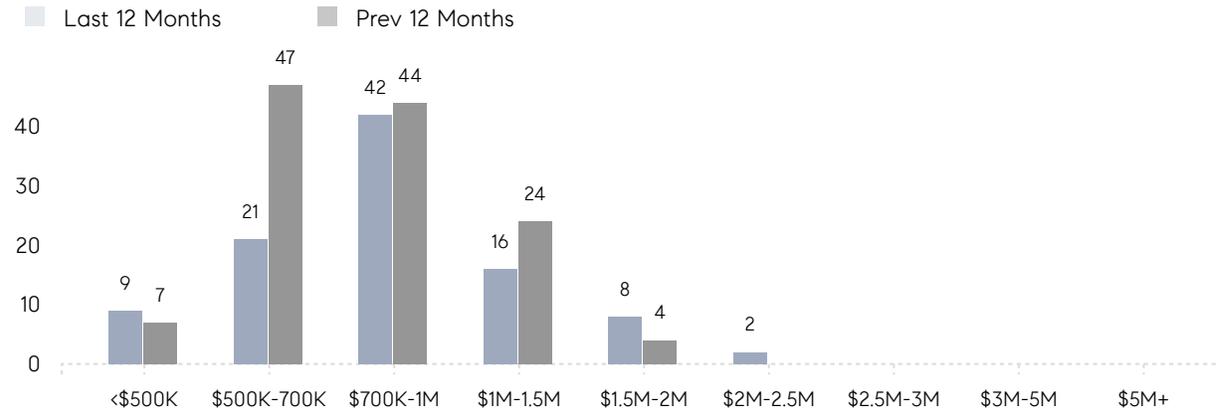
Allendale

JANUARY 2023

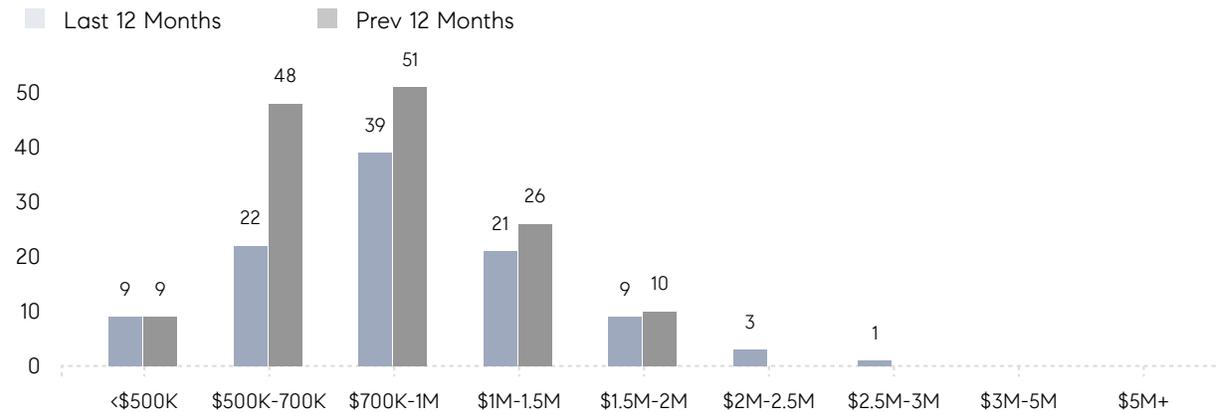
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Alpine

JANUARY 2023

UNDER CONTRACT

1	\$2.0M	\$2.0M
Total Properties	Average Price	Median Price
-75%	-2%	26%
Decrease From Jan 2022	Decrease From Jan 2022	Increase From Jan 2022

UNITS SOLD

2	\$2.5M	\$2.5M
Total Properties	Average Price	Median Price
-60%	-69%	-15%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

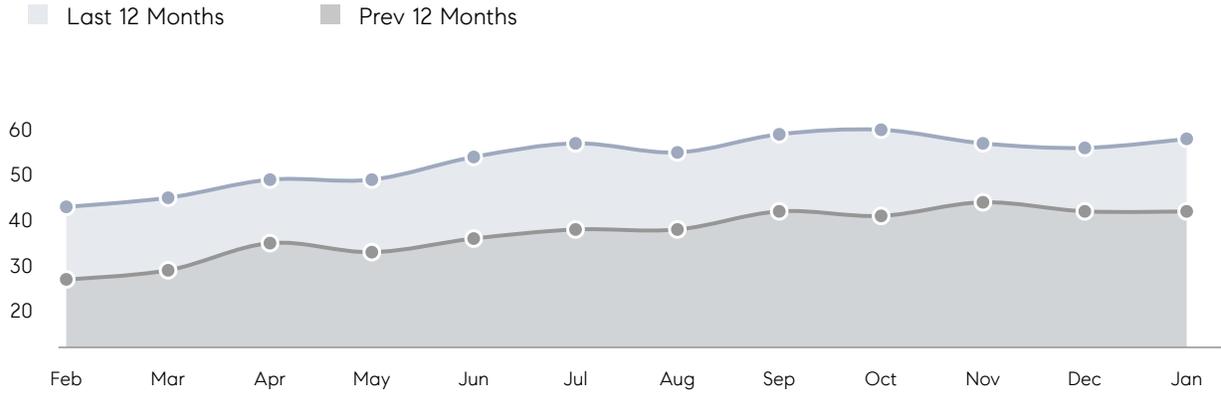
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	52	278	-81%
	% OF ASKING PRICE	81%	95%	
	AVERAGE SOLD PRICE	\$2,556,250	\$8,179,400	-68.7%
	# OF CONTRACTS	1	4	-75.0%
	NEW LISTINGS	5	6	-17%
Houses	AVERAGE DOM	52	278	-81%
	% OF ASKING PRICE	81%	95%	
	AVERAGE SOLD PRICE	\$2,556,250	\$8,179,400	-69%
	# OF CONTRACTS	1	4	-75%
	NEW LISTINGS	5	6	-17%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

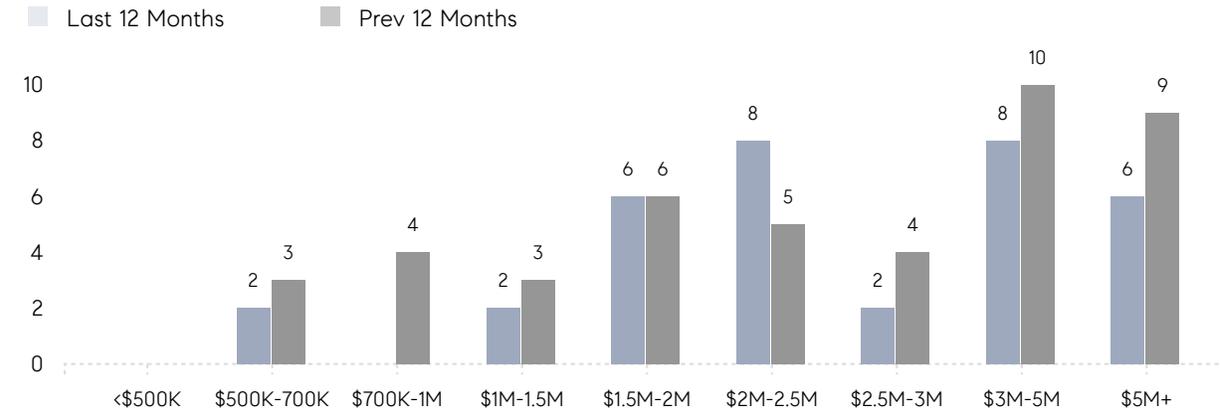
Alpine

JANUARY 2023

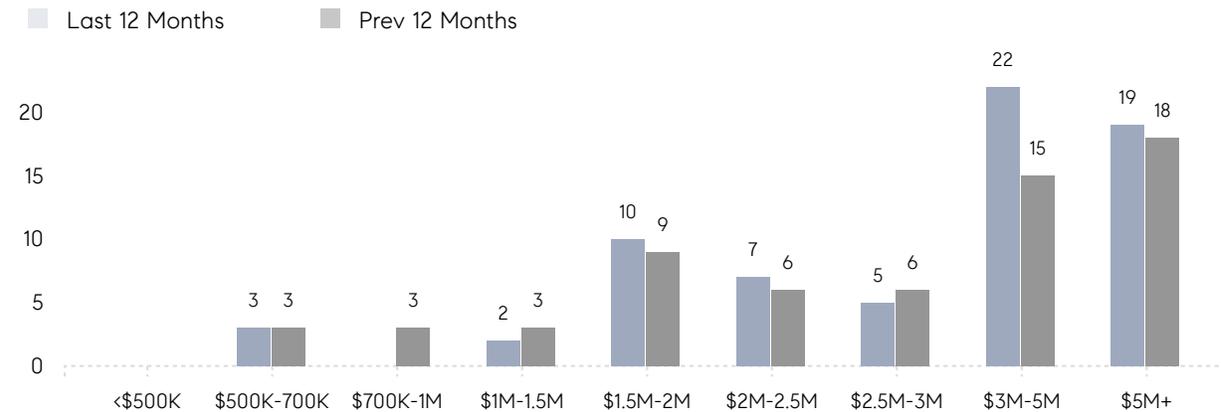
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Bergenfield

JANUARY 2023

UNDER CONTRACT

6
Total
Properties

\$475K
Average
Price

\$481K
Median
Price

-57%
Decrease From
Jan 2022

-10%
Decrease From
Jan 2022

5%
Increase From
Jan 2022

UNITS SOLD

13
Total
Properties

\$490K
Average
Price

\$475K
Median
Price

-19%
Decrease From
Jan 2022

-17%
Decrease From
Jan 2022

-10%
Decrease From
Jan 2022

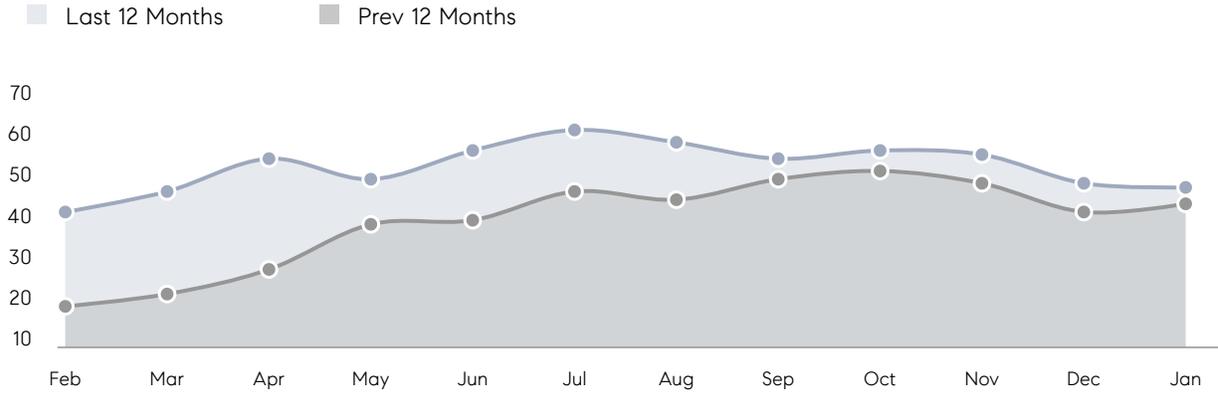
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	56	40	40%
	% OF ASKING PRICE	96%	101%	
	AVERAGE SOLD PRICE	\$490,846	\$594,682	-17.5%
	# OF CONTRACTS	6	14	-57.1%
	NEW LISTINGS	3	16	-81%
Houses	AVERAGE DOM	56	40	40%
	% OF ASKING PRICE	96%	101%	
	AVERAGE SOLD PRICE	\$490,846	\$594,682	-17%
	# OF CONTRACTS	6	14	-57%
	NEW LISTINGS	3	15	-80%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	1	0%

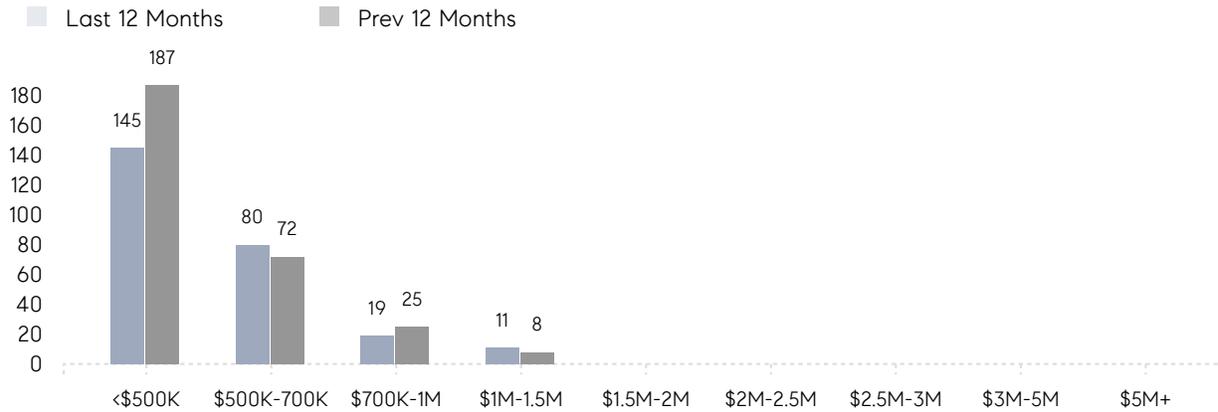
Bergenfield

JANUARY 2023

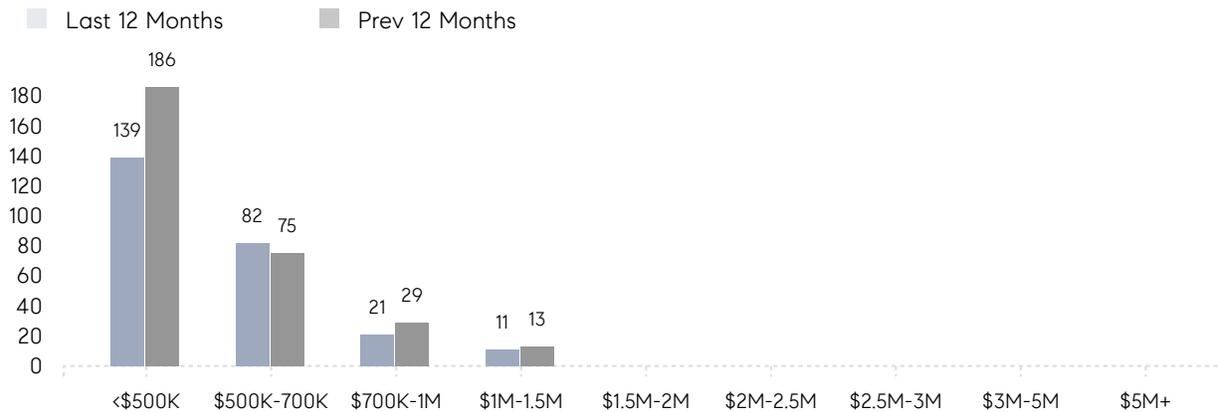
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Bogota

JANUARY 2023

UNDER CONTRACT

6
Total
Properties

\$442K
Average
Price

\$444K
Median
Price

50%
Increase From
Jan 2022

-13%
Decrease From
Jan 2022

-17%
Decrease From
Jan 2022

UNITS SOLD

2
Total
Properties

\$470K
Average
Price

\$470K
Median
Price

-78%
Decrease From
Jan 2022

0%
Change From
Jan 2022

-2%
Decrease From
Jan 2022

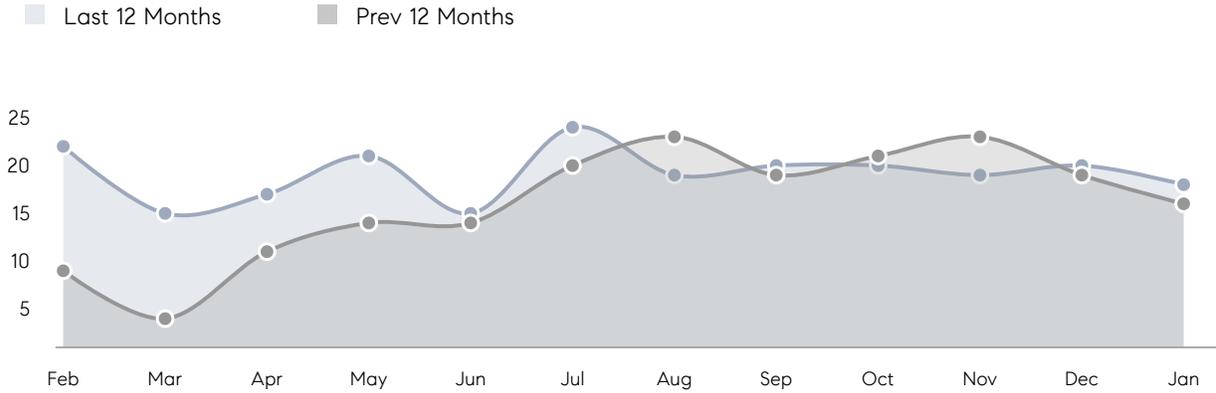
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	27	65	-58%
	% OF ASKING PRICE	103%	100%	
	AVERAGE SOLD PRICE	\$470,000	\$470,972	-0.2%
	# OF CONTRACTS	6	4	50.0%
	NEW LISTINGS	4	1	300%
Houses	AVERAGE DOM	27	65	-58%
	% OF ASKING PRICE	103%	100%	
	AVERAGE SOLD PRICE	\$470,000	\$470,972	0%
	# OF CONTRACTS	6	4	50%
	NEW LISTINGS	4	1	300%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

Bogota

JANUARY 2023

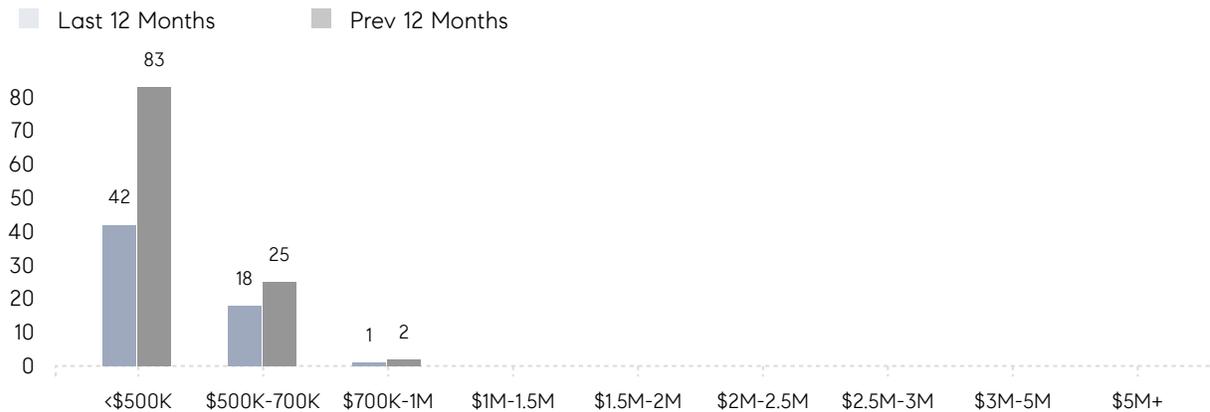
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Carlstadt

JANUARY 2023

UNDER CONTRACT

1	\$769K	\$769K
Total Properties	Average Price	Median Price
-50%	37%	37%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

UNITS SOLD

0	-	-
Total Properties	Average Price	Median Price
0%	-	-
Change From Jan 2022	Change From Jan 2022	Change From Jan 2022

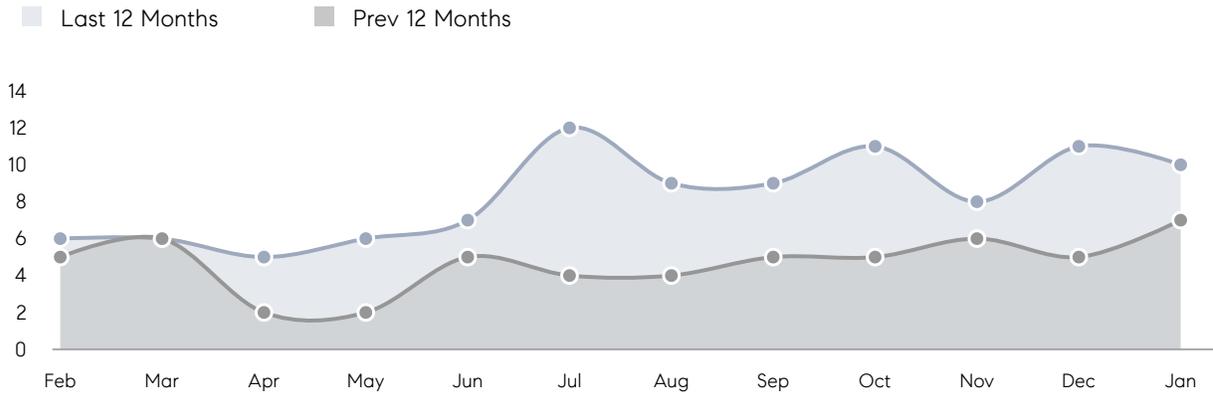
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	-	30	-
	% OF ASKING PRICE	-	102%	
	AVERAGE SOLD PRICE	-	\$447,750	-
	# OF CONTRACTS	1	2	-50.0%
	NEW LISTINGS	0	4	0%
Houses	AVERAGE DOM	-	30	-
	% OF ASKING PRICE	-	102%	
	AVERAGE SOLD PRICE	-	\$447,750	-
	# OF CONTRACTS	1	2	-50%
	NEW LISTINGS	0	4	0%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

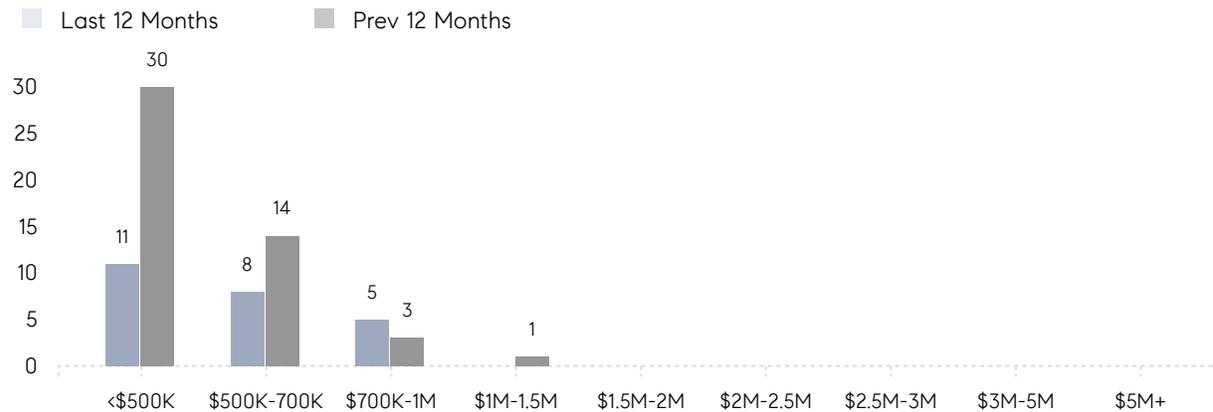
Carlstadt

JANUARY 2023

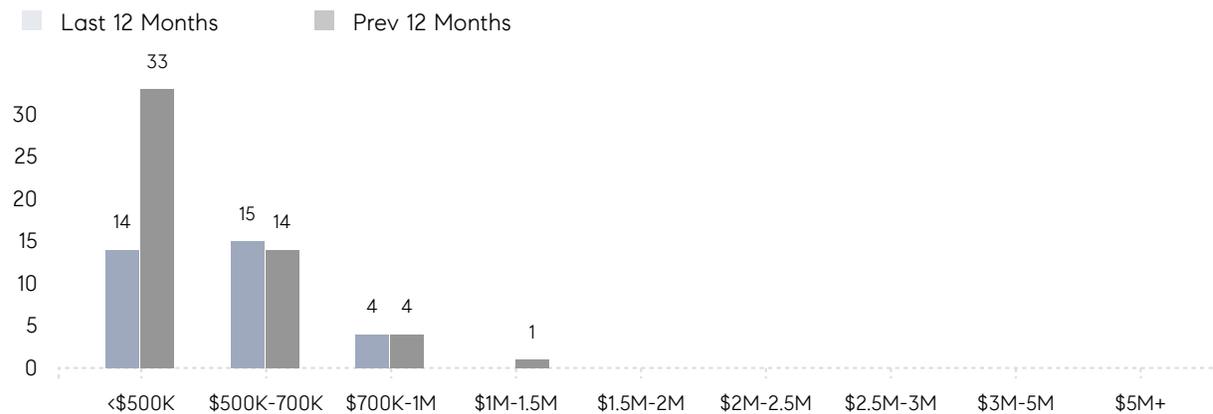
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Cliffside Park

JANUARY 2023

UNDER CONTRACT

15	\$515K	\$448K
Total Properties	Average Price	Median Price
-46%	-2%	-10%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

17	\$647K	\$600K
Total Properties	Average Price	Median Price
-45%	6%	20%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

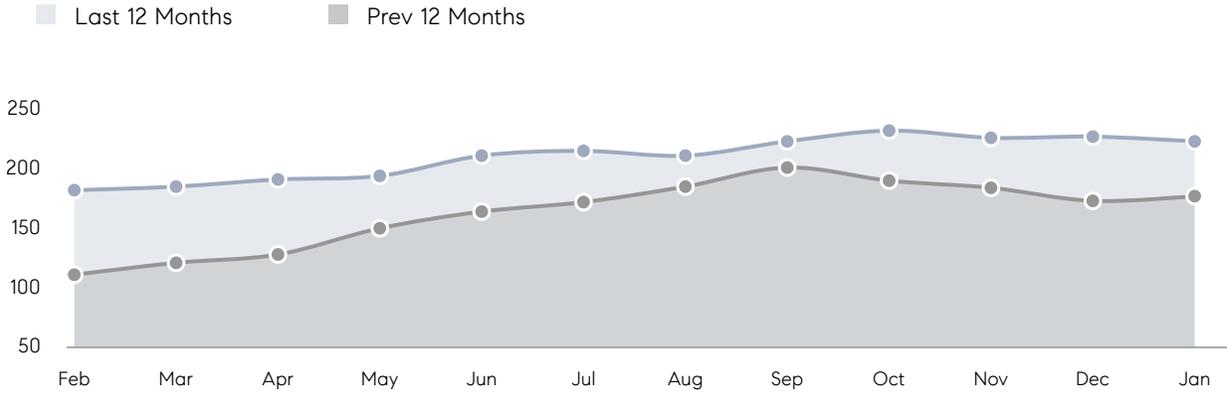
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	45	65	-31%
	% OF ASKING PRICE	96%	96%	
	AVERAGE SOLD PRICE	\$647,941	\$610,306	6.2%
	# OF CONTRACTS	15	28	-46.4%
	NEW LISTINGS	14	47	-70%
Houses	AVERAGE DOM	40	29	38%
	% OF ASKING PRICE	98%	98%	
	AVERAGE SOLD PRICE	\$640,000	\$917,375	-30%
	# OF CONTRACTS	3	7	-57%
	NEW LISTINGS	0	7	0%
Condo/Co-op/TH	AVERAGE DOM	46	77	-40%
	% OF ASKING PRICE	96%	96%	
	AVERAGE SOLD PRICE	\$649,000	\$503,500	29%
	# OF CONTRACTS	12	21	-43%
	NEW LISTINGS	14	40	-65%

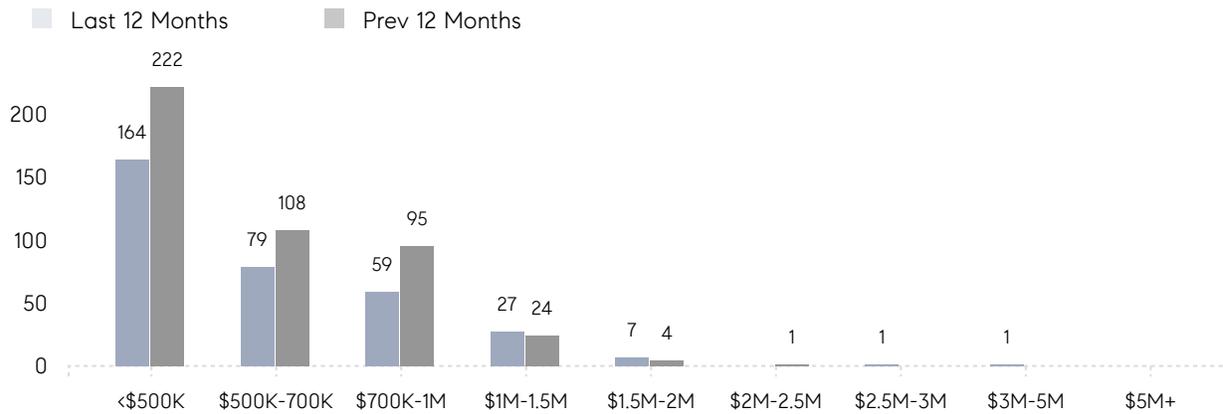
Cliffside Park

JANUARY 2023

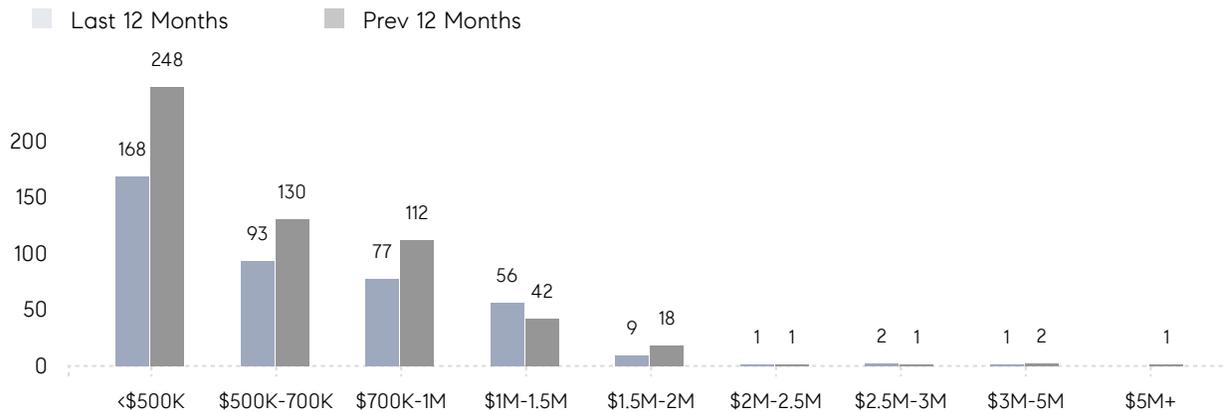
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Closter

JANUARY 2023

UNDER CONTRACT

2	\$819K	\$819K
Total Properties	Average Price	Median Price
-60%	-14%	-13%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

8	\$983K	\$902K
Total Properties	Average Price	Median Price
-33%	-1%	-4%
Decrease From Jan 2022	Change From Jan 2022	Decrease From Jan 2022

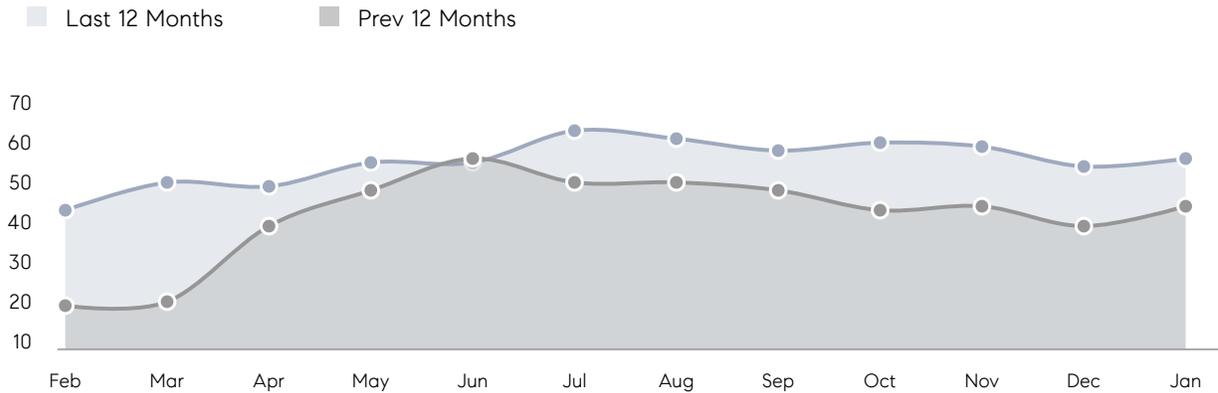
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	45	80	-44%
	% OF ASKING PRICE	91%	96%	
	AVERAGE SOLD PRICE	\$983,736	\$990,667	-0.7%
	# OF CONTRACTS	2	5	-60.0%
	NEW LISTINGS	7	11	-36%
Houses	AVERAGE DOM	45	80	-44%
	% OF ASKING PRICE	91%	96%	
	AVERAGE SOLD PRICE	\$983,736	\$990,667	-1%
	# OF CONTRACTS	2	5	-60%
	NEW LISTINGS	7	11	-36%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

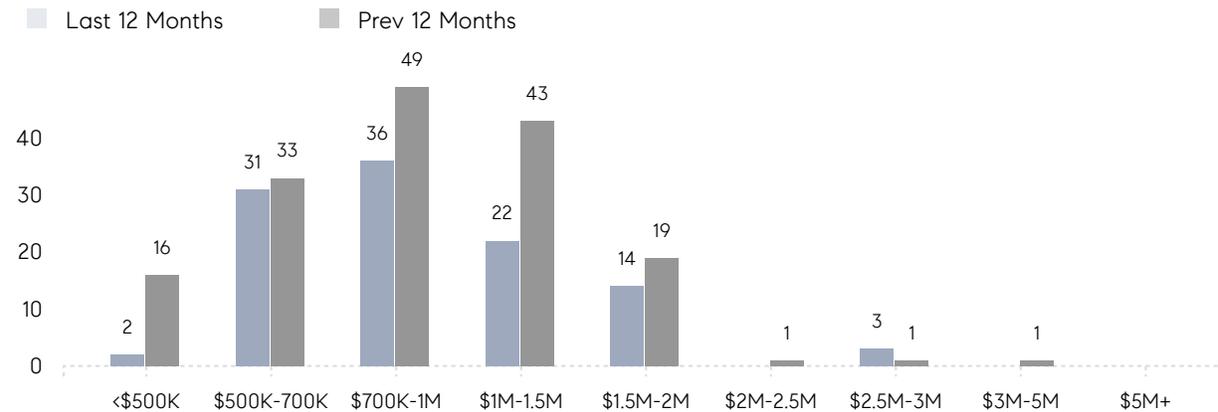
Cluster

JANUARY 2023

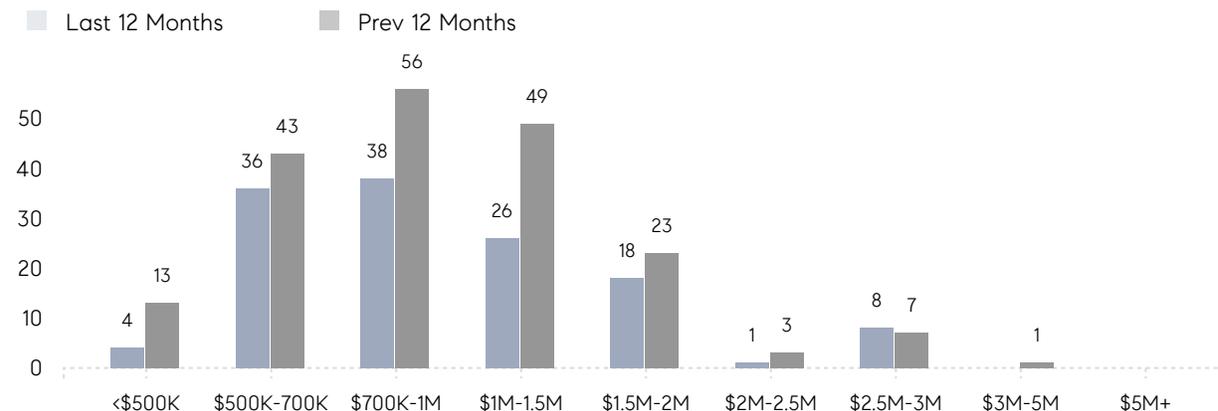
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Cresskill

JANUARY 2023

UNDER CONTRACT

9	\$737K	\$599K
Total Properties	Average Price	Median Price
-10%	-13%	-21%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

4	\$1.0M	\$627K
Total Properties	Average Price	Median Price
-75%	14%	-8%
Decrease From Jan 2022	Increase From Jan 2022	Decrease From Jan 2022

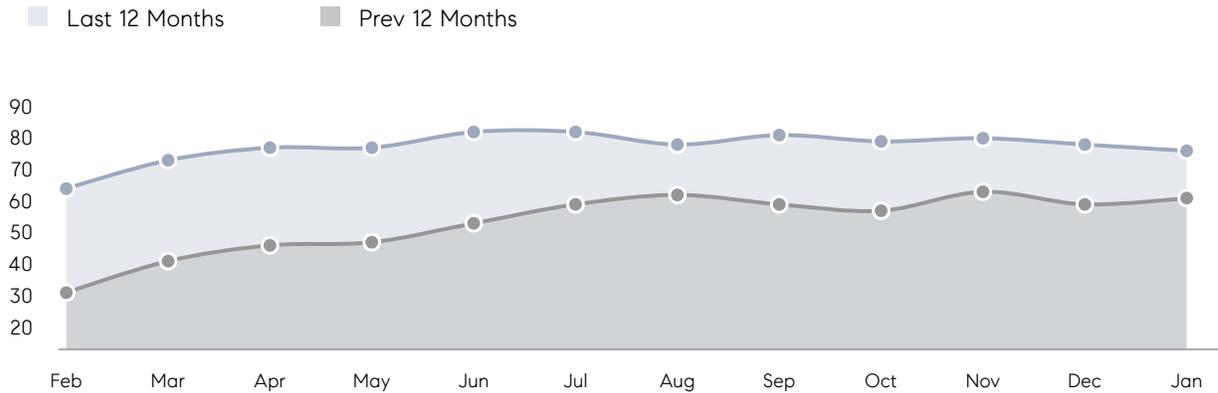
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	73	58	26%
	% OF ASKING PRICE	92%	93%	
	AVERAGE SOLD PRICE	\$1,021,250	\$899,031	13.6%
	# OF CONTRACTS	9	10	-10.0%
	NEW LISTINGS	8	14	-43%
Houses	AVERAGE DOM	91	57	60%
	% OF ASKING PRICE	90%	93%	
	AVERAGE SOLD PRICE	\$1,218,333	\$903,133	35%
	# OF CONTRACTS	8	9	-11%
	NEW LISTINGS	8	14	-43%
Condo/Co-op/TH	AVERAGE DOM	19	66	-71%
	% OF ASKING PRICE	96%	97%	
	AVERAGE SOLD PRICE	\$430,000	\$837,500	-49%
	# OF CONTRACTS	1	1	0%
	NEW LISTINGS	0	0	0%

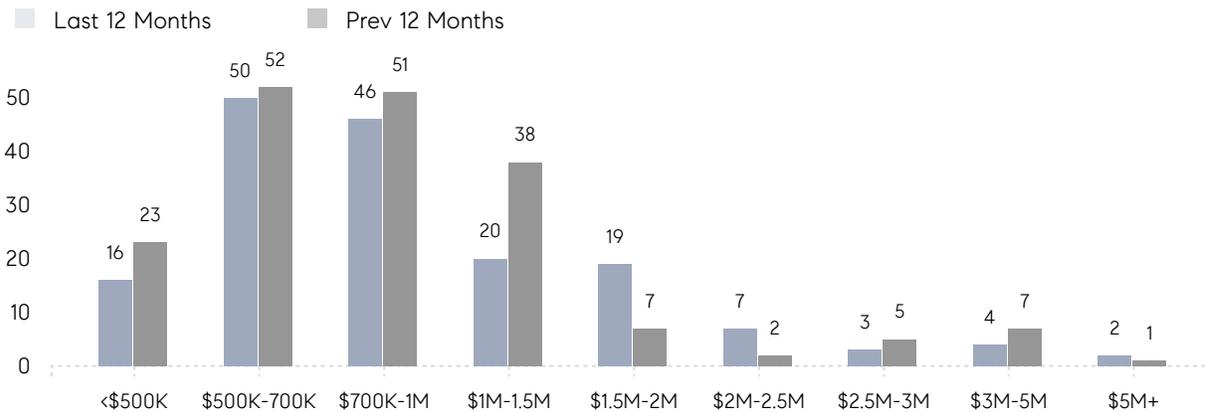
Cresskill

JANUARY 2023

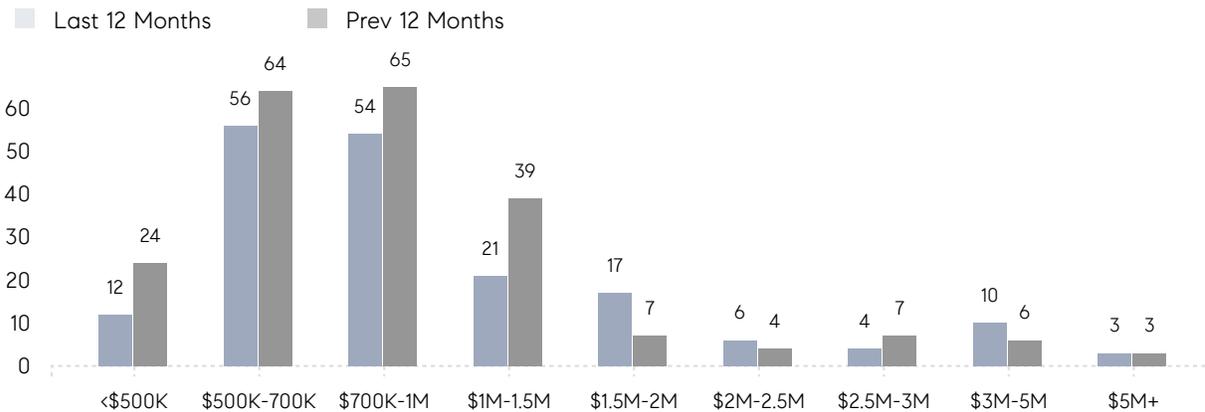
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Demarest

JANUARY 2023

UNDER CONTRACT

3	\$1.9M	\$790K
Total Properties	Average Price	Median Price
-40%	20%	-45%
Decrease From Jan 2022	Increase From Jan 2022	Decrease From Jan 2022

UNITS SOLD

0	-	-
Total Properties	Average Price	Median Price
0%	-	-
Change From Jan 2022	Change From Jan 2022	Change From Jan 2022

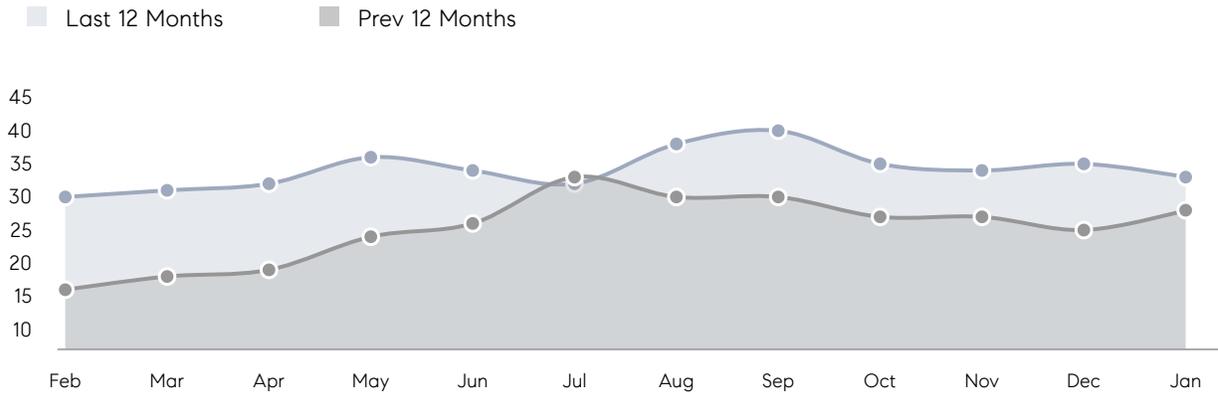
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	-	121	-
	% OF ASKING PRICE	-	94%	
	AVERAGE SOLD PRICE	-	\$1,953,750	-
	# OF CONTRACTS	3	5	-40.0%
	NEW LISTINGS	2	9	-78%
Houses	AVERAGE DOM	-	43	-
	% OF ASKING PRICE	-	96%	
	AVERAGE SOLD PRICE	-	\$2,060,000	-
	# OF CONTRACTS	3	4	-25%
	NEW LISTINGS	2	9	-78%
Condo/Co-op/TH	AVERAGE DOM	-	356	-
	% OF ASKING PRICE	-	86%	
	AVERAGE SOLD PRICE	-	\$1,635,000	-
	# OF CONTRACTS	0	1	0%
	NEW LISTINGS	0	0	0%

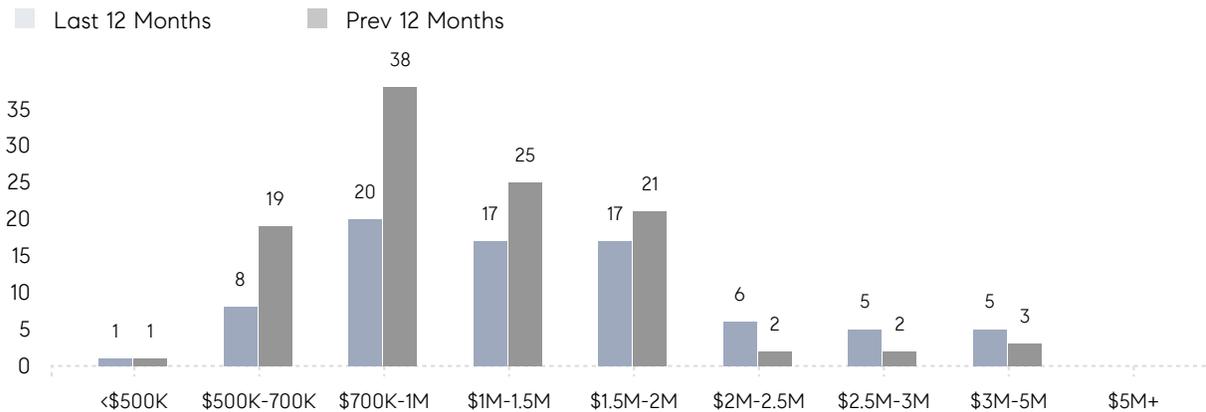
Demarest

JANUARY 2023

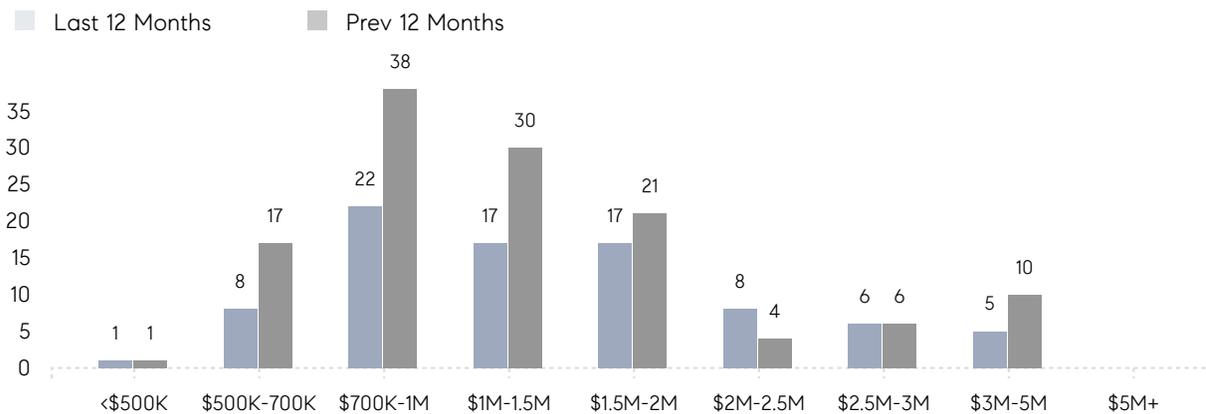
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Dumont

JANUARY 2023

UNDER CONTRACT

10
Total
Properties

\$534K
Average
Price

\$577K
Median
Price

25%
Increase From
Jan 2022

9%
Increase From
Jan 2022

20%
Increase From
Jan 2022

UNITS SOLD

6
Total
Properties

\$500K
Average
Price

\$527K
Median
Price

-54%
Decrease From
Jan 2022

-4%
Decrease From
Jan 2022

3%
Increase From
Jan 2022

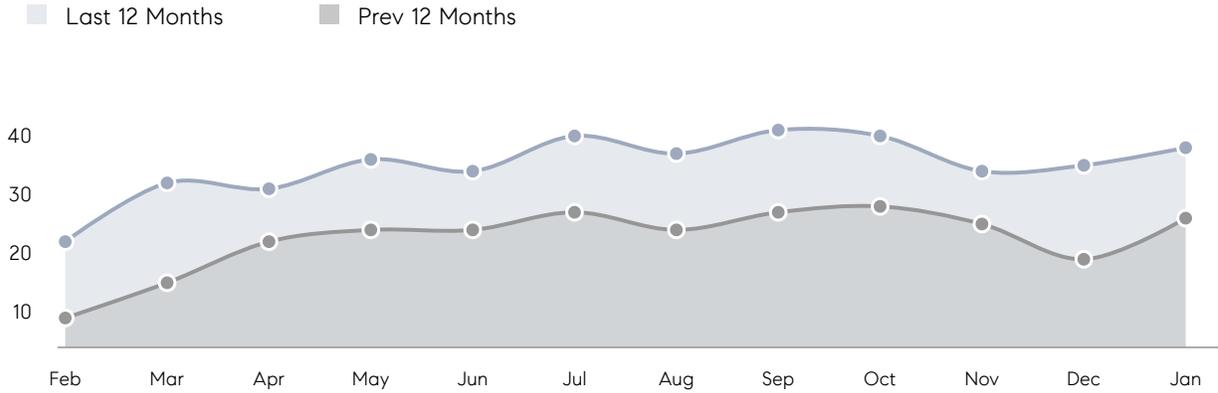
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	39	36	8%
	% OF ASKING PRICE	104%	98%	
	AVERAGE SOLD PRICE	\$500,833	\$522,462	-4.1%
	# OF CONTRACTS	10	8	25.0%
	NEW LISTINGS	13	16	-19%
Houses	AVERAGE DOM	39	36	8%
	% OF ASKING PRICE	104%	98%	
	AVERAGE SOLD PRICE	\$500,833	\$522,462	-4%
	# OF CONTRACTS	10	8	25%
	NEW LISTINGS	13	16	-19%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

Dumont

JANUARY 2023

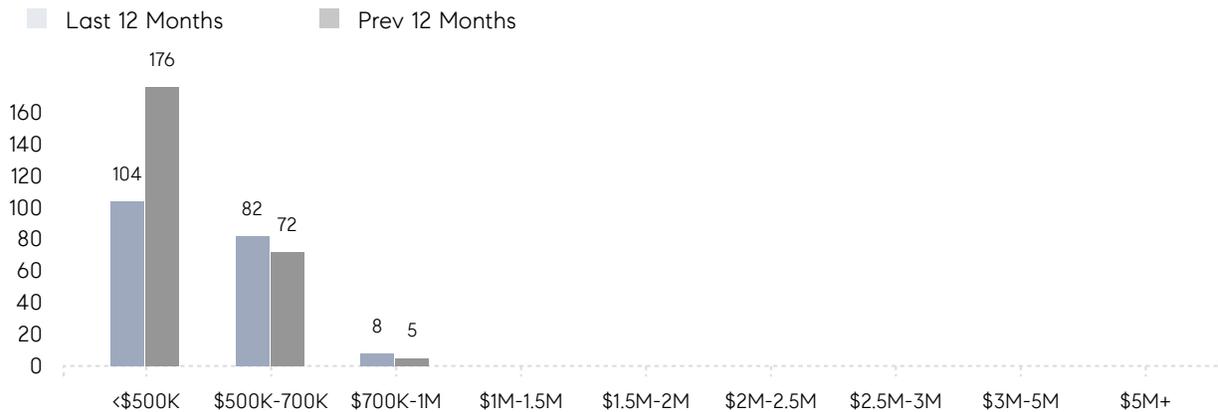
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Edgewater

JANUARY 2023

UNDER CONTRACT

17	\$798K	\$555K
Total Properties	Average Price	Median Price
-35%	-2%	-15%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

12	\$631K	\$460K
Total Properties	Average Price	Median Price
-60%	-14%	-27%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

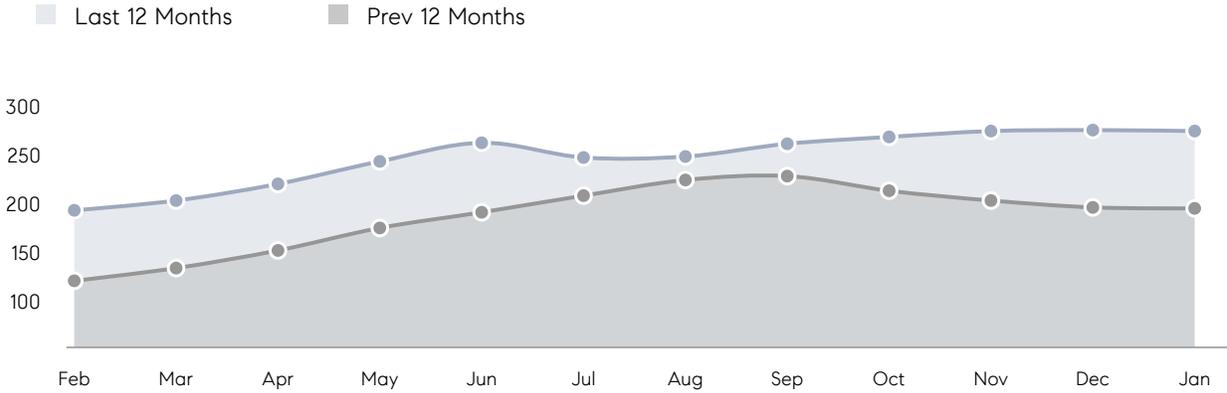
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	72	77	-6%
	% OF ASKING PRICE	92%	95%	
	AVERAGE SOLD PRICE	\$631,917	\$735,400	-14.1%
	# OF CONTRACTS	17	26	-34.6%
	NEW LISTINGS	22	30	-27%
Houses	AVERAGE DOM	-	96	-
	% OF ASKING PRICE	-	90%	
	AVERAGE SOLD PRICE	-	\$1,083,333	-
	# OF CONTRACTS	0	1	0%
	NEW LISTINGS	3	2	50%
Condo/Co-op/TH	AVERAGE DOM	72	74	-3%
	% OF ASKING PRICE	92%	96%	
	AVERAGE SOLD PRICE	\$631,917	\$696,741	-9%
	# OF CONTRACTS	17	25	-32%
	NEW LISTINGS	19	28	-32%

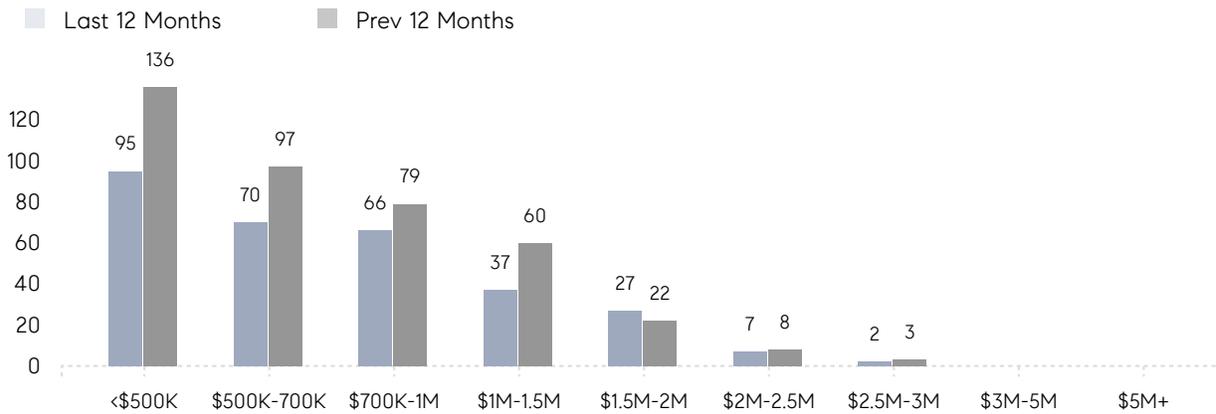
Edgewater

JANUARY 2023

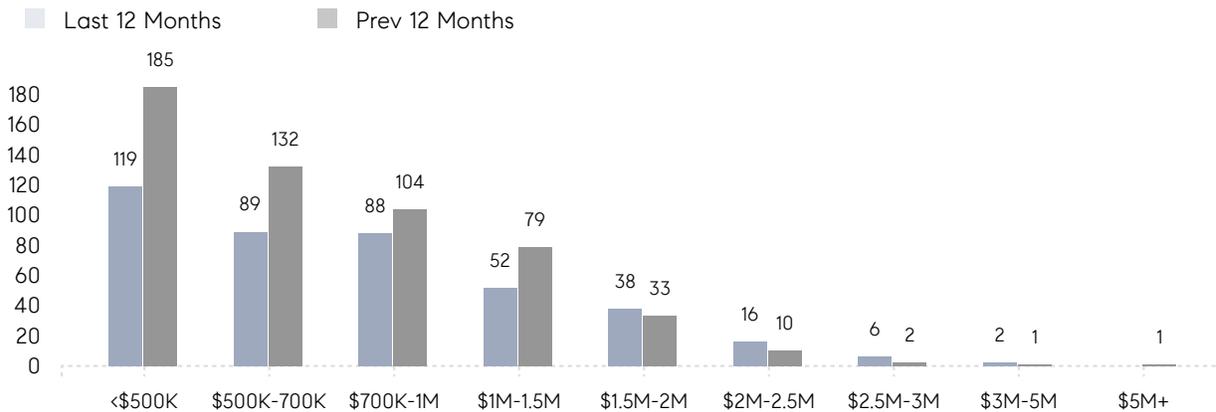
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Elmwood Park

JANUARY 2023

UNDER CONTRACT

4
Total
Properties

\$479K
Average
Price

\$475K
Median
Price

-71%
Decrease From
Jan 2022

14%
Increase From
Jan 2022

19%
Increase From
Jan 2022

UNITS SOLD

9
Total
Properties

\$432K
Average
Price

\$465K
Median
Price

-47%
Decrease From
Jan 2022

1%
Change From
Jan 2022

16%
Increase From
Jan 2022

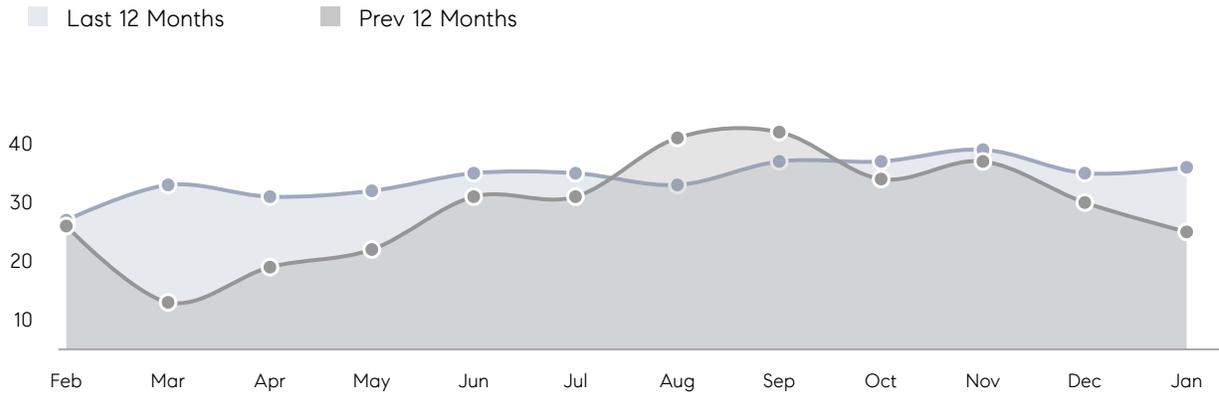
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	38	50	-24%
	% OF ASKING PRICE	97%	98%	
	AVERAGE SOLD PRICE	\$432,667	\$429,388	0.8%
	# OF CONTRACTS	4	14	-71.4%
	NEW LISTINGS	6	10	-40%
Houses	AVERAGE DOM	22	43	-49%
	% OF ASKING PRICE	98%	99%	
	AVERAGE SOLD PRICE	\$474,250	\$458,431	3%
	# OF CONTRACTS	4	13	-69%
	NEW LISTINGS	6	8	-25%
Condo/Co-op/TH	AVERAGE DOM	165	74	123%
	% OF ASKING PRICE	91%	98%	
	AVERAGE SOLD PRICE	\$100,000	\$335,000	-70%
	# OF CONTRACTS	0	1	0%
	NEW LISTINGS	0	2	0%

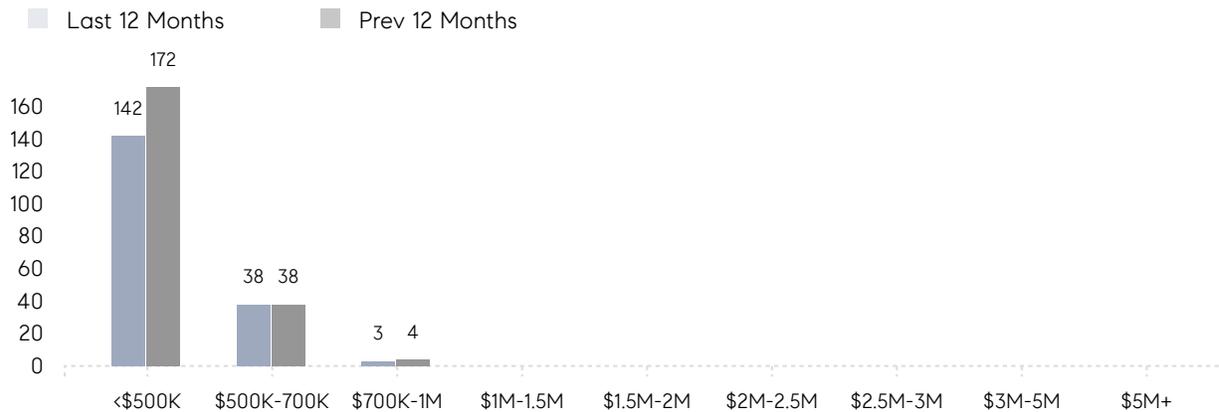
Elmwood Park

JANUARY 2023

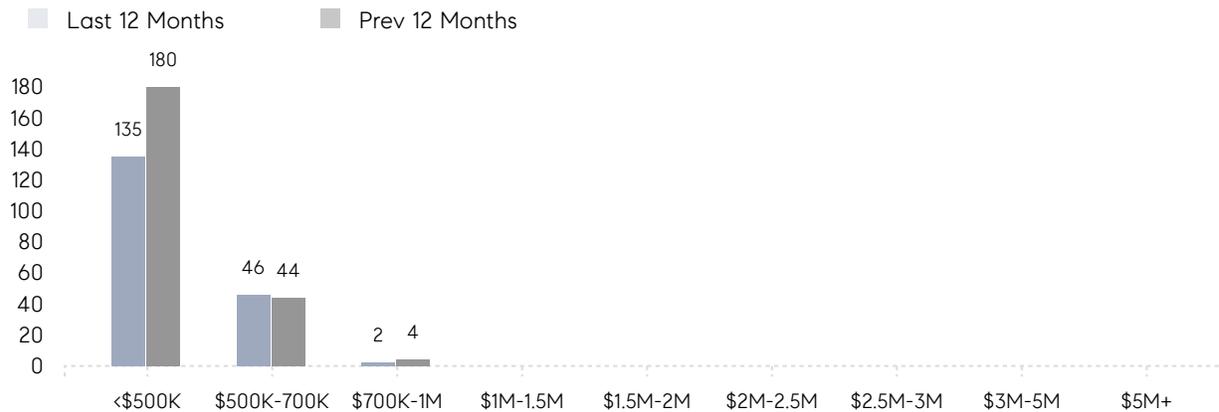
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Emerson

JANUARY 2023

UNDER CONTRACT

4	\$798K	\$840K
Total Properties	Average Price	Median Price
-33%	52%	77%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

UNITS SOLD

5	\$666K	\$595K
Total Properties	Average Price	Median Price
-17%	11%	2%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

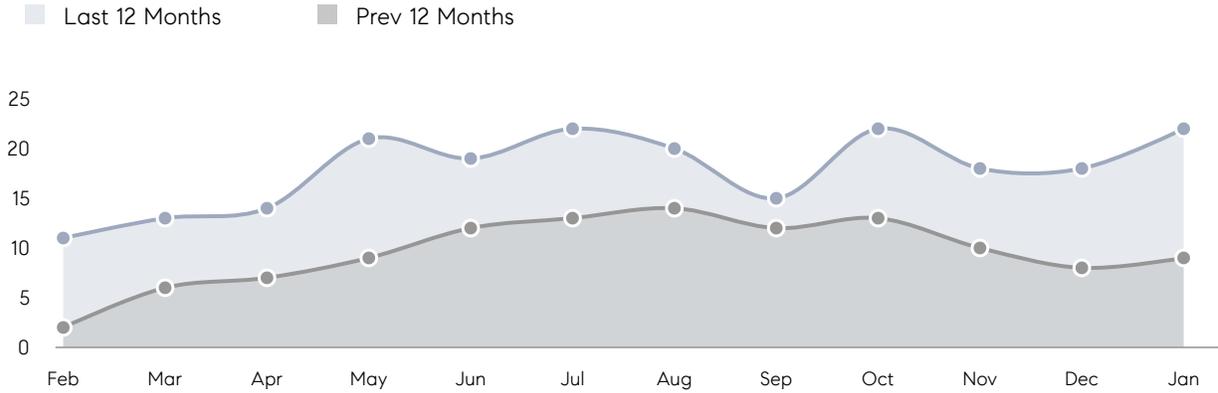
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	48	23	109%
	% OF ASKING PRICE	98%	101%	
	AVERAGE SOLD PRICE	\$666,000	\$602,667	10.5%
	# OF CONTRACTS	4	6	-33.3%
	NEW LISTINGS	7	7	0%
Houses	AVERAGE DOM	48	23	109%
	% OF ASKING PRICE	98%	101%	
	AVERAGE SOLD PRICE	\$666,000	\$602,667	11%
	# OF CONTRACTS	4	5	-20%
	NEW LISTINGS	7	7	0%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	1	0%
	NEW LISTINGS	0	0	0%

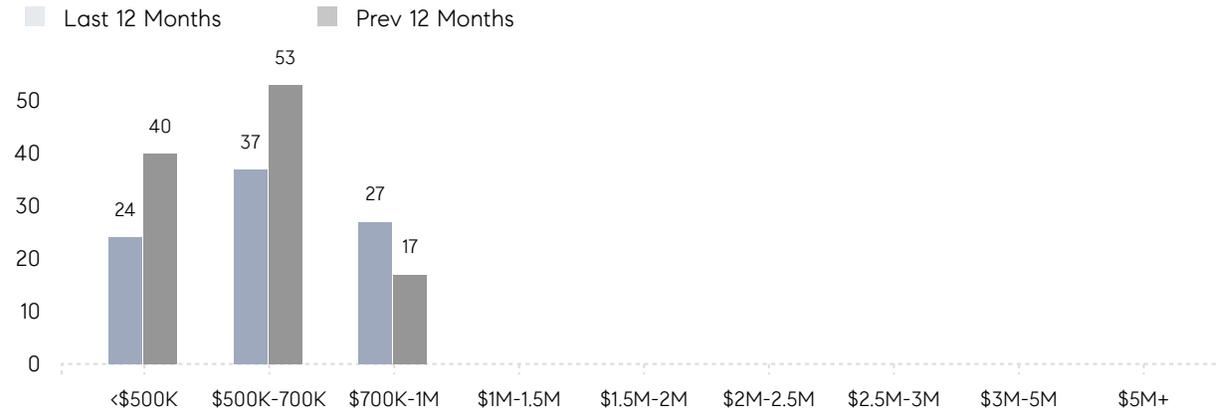
Emerson

JANUARY 2023

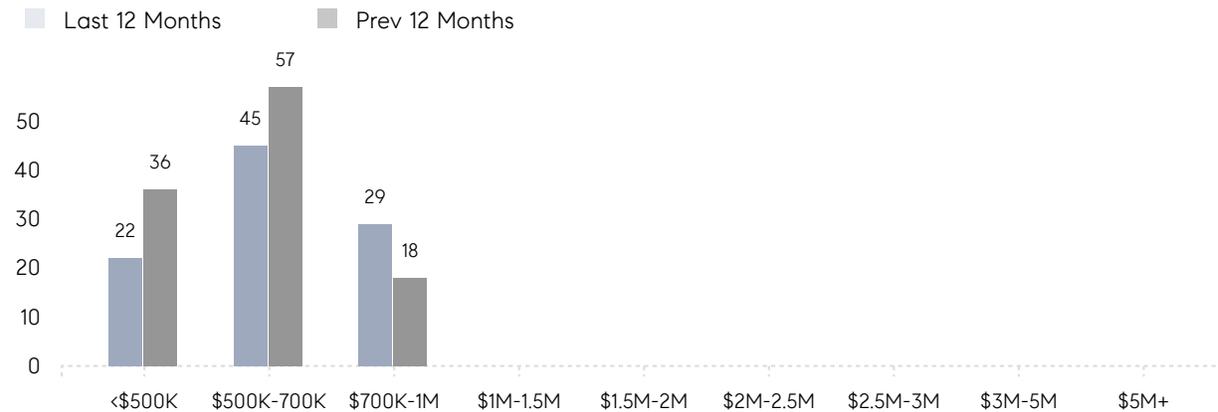
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Englewood

JANUARY 2023

UNDER CONTRACT

23
Total
Properties

\$521K
Average
Price

\$335K
Median
Price

21%
Increase From
Jan 2022

-39%
Decrease From
Jan 2022

-33%
Decrease From
Jan 2022

UNITS SOLD

20
Total
Properties

\$560K
Average
Price

\$395K
Median
Price

5%
Increase From
Jan 2022

17%
Increase From
Jan 2022

-8%
Decrease From
Jan 2022

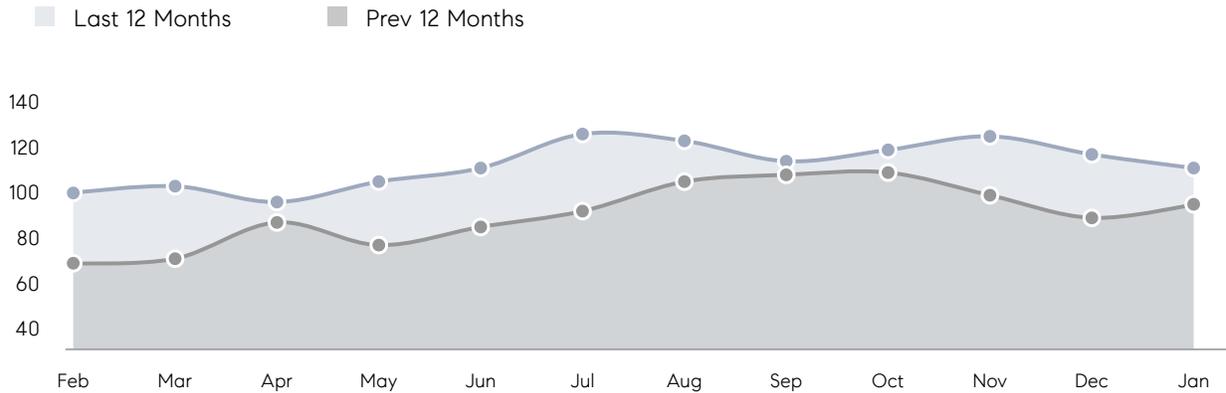
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	59	36	64%
	% OF ASKING PRICE	94%	100%	
	AVERAGE SOLD PRICE	\$560,300	\$479,079	17.0%
	# OF CONTRACTS	23	19	21.1%
	NEW LISTINGS	21	24	-12%
Houses	AVERAGE DOM	82	22	273%
	% OF ASKING PRICE	95%	106%	
	AVERAGE SOLD PRICE	\$772,900	\$476,857	62%
	# OF CONTRACTS	9	9	0%
	NEW LISTINGS	9	15	-40%
Condo/Co-op/TH	AVERAGE DOM	37	45	-18%
	% OF ASKING PRICE	93%	97%	
	AVERAGE SOLD PRICE	\$347,700	\$480,375	-28%
	# OF CONTRACTS	14	10	40%
	NEW LISTINGS	12	9	33%

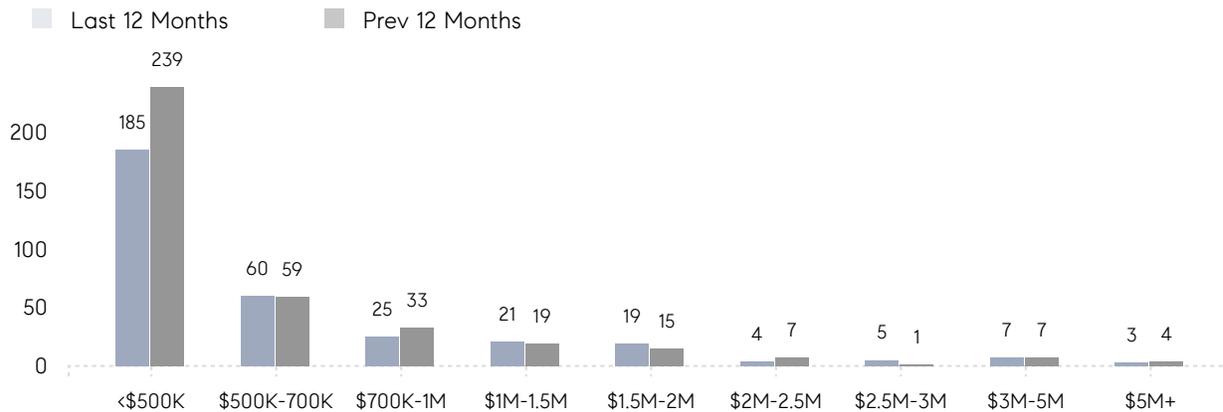
Englewood

JANUARY 2023

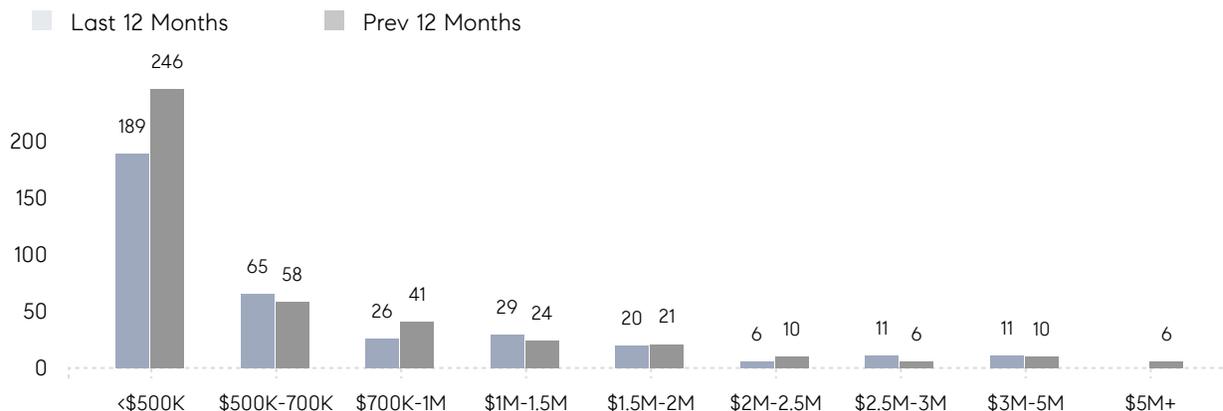
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Englewood Cliffs

JANUARY 2023

UNDER CONTRACT

5
Total
Properties

\$1.4M
Average
Price

\$1.4M
Median
Price

25%
Increase From
Jan 2022

15%
Increase From
Jan 2022

12%
Increase From
Jan 2022

UNITS SOLD

3
Total
Properties

\$1.5M
Average
Price

\$1.2M
Median
Price

-57%
Decrease From
Jan 2022

-33%
Decrease From
Jan 2022

-34%
Decrease From
Jan 2022

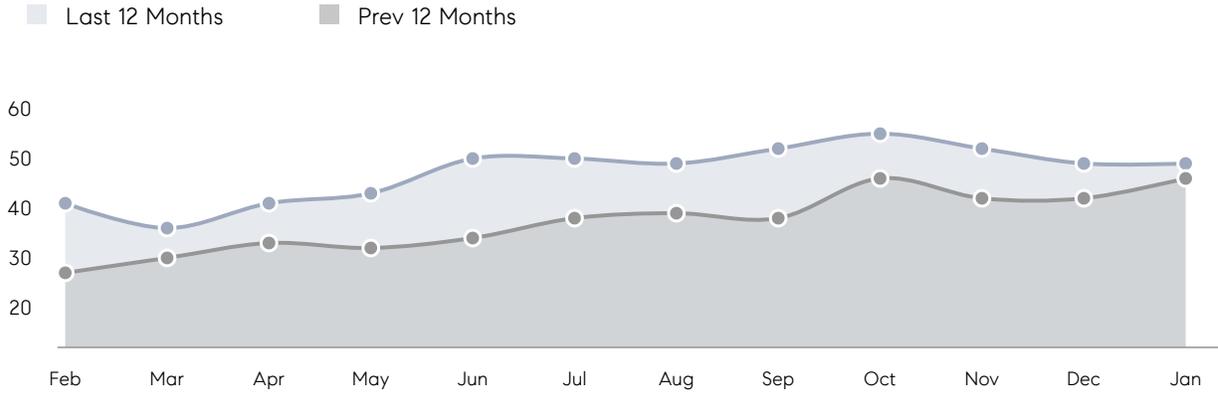
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	56	45	24%
	% OF ASKING PRICE	100%	96%	
	AVERAGE SOLD PRICE	\$1,545,000	\$2,306,571	-33.0%
	# OF CONTRACTS	5	4	25.0%
	NEW LISTINGS	7	8	-12%
Houses	AVERAGE DOM	56	45	24%
	% OF ASKING PRICE	100%	96%	
	AVERAGE SOLD PRICE	\$1,545,000	\$2,306,571	-33%
	# OF CONTRACTS	5	4	25%
	NEW LISTINGS	7	8	-12%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

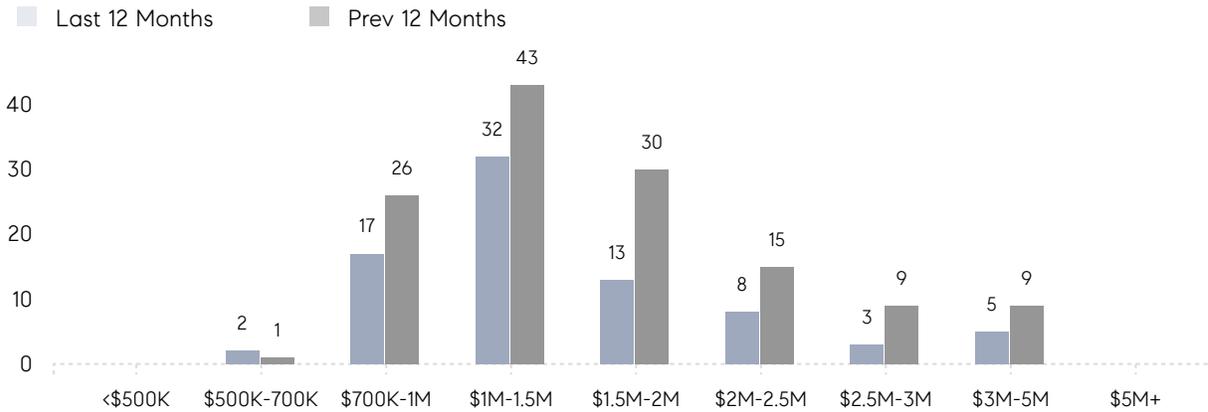
Englewood Cliffs

JANUARY 2023

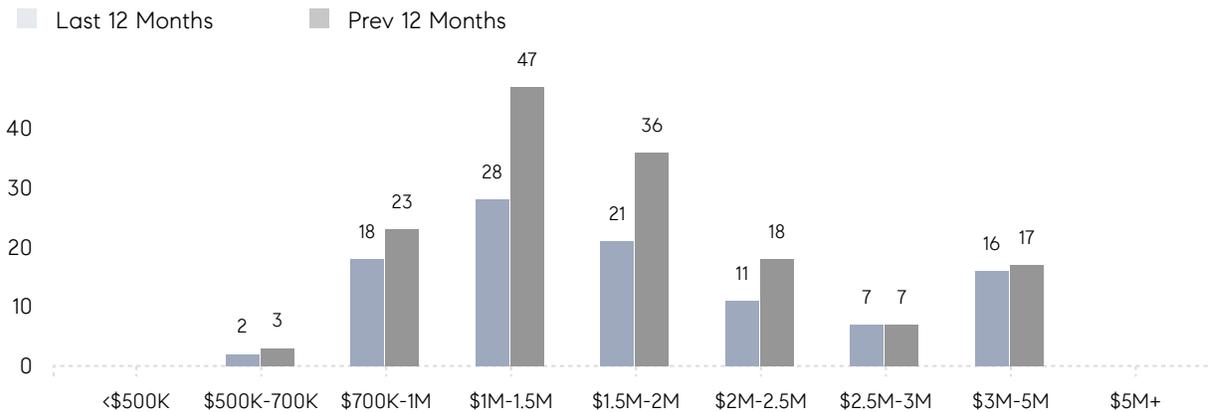
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Fair Lawn

JANUARY 2023

UNDER CONTRACT

15
Total
Properties

\$575K
Average
Price

\$539K
Median
Price

-25%
Decrease From
Jan 2022

11%
Increase From
Jan 2022

16%
Increase From
Jan 2022

UNITS SOLD

18
Total
Properties

\$558K
Average
Price

\$552K
Median
Price

-28%
Decrease From
Jan 2022

4%
Increase From
Jan 2022

13%
Increase From
Jan 2022

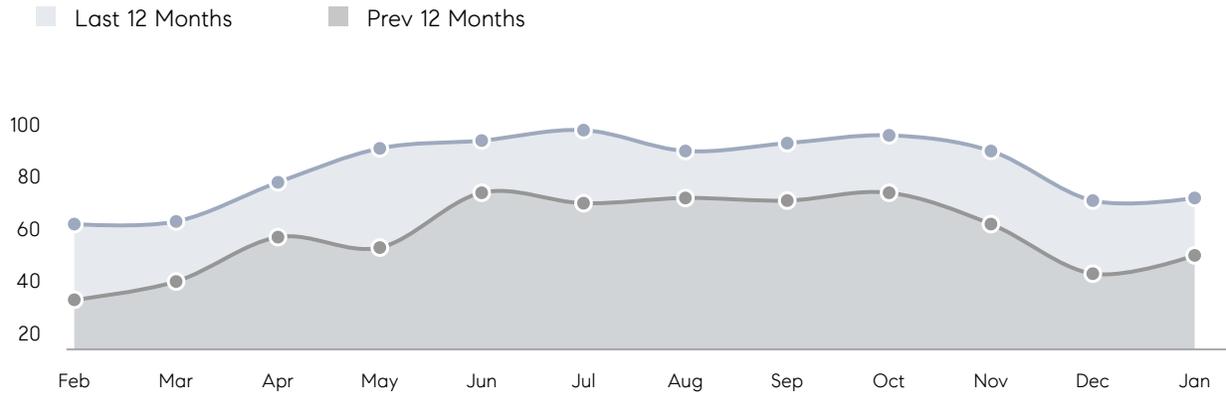
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	36	37	-3%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$558,306	\$536,728	4.0%
	# OF CONTRACTS	15	20	-25.0%
	NEW LISTINGS	21	26	-19%
Houses	AVERAGE DOM	29	36	-19%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$549,676	\$523,848	5%
	# OF CONTRACTS	13	15	-13%
	NEW LISTINGS	20	26	-23%
Condo/Co-op/TH	AVERAGE DOM	146	44	232%
	% OF ASKING PRICE	99%	104%	
	AVERAGE SOLD PRICE	\$705,000	\$684,847	3%
	# OF CONTRACTS	2	5	-60%
	NEW LISTINGS	1	0	0%

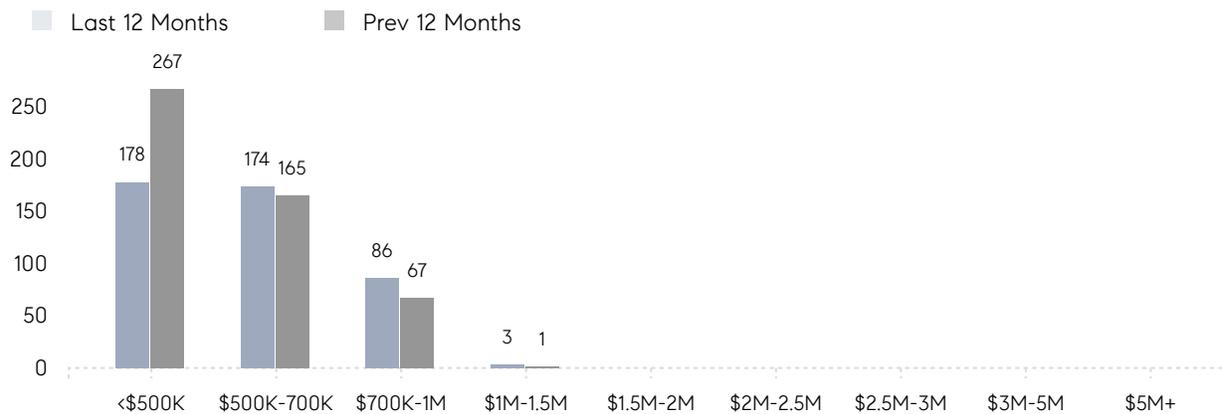
Fair Lawn

JANUARY 2023

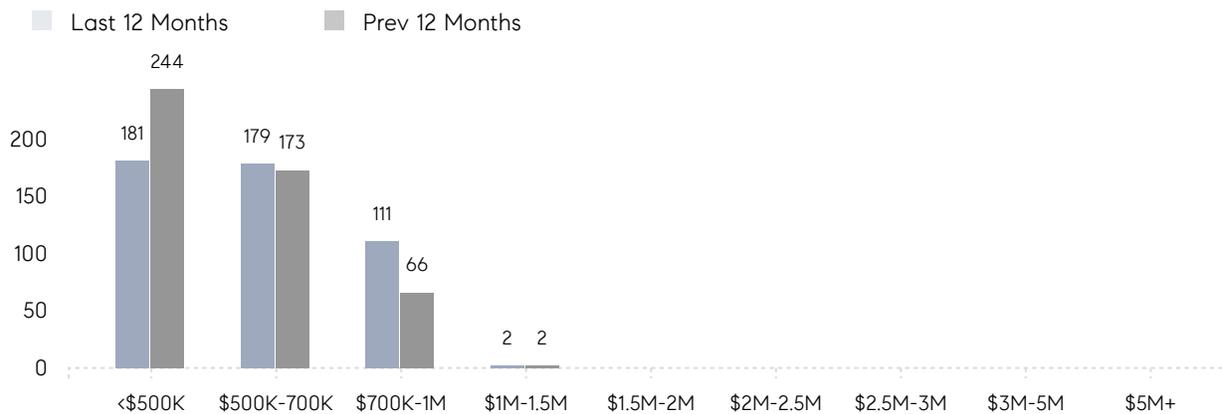
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Fairview

JANUARY 2023

UNDER CONTRACT

3	\$343K	\$375K
Total Properties	Average Price	Median Price
-57%	-36%	-23%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

3	\$551K	\$505K
Total Properties	Average Price	Median Price
-62%	0%	-12%
Decrease From Jan 2022	Change From Jan 2022	Decrease From Jan 2022

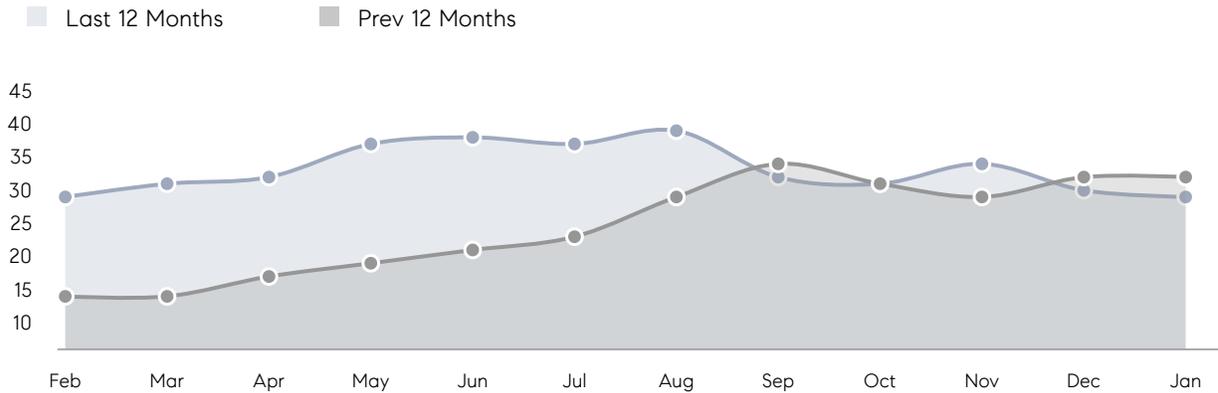
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	67	110	-39%
	% OF ASKING PRICE	103%	97%	
	AVERAGE SOLD PRICE	\$551,333	\$552,488	-0.2%
	# OF CONTRACTS	3	7	-57.1%
	NEW LISTINGS	2	12	-83%
Houses	AVERAGE DOM	49	141	-65%
	% OF ASKING PRICE	104%	97%	
	AVERAGE SOLD PRICE	\$397,500	\$563,333	-29%
	# OF CONTRACTS	2	4	-50%
	NEW LISTINGS	1	4	-75%
Condo/Co-op/TH	AVERAGE DOM	104	18	478%
	% OF ASKING PRICE	101%	98%	
	AVERAGE SOLD PRICE	\$859,000	\$519,950	65%
	# OF CONTRACTS	1	3	-67%
	NEW LISTINGS	1	8	-87%

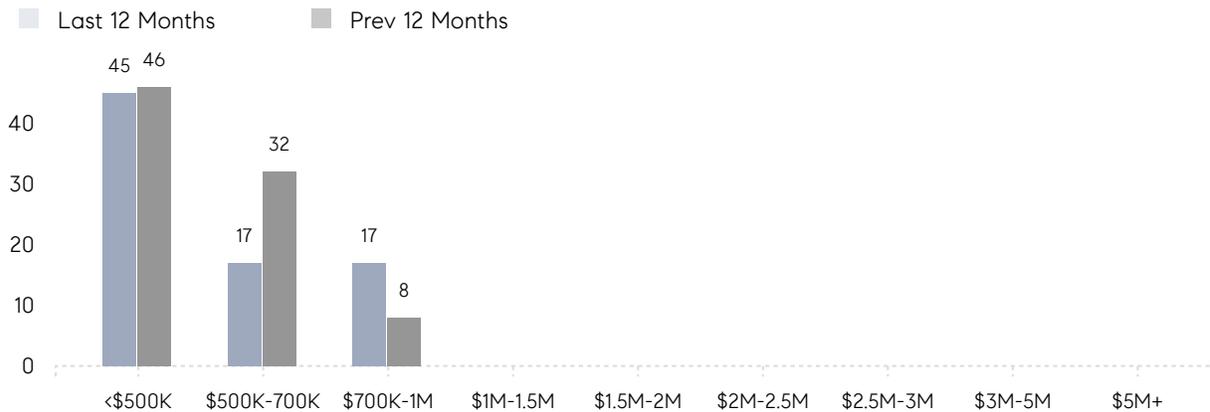
Fairview

JANUARY 2023

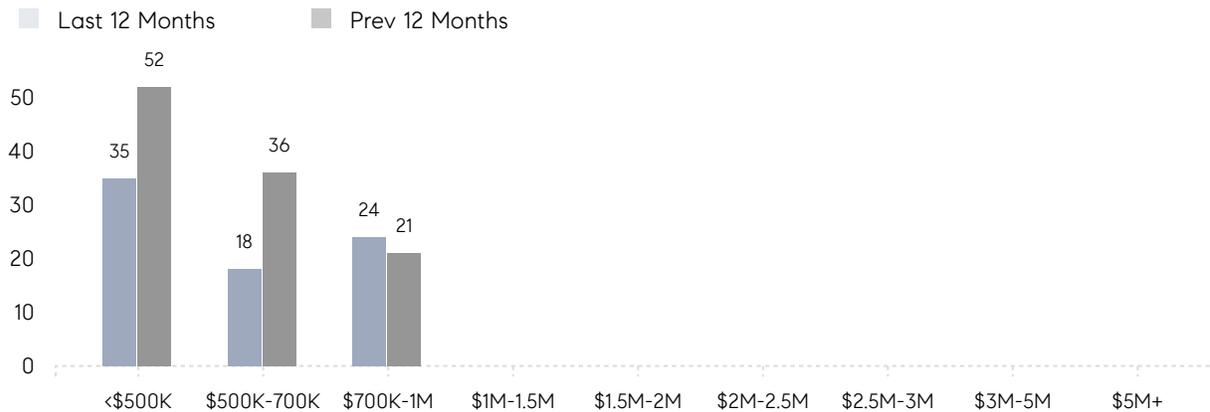
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Fort Lee

JANUARY 2023

UNDER CONTRACT

39	\$435K	\$329K
Total Properties	Average Price	Median Price
-42%	-16%	-1%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

34	\$299K	\$188K
Total Properties	Average Price	Median Price
-33%	-28%	-40%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

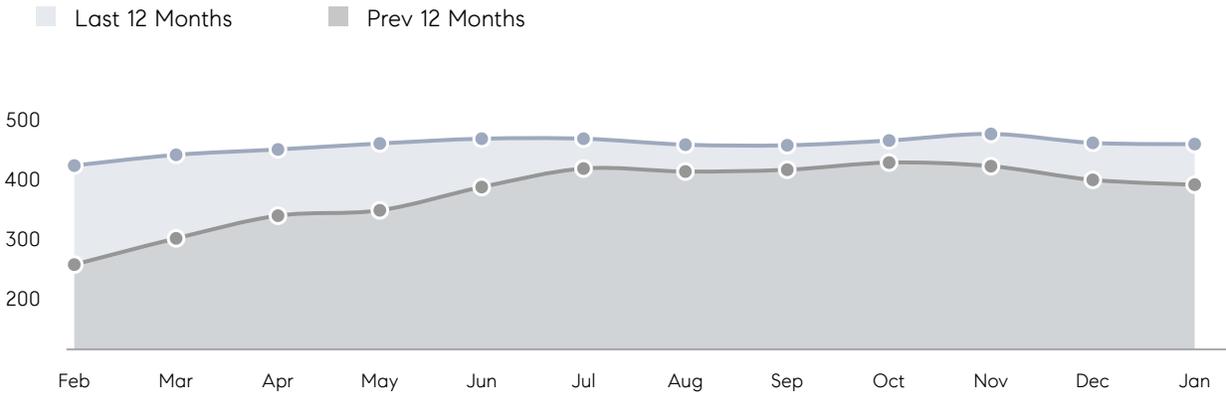
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	74	97	-24%
	% OF ASKING PRICE	94%	94%	
	AVERAGE SOLD PRICE	\$299,074	\$416,598	-28.2%
	# OF CONTRACTS	39	67	-41.8%
	NEW LISTINGS	36	74	-51%
Houses	AVERAGE DOM	-	91	-
	% OF ASKING PRICE	-	95%	
	AVERAGE SOLD PRICE	-	\$976,188	-
	# OF CONTRACTS	2	9	-78%
	NEW LISTINGS	3	6	-50%
Condo/Co-op/TH	AVERAGE DOM	74	98	-24%
	% OF ASKING PRICE	94%	94%	
	AVERAGE SOLD PRICE	\$299,074	\$312,488	-4%
	# OF CONTRACTS	37	58	-36%
	NEW LISTINGS	33	68	-51%

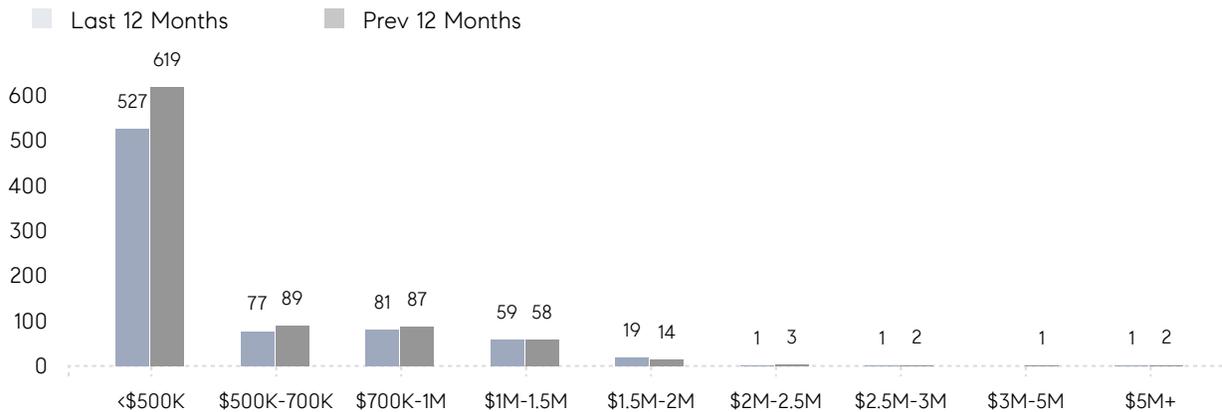
Fort Lee

JANUARY 2023

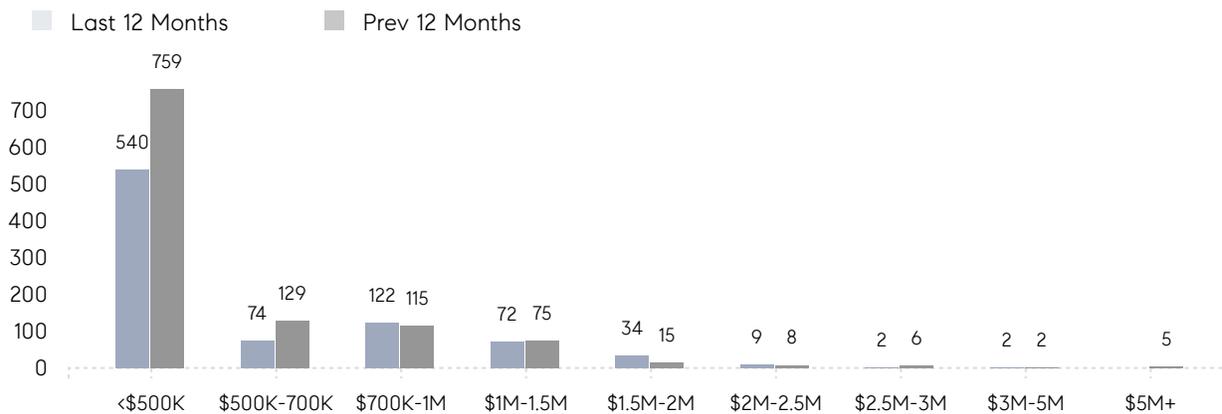
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Franklin Lakes

JANUARY 2023

UNDER CONTRACT

10	\$1.4M	\$1.5M
Total Properties	Average Price	Median Price
-17%	-30%	1%
Decrease From Jan 2022	Decrease From Jan 2022	Increase From Jan 2022

UNITS SOLD

12	\$1.5M	\$1.5M
Total Properties	Average Price	Median Price
-14%	34%	53%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

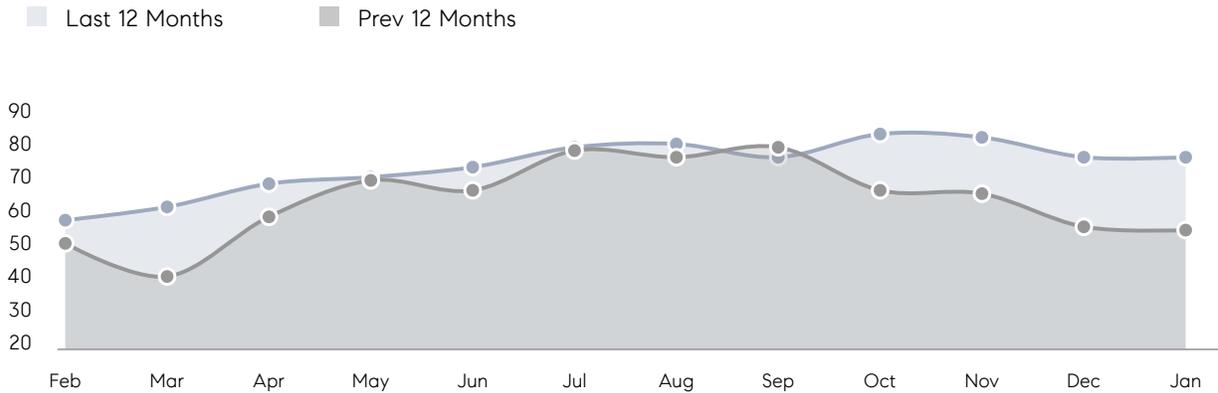
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	71	46	54%
	% OF ASKING PRICE	96%	100%	
	AVERAGE SOLD PRICE	\$1,508,075	\$1,122,571	34.3%
	# OF CONTRACTS	10	12	-16.7%
	NEW LISTINGS	13	13	0%
Houses	AVERAGE DOM	71	44	61%
	% OF ASKING PRICE	94%	101%	
	AVERAGE SOLD PRICE	\$1,447,939	\$1,105,846	31%
	# OF CONTRACTS	7	12	-42%
	NEW LISTINGS	10	13	-23%
Condo/Co-op/TH	AVERAGE DOM	71	71	0%
	% OF ASKING PRICE	99%	89%	
	AVERAGE SOLD PRICE	\$1,592,265	\$1,340,000	19%
	# OF CONTRACTS	3	0	0%
	NEW LISTINGS	3	0	0%

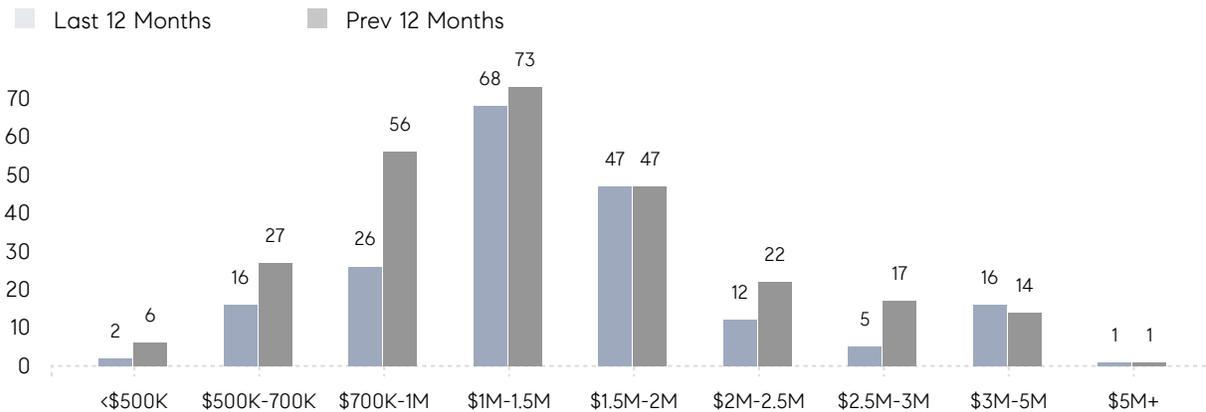
Franklin Lakes

JANUARY 2023

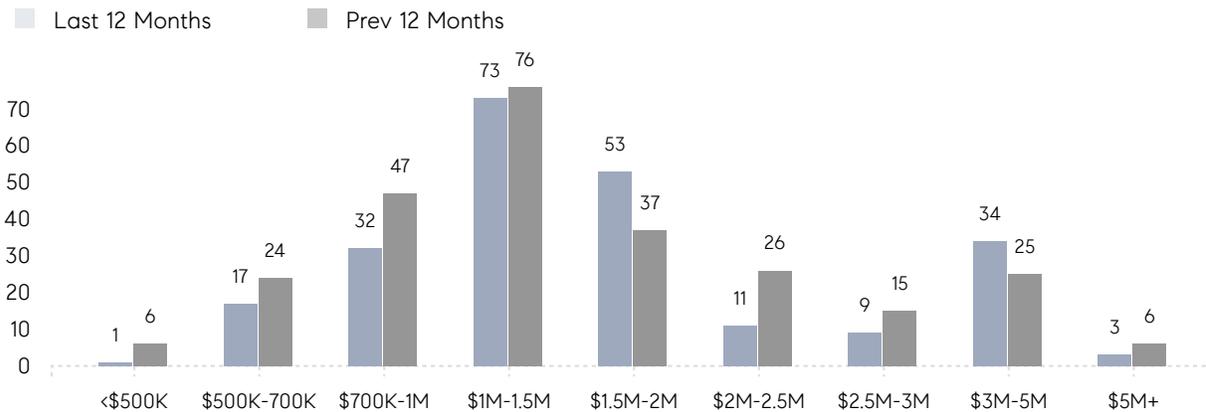
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Garfield City

JANUARY 2023

UNDER CONTRACT

3
Total
Properties

\$517K
Average
Price

\$480K
Median
Price

-62%
Decrease From
Jan 2022

26%
Increase From
Jan 2022

12%
Increase From
Jan 2022

UNITS SOLD

7
Total
Properties

\$486K
Average
Price

\$475K
Median
Price

-36%
Decrease From
Jan 2022

13%
Increase From
Jan 2022

19%
Increase From
Jan 2022

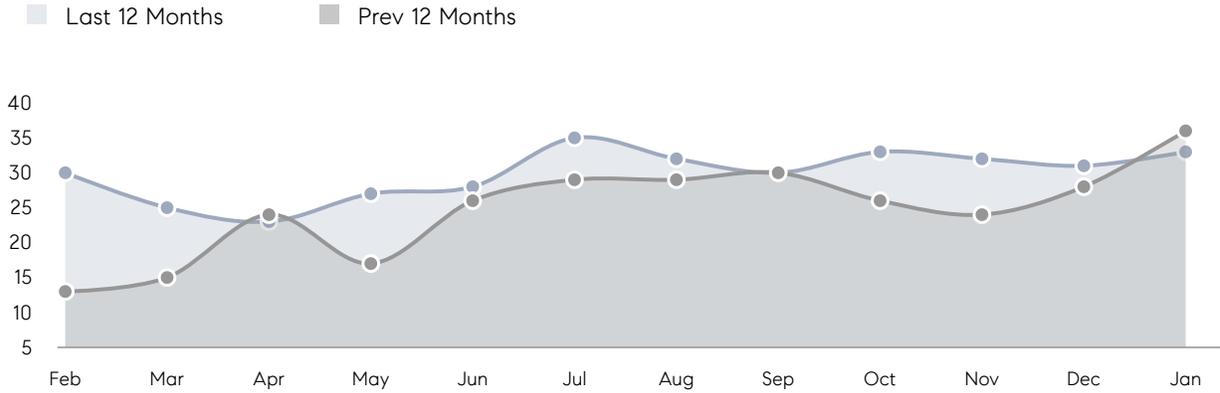
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	49	32	53%
	% OF ASKING PRICE	100%	103%	
	AVERAGE SOLD PRICE	\$486,714	\$430,082	13.2%
	# OF CONTRACTS	3	8	-62.5%
	NEW LISTINGS	6	17	-65%
Houses	AVERAGE DOM	71	25	184%
	% OF ASKING PRICE	99%	103%	
	AVERAGE SOLD PRICE	\$448,750	\$443,863	1%
	# OF CONTRACTS	2	5	-60%
	NEW LISTINGS	5	13	-62%
Condo/Co-op/TH	AVERAGE DOM	21	54	-61%
	% OF ASKING PRICE	102%	102%	
	AVERAGE SOLD PRICE	\$537,333	\$393,333	37%
	# OF CONTRACTS	1	3	-67%
	NEW LISTINGS	1	4	-75%

Garfield City

JANUARY 2023

Monthly Inventory



Contracts By Price Range



Listings By Price Range



Glen Rock

JANUARY 2023

UNDER CONTRACT

7	\$837K	\$599K
Total Properties	Average Price	Median Price
-30%	3%	-18%
Decrease From Jan 2022	Increase From Jan 2022	Decrease From Jan 2022

UNITS SOLD

6	\$785K	\$742K
Total Properties	Average Price	Median Price
-65%	-19%	-10%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

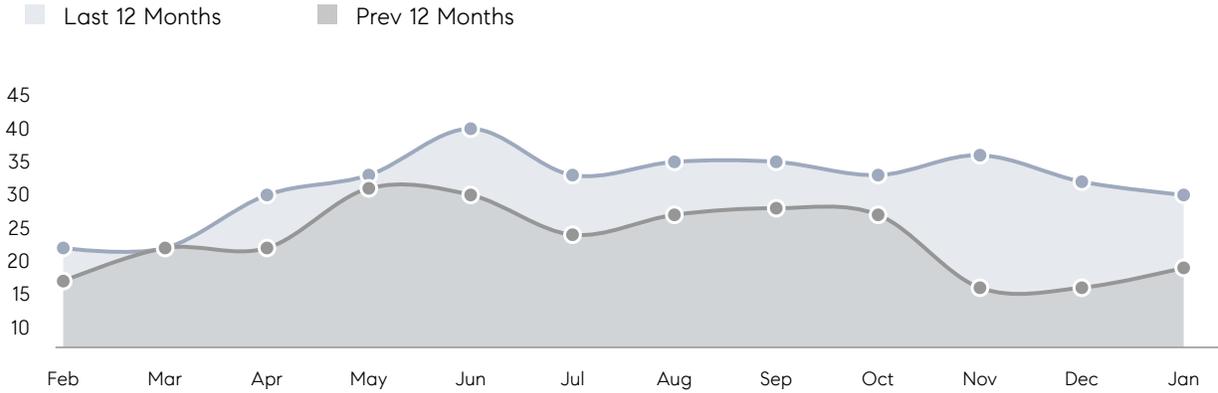
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	38	31	23%
	% OF ASKING PRICE	106%	100%	
	AVERAGE SOLD PRICE	\$785,500	\$969,294	-19.0%
	# OF CONTRACTS	7	10	-30.0%
	NEW LISTINGS	8	11	-27%
Houses	AVERAGE DOM	38	31	23%
	% OF ASKING PRICE	106%	100%	
	AVERAGE SOLD PRICE	\$785,500	\$969,294	-19%
	# OF CONTRACTS	7	10	-30%
	NEW LISTINGS	8	11	-27%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

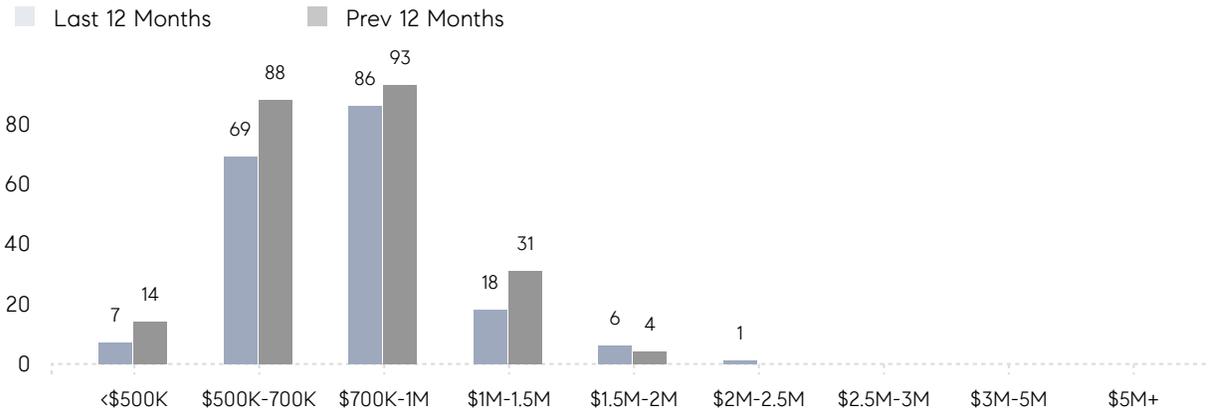
Glen Rock

JANUARY 2023

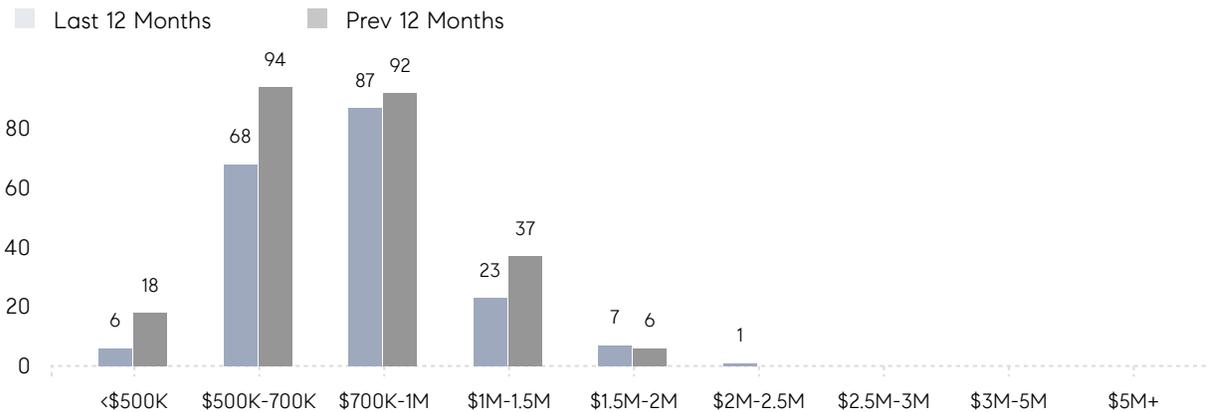
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Hackensack

JANUARY 2023

UNDER CONTRACT

21
Total
Properties

\$338K
Average
Price

\$359K
Median
Price

-40%
Decrease From
Jan 2022

3%
Increase From
Jan 2022

38%
Increase From
Jan 2022

UNITS SOLD

17
Total
Properties

\$331K
Average
Price

\$325K
Median
Price

-50%
Decrease From
Jan 2022

-15%
Decrease From
Jan 2022

3%
Increase From
Jan 2022

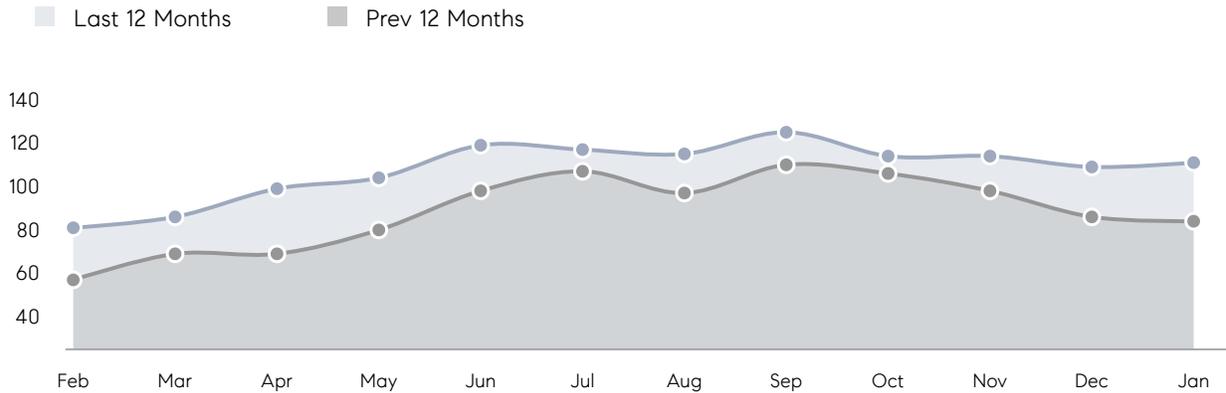
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	57	41	39%
	% OF ASKING PRICE	98%	102%	
	AVERAGE SOLD PRICE	\$331,118	\$387,387	-14.5%
	# OF CONTRACTS	21	35	-40.0%
	NEW LISTINGS	25	30	-17%
Houses	AVERAGE DOM	84	48	75%
	% OF ASKING PRICE	103%	101%	
	AVERAGE SOLD PRICE	\$502,000	\$525,056	-4%
	# OF CONTRACTS	9	9	0%
	NEW LISTINGS	10	6	67%
Condo/Co-op/TH	AVERAGE DOM	46	34	35%
	% OF ASKING PRICE	96%	102%	
	AVERAGE SOLD PRICE	\$259,917	\$232,509	12%
	# OF CONTRACTS	12	26	-54%
	NEW LISTINGS	15	24	-37%

Hackensack

JANUARY 2023

Monthly Inventory



Contracts By Price Range



Listings By Price Range



Haworth

JANUARY 2023

UNDER CONTRACT

5	\$888K	\$899K
Total Properties	Average Price	Median Price
67%	-27%	-2%
Increase From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

2	\$715K	\$715K
Total Properties	Average Price	Median Price
-60%	3%	-5%
Decrease From Jan 2022	Increase From Jan 2022	Decrease From Jan 2022

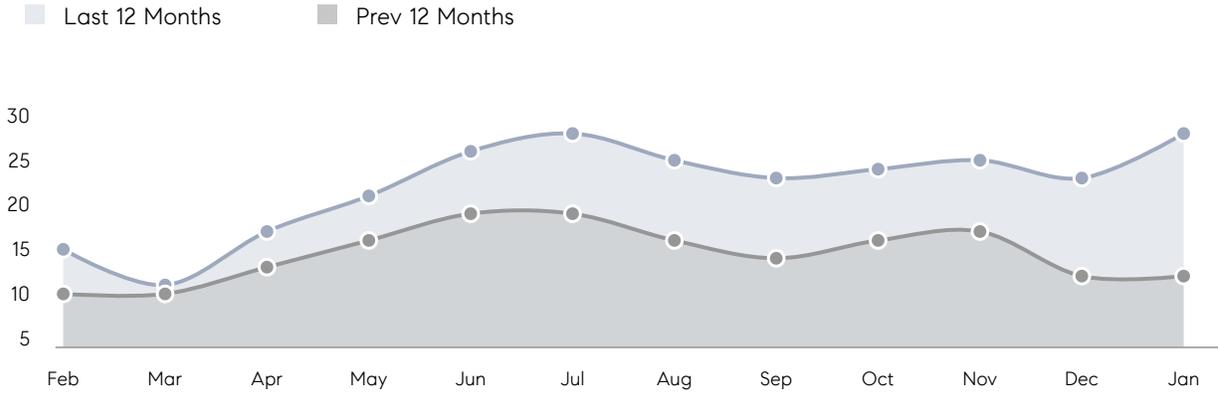
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	19	26	-27%
	% OF ASKING PRICE	101%	98%	
	AVERAGE SOLD PRICE	\$715,000	\$696,158	2.7%
	# OF CONTRACTS	5	3	66.7%
	NEW LISTINGS	11	4	175%
Houses	AVERAGE DOM	19	26	-27%
	% OF ASKING PRICE	101%	98%	
	AVERAGE SOLD PRICE	\$715,000	\$696,158	3%
	# OF CONTRACTS	3	3	0%
	NEW LISTINGS	4	4	0%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	2	0	0%
	NEW LISTINGS	7	0	0%

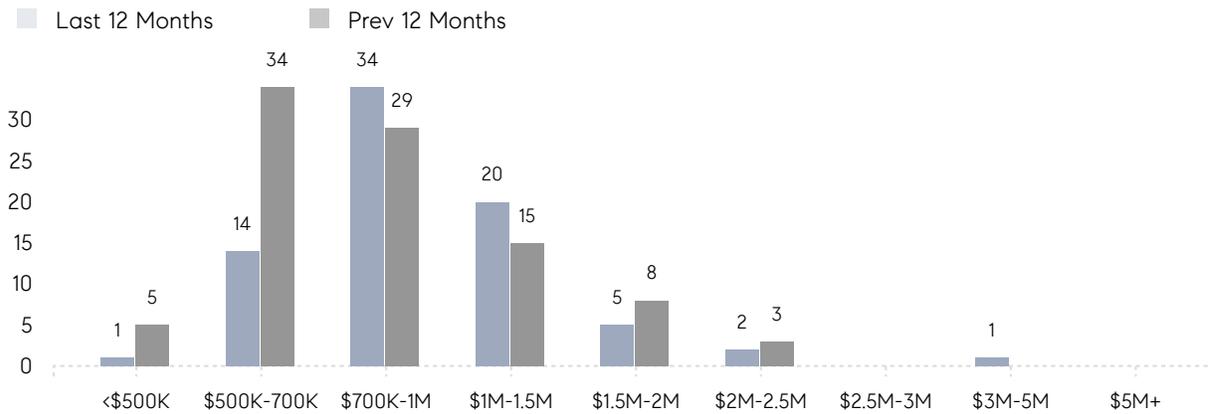
Haworth

JANUARY 2023

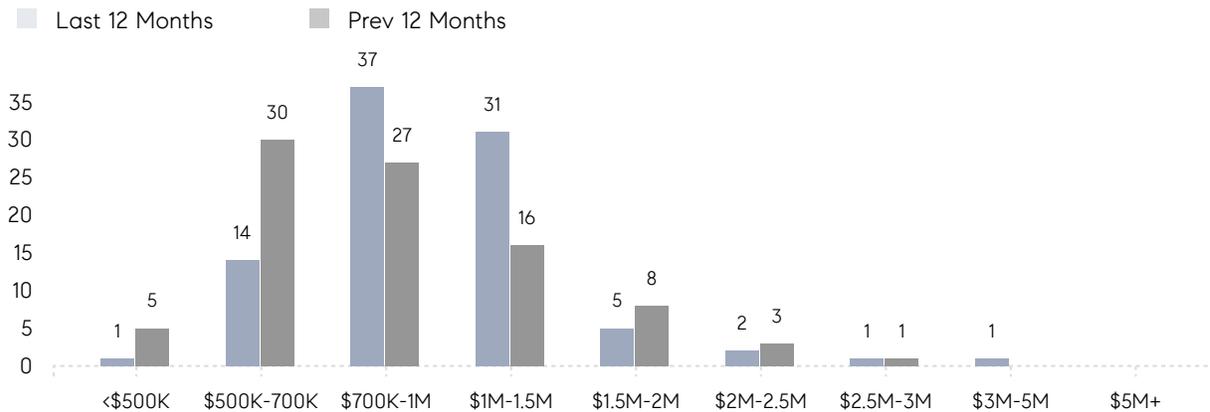
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Harrington Park

JANUARY 2023

UNDER CONTRACT

5	\$721K	\$619K
Total Properties	Average Price	Median Price
-29%	-3%	-23%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

3	\$873K	\$995K
Total Properties	Average Price	Median Price
-25%	30%	45%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

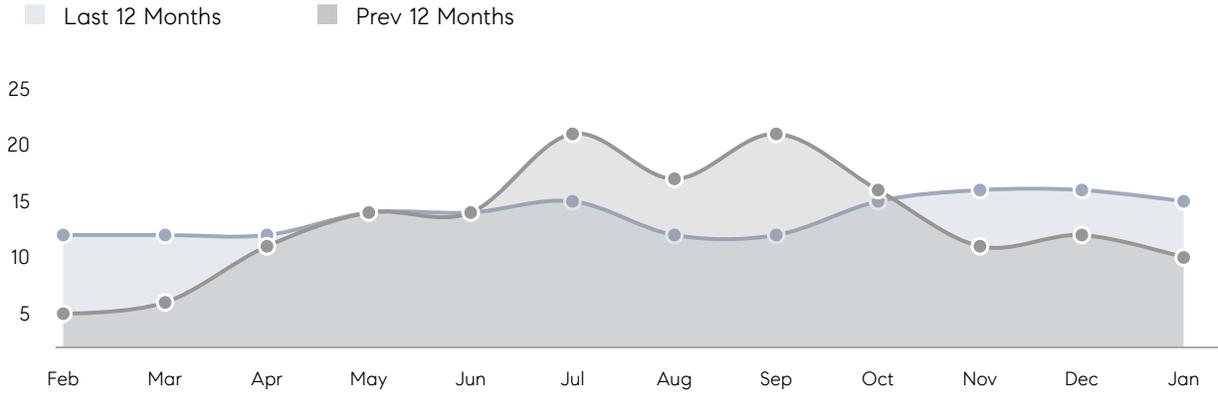
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	43	105	-59%
	% OF ASKING PRICE	99%	97%	
	AVERAGE SOLD PRICE	\$873,333	\$673,750	29.6%
	# OF CONTRACTS	5	7	-28.6%
	NEW LISTINGS	4	4	0%
Houses	AVERAGE DOM	43	73	-41%
	% OF ASKING PRICE	99%	100%	
	AVERAGE SOLD PRICE	\$873,333	\$678,333	29%
	# OF CONTRACTS	5	7	-29%
	NEW LISTINGS	4	4	0%
Condo/Co-op/TH	AVERAGE DOM	-	202	-
	% OF ASKING PRICE	-	86%	
	AVERAGE SOLD PRICE	-	\$660,000	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

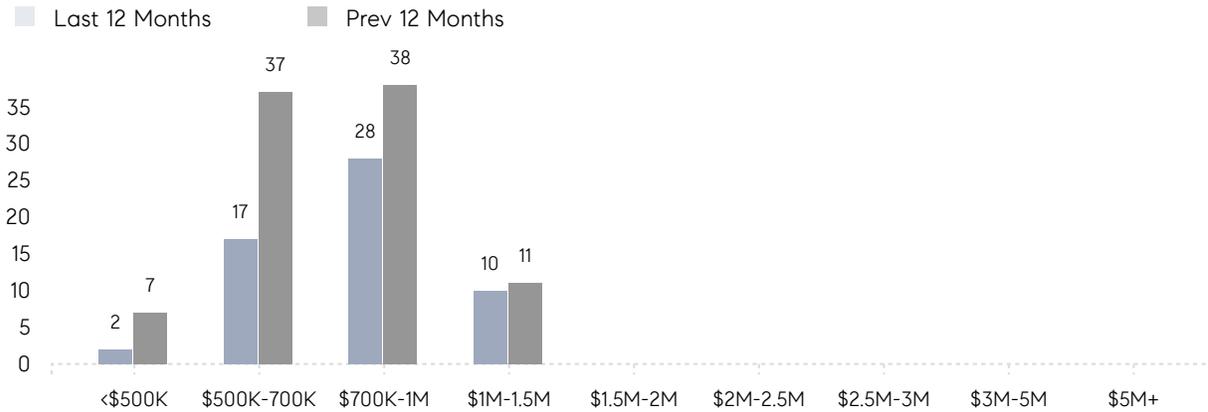
Harrington Park

JANUARY 2023

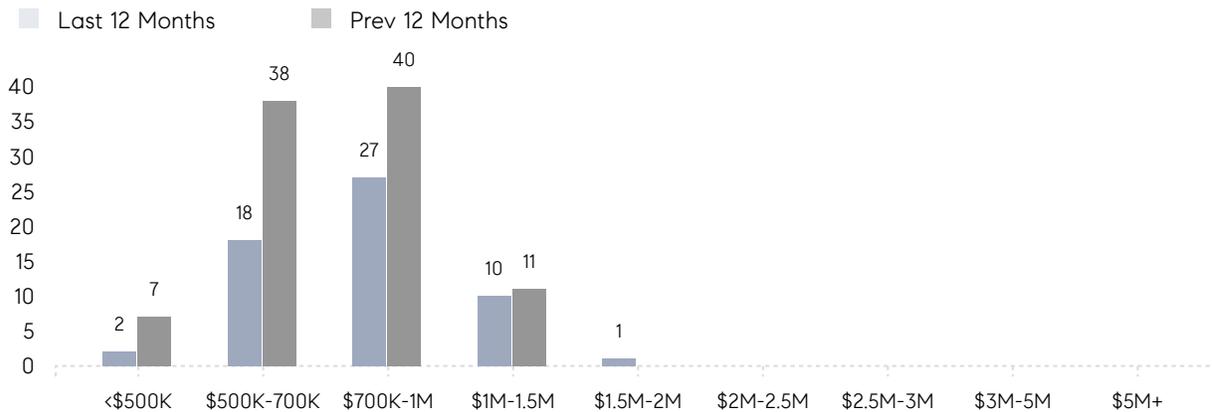
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Hasbrouck Heights

JANUARY 2023

UNDER CONTRACT

7
Total
Properties

\$716K
Average
Price

\$725K
Median
Price

0%
Change From
Jan 2022

30%
Increase From
Jan 2022

38%
Increase From
Jan 2022

UNITS SOLD

3
Total
Properties

\$560K
Average
Price

\$530K
Median
Price

-77%
Decrease From
Jan 2022

1%
Increase From
Jan 2022

0%
Change From
Jan 2022

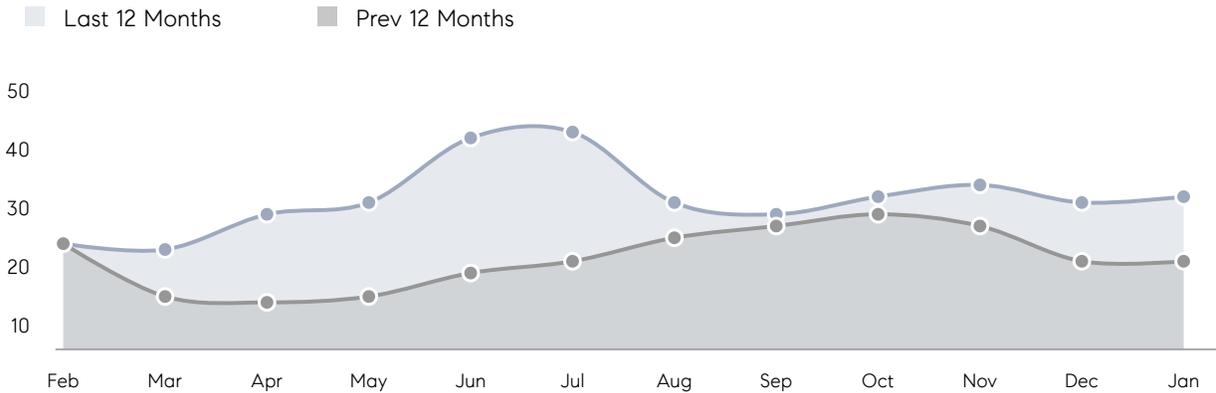
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	28	36	-22%
	% OF ASKING PRICE	102%	100%	
	AVERAGE SOLD PRICE	\$560,000	\$553,615	1.2%
	# OF CONTRACTS	7	7	0.0%
	NEW LISTINGS	7	7	0%
Houses	AVERAGE DOM	28	36	-22%
	% OF ASKING PRICE	102%	100%	
	AVERAGE SOLD PRICE	\$560,000	\$553,615	1%
	# OF CONTRACTS	7	7	0%
	NEW LISTINGS	7	7	0%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

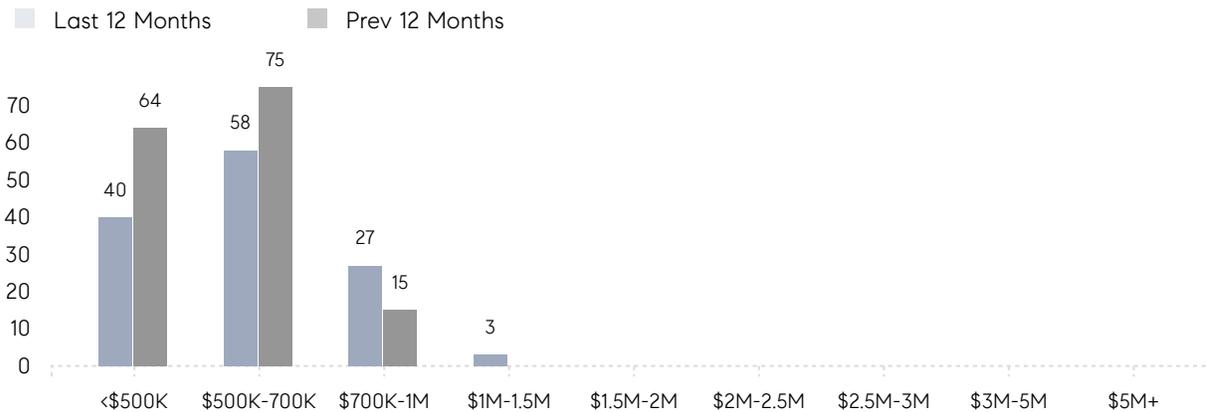
Hasbrouck Heights

JANUARY 2023

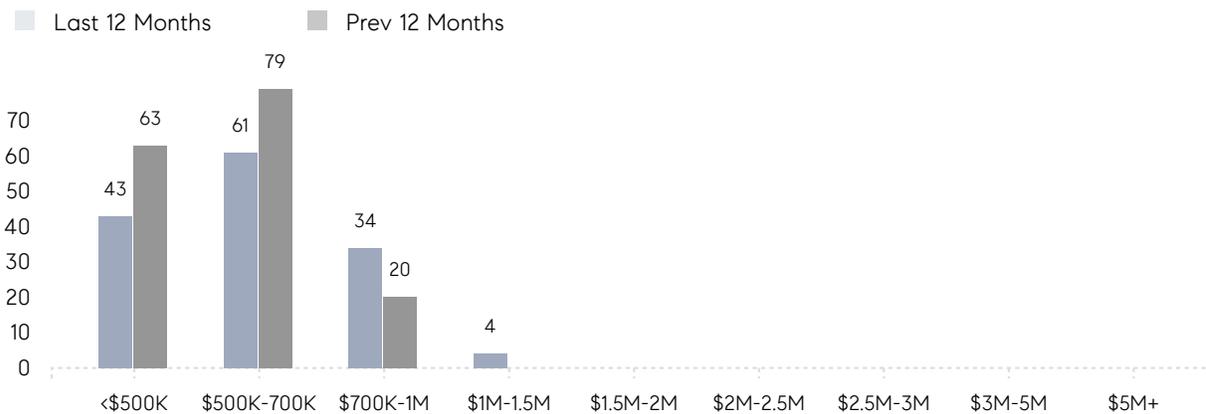
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Hillsdale

JANUARY 2023

UNDER CONTRACT

5
Total
Properties

\$723K
Average
Price

\$724K
Median
Price

-29%
Decrease From
Jan 2022

17%
Increase From
Jan 2022

15%
Increase From
Jan 2022

UNITS SOLD

10
Total
Properties

\$649K
Average
Price

\$607K
Median
Price

-9%
Decrease From
Jan 2022

8%
Increase From
Jan 2022

-1%
Decrease From
Jan 2022

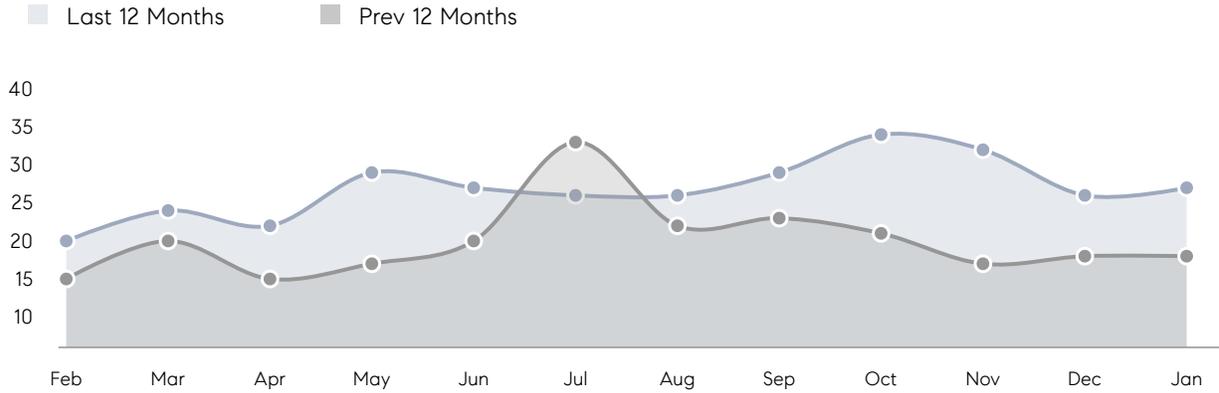
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	49	41	20%
	% OF ASKING PRICE	98%	101%	
	AVERAGE SOLD PRICE	\$649,900	\$600,636	8.2%
	# OF CONTRACTS	5	7	-28.6%
	NEW LISTINGS	7	6	17%
Houses	AVERAGE DOM	49	44	11%
	% OF ASKING PRICE	98%	101%	
	AVERAGE SOLD PRICE	\$649,900	\$626,200	4%
	# OF CONTRACTS	5	6	-17%
	NEW LISTINGS	7	5	40%
Condo/Co-op/TH	AVERAGE DOM	-	11	-
	% OF ASKING PRICE	-	105%	
	AVERAGE SOLD PRICE	-	\$345,000	-
	# OF CONTRACTS	0	1	0%
	NEW LISTINGS	0	1	0%

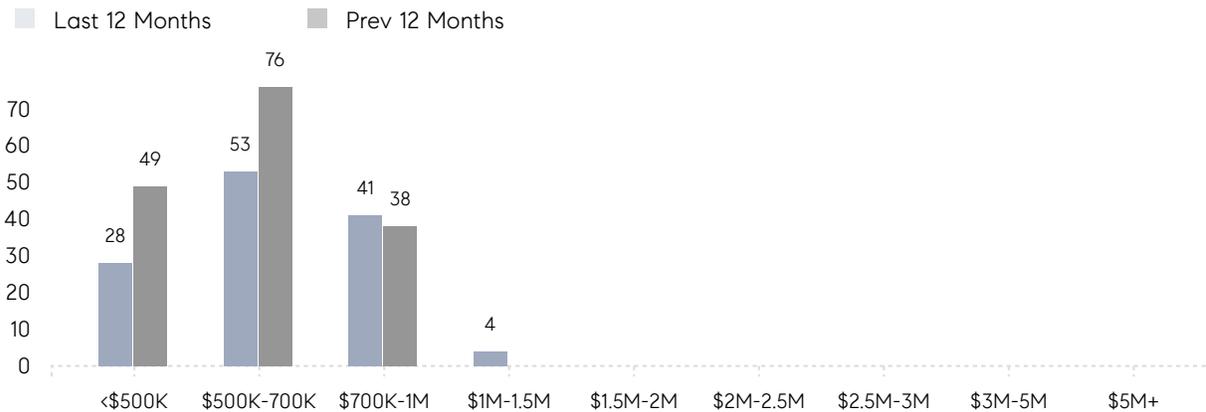
Hillsdale

JANUARY 2023

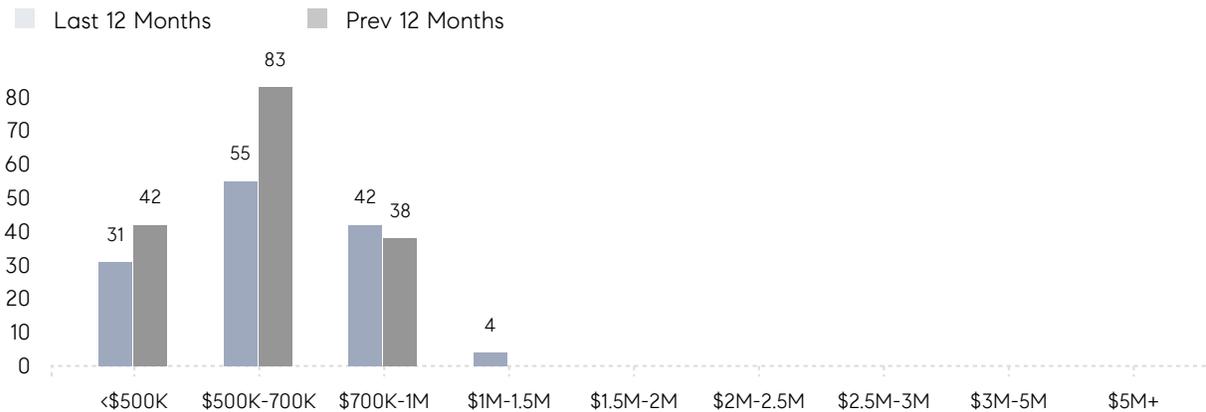
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Ho-Ho-Kus

JANUARY 2023

UNDER CONTRACT

3	\$734K	\$679K
Total Properties	Average Price	Median Price
50%	-57%	-61%
Increase From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

4	\$1.1M	\$1.0M
Total Properties	Average Price	Median Price
100%	-8%	-23%
Increase From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

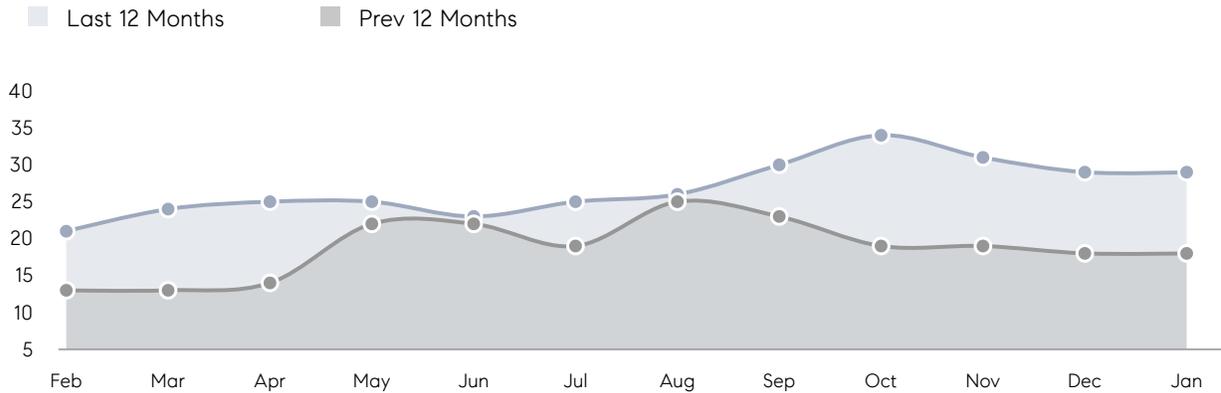
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	77	27	185%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$1,199,063	\$1,309,500	-8.4%
	# OF CONTRACTS	3	2	50.0%
	NEW LISTINGS	3	3	0%
Houses	AVERAGE DOM	77	27	185%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$1,199,063	\$1,309,500	-8%
	# OF CONTRACTS	3	2	50%
	NEW LISTINGS	3	3	0%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

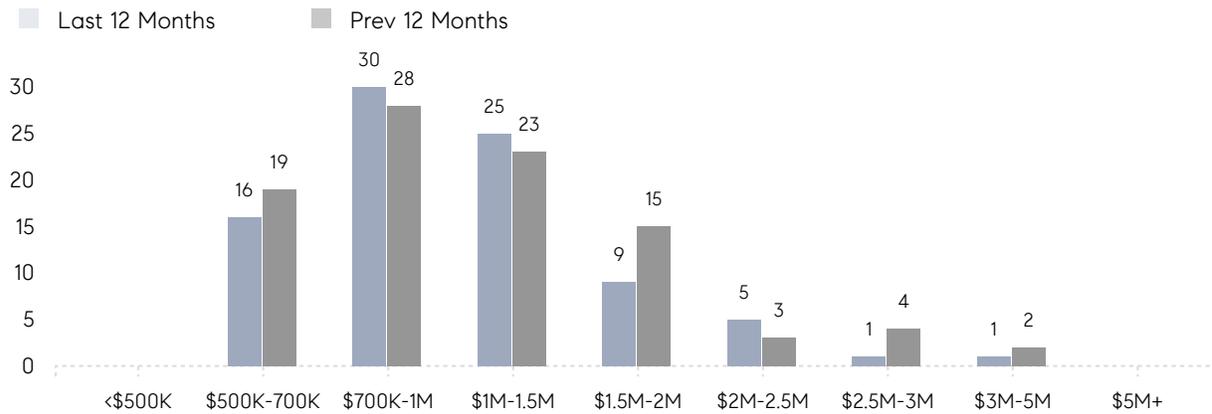
Ho-Ho-Kus

JANUARY 2023

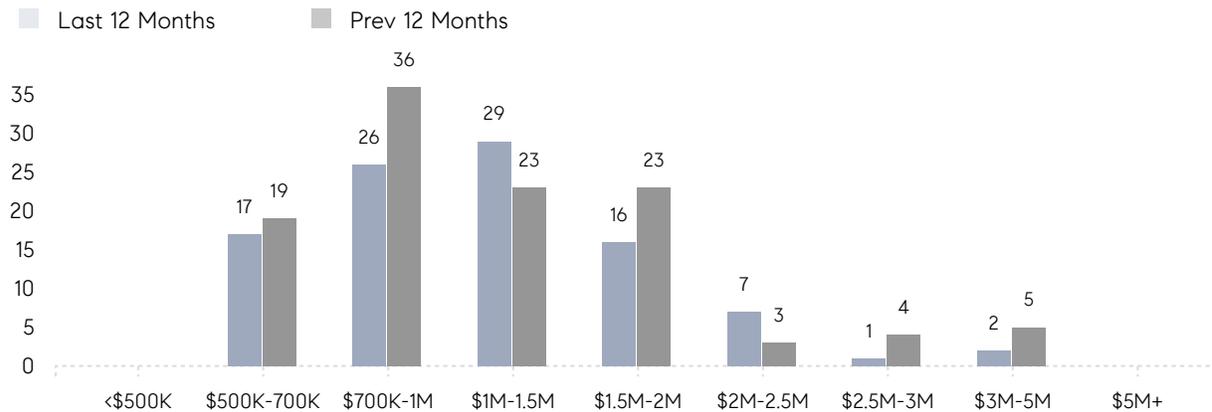
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Leonia

JANUARY 2023

UNDER CONTRACT

6
Total
Properties

\$592K
Average
Price

\$550K
Median
Price

-14%
Decrease From
Jan 2022

4%
Increase From
Jan 2022

28%
Increase From
Jan 2022

UNITS SOLD

3
Total
Properties

\$733K
Average
Price

\$450K
Median
Price

-77%
Decrease From
Jan 2022

40%
Increase From
Jan 2022

-18%
Decrease From
Jan 2022

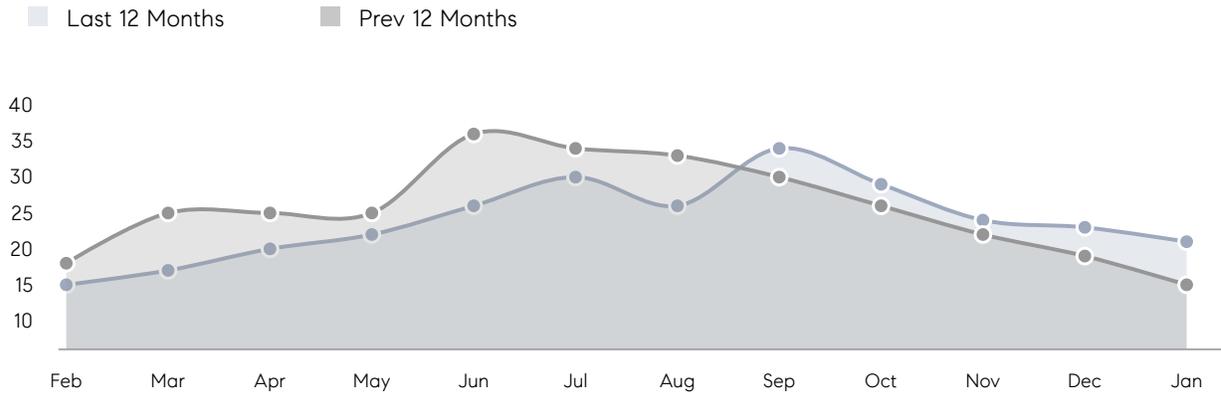
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	53	64	-17%
	% OF ASKING PRICE	95%	98%	
	AVERAGE SOLD PRICE	\$733,333	\$522,615	40.3%
	# OF CONTRACTS	6	7	-14.3%
	NEW LISTINGS	3	4	-25%
Houses	AVERAGE DOM	39	70	-44%
	% OF ASKING PRICE	96%	98%	
	AVERAGE SOLD PRICE	\$920,000	\$617,778	49%
	# OF CONTRACTS	4	4	0%
	NEW LISTINGS	3	3	0%
Condo/Co-op/TH	AVERAGE DOM	81	50	62%
	% OF ASKING PRICE	93%	99%	
	AVERAGE SOLD PRICE	\$360,000	\$308,500	17%
	# OF CONTRACTS	2	3	-33%
	NEW LISTINGS	0	1	0%

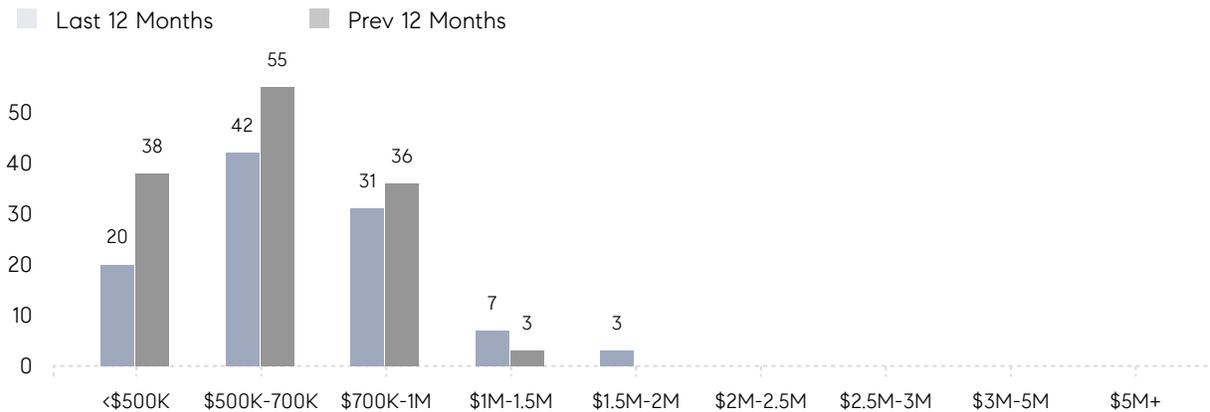
Leonia

JANUARY 2023

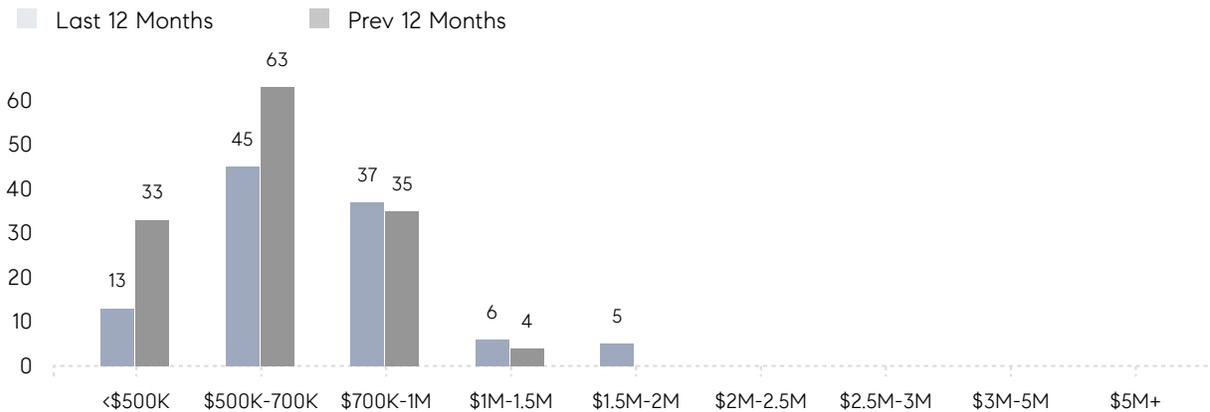
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Little Ferry

JANUARY 2023

UNDER CONTRACT

5	\$382K	\$409K
Total Properties	Average Price	Median Price
-29%	-20%	-18%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

3	\$353K	\$255K
Total Properties	Average Price	Median Price
-57%	-15%	-38%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

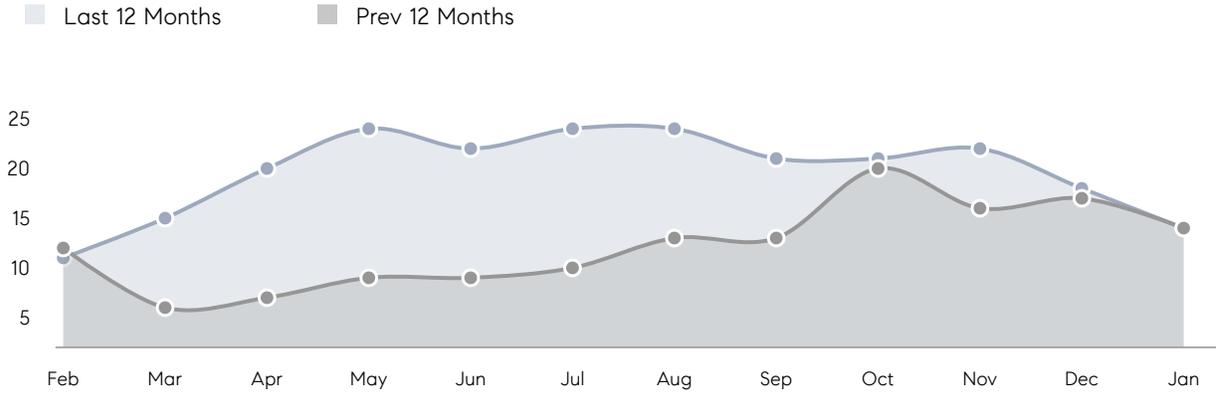
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	78	31	152%
	% OF ASKING PRICE	96%	101%	
	AVERAGE SOLD PRICE	\$353,333	\$415,714	-15.0%
	# OF CONTRACTS	5	7	-28.6%
	NEW LISTINGS	0	3	0%
Houses	AVERAGE DOM	99	24	313%
	% OF ASKING PRICE	93%	101%	
	AVERAGE SOLD PRICE	\$402,500	\$444,167	-9%
	# OF CONTRACTS	3	5	-40%
	NEW LISTINGS	0	0	0%
Condo/Co-op/TH	AVERAGE DOM	35	77	-55%
	% OF ASKING PRICE	102%	98%	
	AVERAGE SOLD PRICE	\$255,000	\$245,000	4%
	# OF CONTRACTS	2	2	0%
	NEW LISTINGS	0	3	0%

Little Ferry

JANUARY 2023

Monthly Inventory



Contracts By Price Range



Listings By Price Range



Lodi

JANUARY 2023

UNDER CONTRACT

5	\$420K	\$390K
Total Properties	Average Price	Median Price
-17%	1%	-2%
Decrease From Jan 2022	Increase From Jan 2022	Decrease From Jan 2022

UNITS SOLD

3	\$468K	\$495K
Total Properties	Average Price	Median Price
-57%	10%	7%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

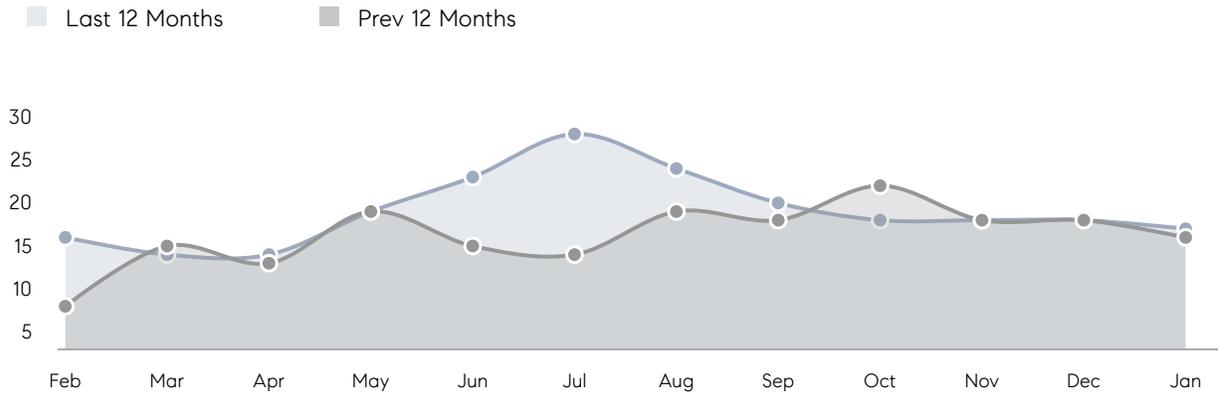
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	79	35	126%
	% OF ASKING PRICE	95%	104%	
	AVERAGE SOLD PRICE	\$468,000	\$423,571	10.5%
	# OF CONTRACTS	5	6	-16.7%
	NEW LISTINGS	4	5	-20%
Houses	AVERAGE DOM	79	41	93%
	% OF ASKING PRICE	95%	104%	
	AVERAGE SOLD PRICE	\$468,000	\$488,000	-4%
	# OF CONTRACTS	4	6	-33%
	NEW LISTINGS	2	3	-33%
Condo/Co-op/TH	AVERAGE DOM	-	19	-
	% OF ASKING PRICE	-	104%	
	AVERAGE SOLD PRICE	-	\$262,500	-
	# OF CONTRACTS	1	0	0%
	NEW LISTINGS	2	2	0%

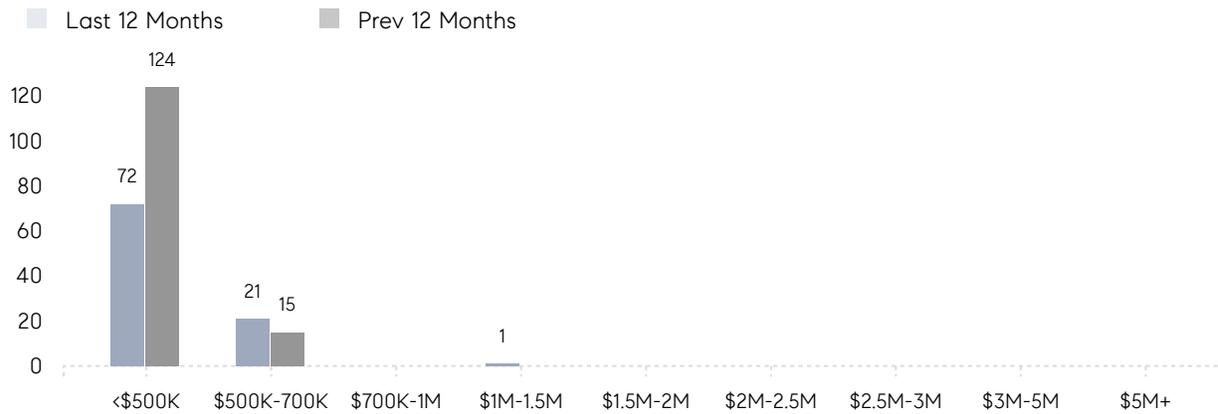
Lodi

JANUARY 2023

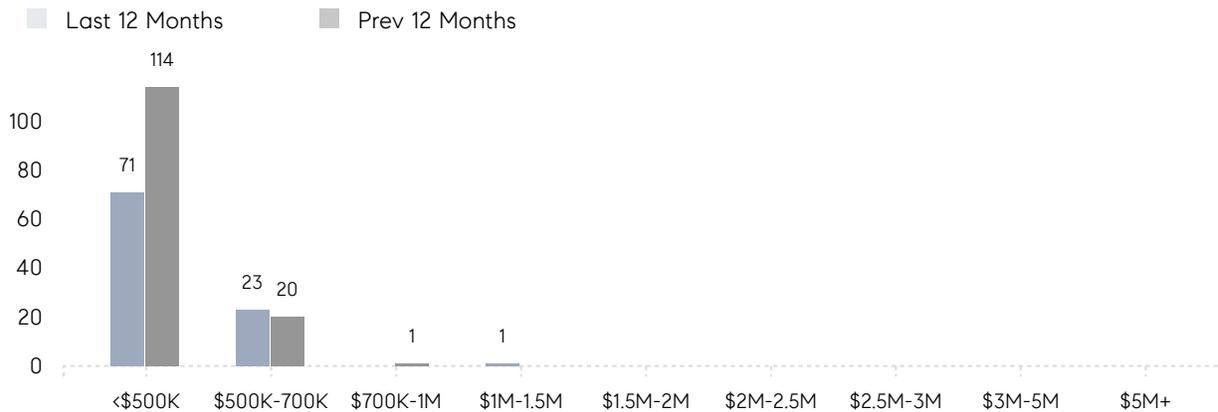
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Lyndhurst

JANUARY 2023

UNDER CONTRACT

11
Total
Properties

\$499K
Average
Price

\$489K
Median
Price

-8%
Decrease From
Jan 2022

22%
Increase From
Jan 2022

51%
Increase From
Jan 2022

UNITS SOLD

8
Total
Properties

\$544K
Average
Price

\$527K
Median
Price

-47%
Decrease From
Jan 2022

25%
Increase From
Jan 2022

24%
Increase From
Jan 2022

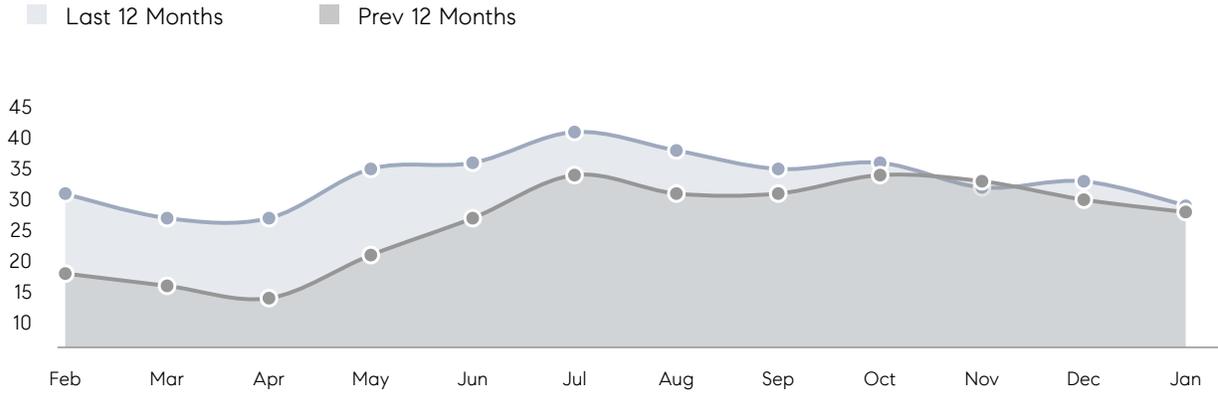
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	24	40	-40%
	% OF ASKING PRICE	100%	103%	
	AVERAGE SOLD PRICE	\$544,000	\$436,245	24.7%
	# OF CONTRACTS	11	12	-8.3%
	NEW LISTINGS	6	10	-40%
Houses	AVERAGE DOM	27	40	-32%
	% OF ASKING PRICE	100%	102%	
	AVERAGE SOLD PRICE	\$576,714	\$472,807	22%
	# OF CONTRACTS	9	7	29%
	NEW LISTINGS	6	10	-40%
Condo/Co-op/TH	AVERAGE DOM	5	40	-87%
	% OF ASKING PRICE	100%	106%	
	AVERAGE SOLD PRICE	\$315,000	\$290,000	9%
	# OF CONTRACTS	2	5	-60%
	NEW LISTINGS	0	0	0%

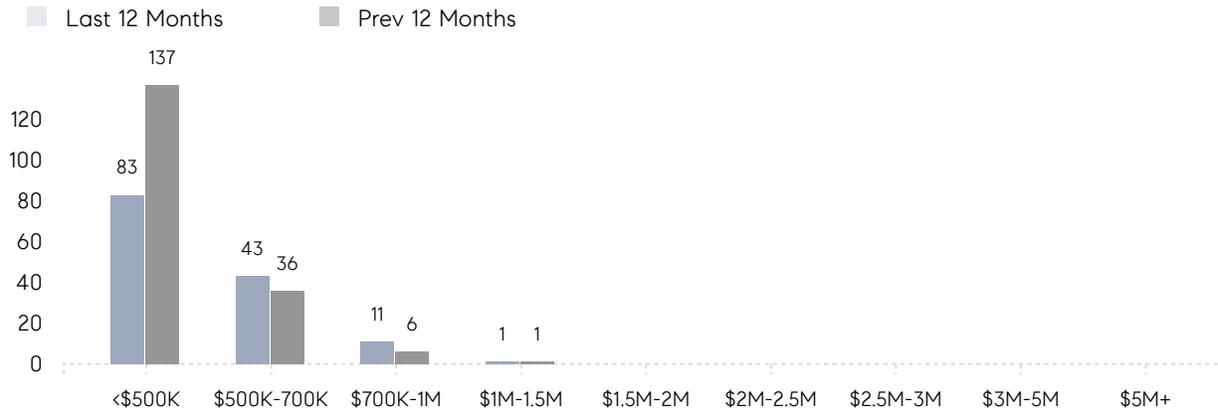
Lyndhurst

JANUARY 2023

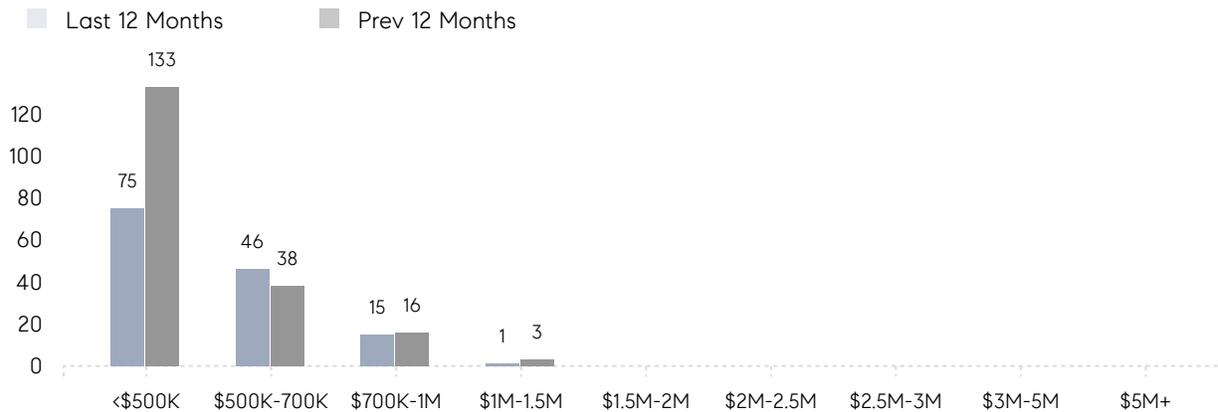
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Mahwah

JANUARY 2023

UNDER CONTRACT

23
Total
Properties

\$890K
Average
Price

\$549K
Median
Price

-26%
Decrease From
Jan 2022

61%
Increase From
Jan 2022

38%
Increase From
Jan 2022

UNITS SOLD

12
Total
Properties

\$697K
Average
Price

\$593K
Median
Price

-64%
Decrease From
Jan 2022

-3%
Decrease From
Jan 2022

8%
Increase From
Jan 2022

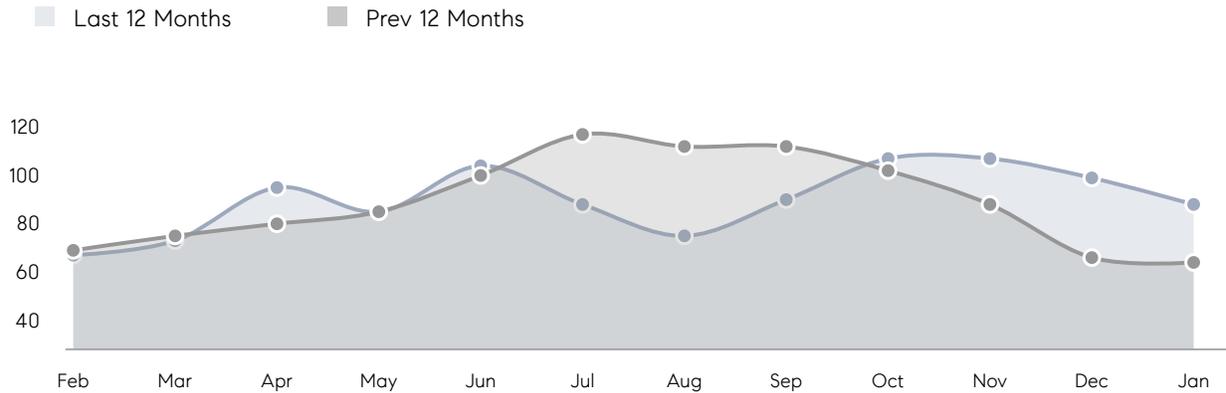
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	40	76	-47%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$697,292	\$718,027	-2.9%
	# OF CONTRACTS	23	31	-25.8%
	NEW LISTINGS	16	28	-43%
Houses	AVERAGE DOM	45	71	-37%
	% OF ASKING PRICE	94%	99%	
	AVERAGE SOLD PRICE	\$1,011,000	\$1,102,286	-8%
	# OF CONTRACTS	12	8	50%
	NEW LISTINGS	11	8	38%
Condo/Co-op/TH	AVERAGE DOM	37	80	-54%
	% OF ASKING PRICE	101%	100%	
	AVERAGE SOLD PRICE	\$473,214	\$434,889	9%
	# OF CONTRACTS	11	23	-52%
	NEW LISTINGS	5	20	-75%

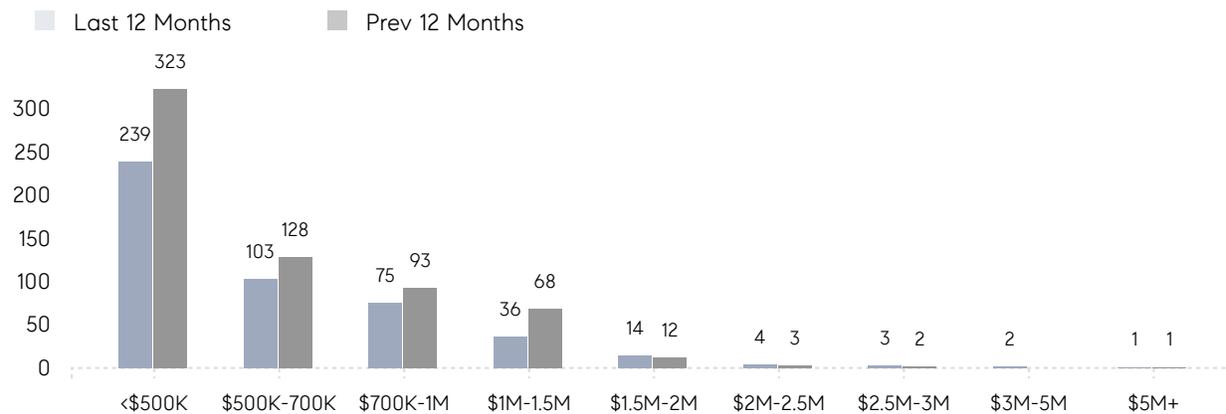
Mahwah

JANUARY 2023

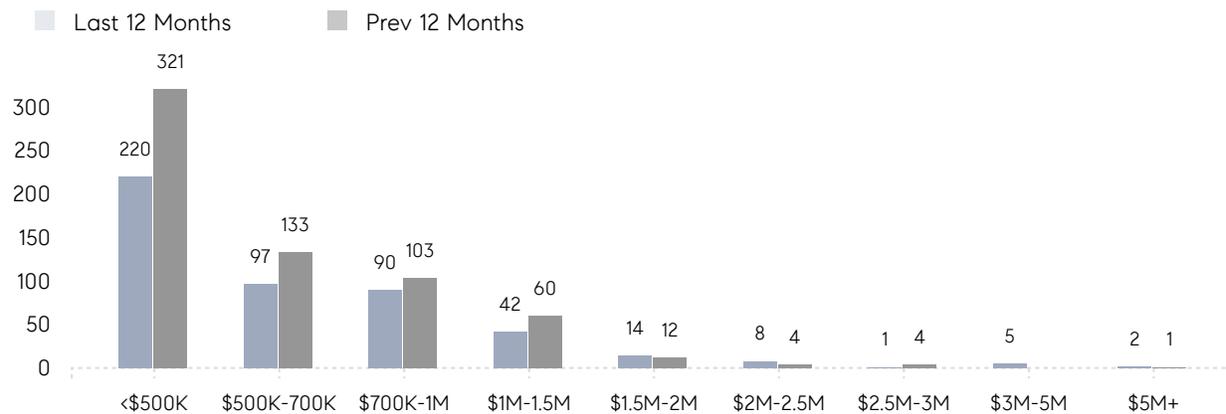
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Maywood

JANUARY 2023

UNDER CONTRACT

6	\$470K	\$474K
Total Properties	Average Price	Median Price
200%	-8%	-8%
Increase From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

5	\$542K	\$550K
Total Properties	Average Price	Median Price
-29%	16%	34%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

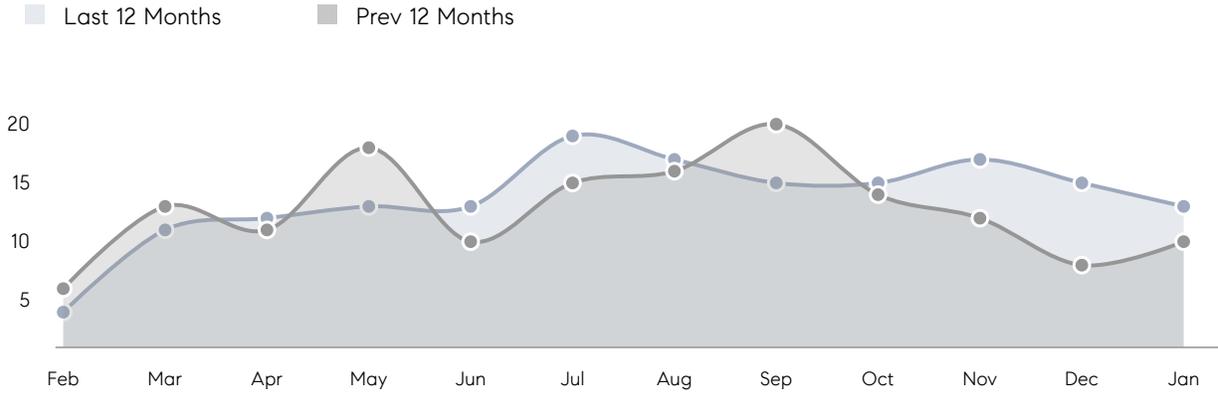
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	21	51	-59%
	% OF ASKING PRICE	103%	98%	
	AVERAGE SOLD PRICE	\$542,800	\$467,379	16.1%
	# OF CONTRACTS	6	2	200.0%
	NEW LISTINGS	3	4	-25%
Houses	AVERAGE DOM	21	51	-59%
	% OF ASKING PRICE	103%	98%	
	AVERAGE SOLD PRICE	\$542,800	\$467,379	16%
	# OF CONTRACTS	6	2	200%
	NEW LISTINGS	3	4	-25%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

Maywood

JANUARY 2023

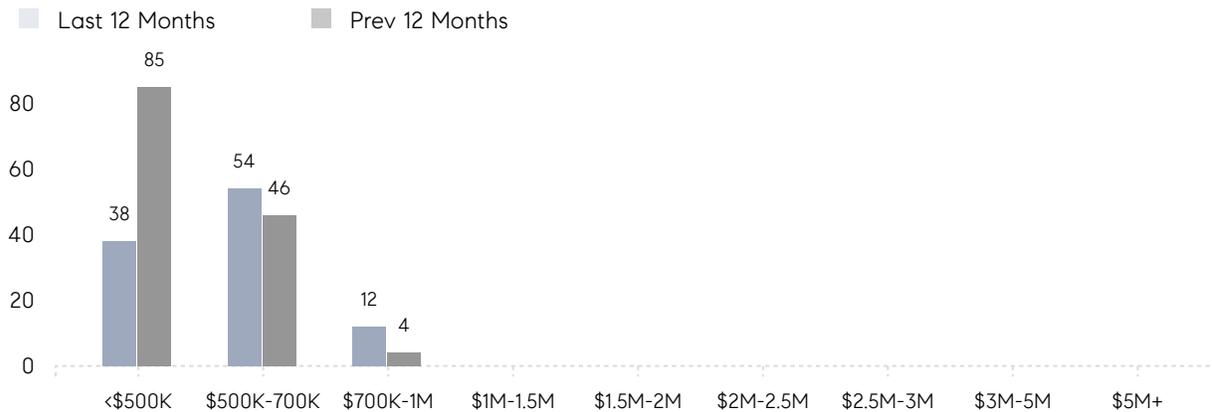
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Midland Park

JANUARY 2023

UNDER CONTRACT

3
Total
Properties

\$529K
Average
Price

\$569K
Median
Price

0%
Change From
Jan 2022

-16%
Decrease From
Jan 2022

8%
Increase From
Jan 2022

UNITS SOLD

5
Total
Properties

\$563K
Average
Price

\$605K
Median
Price

-37%
Decrease From
Jan 2022

-8%
Decrease From
Jan 2022

1%
Change From
Jan 2022

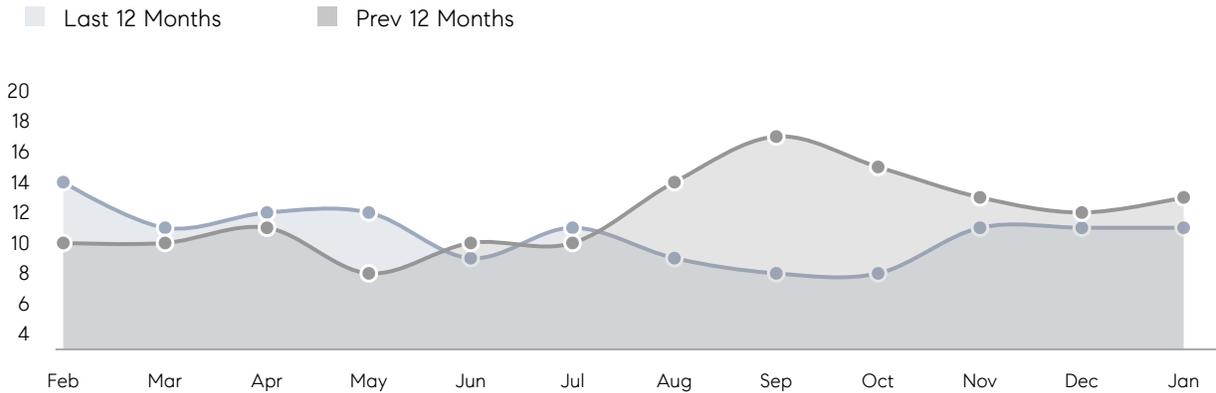
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	22	44	-50%
	% OF ASKING PRICE	103%	102%	
	AVERAGE SOLD PRICE	\$563,600	\$614,313	-8.3%
	# OF CONTRACTS	3	3	0.0%
	NEW LISTINGS	4	5	-20%
Houses	AVERAGE DOM	22	44	-50%
	% OF ASKING PRICE	103%	102%	
	AVERAGE SOLD PRICE	\$563,600	\$614,313	-8%
	# OF CONTRACTS	3	3	0%
	NEW LISTINGS	4	5	-20%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

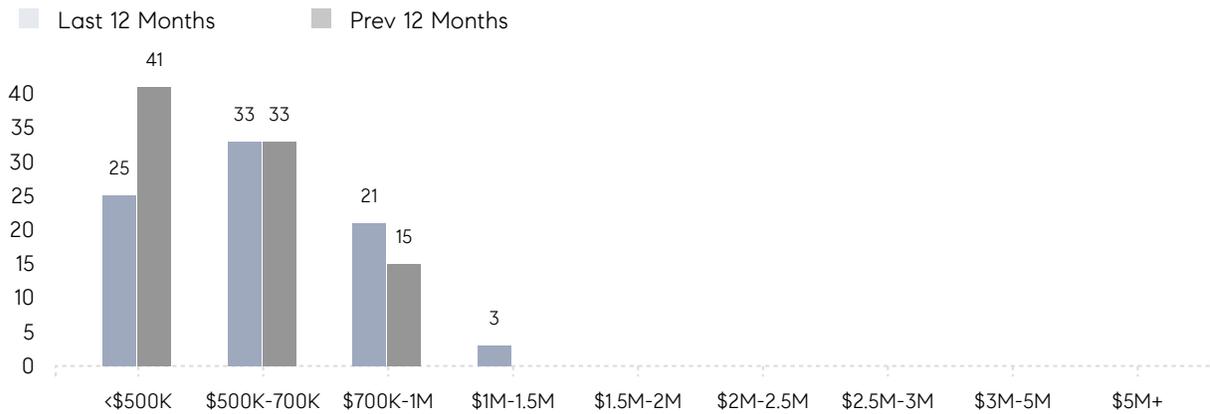
Midland Park

JANUARY 2023

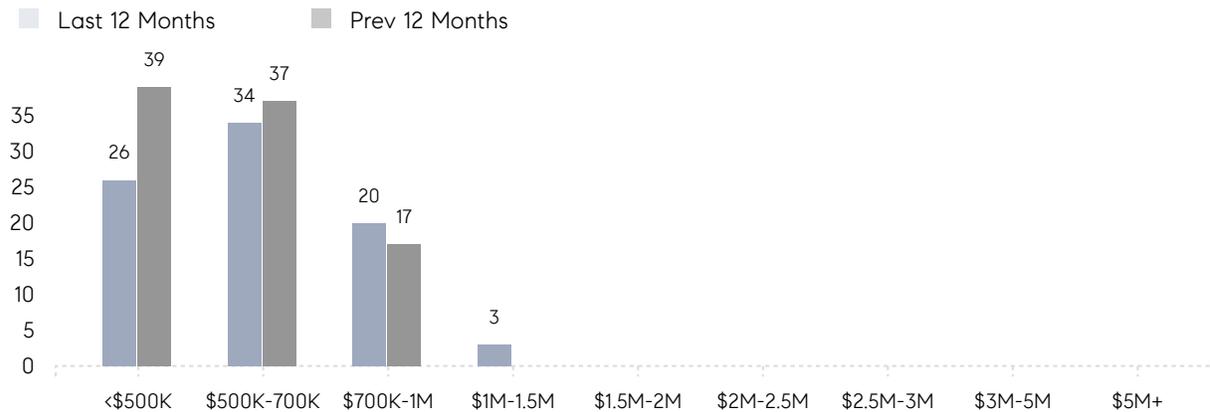
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Montvale

JANUARY 2023

UNDER CONTRACT

12
Total
Properties

\$956K
Average
Price

\$1.0M
Median
Price

50%
Increase From
Jan 2022

11%
Increase From
Jan 2022

4%
Increase From
Jan 2022

UNITS SOLD

4
Total
Properties

\$791K
Average
Price

\$730K
Median
Price

-56%
Decrease From
Jan 2022

-1%
Decrease From
Jan 2022

-19%
Decrease From
Jan 2022

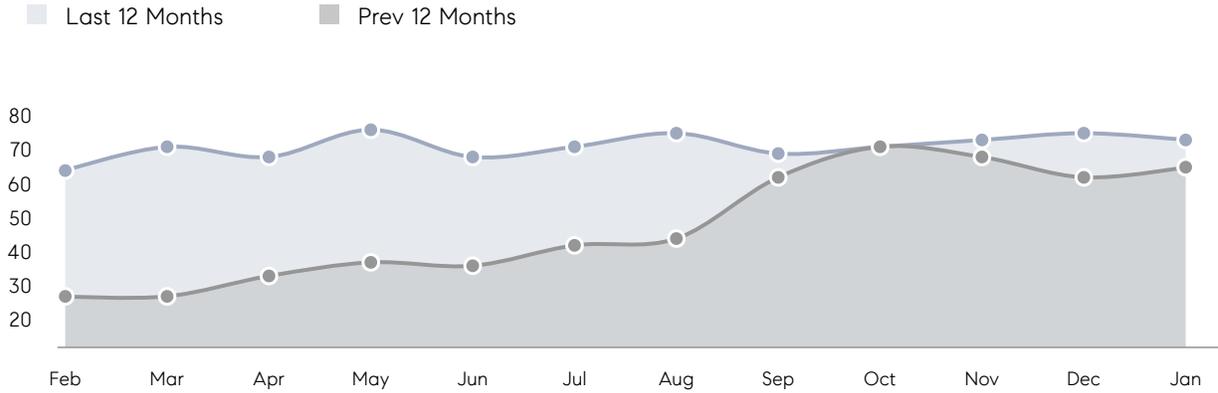
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	22	54	-59%
	% OF ASKING PRICE	103%	99%	
	AVERAGE SOLD PRICE	\$791,500	\$802,521	-1.4%
	# OF CONTRACTS	12	8	50.0%
	NEW LISTINGS	10	11	-9%
Houses	AVERAGE DOM	13	24	-46%
	% OF ASKING PRICE	108%	99%	
	AVERAGE SOLD PRICE	\$669,500	\$744,000	-10%
	# OF CONTRACTS	2	5	-60%
	NEW LISTINGS	5	6	-17%
Condo/Co-op/TH	AVERAGE DOM	25	91	-73%
	% OF ASKING PRICE	101%	98%	
	AVERAGE SOLD PRICE	\$832,167	\$875,673	-5%
	# OF CONTRACTS	10	3	233%
	NEW LISTINGS	5	5	0%

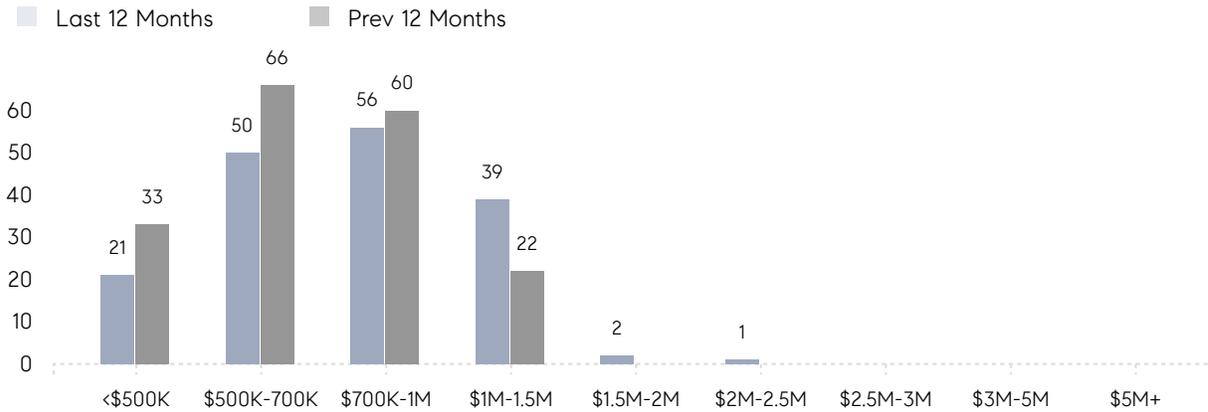
Montvale

JANUARY 2023

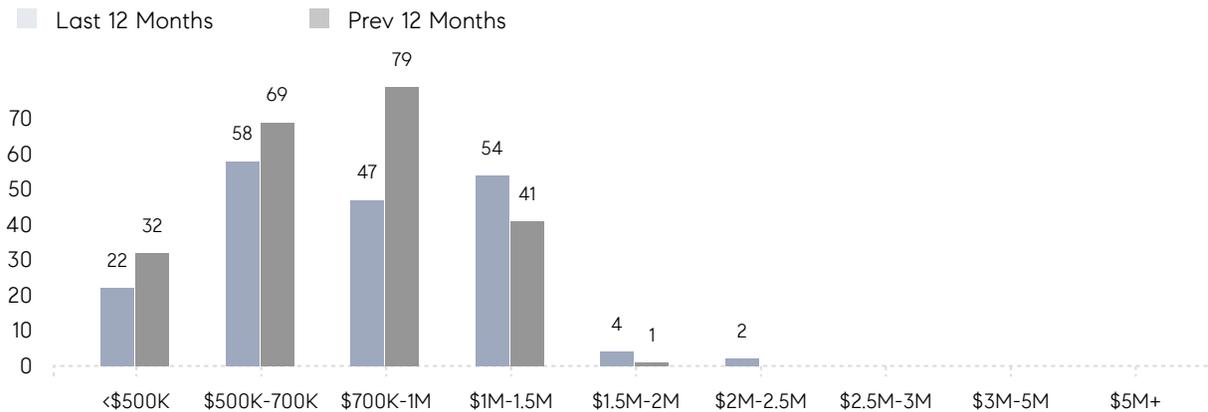
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Moonachie

JANUARY 2023

UNDER CONTRACT

3
Total
Properties

\$157K
Average
Price

\$80.0K
Median
Price

0%
Change From
Jan 2022

–
Change From
Jan 2022

–
Change From
Jan 2022

UNITS SOLD

2
Total
Properties

\$587K
Average
Price

\$587K
Median
Price

-33%
Decrease From
Jan 2022

22%
Increase From
Jan 2022

12%
Increase From
Jan 2022

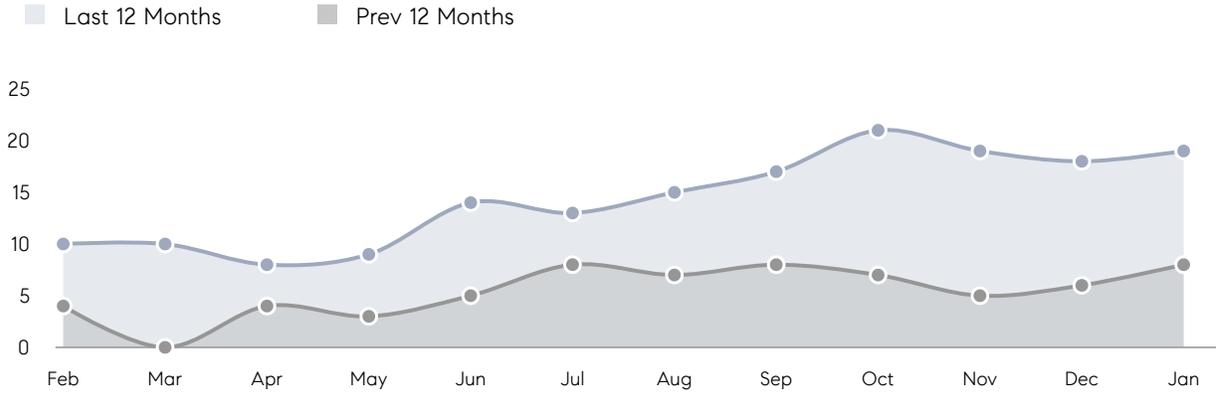
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	67	20	235%
	% OF ASKING PRICE	93%	97%	
	AVERAGE SOLD PRICE	\$587,500	\$480,000	22.4%
	# OF CONTRACTS	3	0	0.0%
	NEW LISTINGS	4	2	100%
Houses	AVERAGE DOM	67	20	235%
	% OF ASKING PRICE	93%	97%	
	AVERAGE SOLD PRICE	\$587,500	\$480,000	22%
	# OF CONTRACTS	3	0	0%
	NEW LISTINGS	4	2	100%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

Moonachie

JANUARY 2023

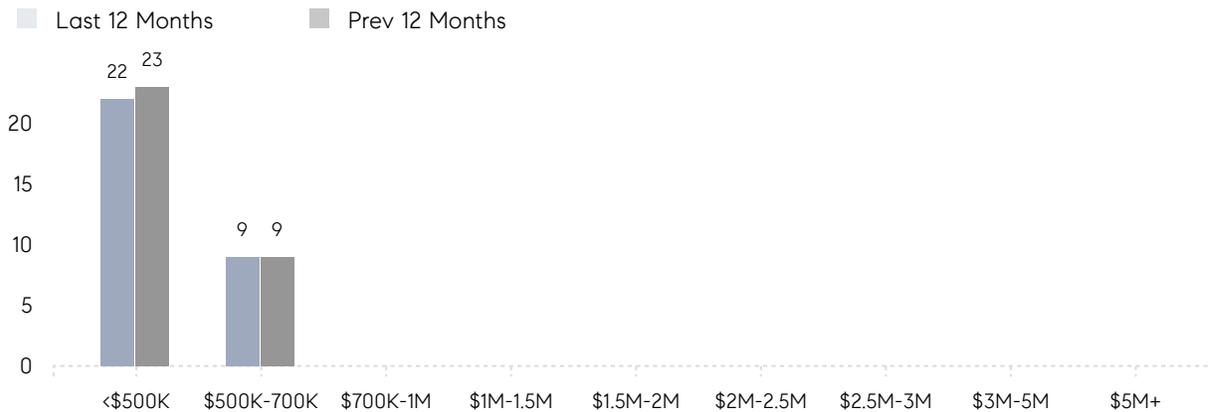
Monthly Inventory



Contracts By Price Range



Listings By Price Range



New Milford

JANUARY 2023

UNDER CONTRACT

8
Total
Properties

\$679K
Average
Price

\$687K
Median
Price

-43%
Decrease From
Jan 2022

32%
Increase From
Jan 2022

45%
Increase From
Jan 2022

UNITS SOLD

6
Total
Properties

\$612K
Average
Price

\$614K
Median
Price

-33%
Decrease From
Jan 2022

1%
Increase From
Jan 2022

0%
Change From
Jan 2022

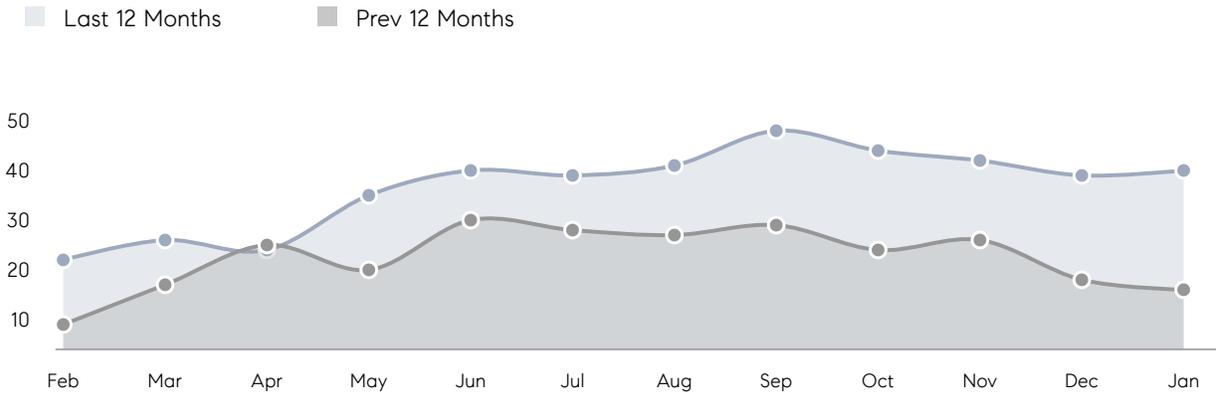
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	47	26	81%
	% OF ASKING PRICE	95%	101%	
	AVERAGE SOLD PRICE	\$612,680	\$604,444	1.4%
	# OF CONTRACTS	8	14	-42.9%
	NEW LISTINGS	9	11	-18%
Houses	AVERAGE DOM	47	26	81%
	% OF ASKING PRICE	95%	101%	
	AVERAGE SOLD PRICE	\$612,680	\$604,444	1%
	# OF CONTRACTS	8	12	-33%
	NEW LISTINGS	9	10	-10%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	2	0%
	NEW LISTINGS	0	1	0%

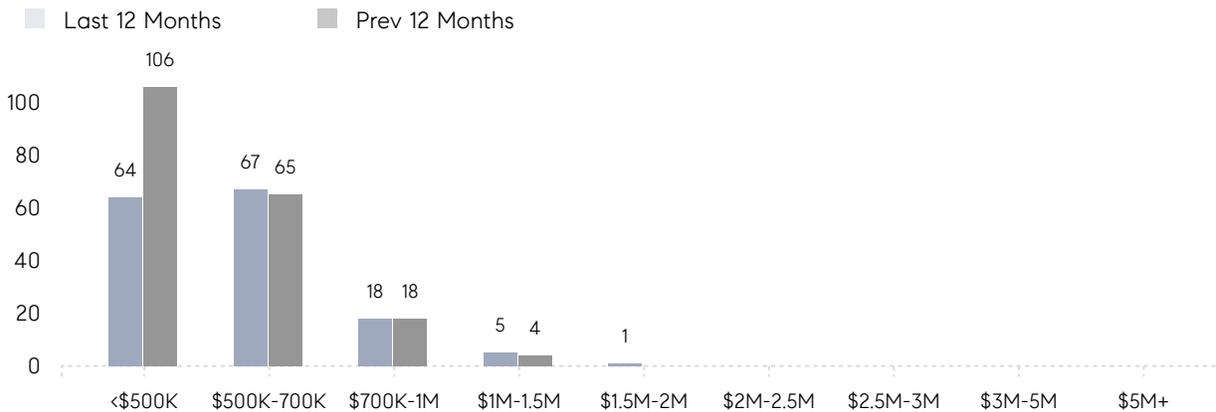
New Milford

JANUARY 2023

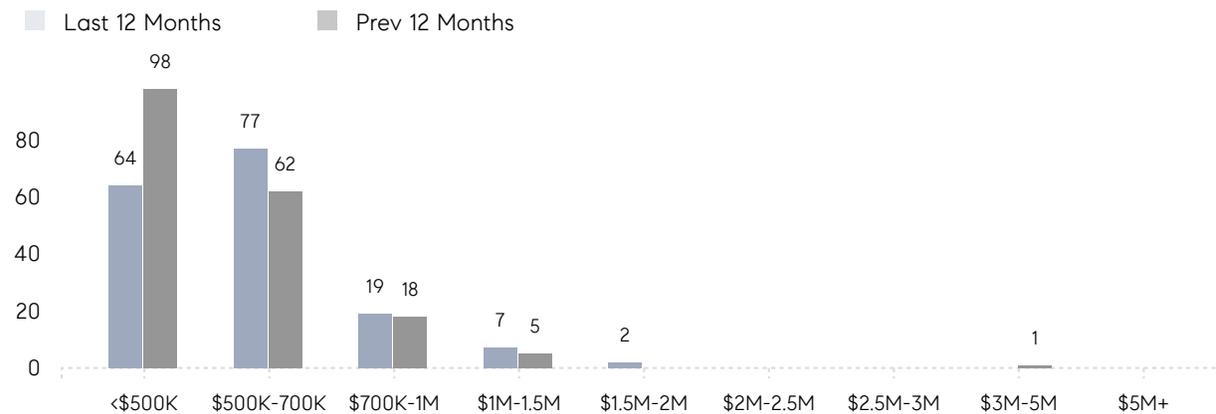
Monthly Inventory



Contracts By Price Range



Listings By Price Range



North Arlington

JANUARY 2023

UNDER CONTRACT

7
Total
Properties

\$433K
Average
Price

\$425K
Median
Price

17%
Increase From
Jan 2022

1%
Increase From
Jan 2022

10%
Increase From
Jan 2022

UNITS SOLD

4
Total
Properties

\$493K
Average
Price

\$495K
Median
Price

-64%
Decrease From
Jan 2022

14%
Increase From
Jan 2022

24%
Increase From
Jan 2022

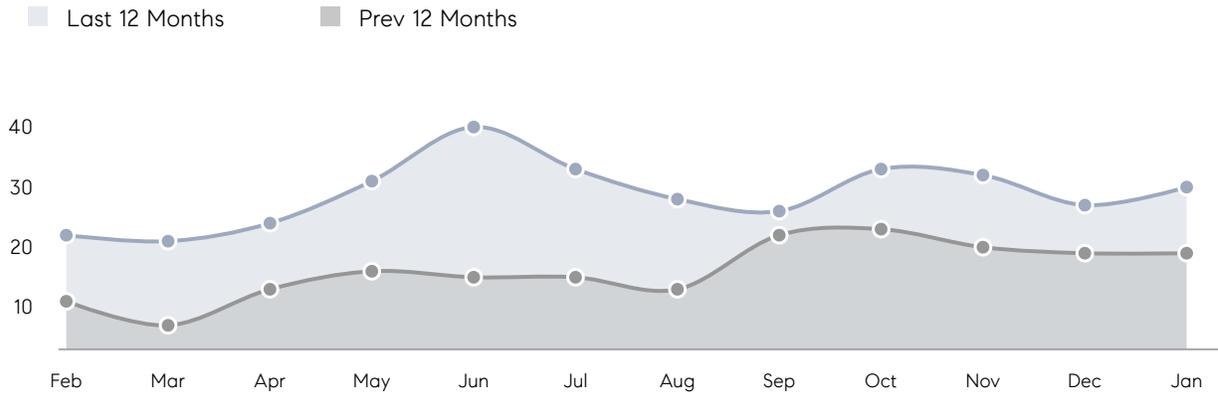
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	14	29	-52%
	% OF ASKING PRICE	100%	104%	
	AVERAGE SOLD PRICE	\$493,250	\$432,182	14.1%
	# OF CONTRACTS	7	6	16.7%
	NEW LISTINGS	9	10	-10%
Houses	AVERAGE DOM	14	31	-55%
	% OF ASKING PRICE	100%	105%	
	AVERAGE SOLD PRICE	\$493,250	\$464,889	6%
	# OF CONTRACTS	7	6	17%
	NEW LISTINGS	6	10	-40%
Condo/Co-op/TH	AVERAGE DOM	-	22	-
	% OF ASKING PRICE	-	99%	
	AVERAGE SOLD PRICE	-	\$285,000	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	3	0	0%

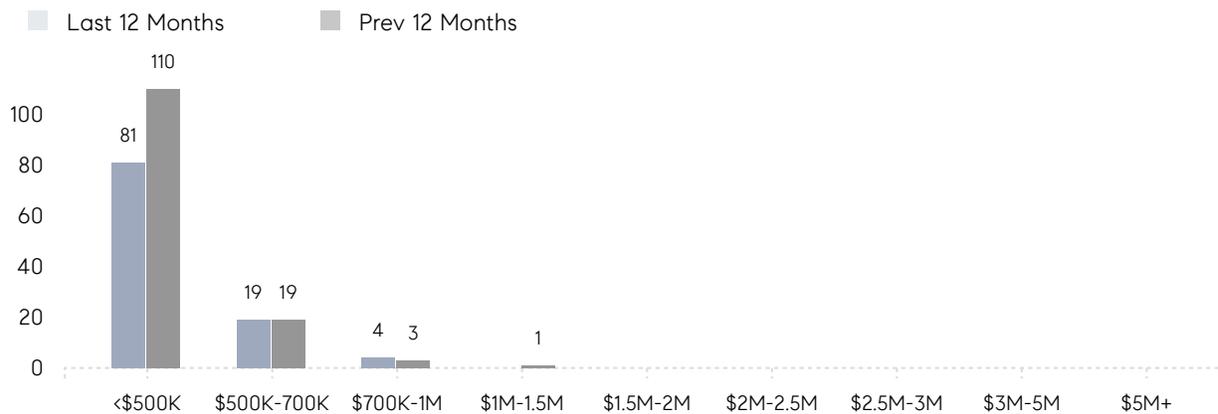
North Arlington

JANUARY 2023

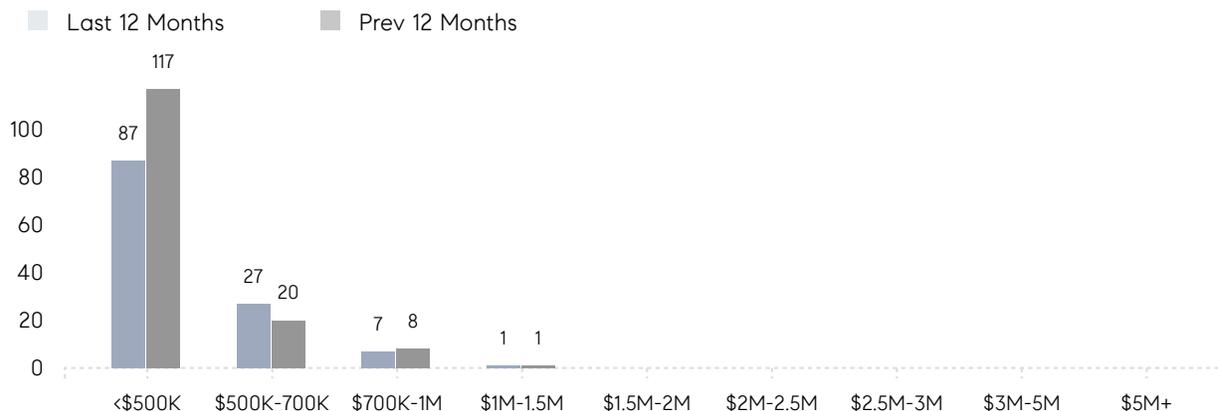
Monthly Inventory



Contracts By Price Range



Listings By Price Range



North Bergen

JANUARY 2023

UNDER CONTRACT

16	\$426K	\$344K
Total Properties	Average Price	Median Price
-27%	1%	-19%
Decrease From Jan 2022	Increase From Jan 2022	Decrease From Jan 2022

UNITS SOLD

15	\$432K	\$380K
Total Properties	Average Price	Median Price
-57%	-3%	-9%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

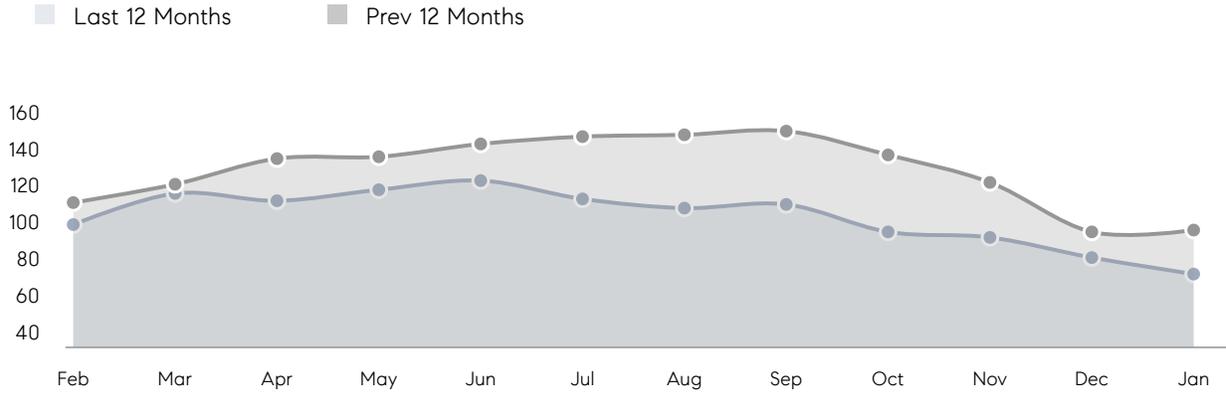
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	44	50	-12%
	% OF ASKING PRICE	98%	99%	
	AVERAGE SOLD PRICE	\$432,259	\$445,586	-3.0%
	# OF CONTRACTS	16	22	-27.3%
	NEW LISTINGS	29	45	-36%
Houses	AVERAGE DOM	40	54	-26%
	% OF ASKING PRICE	101%	99%	
	AVERAGE SOLD PRICE	\$401,667	\$481,583	-17%
	# OF CONTRACTS	4	7	-43%
	NEW LISTINGS	4	17	-76%
Condo/Co-op/TH	AVERAGE DOM	45	48	-6%
	% OF ASKING PRICE	98%	99%	
	AVERAGE SOLD PRICE	\$439,907	\$426,804	3%
	# OF CONTRACTS	12	15	-20%
	NEW LISTINGS	25	28	-11%

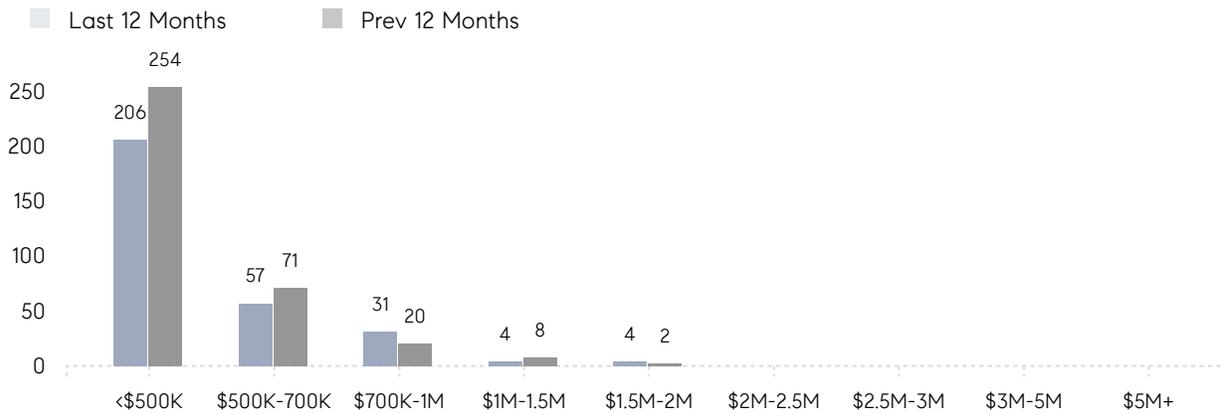
North Bergen

JANUARY 2023

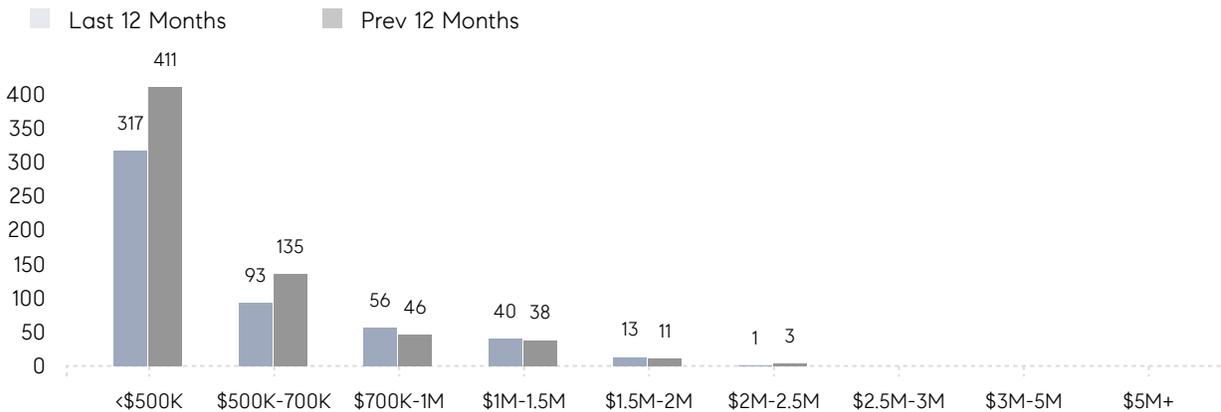
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Northvale

JANUARY 2023

UNDER CONTRACT

4
Total
Properties

\$552K
Average
Price

\$522K
Median
Price

-20%
Decrease From
Jan 2022

19%
Increase From
Jan 2022

10%
Increase From
Jan 2022

UNITS SOLD

4
Total
Properties

\$666K
Average
Price

\$685K
Median
Price

-33%
Decrease From
Jan 2022

-3%
Decrease From
Jan 2022

11%
Increase From
Jan 2022

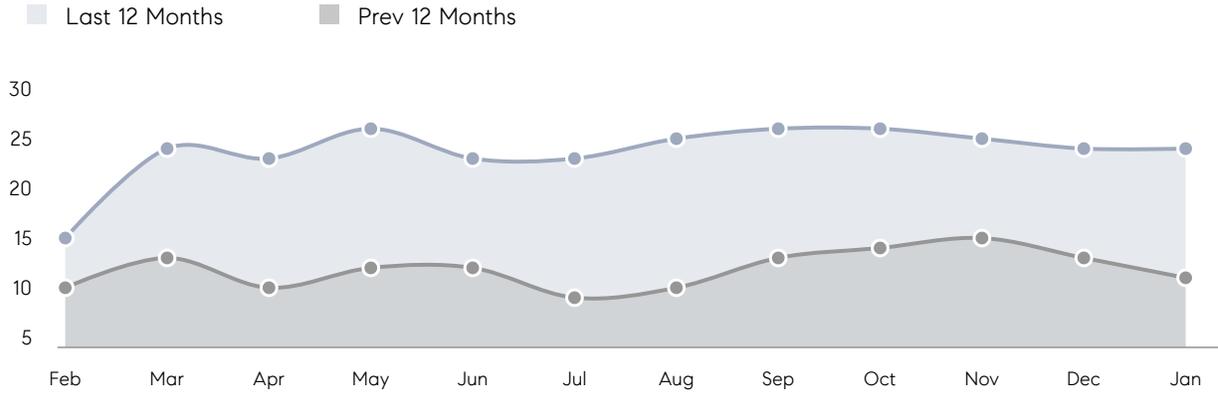
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	18	19	-5%
	% OF ASKING PRICE	103%	101%	
	AVERAGE SOLD PRICE	\$666,250	\$685,000	-2.7%
	# OF CONTRACTS	4	5	-20.0%
	NEW LISTINGS	4	5	-20%
Houses	AVERAGE DOM	8	19	-58%
	% OF ASKING PRICE	105%	101%	
	AVERAGE SOLD PRICE	\$645,000	\$685,000	-6%
	# OF CONTRACTS	3	5	-40%
	NEW LISTINGS	4	5	-20%
Condo/Co-op/TH	AVERAGE DOM	48	-	-
	% OF ASKING PRICE	97%	-	
	AVERAGE SOLD PRICE	\$730,000	-	-
	# OF CONTRACTS	1	0	0%
	NEW LISTINGS	0	0	0%

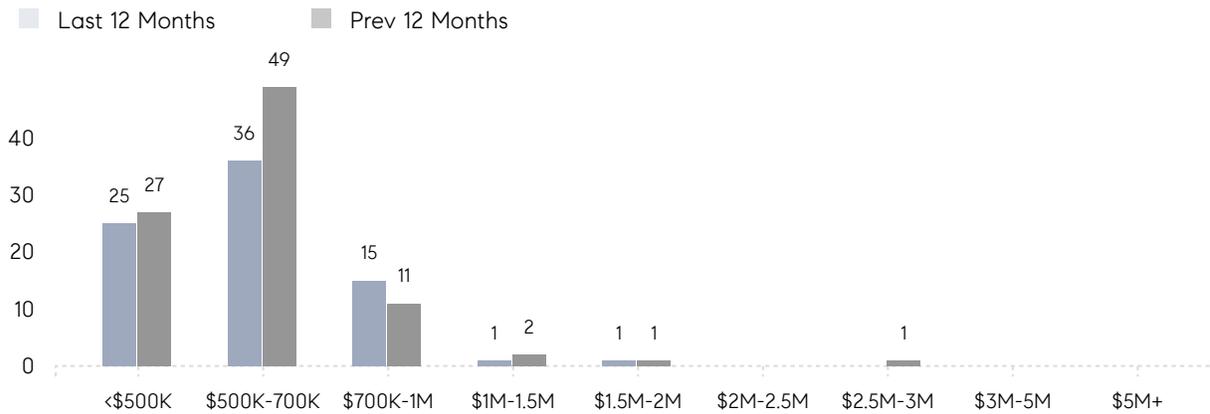
Northvale

JANUARY 2023

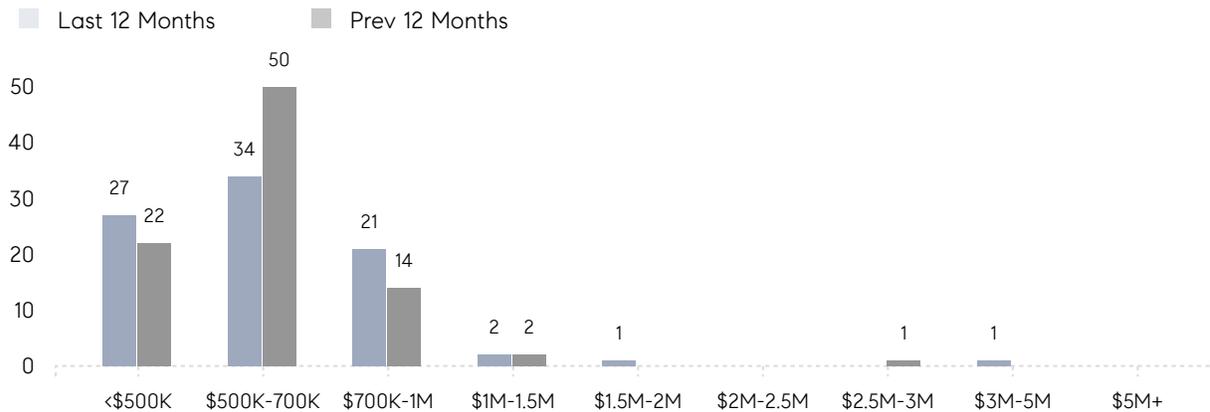
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Norwood

JANUARY 2023

UNDER CONTRACT

6	\$1.0M	\$1.2M
Total Properties	Average Price	Median Price
100%	27%	36%
Increase From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

UNITS SOLD

1	\$651K	\$651K
Total Properties	Average Price	Median Price
-83%	-1%	10%
Decrease From Jan 2022	Change From Jan 2022	Increase From Jan 2022

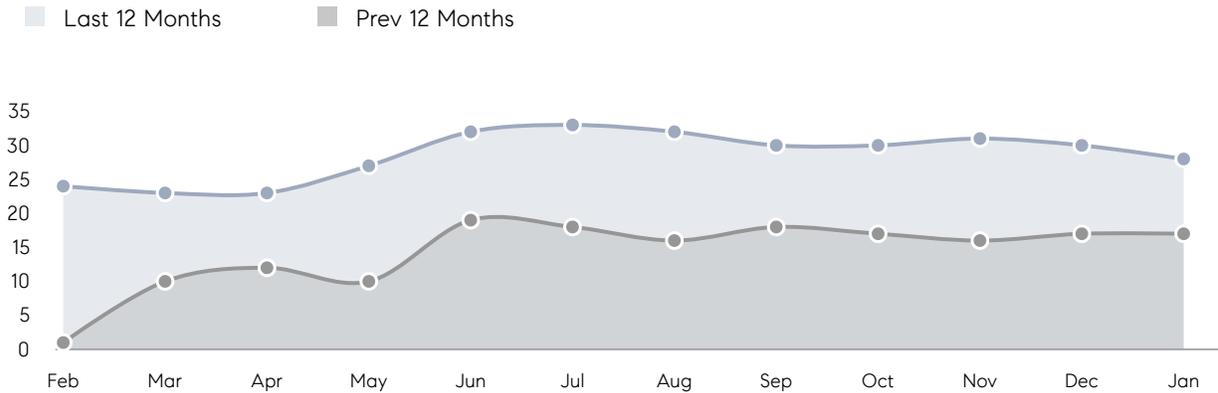
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	95	25	280%
	% OF ASKING PRICE	91%	100%	
	AVERAGE SOLD PRICE	\$651,000	\$656,250	-0.8%
	# OF CONTRACTS	6	3	100.0%
	NEW LISTINGS	3	3	0%
Houses	AVERAGE DOM	95	26	265%
	% OF ASKING PRICE	91%	100%	
	AVERAGE SOLD PRICE	\$651,000	\$720,900	-10%
	# OF CONTRACTS	4	1	300%
	NEW LISTINGS	1	3	-67%
Condo/Co-op/TH	AVERAGE DOM	-	17	-
	% OF ASKING PRICE	-	100%	
	AVERAGE SOLD PRICE	-	\$333,000	-
	# OF CONTRACTS	2	2	0%
	NEW LISTINGS	2	0	0%

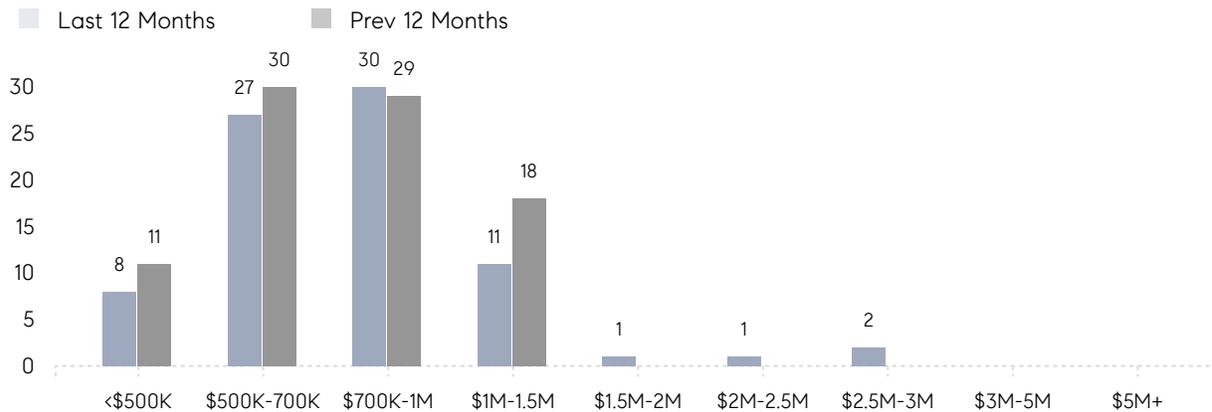
Norwood

JANUARY 2023

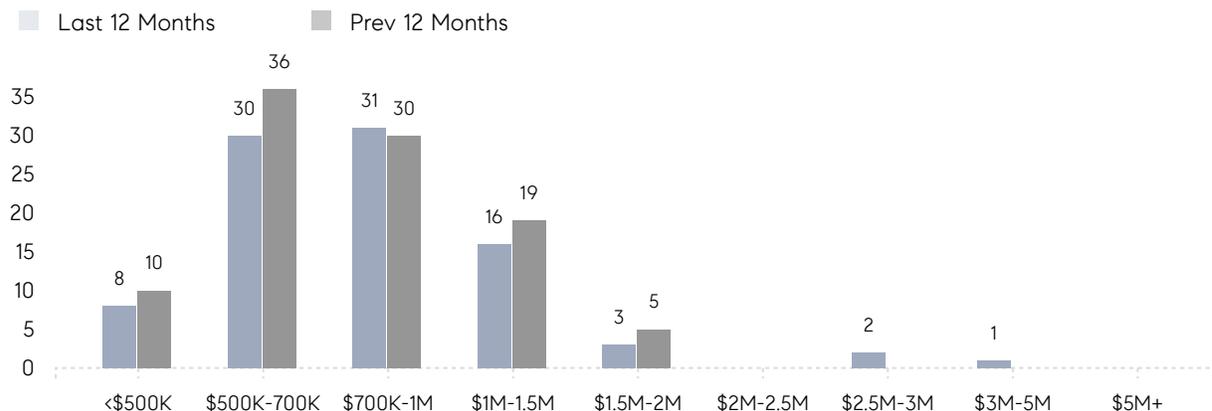
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Oakland

JANUARY 2023

UNDER CONTRACT

18
Total
Properties

\$583K
Average
Price

\$589K
Median
Price

80%
Increase From
Jan 2022

2%
Increase From
Jan 2022

14%
Increase From
Jan 2022

UNITS SOLD

9
Total
Properties

\$508K
Average
Price

\$530K
Median
Price

-57%
Decrease From
Jan 2022

-4%
Decrease From
Jan 2022

4%
Increase From
Jan 2022

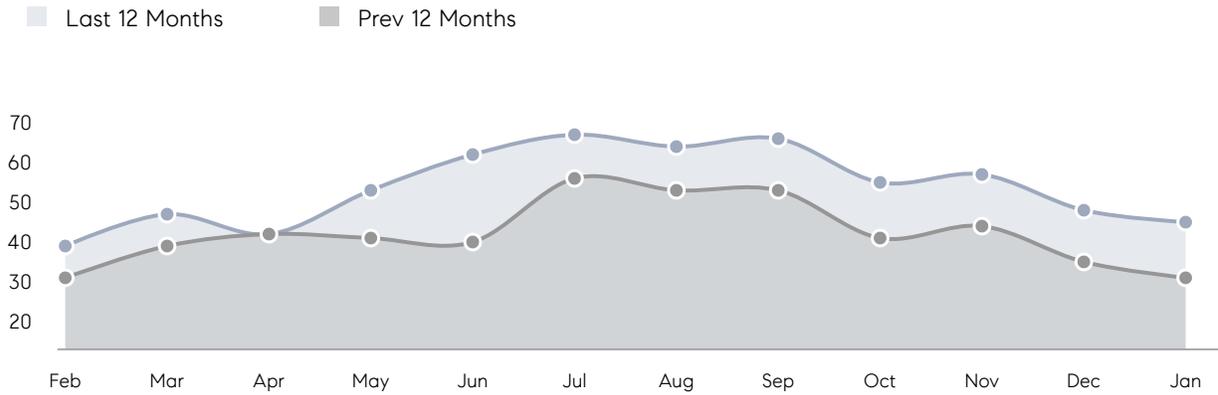
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	59	28	111%
	% OF ASKING PRICE	99%	101%	
	AVERAGE SOLD PRICE	\$508,861	\$531,400	-4.2%
	# OF CONTRACTS	18	10	80.0%
	NEW LISTINGS	13	4	225%
Houses	AVERAGE DOM	59	30	97%
	% OF ASKING PRICE	99%	101%	
	AVERAGE SOLD PRICE	\$508,861	\$544,467	-7%
	# OF CONTRACTS	18	9	100%
	NEW LISTINGS	13	4	225%
Condo/Co-op/TH	AVERAGE DOM	-	16	-
	% OF ASKING PRICE	-	99%	
	AVERAGE SOLD PRICE	-	\$453,000	-
	# OF CONTRACTS	0	1	0%
	NEW LISTINGS	0	0	0%

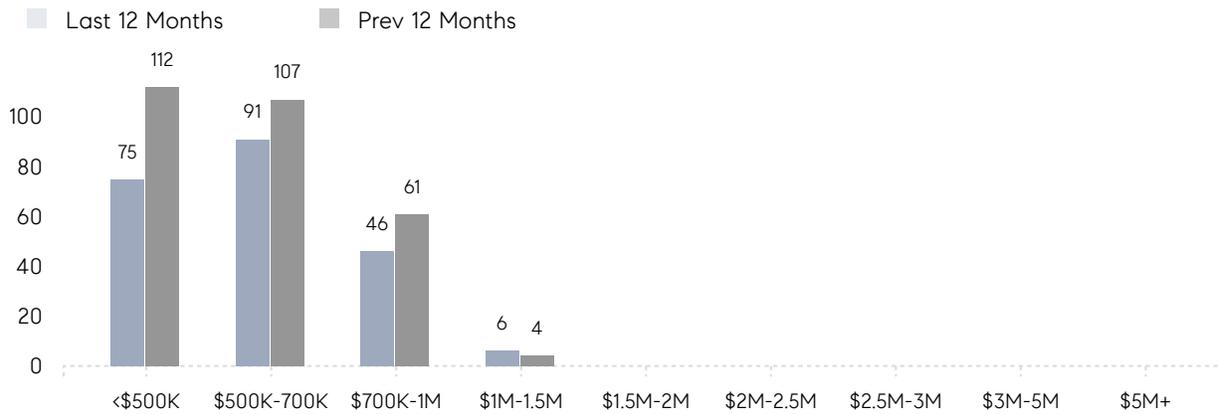
Oakland

JANUARY 2023

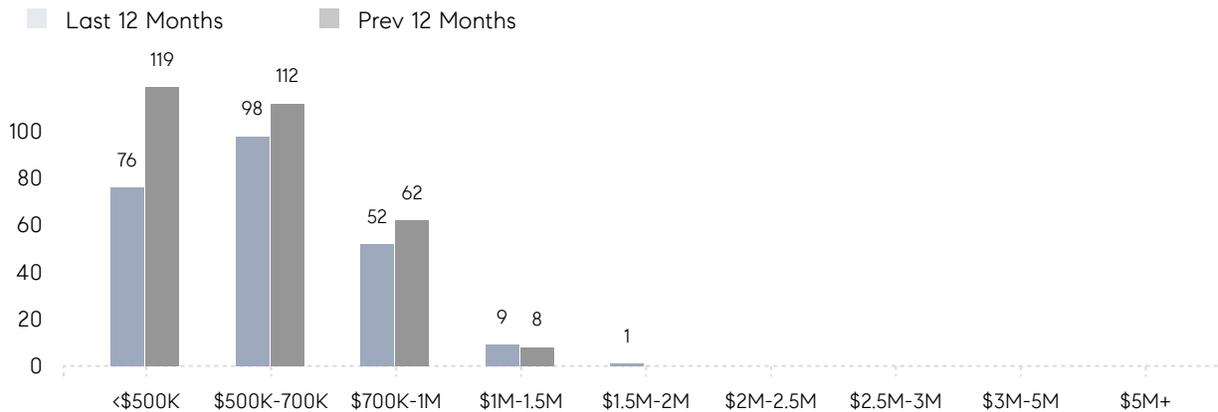
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Old Tappan

JANUARY 2023

UNDER CONTRACT

16
Total
Properties

\$976K
Average
Price

\$887K
Median
Price

433%
Increase From
Jan 2022

-38%
Decrease From
Jan 2022

-29%
Decrease From
Jan 2022

UNITS SOLD

6
Total
Properties

\$903K
Average
Price

\$895K
Median
Price

-14%
Decrease From
Jan 2022

-21%
Decrease From
Jan 2022

-27%
Decrease From
Jan 2022

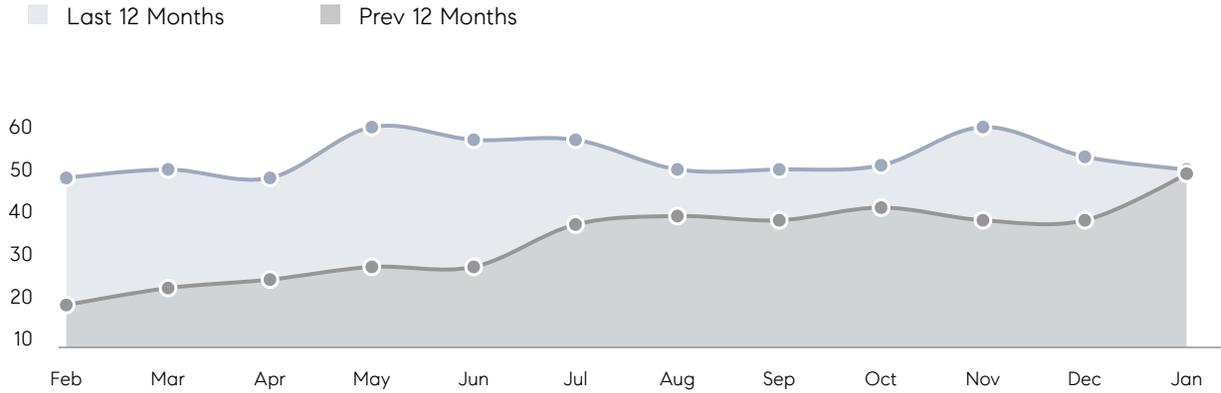
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	45	55	-18%
	% OF ASKING PRICE	106%	97%	
	AVERAGE SOLD PRICE	\$903,859	\$1,148,786	-21.3%
	# OF CONTRACTS	16	3	433.3%
	NEW LISTINGS	13	16	-19%
Houses	AVERAGE DOM	41	55	-25%
	% OF ASKING PRICE	104%	97%	
	AVERAGE SOLD PRICE	\$587,500	\$1,148,786	-49%
	# OF CONTRACTS	4	2	100%
	NEW LISTINGS	2	12	-83%
Condo/Co-op/TH	AVERAGE DOM	48	-	-
	% OF ASKING PRICE	106%	-	
	AVERAGE SOLD PRICE	\$1,062,038	-	-
	# OF CONTRACTS	12	1	1100%
	NEW LISTINGS	11	4	175%

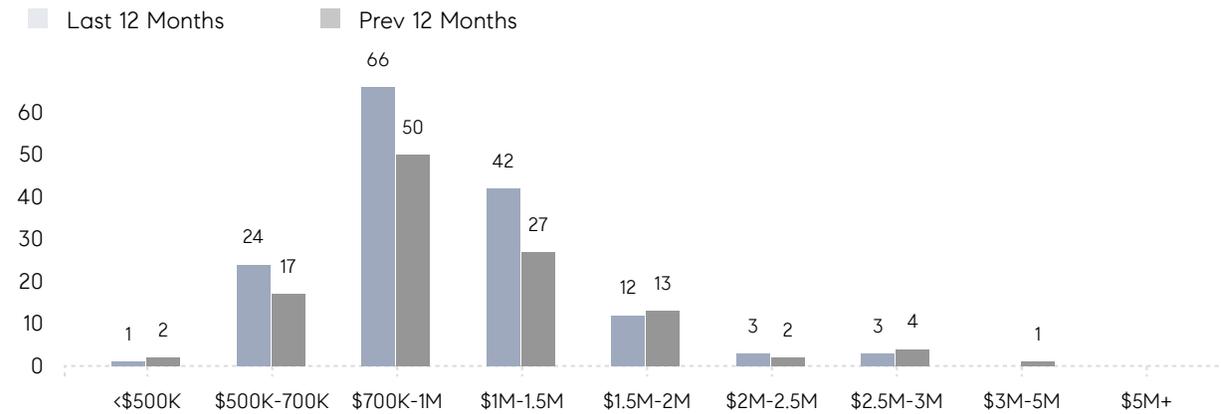
Old Tappan

JANUARY 2023

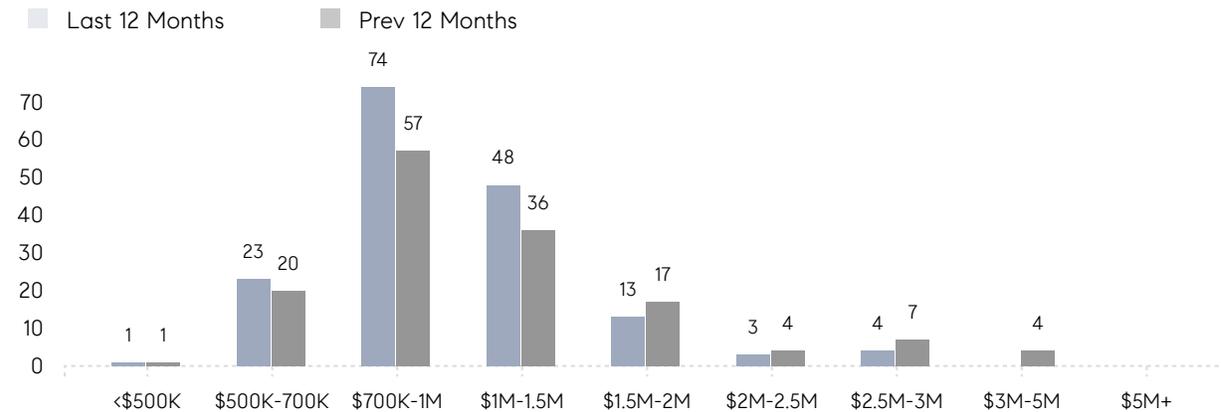
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Oradell

JANUARY 2023

UNDER CONTRACT

4
Total
Properties

\$634K
Average
Price

\$612K
Median
Price

0%
Change From
Jan 2022

-9%
Decrease From
Jan 2022

-18%
Decrease From
Jan 2022

UNITS SOLD

3
Total
Properties

\$711K
Average
Price

\$745K
Median
Price

0%
Change From
Jan 2022

10%
Increase From
Jan 2022

17%
Increase From
Jan 2022

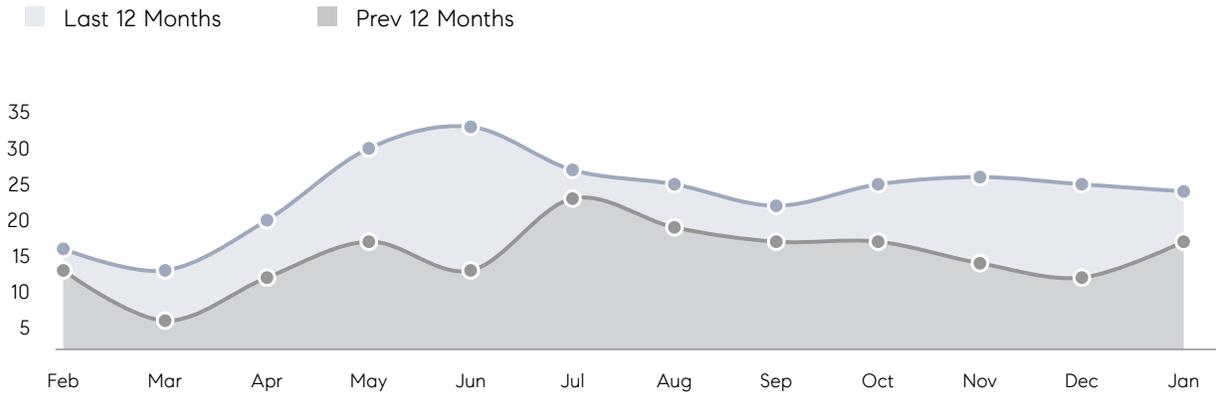
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	15	62	-76%
	% OF ASKING PRICE	104%	98%	
	AVERAGE SOLD PRICE	\$711,667	\$649,667	9.5%
	# OF CONTRACTS	4	4	0.0%
	NEW LISTINGS	3	8	-62%
Houses	AVERAGE DOM	15	62	-76%
	% OF ASKING PRICE	104%	98%	
	AVERAGE SOLD PRICE	\$711,667	\$649,667	10%
	# OF CONTRACTS	4	4	0%
	NEW LISTINGS	3	8	-62%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

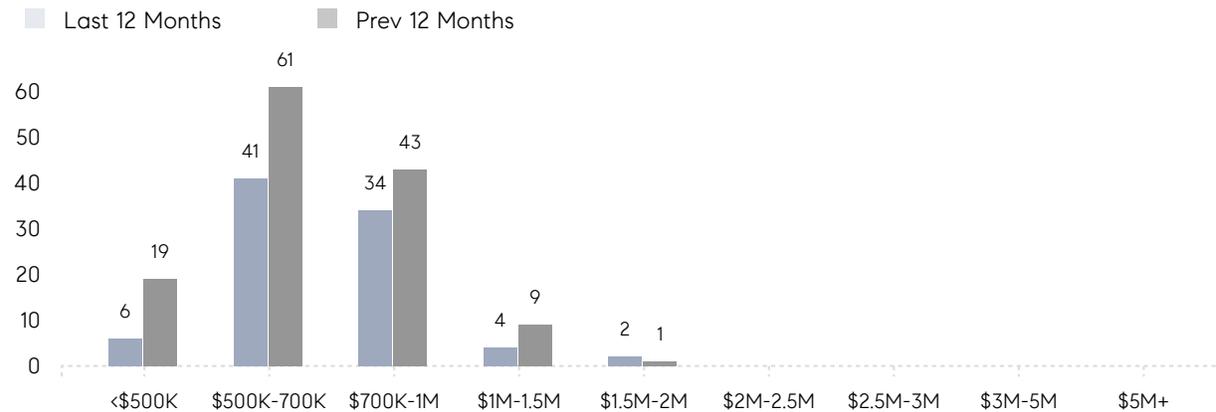
Oradell

JANUARY 2023

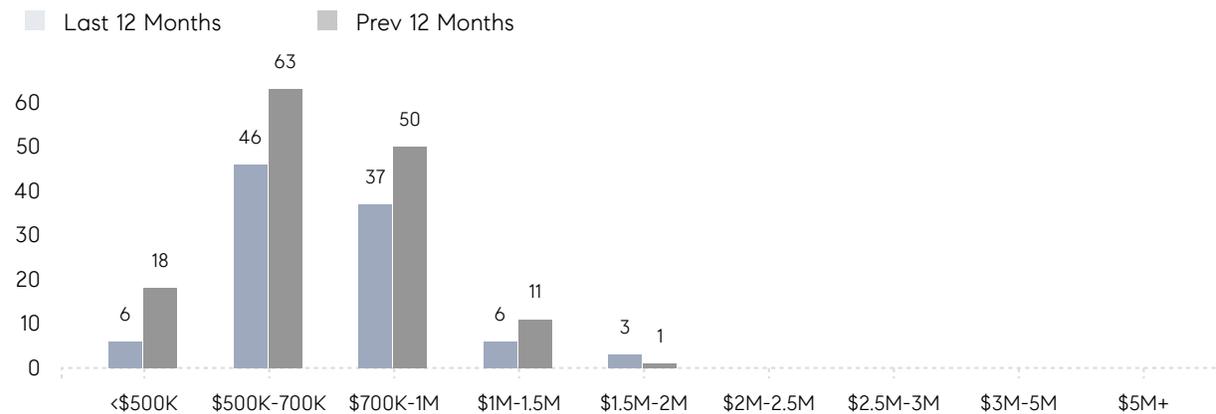
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Palisades Park

JANUARY 2023

UNDER CONTRACT

3
Total
Properties

\$1.0M
Average
Price

\$985K
Median
Price

-80%
Decrease From
Jan 2022

28%
Increase From
Jan 2022

22%
Increase From
Jan 2022

UNITS SOLD

3
Total
Properties

\$1.0M
Average
Price

\$1.1M
Median
Price

-70%
Decrease From
Jan 2022

106%
Increase From
Jan 2022

168%
Increase From
Jan 2022

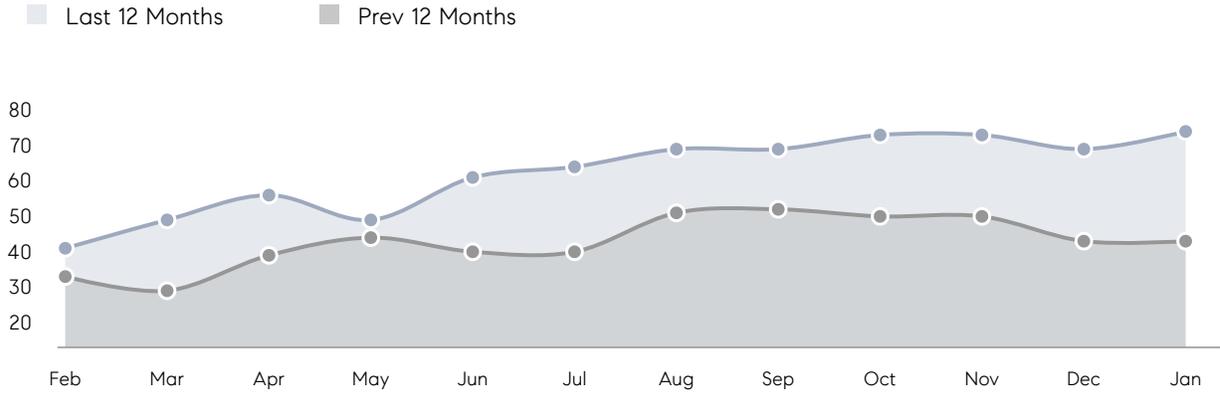
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	41	27	52%
	% OF ASKING PRICE	92%	99%	
	AVERAGE SOLD PRICE	\$1,041,333	\$506,250	105.7%
	# OF CONTRACTS	3	15	-80.0%
	NEW LISTINGS	10	13	-23%
Houses	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	2	0%
	NEW LISTINGS	2	2	0%
Condo/Co-op/TH	AVERAGE DOM	41	27	52%
	% OF ASKING PRICE	92%	99%	
	AVERAGE SOLD PRICE	\$1,041,333	\$506,250	106%
	# OF CONTRACTS	3	13	-77%
	NEW LISTINGS	8	11	-27%

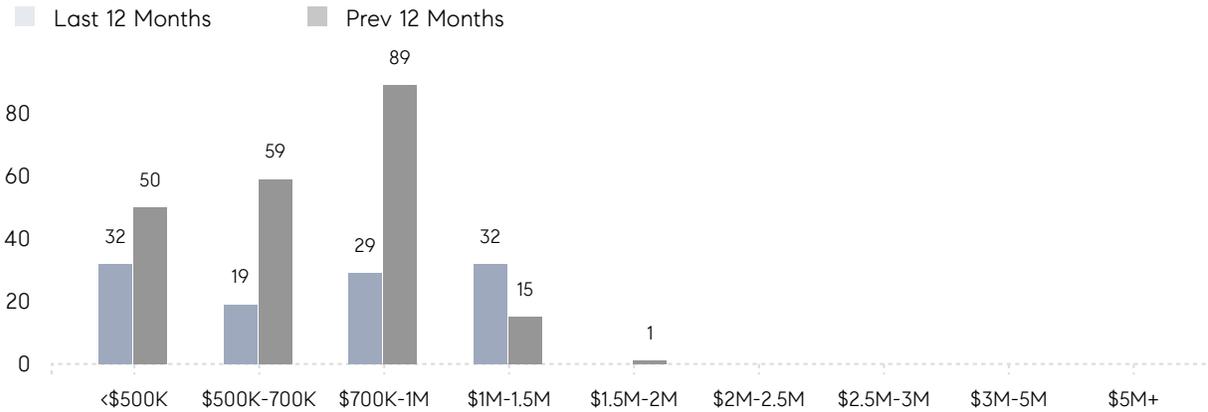
Palisades Park

JANUARY 2023

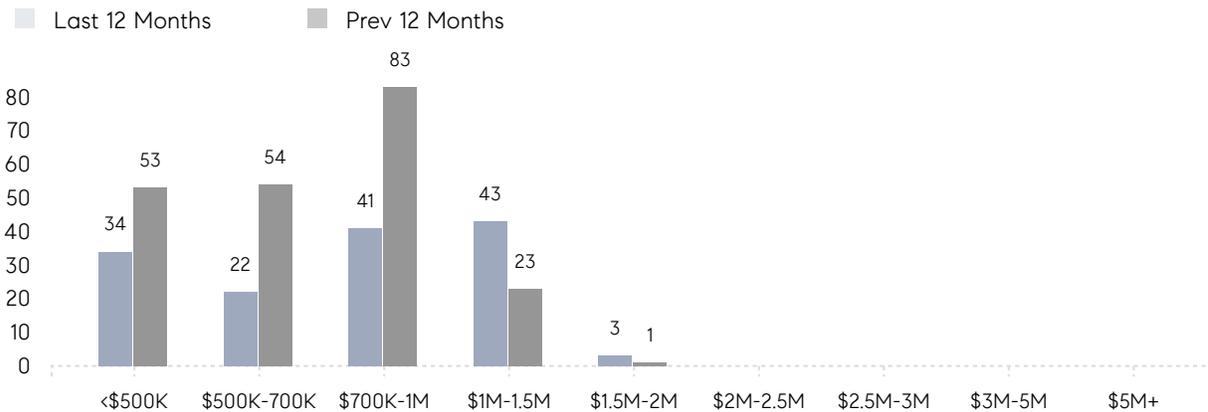
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Paramus

JANUARY 2023

UNDER CONTRACT

16	\$929K	\$764K
Total Properties	Average Price	Median Price
-11%	12%	-3%
Decrease From Jan 2022	Increase From Jan 2022	Decrease From Jan 2022

UNITS SOLD

12	\$901K	\$795K
Total Properties	Average Price	Median Price
-33%	4%	15%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

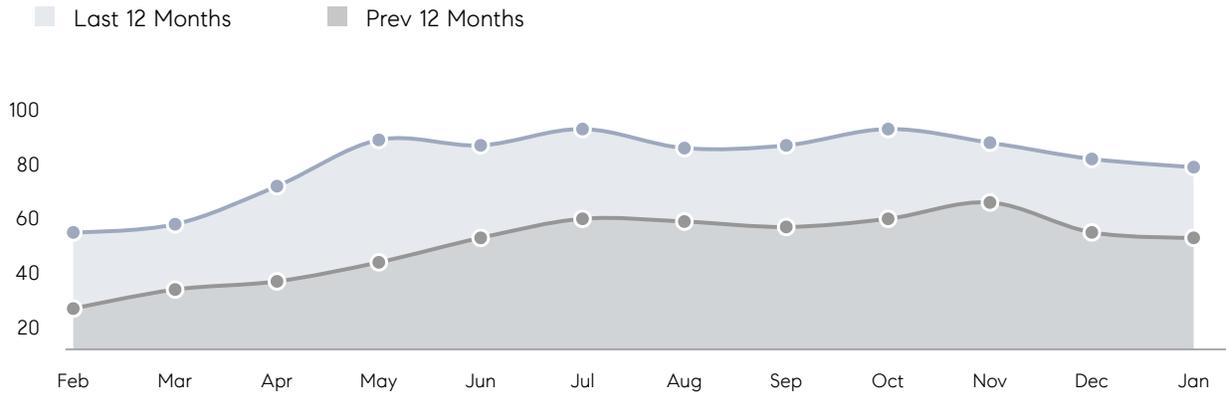
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	34	39	-13%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$901,875	\$864,028	4.4%
	# OF CONTRACTS	16	18	-11.1%
	NEW LISTINGS	12	16	-25%
Houses	AVERAGE DOM	34	39	-13%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$901,875	\$864,028	4%
	# OF CONTRACTS	16	17	-6%
	NEW LISTINGS	12	16	-25%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	1	0%
	NEW LISTINGS	0	0	0%

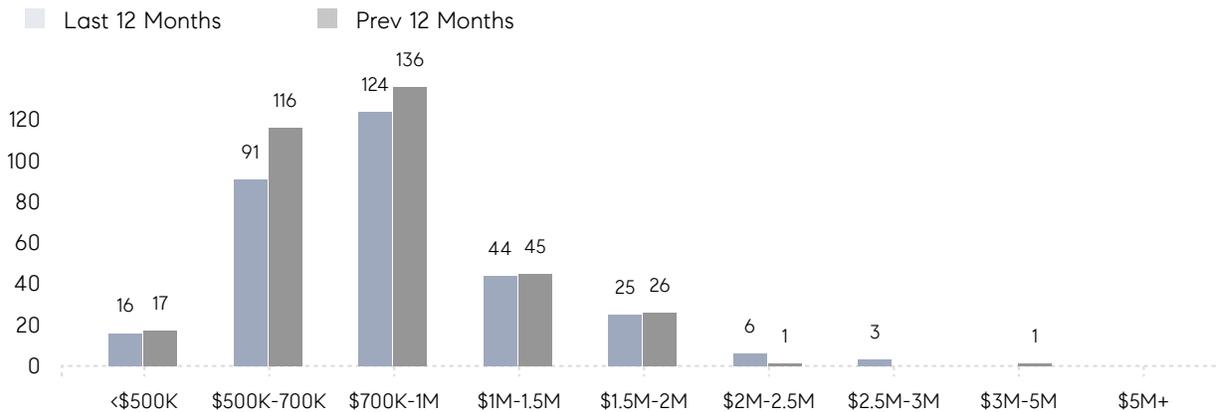
Paramus

JANUARY 2023

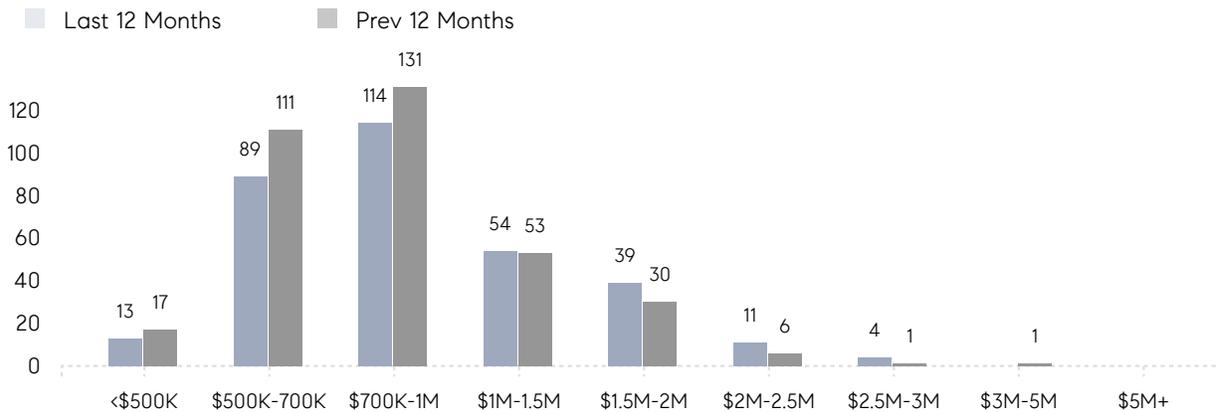
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Park Ridge

JANUARY 2023

UNDER CONTRACT

5	\$552K	\$389K
Total Properties	Average Price	Median Price
400%	-37%	-56%
Increase From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

2	\$690K	\$690K
Total Properties	Average Price	Median Price
-82%	40%	29%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

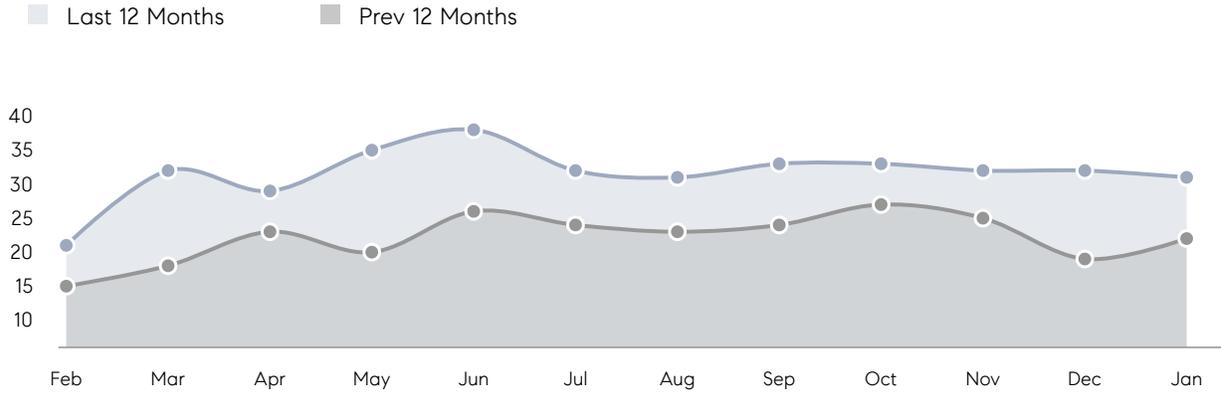
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	52	43	21%
	% OF ASKING PRICE	95%	99%	
	AVERAGE SOLD PRICE	\$690,750	\$493,636	39.9%
	# OF CONTRACTS	5	1	400.0%
	NEW LISTINGS	5	5	0%
Houses	AVERAGE DOM	52	50	4%
	% OF ASKING PRICE	95%	100%	
	AVERAGE SOLD PRICE	\$690,750	\$573,857	20%
	# OF CONTRACTS	2	1	100%
	NEW LISTINGS	4	4	0%
Condo/Co-op/TH	AVERAGE DOM	-	30	-
	% OF ASKING PRICE	-	97%	
	AVERAGE SOLD PRICE	-	\$353,250	-
	# OF CONTRACTS	3	0	0%
	NEW LISTINGS	1	1	0%

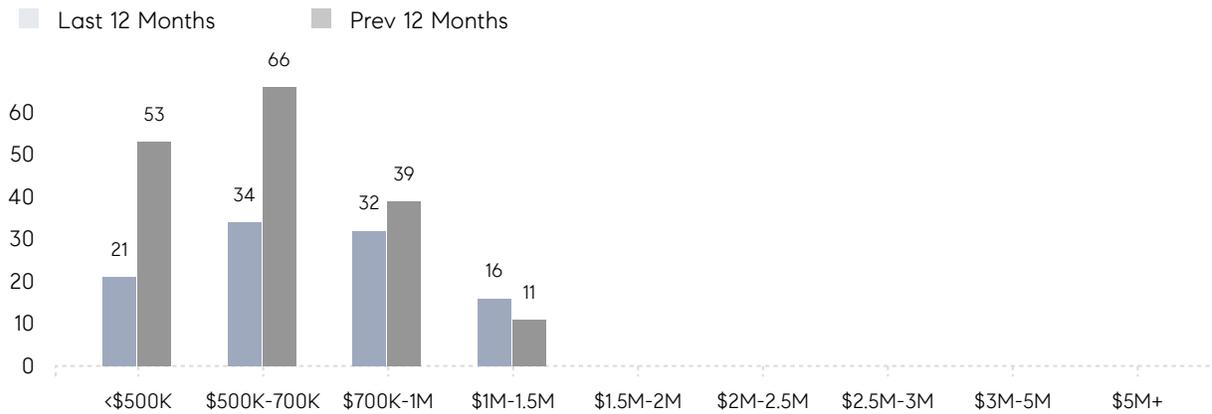
Park Ridge

JANUARY 2023

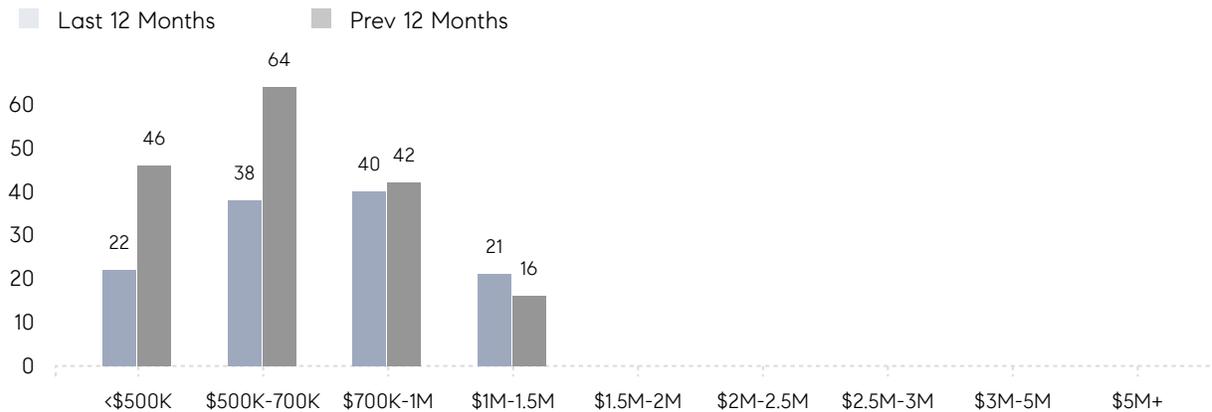
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Ramsey

JANUARY 2023

UNDER CONTRACT

7	\$508K	\$469K
Total Properties	Average Price	Median Price
-59%	-17%	-21%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

10	\$648K	\$632K
Total Properties	Average Price	Median Price
-23%	11%	10%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

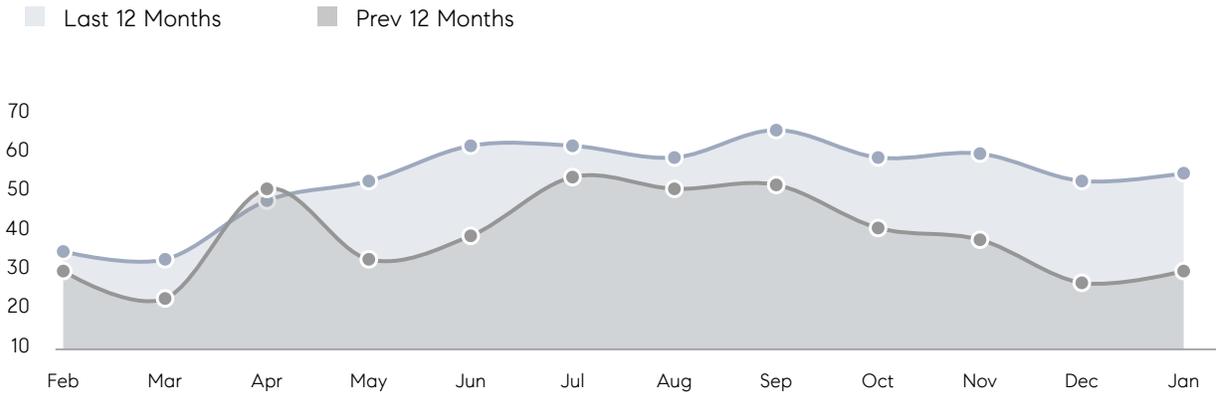
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	21	30	-30%
	% OF ASKING PRICE	102%	100%	
	AVERAGE SOLD PRICE	\$648,900	\$583,521	11.2%
	# OF CONTRACTS	7	17	-58.8%
	NEW LISTINGS	12	22	-45%
Houses	AVERAGE DOM	23	21	10%
	% OF ASKING PRICE	105%	105%	
	AVERAGE SOLD PRICE	\$714,400	\$740,167	-3%
	# OF CONTRACTS	2	11	-82%
	NEW LISTINGS	6	14	-57%
Condo/Co-op/TH	AVERAGE DOM	20	38	-47%
	% OF ASKING PRICE	99%	97%	
	AVERAGE SOLD PRICE	\$583,400	\$449,254	30%
	# OF CONTRACTS	5	6	-17%
	NEW LISTINGS	6	8	-25%

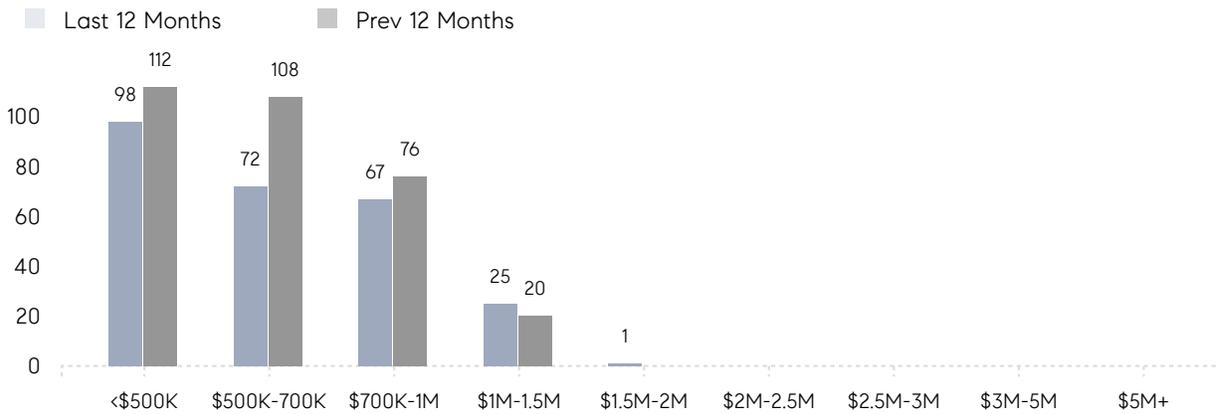
Ramsey

JANUARY 2023

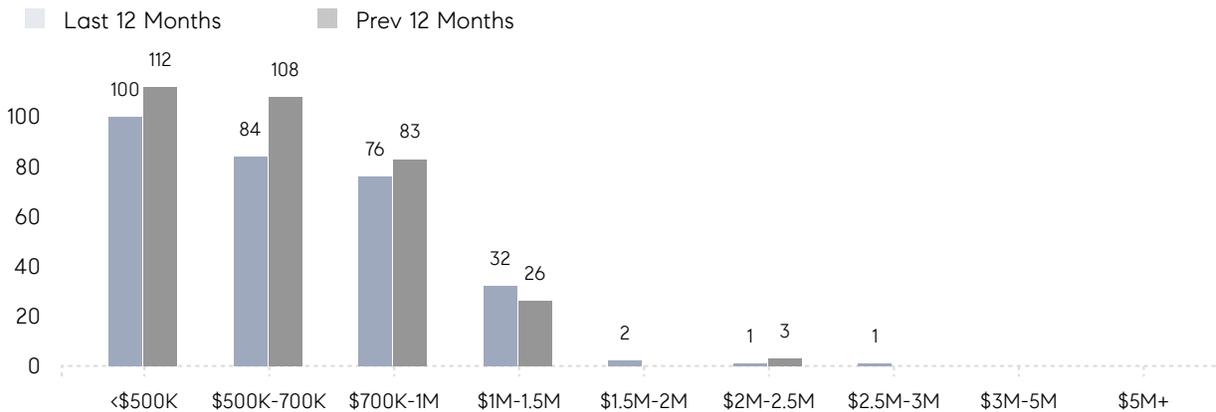
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Ridgefield

JANUARY 2023

UNDER CONTRACT

1 **\$650K** **\$650K**
 Total Average Median
 Properties Price Price

-75% **11%** **15%**
 Decrease From Increase From Increase From
 Jan 2022 Jan 2022 Jan 2022

UNITS SOLD

0 - -
 Total Average Median
 Properties Price Price

0% - -
 Change From Change From Change From
 Jan 2022 Jan 2022 Jan 2022

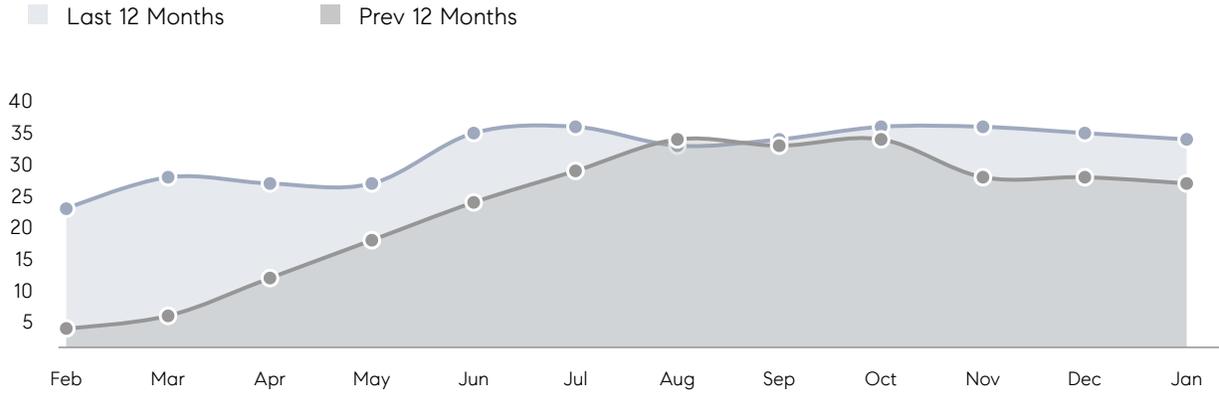
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	-	66	-
	% OF ASKING PRICE	-	96%	
	AVERAGE SOLD PRICE	-	\$608,600	-
	# OF CONTRACTS	1	4	-75.0%
	NEW LISTINGS	1	6	-83%
Houses	AVERAGE DOM	-	66	-
	% OF ASKING PRICE	-	96%	
	AVERAGE SOLD PRICE	-	\$608,600	-
	# OF CONTRACTS	1	4	-75%
	NEW LISTINGS	1	5	-80%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	1	0%

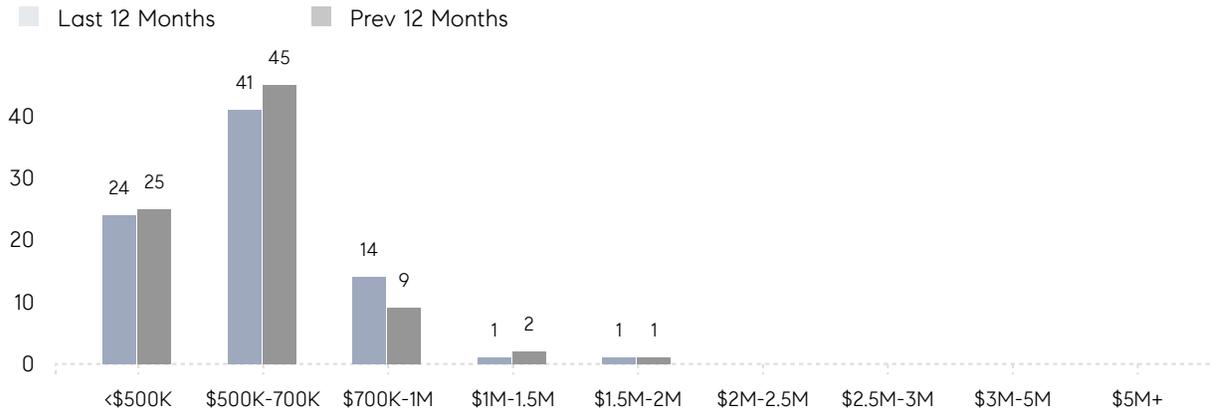
Ridgefield

JANUARY 2023

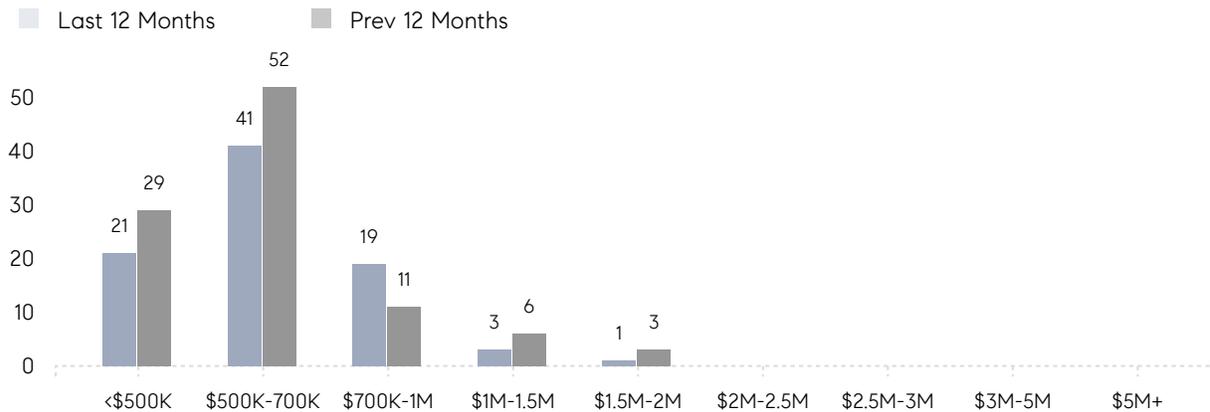
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Ridgefield Park

JANUARY 2023

UNDER CONTRACT

3
Total
Properties

\$234K
Average
Price

\$264K
Median
Price

0%
Change From
Jan 2022

-47%
Decrease From
Jan 2022

-51%
Decrease From
Jan 2022

UNITS SOLD

5
Total
Properties

\$371K
Average
Price

\$410K
Median
Price

-44%
Decrease From
Jan 2022

-10%
Decrease From
Jan 2022

-13%
Decrease From
Jan 2022

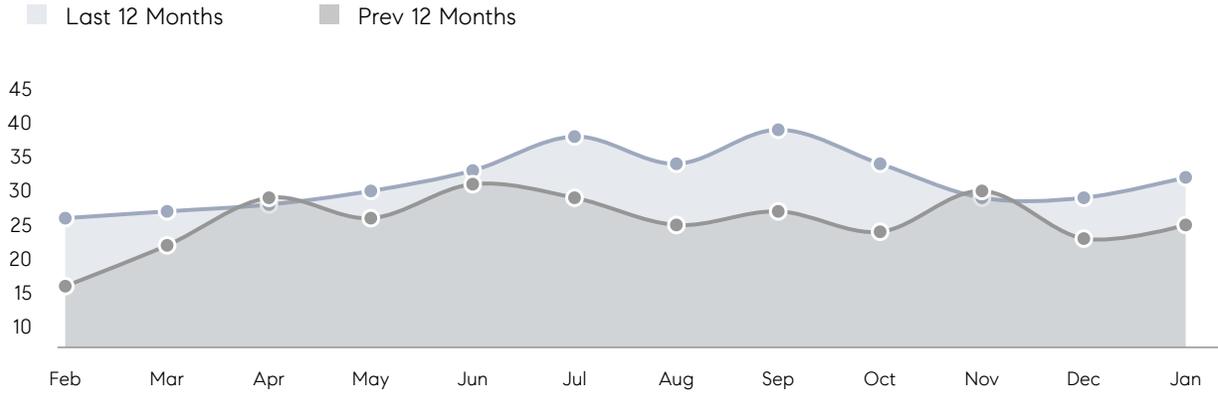
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	74	31	139%
	% OF ASKING PRICE	95%	99%	
	AVERAGE SOLD PRICE	\$371,000	\$412,778	-10.1%
	# OF CONTRACTS	3	3	0.0%
	NEW LISTINGS	7	5	40%
Houses	AVERAGE DOM	77	22	250%
	% OF ASKING PRICE	95%	101%	
	AVERAGE SOLD PRICE	\$436,250	\$510,000	-14%
	# OF CONTRACTS	1	2	-50%
	NEW LISTINGS	2	4	-50%
Condo/Co-op/TH	AVERAGE DOM	64	62	3%
	% OF ASKING PRICE	92%	90%	
	AVERAGE SOLD PRICE	\$110,000	\$72,500	52%
	# OF CONTRACTS	2	1	100%
	NEW LISTINGS	5	1	400%

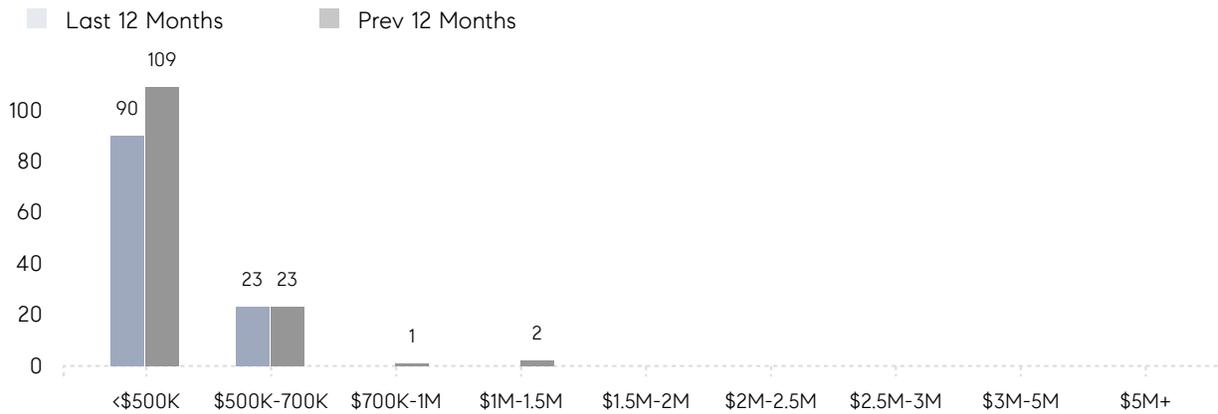
Ridgefield Park

JANUARY 2023

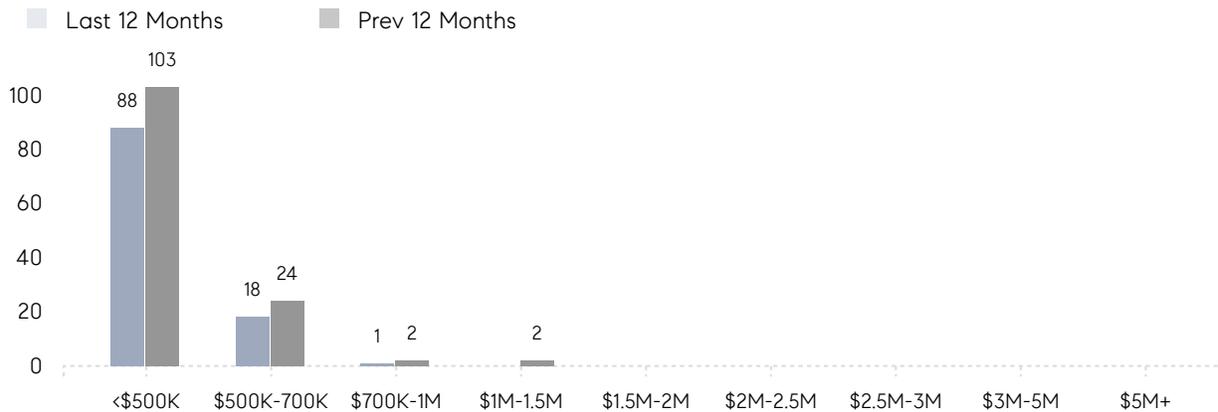
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Ridgewood

JANUARY 2023

UNDER CONTRACT

8	\$1.4M	\$1.4M
Total Properties	Average Price	Median Price
-38%	27%	72%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

UNITS SOLD

8	\$1.0M	\$1.0M
Total Properties	Average Price	Median Price
-43%	22%	35%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

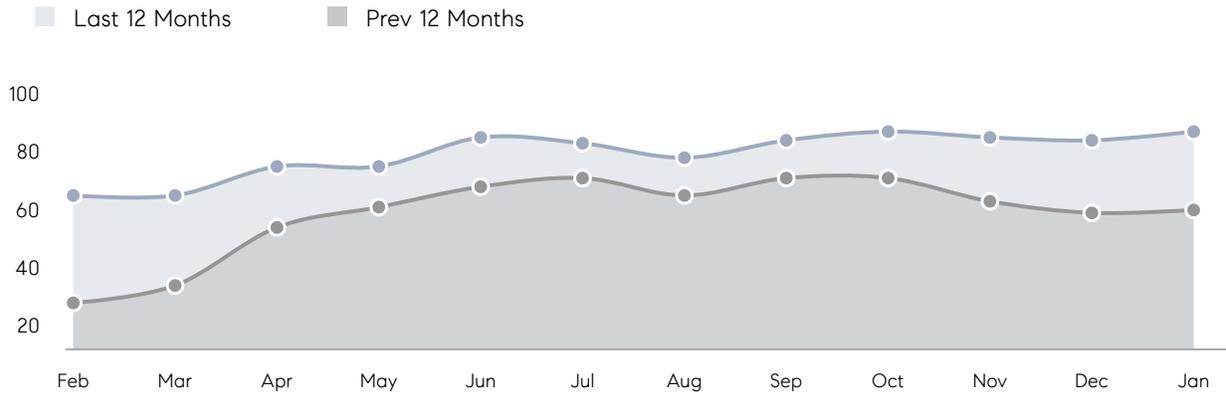
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	29	40	-28%
	% OF ASKING PRICE	99%	100%	
	AVERAGE SOLD PRICE	\$1,023,000	\$835,821	22.4%
	# OF CONTRACTS	8	13	-38.5%
	NEW LISTINGS	12	15	-20%
Houses	AVERAGE DOM	29	40	-28%
	% OF ASKING PRICE	99%	100%	
	AVERAGE SOLD PRICE	\$1,023,000	\$869,115	18%
	# OF CONTRACTS	8	12	-33%
	NEW LISTINGS	12	14	-14%
Condo/Co-op/TH	AVERAGE DOM	-	48	-
	% OF ASKING PRICE	-	95%	
	AVERAGE SOLD PRICE	-	\$403,000	-
	# OF CONTRACTS	0	1	0%
	NEW LISTINGS	0	1	0%

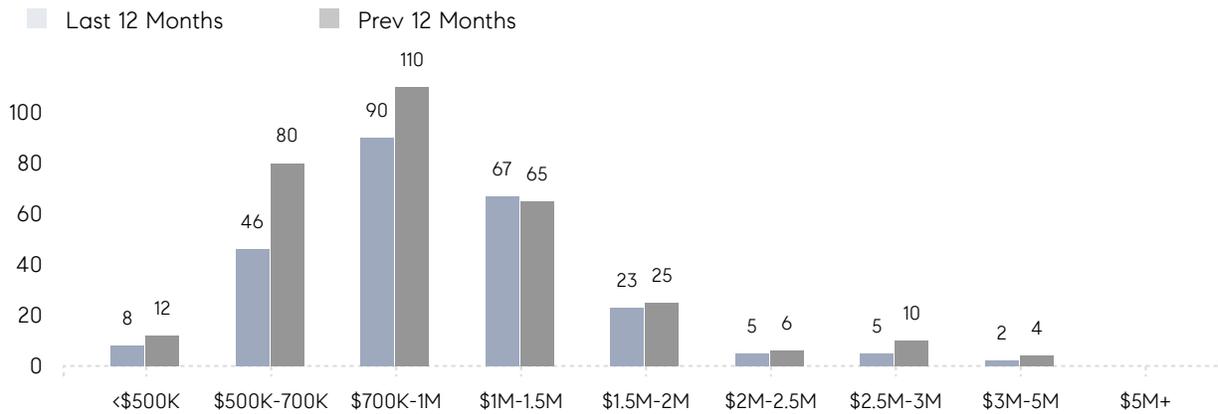
Ridgewood

JANUARY 2023

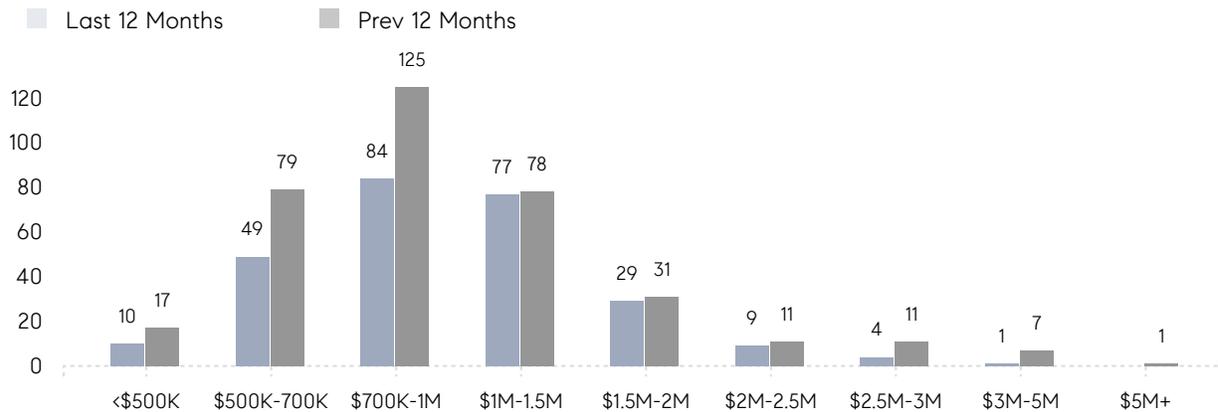
Monthly Inventory



Contracts By Price Range



Listings By Price Range



River Edge

JANUARY 2023

UNDER CONTRACT

5	\$680K	\$599K
Total Properties	Average Price	Median Price
-64%	-9%	-3%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

7	\$704K	\$640K
Total Properties	Average Price	Median Price
-12%	7%	-1%
Decrease From Jan 2022	Increase From Jan 2022	Decrease From Jan 2022

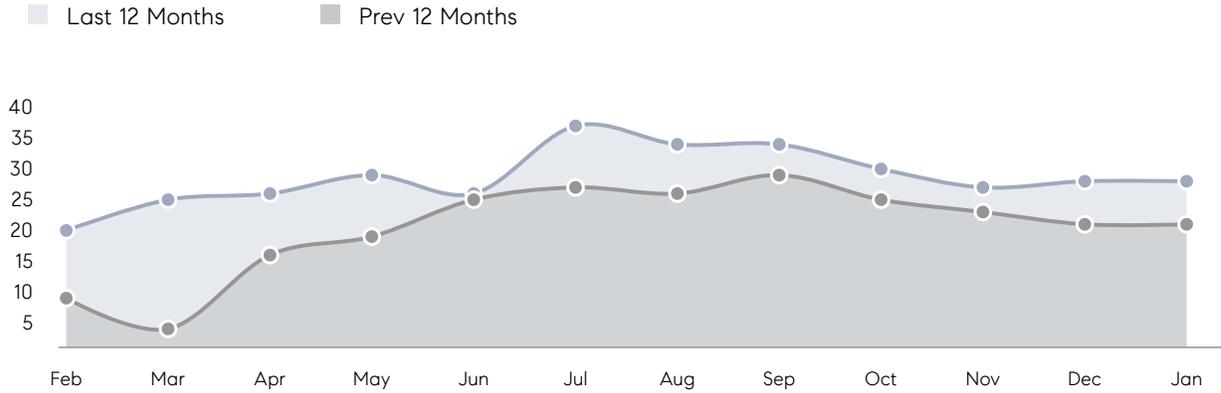
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	31	37	-16%
	% OF ASKING PRICE	96%	99%	
	AVERAGE SOLD PRICE	\$704,286	\$658,375	7.0%
	# OF CONTRACTS	5	14	-64.3%
	NEW LISTINGS	5	12	-58%
Houses	AVERAGE DOM	27	37	-27%
	% OF ASKING PRICE	96%	99%	
	AVERAGE SOLD PRICE	\$733,333	\$690,286	6%
	# OF CONTRACTS	4	12	-67%
	NEW LISTINGS	5	11	-55%
Condo/Co-op/TH	AVERAGE DOM	59	38	55%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$530,000	\$435,000	22%
	# OF CONTRACTS	1	2	-50%
	NEW LISTINGS	0	1	0%

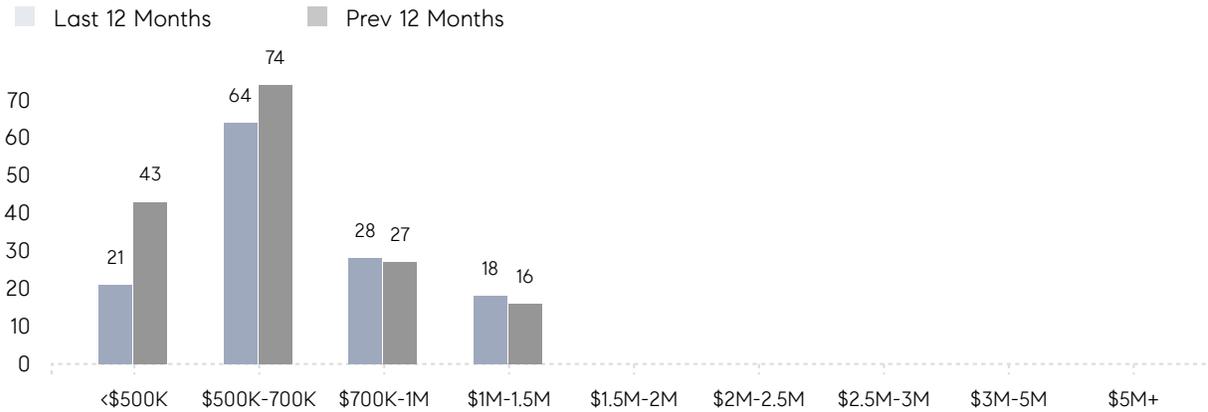
River Edge

JANUARY 2023

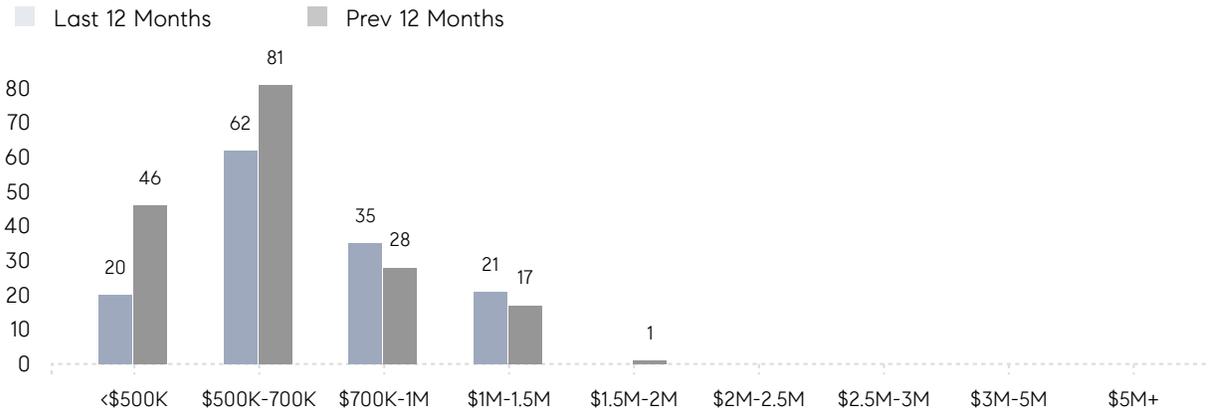
Monthly Inventory



Contracts By Price Range



Listings By Price Range



River Vale

JANUARY 2023

UNDER CONTRACT

5	\$674K	\$675K
Total Properties	Average Price	Median Price
-64%	-11%	-7%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

4	\$909K	\$891K
Total Properties	Average Price	Median Price
-33%	20%	15%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

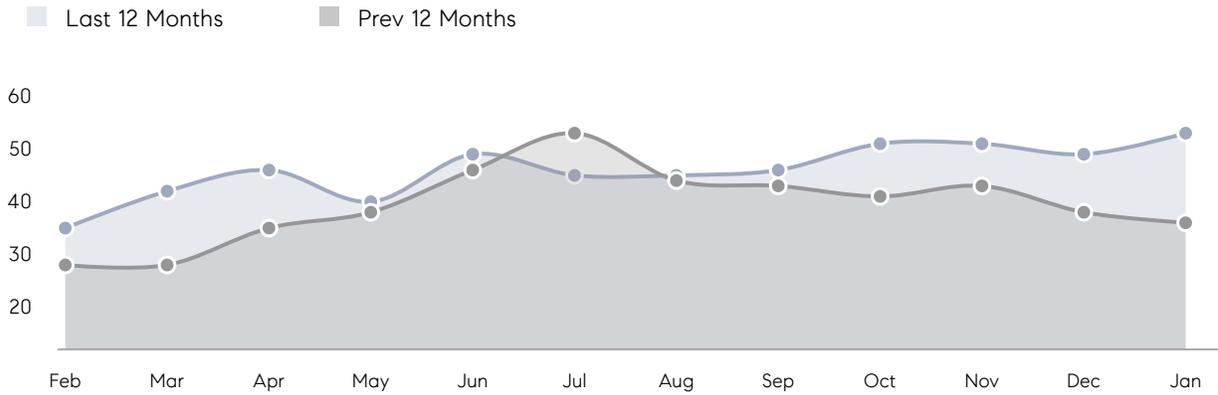
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	40	60	-33%
	% OF ASKING PRICE	96%	102%	
	AVERAGE SOLD PRICE	\$909,125	\$759,167	19.8%
	# OF CONTRACTS	5	14	-64.3%
	NEW LISTINGS	9	11	-18%
Houses	AVERAGE DOM	49	66	-26%
	% OF ASKING PRICE	96%	105%	
	AVERAGE SOLD PRICE	\$891,333	\$840,000	6%
	# OF CONTRACTS	4	12	-67%
	NEW LISTINGS	7	8	-12%
Condo/Co-op/TH	AVERAGE DOM	12	47	-74%
	% OF ASKING PRICE	97%	95%	
	AVERAGE SOLD PRICE	\$962,500	\$597,500	61%
	# OF CONTRACTS	1	2	-50%
	NEW LISTINGS	2	3	-33%

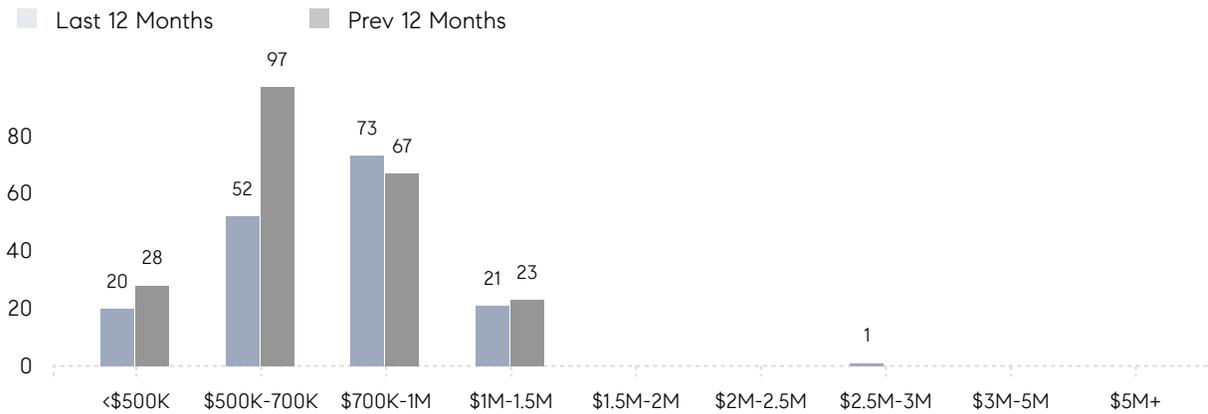
River Vale

JANUARY 2023

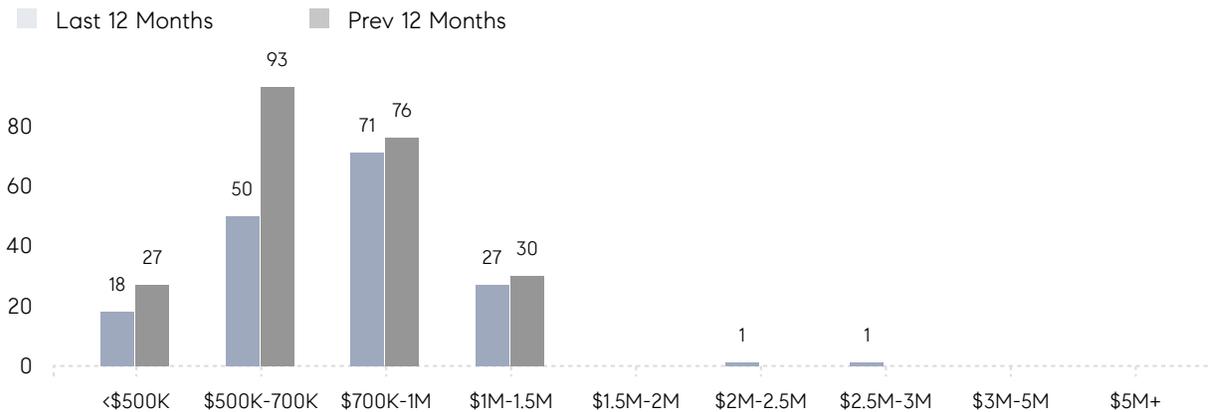
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Rochelle Park

JANUARY 2023

UNDER CONTRACT

6	\$466K	\$527K
Total Properties	Average Price	Median Price
100%	-15%	-12%
Increase From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

6	\$486K	\$483K
Total Properties	Average Price	Median Price
50%	11%	11%
Increase From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

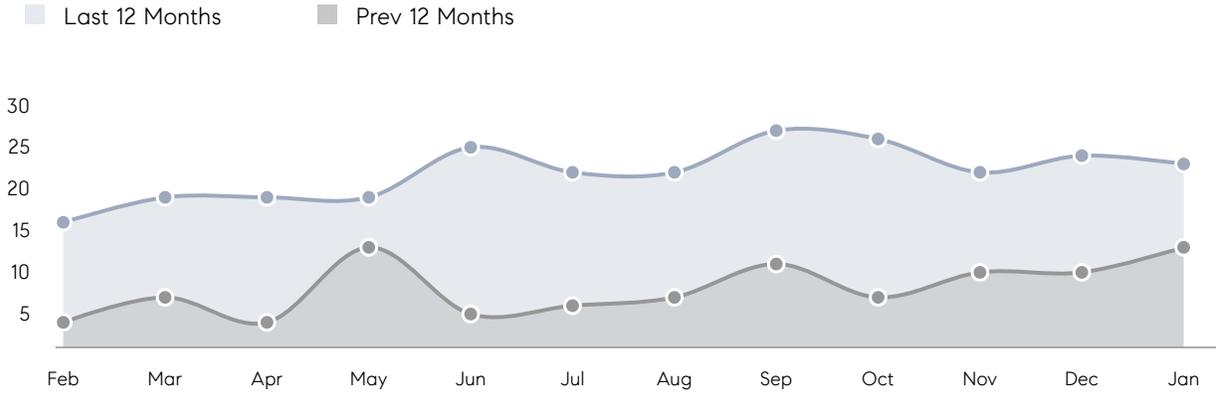
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	24	25	-4%
	% OF ASKING PRICE	99%	103%	
	AVERAGE SOLD PRICE	\$486,817	\$439,000	10.9%
	# OF CONTRACTS	6	3	100.0%
	NEW LISTINGS	6	5	20%
Houses	AVERAGE DOM	24	25	-4%
	% OF ASKING PRICE	99%	103%	
	AVERAGE SOLD PRICE	\$486,817	\$439,000	11%
	# OF CONTRACTS	4	3	33%
	NEW LISTINGS	4	4	0%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	2	0	0%
	NEW LISTINGS	2	1	100%

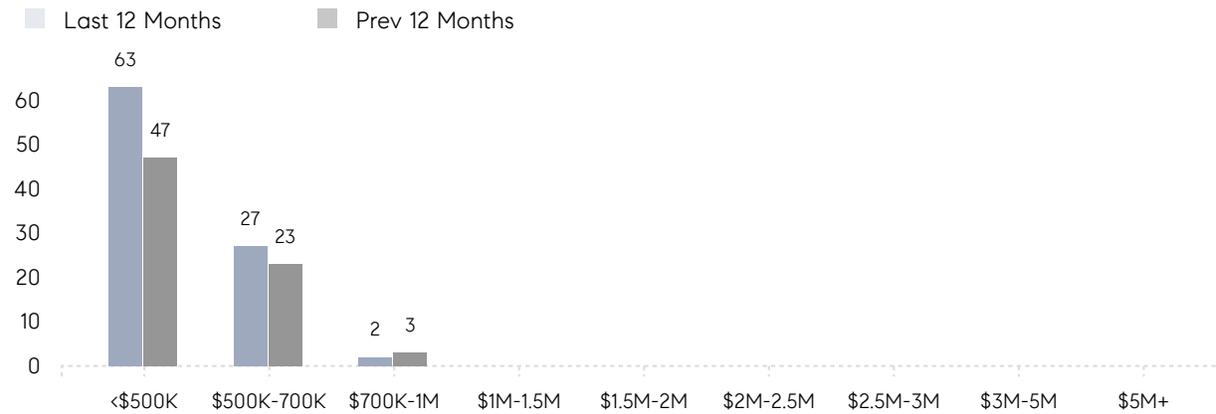
Rochelle Park

JANUARY 2023

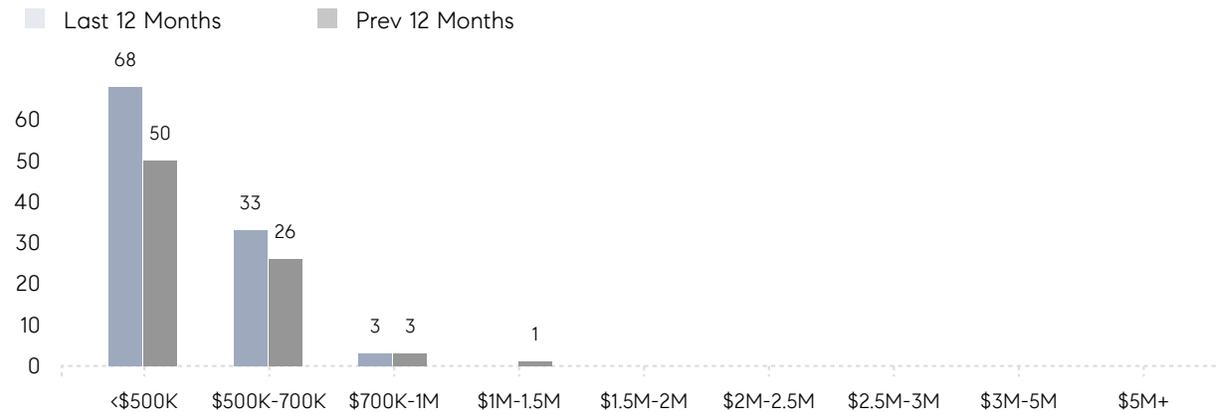
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Rutherford

JANUARY 2023

UNDER CONTRACT

17	\$489K	\$509K
Total Properties	Average Price	Median Price
-39%	-9%	-8%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

9	\$551K	\$595K
Total Properties	Average Price	Median Price
-69%	18%	25%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

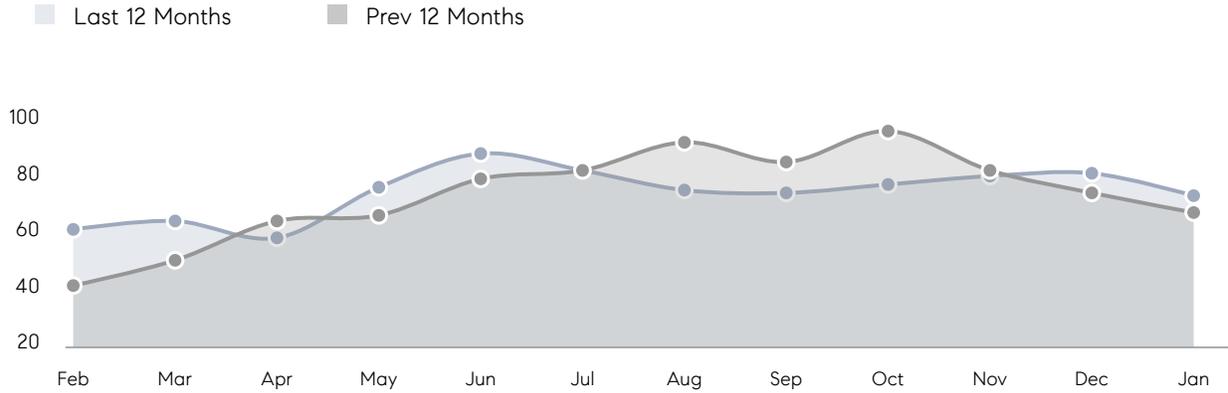
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	38	62	-39%
	% OF ASKING PRICE	98%	98%	
	AVERAGE SOLD PRICE	\$551,889	\$467,207	18.1%
	# OF CONTRACTS	17	28	-39.3%
	NEW LISTINGS	12	22	-45%
Houses	AVERAGE DOM	42	60	-30%
	% OF ASKING PRICE	98%	98%	
	AVERAGE SOLD PRICE	\$555,250	\$594,778	-7%
	# OF CONTRACTS	11	21	-48%
	NEW LISTINGS	7	14	-50%
Condo/Co-op/TH	AVERAGE DOM	8	66	-88%
	% OF ASKING PRICE	98%	98%	
	AVERAGE SOLD PRICE	\$525,000	\$258,455	103%
	# OF CONTRACTS	6	7	-14%
	NEW LISTINGS	5	8	-37%

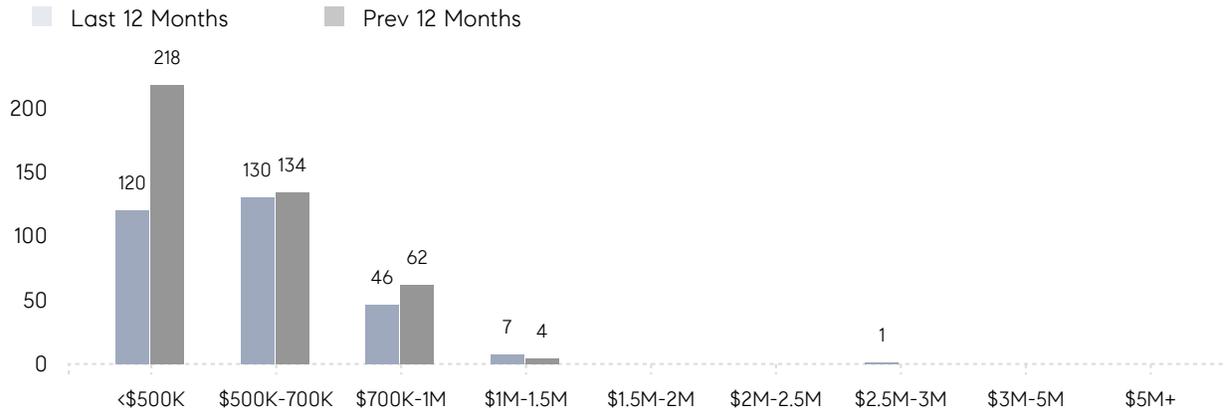
Rutherford

JANUARY 2023

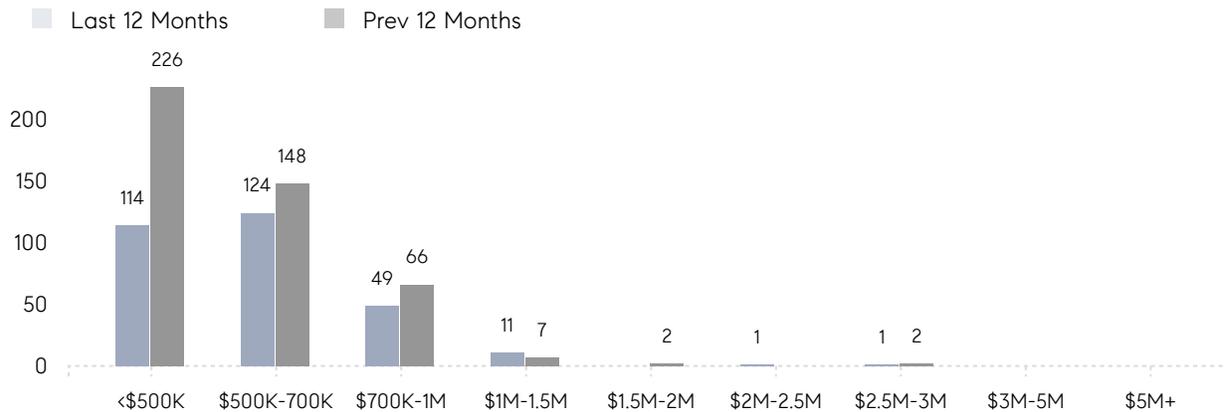
Monthly Inventory



Contracts By Price Range



Listings By Price Range



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

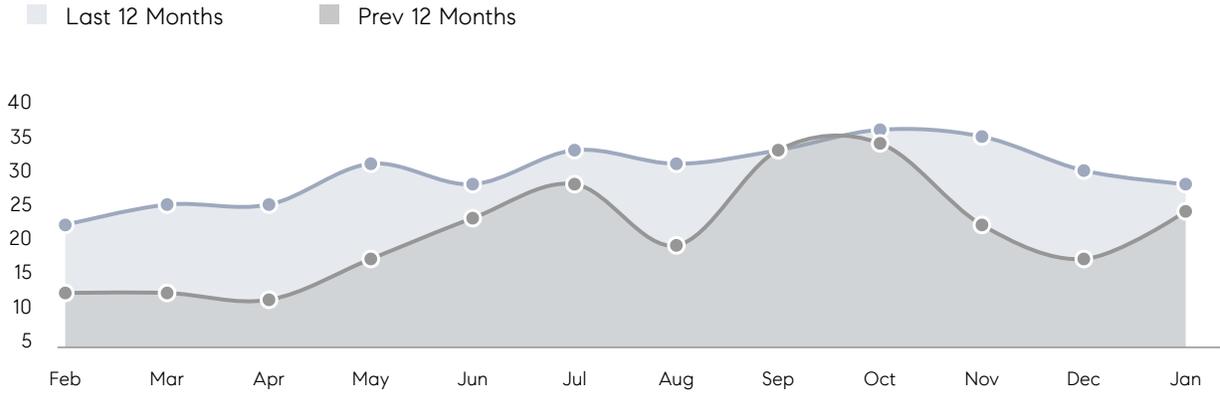
Property Statistics

		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%

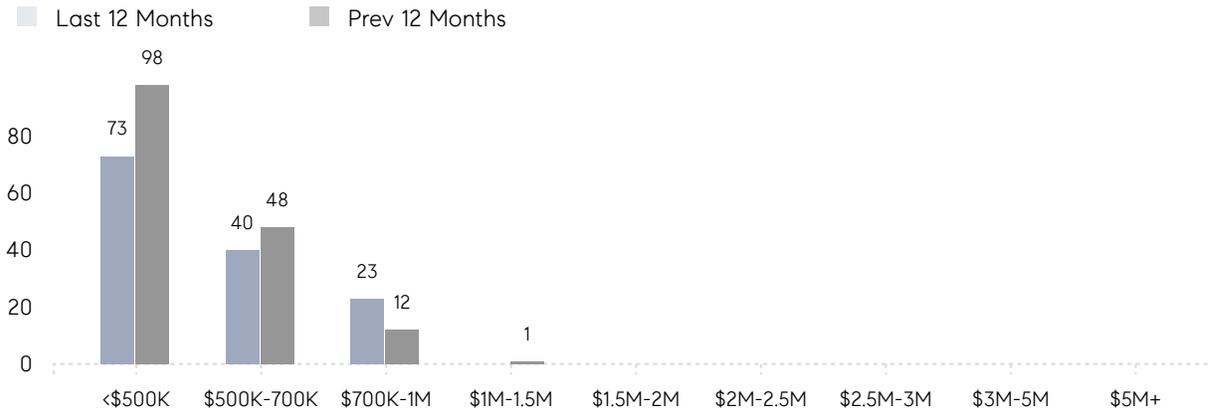
Saddle Brook

JANUARY 2023

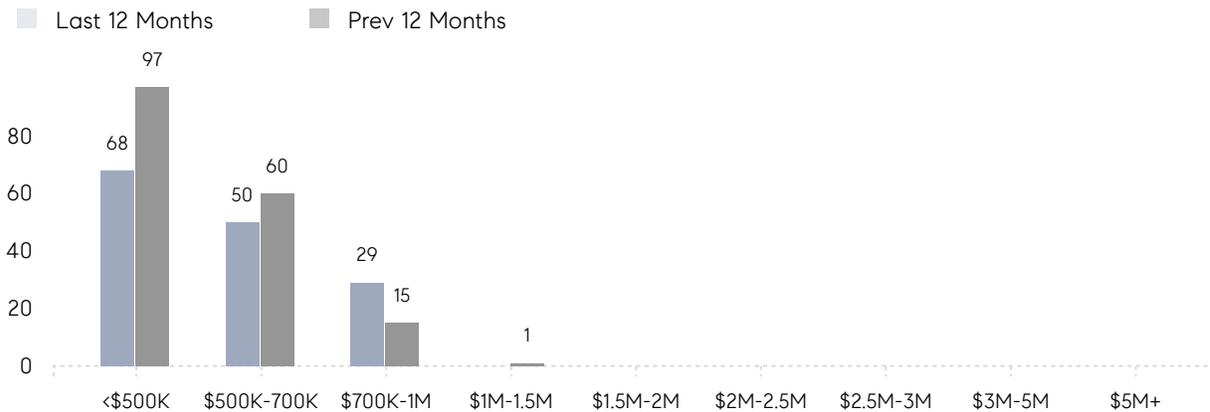
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Saddle River

JANUARY 2023

UNDER CONTRACT

7
Total
Properties

\$4.8M
Average
Price

\$3.3M
Median
Price

133%
Increase From
Jan 2022

96%
Increase From
Jan 2022

23%
Increase From
Jan 2022

UNITS SOLD

6
Total
Properties

\$2.5M
Average
Price

\$1.7M
Median
Price

50%
Increase From
Jan 2022

9%
Increase From
Jan 2022

-16%
Decrease From
Jan 2022

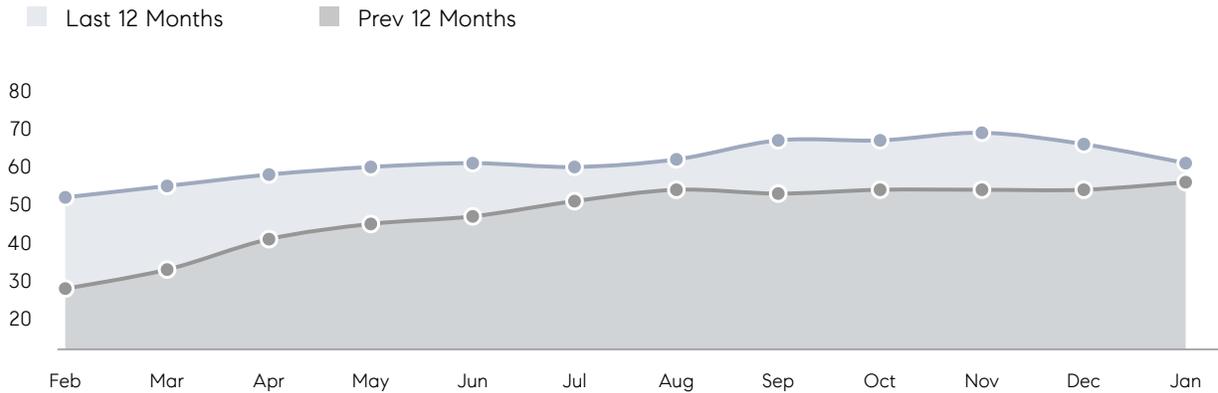
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	59	68	-13%
	% OF ASKING PRICE	92%	89%	
	AVERAGE SOLD PRICE	\$2,529,583	\$2,331,250	8.5%
	# OF CONTRACTS	7	3	133.3%
	NEW LISTINGS	1	10	-90%
Houses	AVERAGE DOM	59	68	-13%
	% OF ASKING PRICE	91%	89%	
	AVERAGE SOLD PRICE	\$2,602,500	\$2,331,250	12%
	# OF CONTRACTS	7	3	133%
	NEW LISTINGS	1	10	-90%
Condo/Co-op/TH	AVERAGE DOM	61	-	-
	% OF ASKING PRICE	96%	-	
	AVERAGE SOLD PRICE	\$2,165,000	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

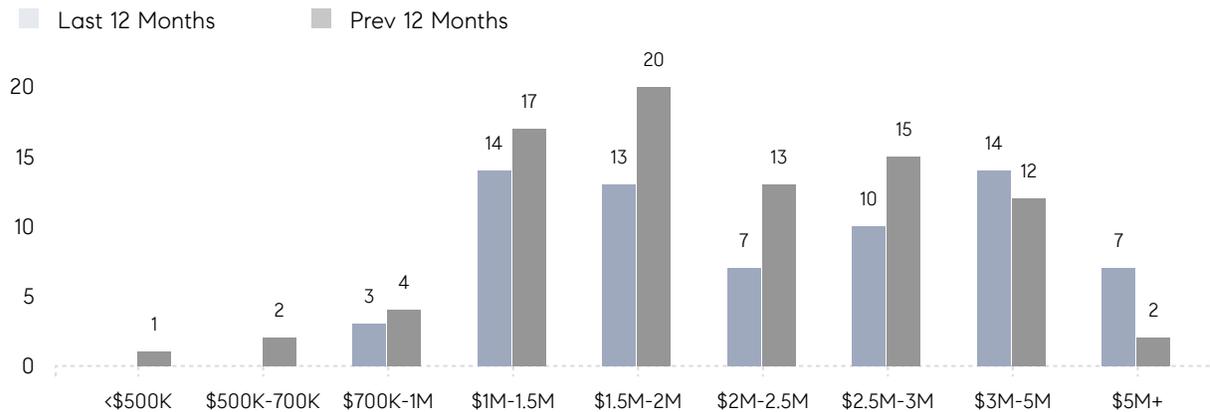
Saddle River

JANUARY 2023

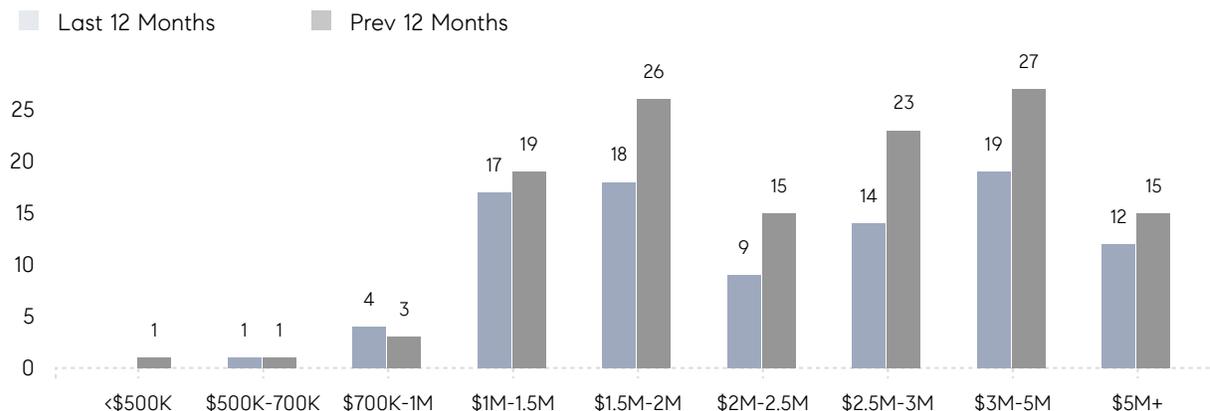
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Teaneck

JANUARY 2023

UNDER CONTRACT

19	\$469K	\$453K
Total Properties	Average Price	Median Price
-21%	-18%	-22%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

15	\$575K	\$515K
Total Properties	Average Price	Median Price
-48%	10%	-1%
Decrease From Jan 2022	Increase From Jan 2022	Change From Jan 2022

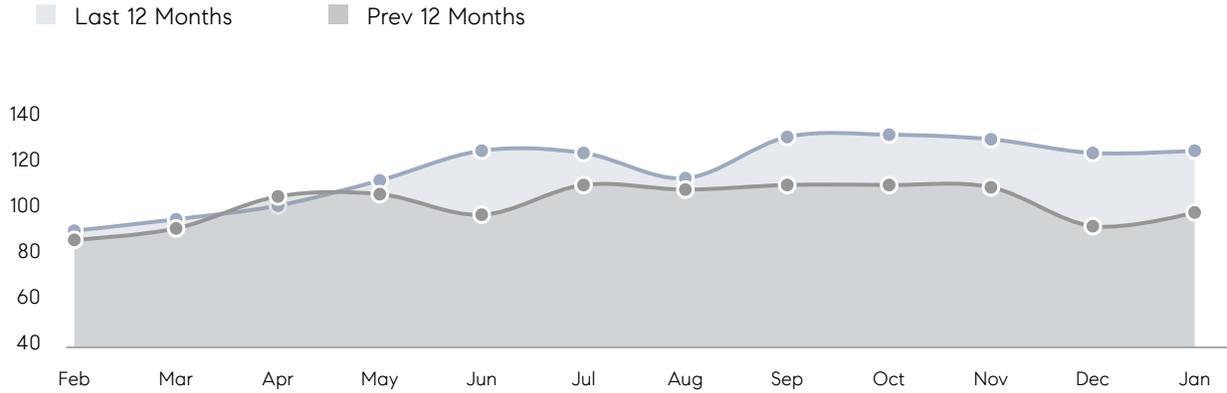
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	81	48	69%
	% OF ASKING PRICE	97%	101%	
	AVERAGE SOLD PRICE	\$575,867	\$525,410	9.6%
	# OF CONTRACTS	19	24	-20.8%
	NEW LISTINGS	18	29	-38%
Houses	AVERAGE DOM	81	49	65%
	% OF ASKING PRICE	97%	101%	
	AVERAGE SOLD PRICE	\$575,867	\$535,425	8%
	# OF CONTRACTS	16	20	-20%
	NEW LISTINGS	14	22	-36%
Condo/Co-op/TH	AVERAGE DOM	-	8	-
	% OF ASKING PRICE	-	104%	
	AVERAGE SOLD PRICE	-	\$245,000	-
	# OF CONTRACTS	3	4	-25%
	NEW LISTINGS	4	7	-43%

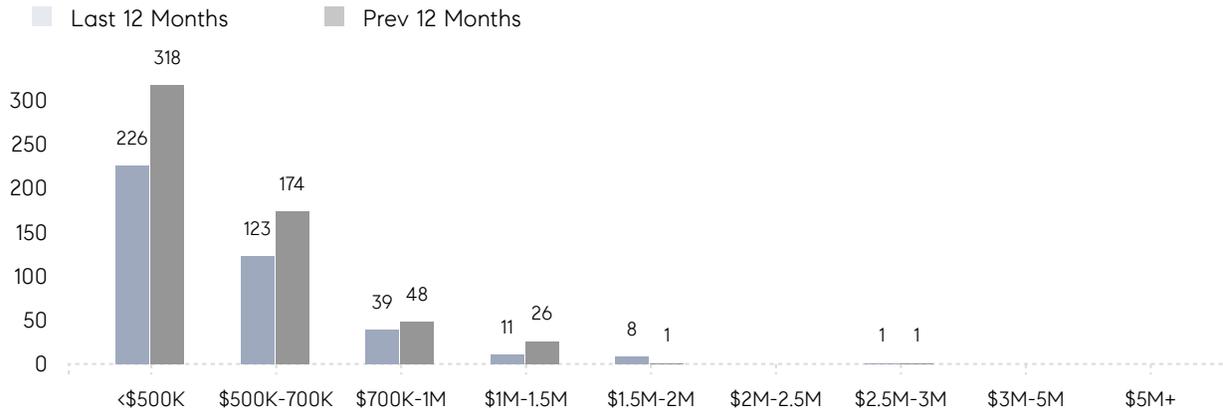
Teaneck

JANUARY 2023

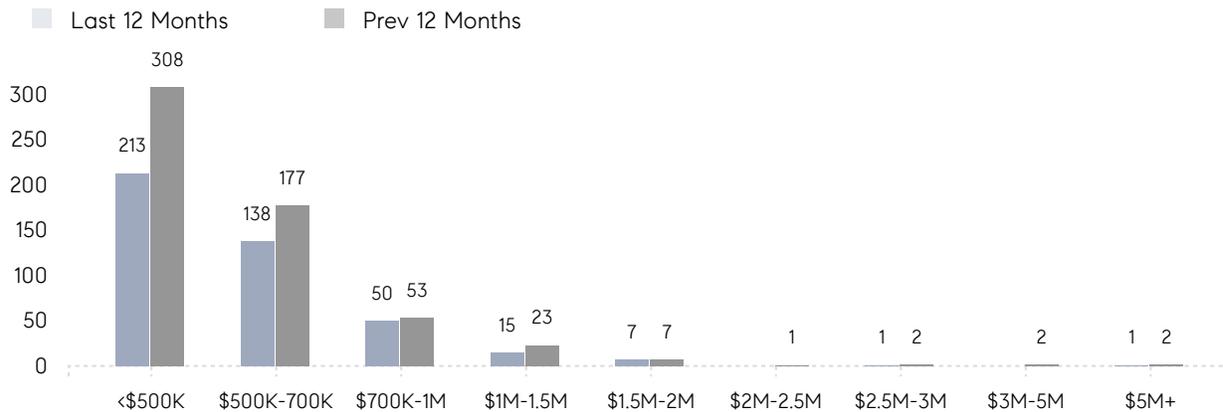
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Tenafly

JANUARY 2023

UNDER CONTRACT

5	\$1.7M	\$1.3M
Total Properties	Average Price	Median Price
-62%	17%	22%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

UNITS SOLD

10	\$1.1M	\$1.0M
Total Properties	Average Price	Median Price
-23%	16%	13%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

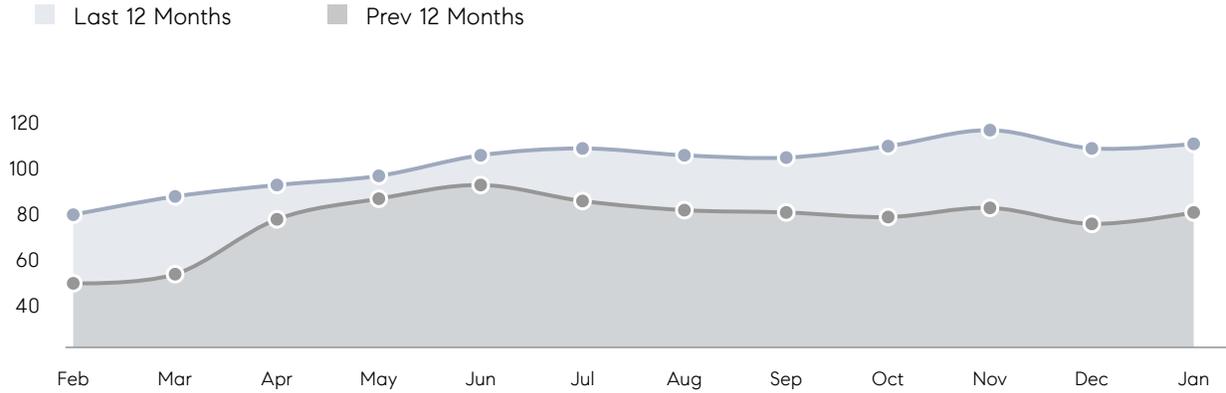
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	49	48	2%
	% OF ASKING PRICE	98%	97%	
	AVERAGE SOLD PRICE	\$1,169,500	\$1,010,231	15.8%
	# OF CONTRACTS	5	13	-61.5%
	NEW LISTINGS	11	21	-48%
Houses	AVERAGE DOM	49	43	14%
	% OF ASKING PRICE	98%	97%	
	AVERAGE SOLD PRICE	\$1,169,500	\$1,084,417	8%
	# OF CONTRACTS	4	11	-64%
	NEW LISTINGS	10	17	-41%
Condo/Co-op/TH	AVERAGE DOM	-	104	-
	% OF ASKING PRICE	-	91%	
	AVERAGE SOLD PRICE	-	\$120,000	-
	# OF CONTRACTS	1	2	-50%
	NEW LISTINGS	1	4	-75%

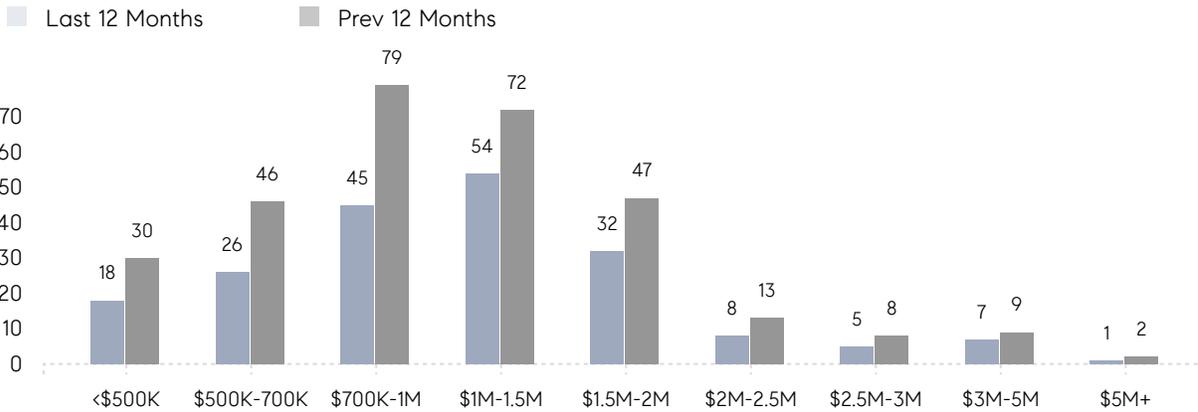
Tenaflly

JANUARY 2023

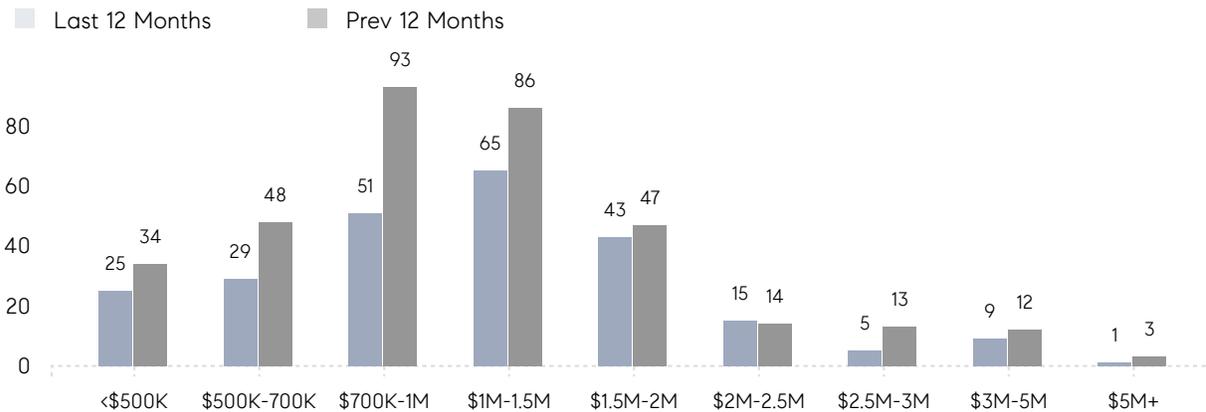
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Upper Saddle River

JANUARY 2023

UNDER CONTRACT

10	\$1.1M	\$1.0M
Total Properties	Average Price	Median Price
-37%	-5%	11%
Decrease From Jan 2022	Decrease From Jan 2022	Increase From Jan 2022

UNITS SOLD

7	\$1.1M	\$1.0M
Total Properties	Average Price	Median Price
-22%	-17%	9%
Decrease From Jan 2022	Decrease From Jan 2022	Increase From Jan 2022

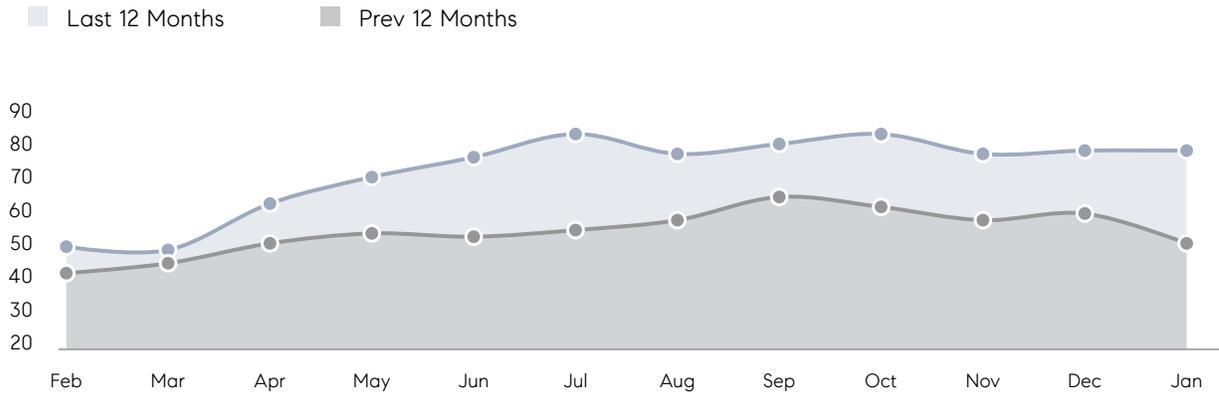
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	19	69	-72%
	% OF ASKING PRICE	106%	103%	
	AVERAGE SOLD PRICE	\$1,122,229	\$1,352,554	-17.0%
	# OF CONTRACTS	10	16	-37.5%
	NEW LISTINGS	15	9	67%
Houses	AVERAGE DOM	33	41	-20%
	% OF ASKING PRICE	103%	103%	
	AVERAGE SOLD PRICE	\$1,162,243	\$1,542,997	-25%
	# OF CONTRACTS	9	11	-18%
	NEW LISTINGS	9	8	13%
Condo/Co-op/TH	AVERAGE DOM	8	125	-94%
	% OF ASKING PRICE	109%	102%	
	AVERAGE SOLD PRICE	\$1,092,219	\$971,670	12%
	# OF CONTRACTS	1	5	-80%
	NEW LISTINGS	6	1	500%

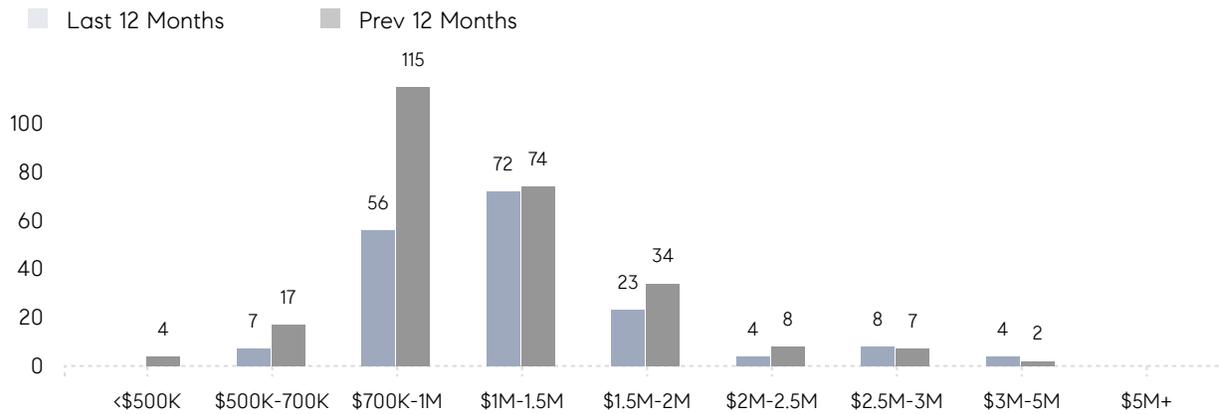
Upper Saddle River

JANUARY 2023

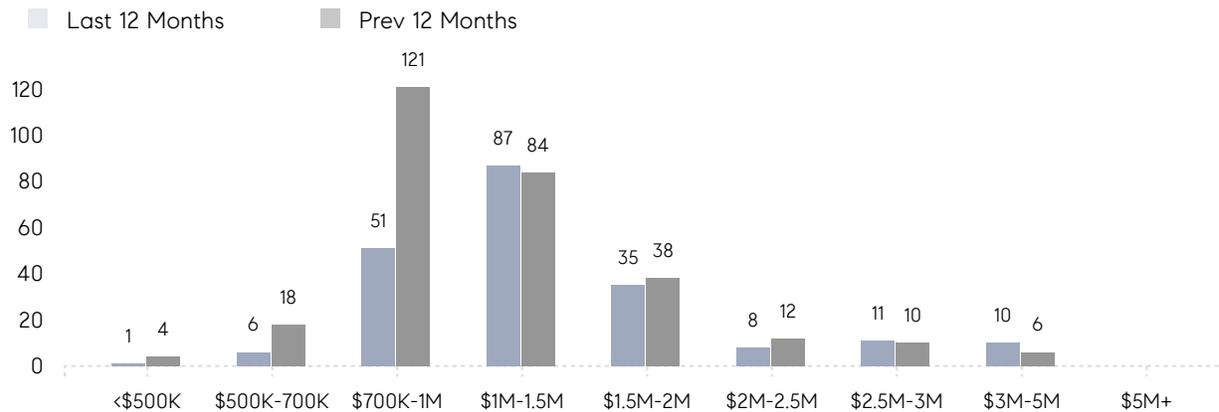
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Waldwick

JANUARY 2023

UNDER CONTRACT

5
Total
Properties

\$490K
Average
Price

\$519K
Median
Price

-29%
Decrease From
Jan 2022

4%
Increase From
Jan 2022

8%
Increase From
Jan 2022

UNITS SOLD

3
Total
Properties

\$530K
Average
Price

\$535K
Median
Price

-73%
Decrease From
Jan 2022

18%
Increase From
Jan 2022

20%
Increase From
Jan 2022

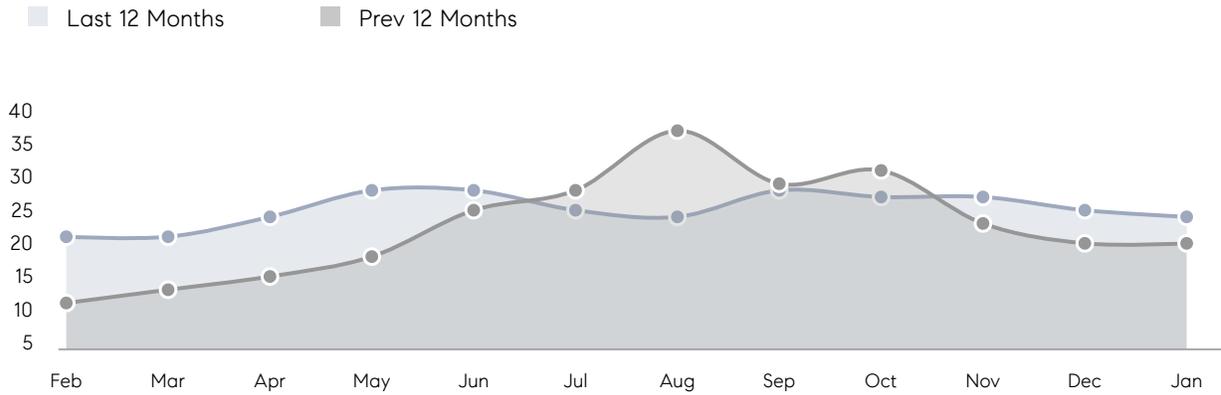
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	14	25	-44%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$530,000	\$448,636	18.1%
	# OF CONTRACTS	5	7	-28.6%
	NEW LISTINGS	4	8	-50%
Houses	AVERAGE DOM	14	28	-50%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$530,000	\$465,000	14%
	# OF CONTRACTS	5	7	-29%
	NEW LISTINGS	3	8	-62%
Condo/Co-op/TH	AVERAGE DOM	-	12	-
	% OF ASKING PRICE	-	100%	
	AVERAGE SOLD PRICE	-	\$375,000	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	1	0	0%

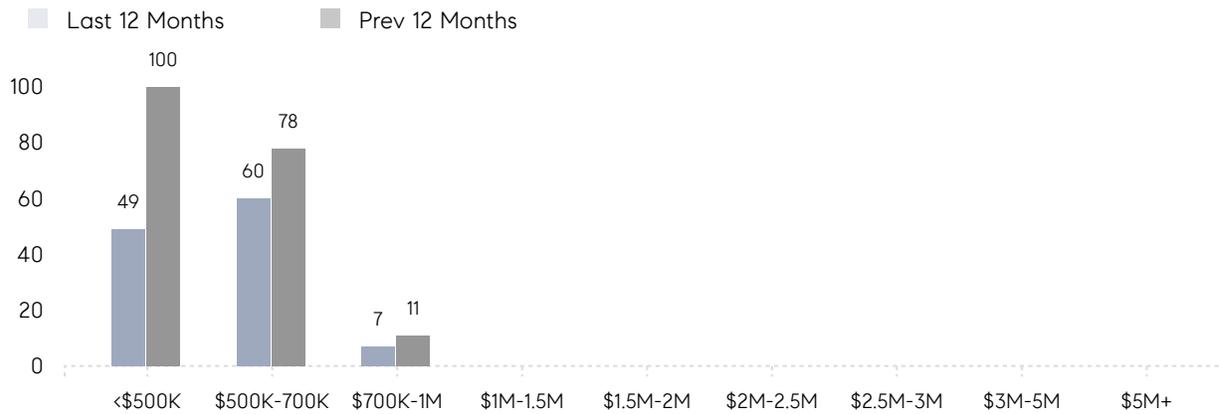
Waldwick

JANUARY 2023

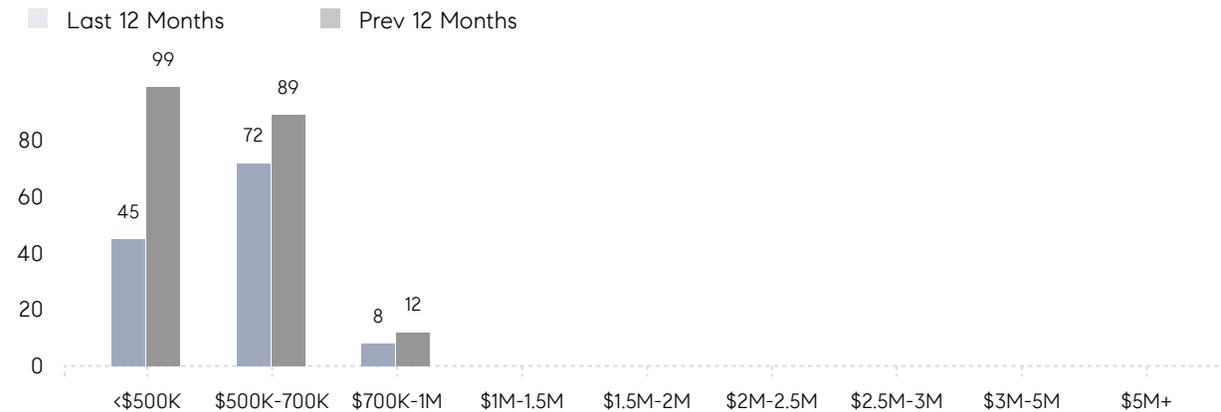
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Wallington

JANUARY 2023

UNDER CONTRACT

3 **\$377K** **\$395K**

Total Average Median
Properties Price Price

-25% **-31%** **-4%**

Decrease From Decrease From Decrease From
Jan 2022 Jan 2022 Jan 2022

UNITS SOLD

0 - -

Total Average Median
Properties Price Price

0% - -

Change From Change From Change From
Jan 2022 Jan 2022 Jan 2022

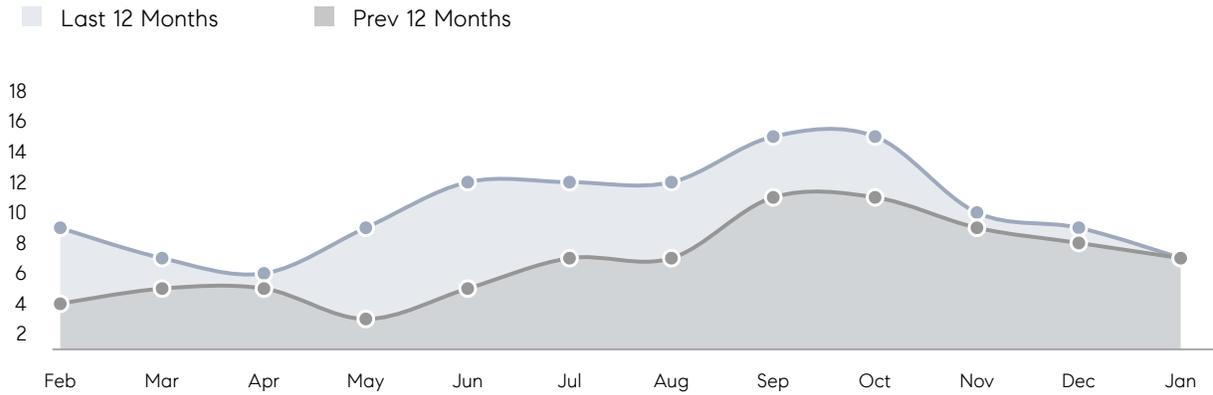
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	-	52	-
	% OF ASKING PRICE	-	94%	
	AVERAGE SOLD PRICE	-	\$685,250	-
	# OF CONTRACTS	3	4	-25.0%
	NEW LISTINGS	1	1	0%
Houses	AVERAGE DOM	-	52	-
	% OF ASKING PRICE	-	94%	
	AVERAGE SOLD PRICE	-	\$685,250	-
	# OF CONTRACTS	2	4	-50%
	NEW LISTINGS	0	1	0%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	1	0	0%
	NEW LISTINGS	1	0	0%

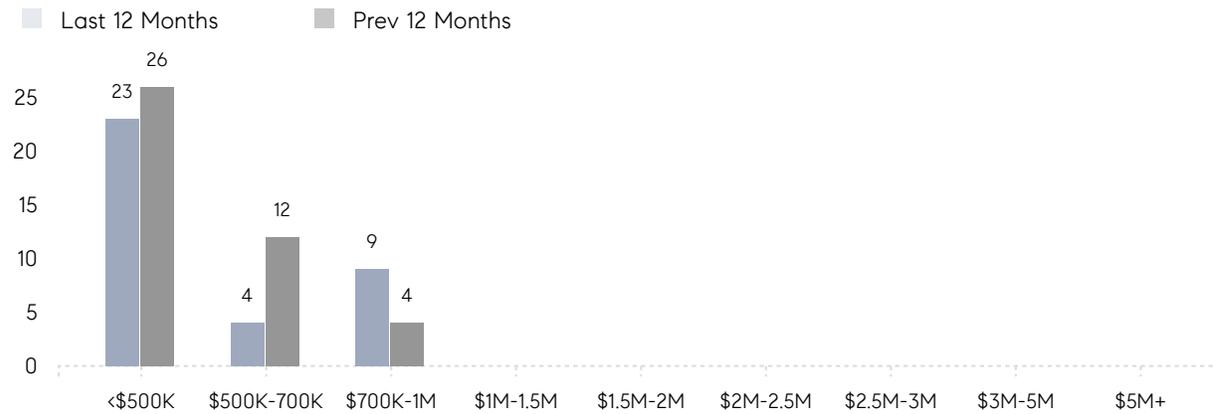
Wallington

JANUARY 2023

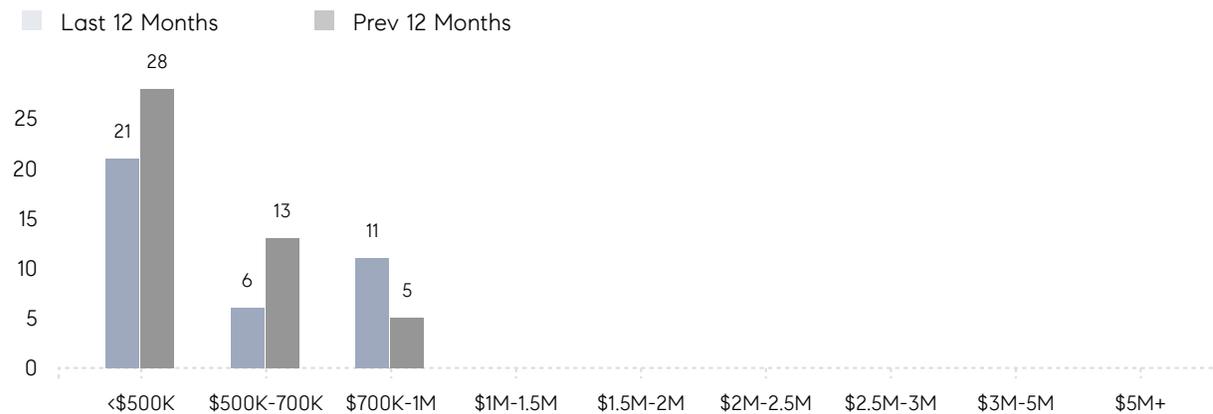
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Washington Township

JANUARY 2023

UNDER CONTRACT

13
Total
Properties

\$592K
Average
Price

\$649K
Median
Price

-19%
Decrease From
Jan 2022

-12%
Decrease From
Jan 2022

9%
Increase From
Jan 2022

UNITS SOLD

9
Total
Properties

\$509K
Average
Price

\$500K
Median
Price

-59%
Decrease From
Jan 2022

3%
Increase From
Jan 2022

5%
Increase From
Jan 2022

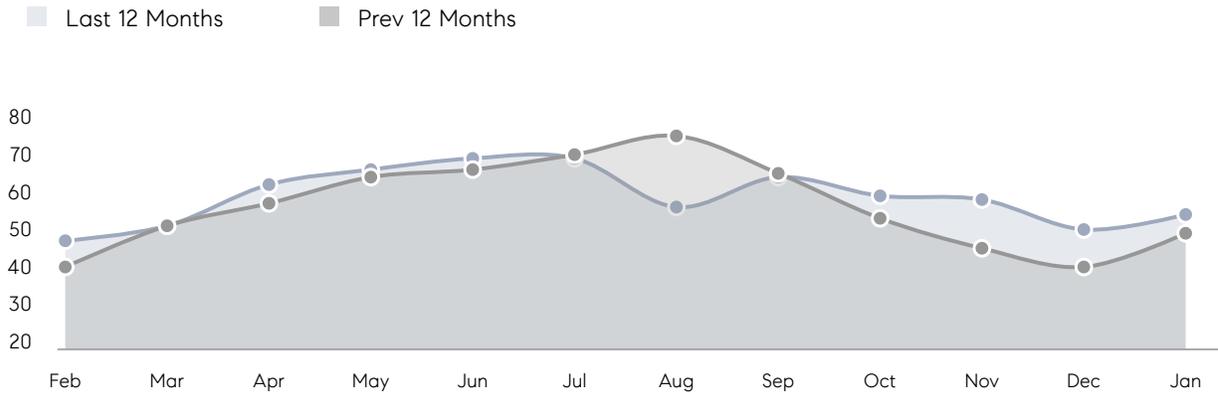
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	55	27	104%
	% OF ASKING PRICE	100%	104%	
	AVERAGE SOLD PRICE	\$509,468	\$495,808	2.8%
	# OF CONTRACTS	13	16	-18.7%
	NEW LISTINGS	19	31	-39%
Houses	AVERAGE DOM	67	25	168%
	% OF ASKING PRICE	100%	105%	
	AVERAGE SOLD PRICE	\$561,458	\$558,048	1%
	# OF CONTRACTS	11	14	-21%
	NEW LISTINGS	13	27	-52%
Condo/Co-op/TH	AVERAGE DOM	14	32	-56%
	% OF ASKING PRICE	101%	101%	
	AVERAGE SOLD PRICE	\$327,500	\$329,833	-1%
	# OF CONTRACTS	2	2	0%
	NEW LISTINGS	6	4	50%

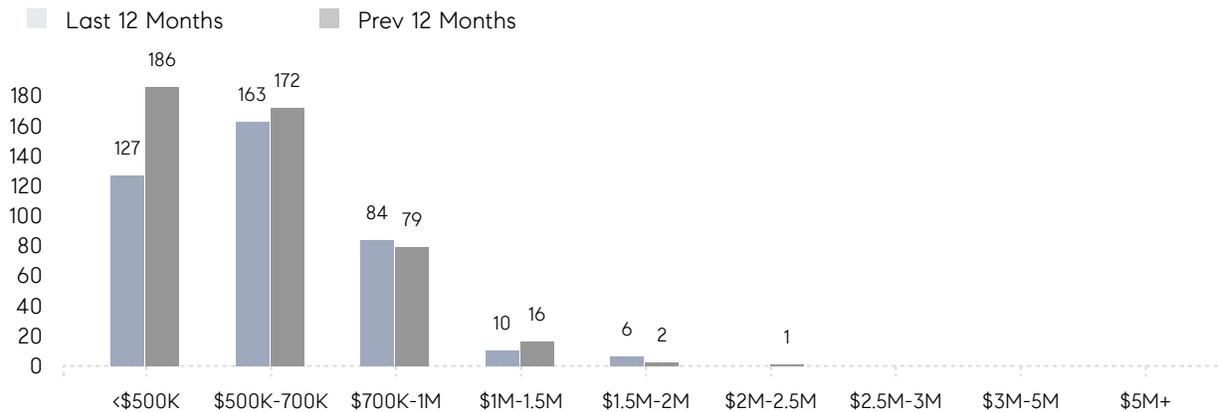
Washington Township

JANUARY 2023

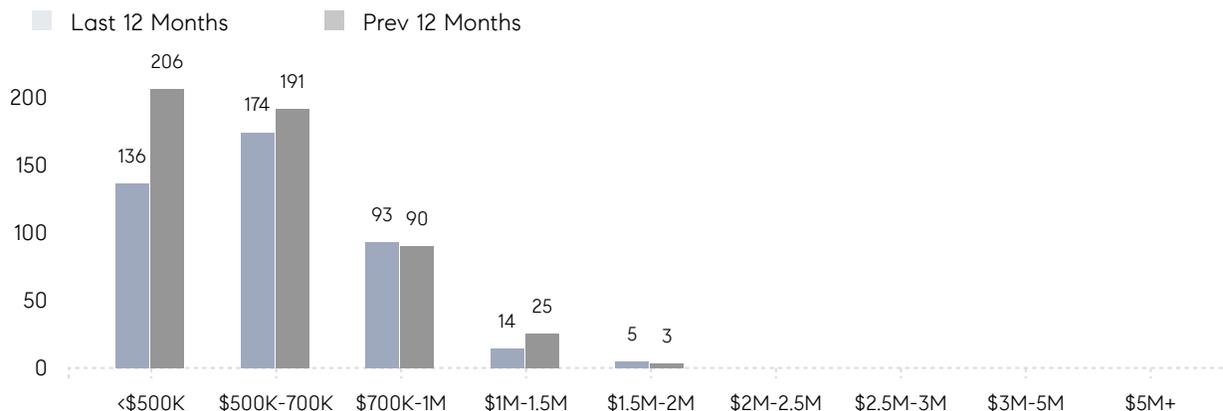
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Westwood

JANUARY 2023

UNDER CONTRACT

4
Total
Properties

\$621K
Average
Price

\$598K
Median
Price

-60%
Decrease From
Jan 2022

28%
Increase From
Jan 2022

60%
Increase From
Jan 2022

UNITS SOLD

5
Total
Properties

\$517K
Average
Price

\$540K
Median
Price

-37%
Decrease From
Jan 2022

6%
Increase From
Jan 2022

17%
Increase From
Jan 2022

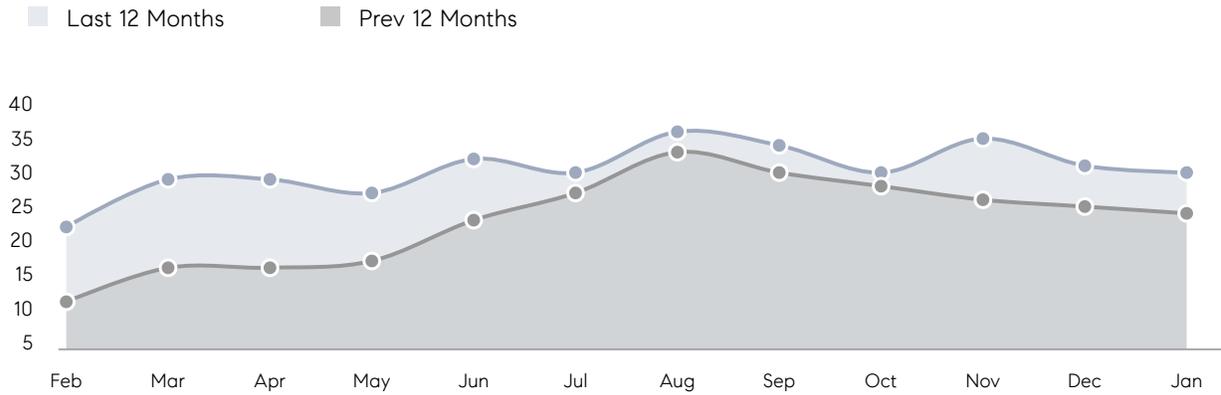
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	24	39	-38%
	% OF ASKING PRICE	98%	97%	
	AVERAGE SOLD PRICE	\$517,800	\$490,713	5.5%
	# OF CONTRACTS	4	10	-60.0%
	NEW LISTINGS	4	10	-60%
Houses	AVERAGE DOM	24	39	-38%
	% OF ASKING PRICE	98%	97%	
	AVERAGE SOLD PRICE	\$517,800	\$490,713	6%
	# OF CONTRACTS	4	8	-50%
	NEW LISTINGS	4	8	-50%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	2	0%
	NEW LISTINGS	0	2	0%

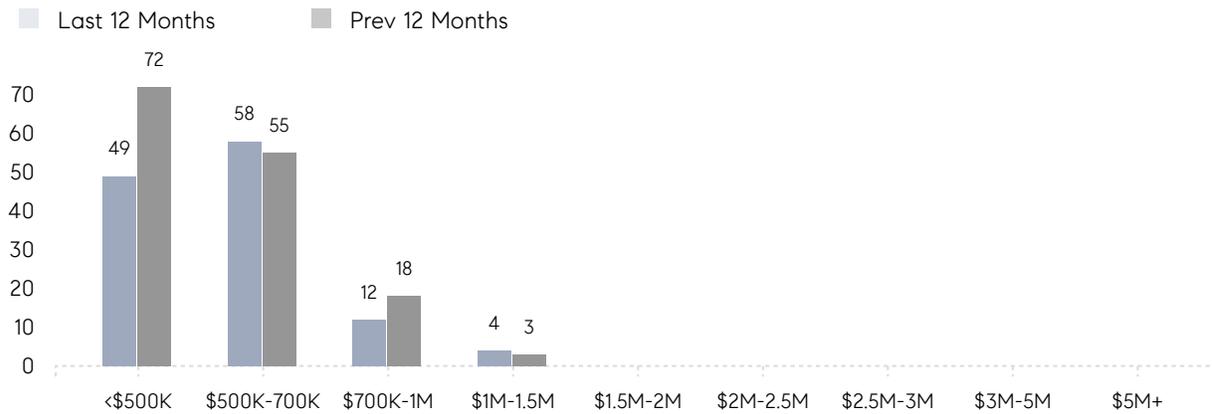
Westwood

JANUARY 2023

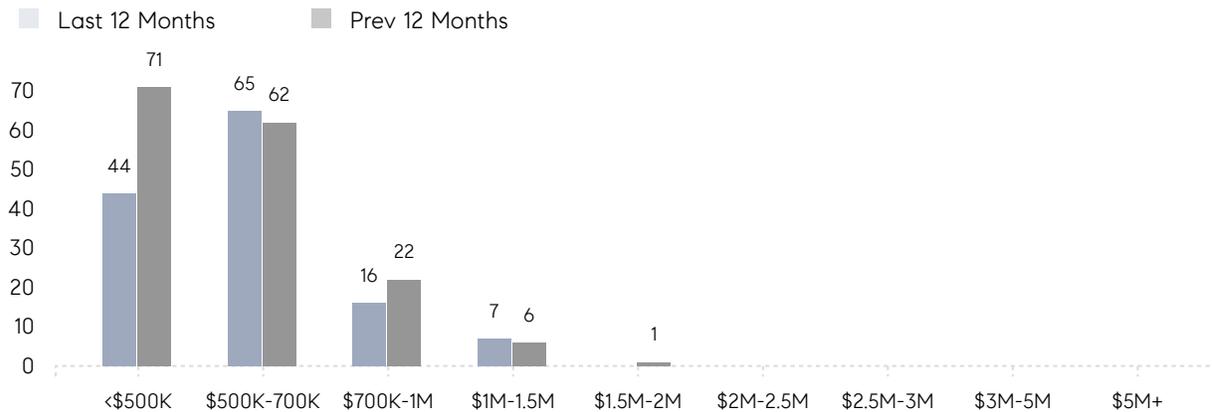
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Woodcliff Lake

JANUARY 2023

UNDER CONTRACT

3	\$824K	\$899K
Total Properties	Average Price	Median Price
-40%	-20%	-14%
Decrease From Jan 2022	Decrease From Jan 2022	Decrease From Jan 2022

UNITS SOLD

4	\$1.1M	\$1.2M
Total Properties	Average Price	Median Price
-20%	4%	10%
Decrease From Jan 2022	Increase From Jan 2022	Increase From Jan 2022

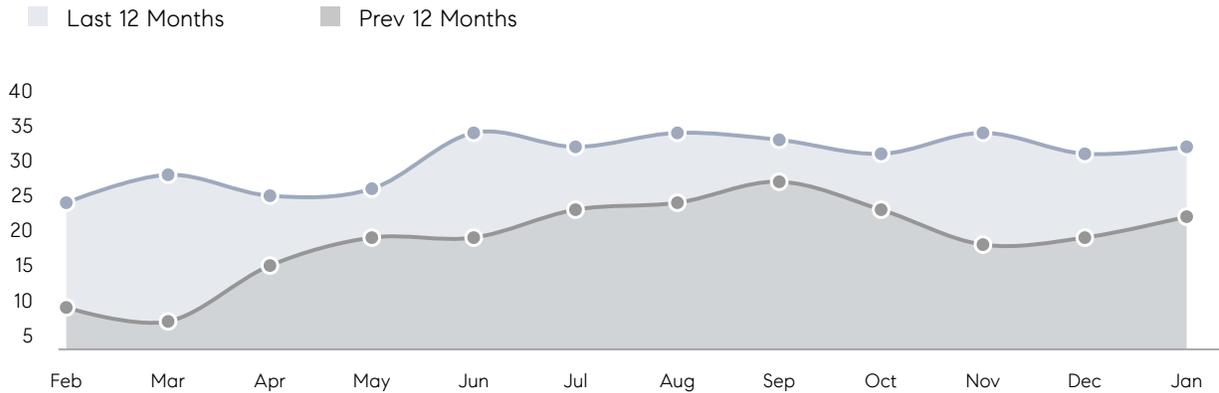
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	26	95	-73%
	% OF ASKING PRICE	105%	97%	
	AVERAGE SOLD PRICE	\$1,198,500	\$1,147,000	4.5%
	# OF CONTRACTS	3	5	-40.0%
	NEW LISTINGS	5	9	-44%
Houses	AVERAGE DOM	26	95	-73%
	% OF ASKING PRICE	105%	97%	
	AVERAGE SOLD PRICE	\$1,198,500	\$1,147,000	4%
	# OF CONTRACTS	3	5	-40%
	NEW LISTINGS	5	9	-44%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

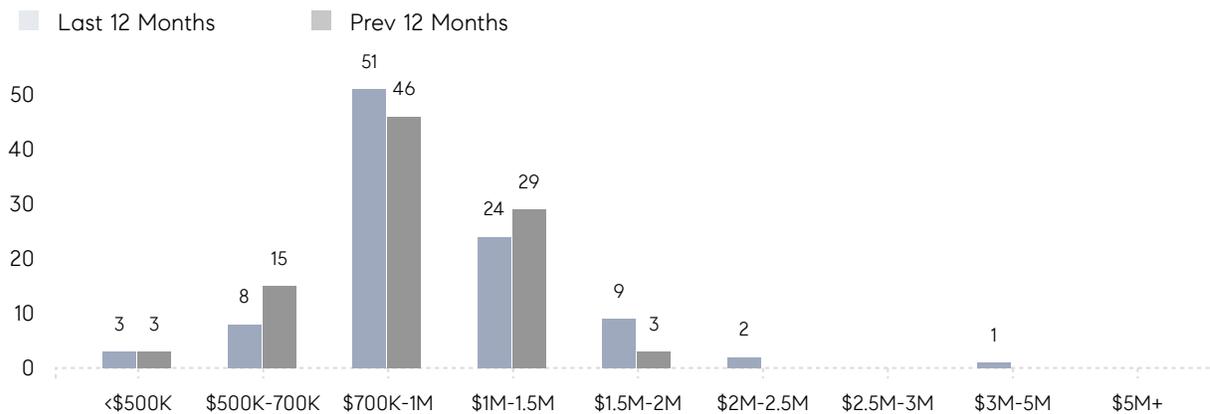
Woodcliff Lake

JANUARY 2023

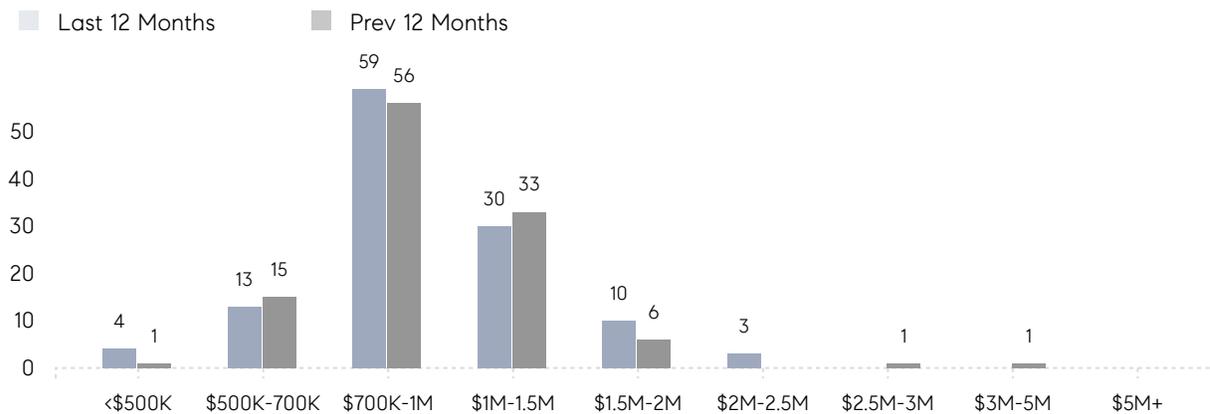
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Wood-Ridge

JANUARY 2023

UNDER CONTRACT

8
Total
Properties

\$586K
Average
Price

\$533K
Median
Price

-20%
Decrease From
Jan 2022

16%
Increase From
Jan 2022

7%
Increase From
Jan 2022

UNITS SOLD

6
Total
Properties

\$589K
Average
Price

\$658K
Median
Price

-62%
Decrease From
Jan 2022

5%
Increase From
Jan 2022

17%
Increase From
Jan 2022

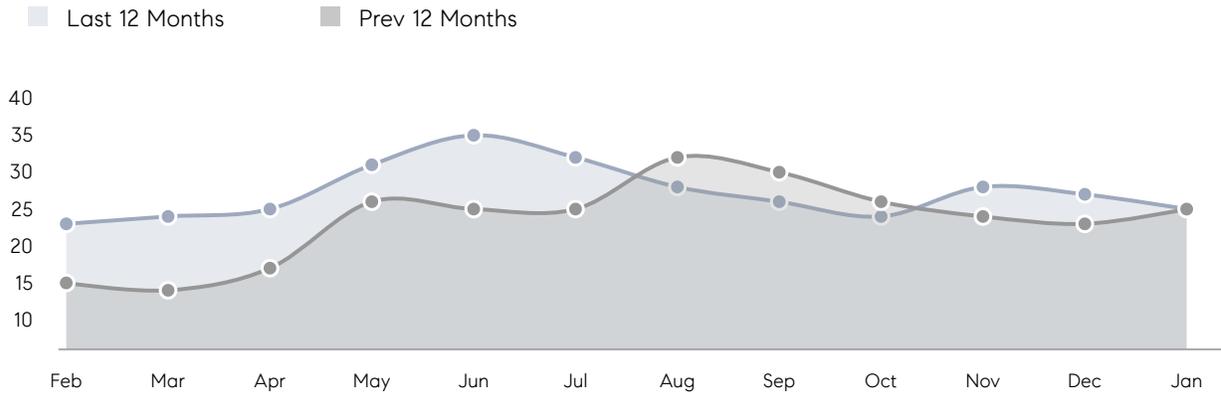
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	22	32	-31%
	% OF ASKING PRICE	102%	101%	
	AVERAGE SOLD PRICE	\$589,358	\$559,652	5.3%
	# OF CONTRACTS	8	10	-20.0%
	NEW LISTINGS	6	11	-45%
Houses	AVERAGE DOM	49	28	75%
	% OF ASKING PRICE	94%	103%	
	AVERAGE SOLD PRICE	\$635,000	\$531,667	19%
	# OF CONTRACTS	4	4	0%
	NEW LISTINGS	4	4	0%
Condo/Co-op/TH	AVERAGE DOM	17	34	-50%
	% OF ASKING PRICE	103%	100%	
	AVERAGE SOLD PRICE	\$580,229	\$576,443	1%
	# OF CONTRACTS	4	6	-33%
	NEW LISTINGS	2	7	-71%

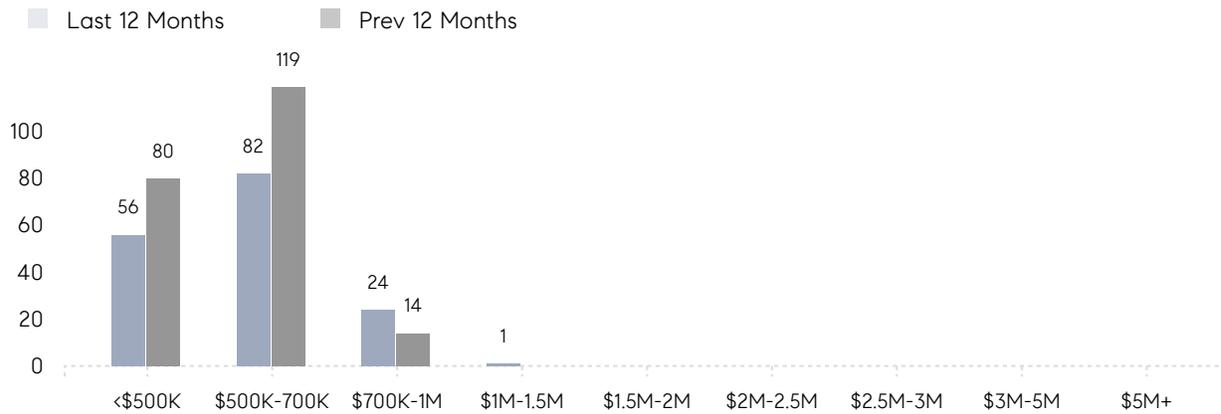
Wood-Ridge

JANUARY 2023

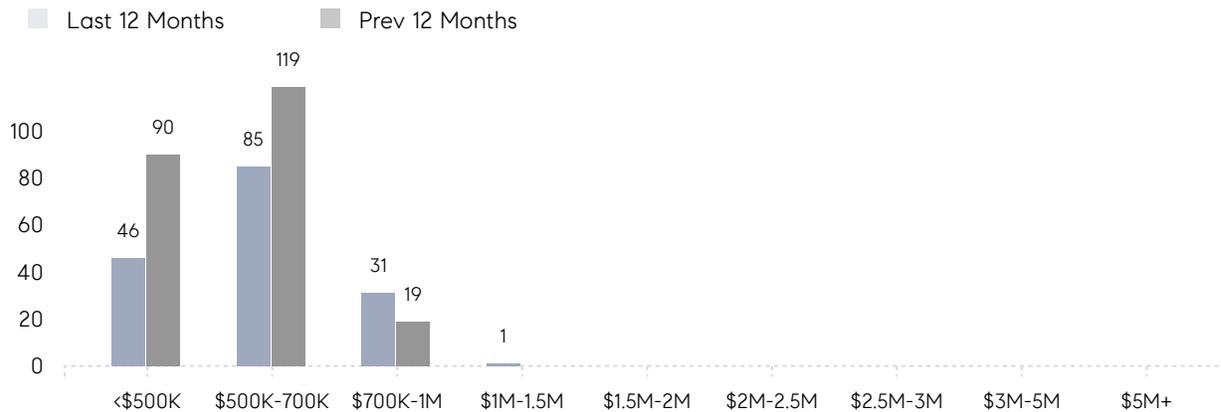
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Wyckoff

JANUARY 2023

UNDER CONTRACT

12
Total
Properties

\$838K
Average
Price

\$730K
Median
Price

20%
Increase From
Jan 2022

-6%
Decrease From
Jan 2022

-9%
Decrease From
Jan 2022

UNITS SOLD

7
Total
Properties

\$1.1M
Average
Price

\$975K
Median
Price

-46%
Decrease From
Jan 2022

25%
Increase From
Jan 2022

13%
Increase From
Jan 2022

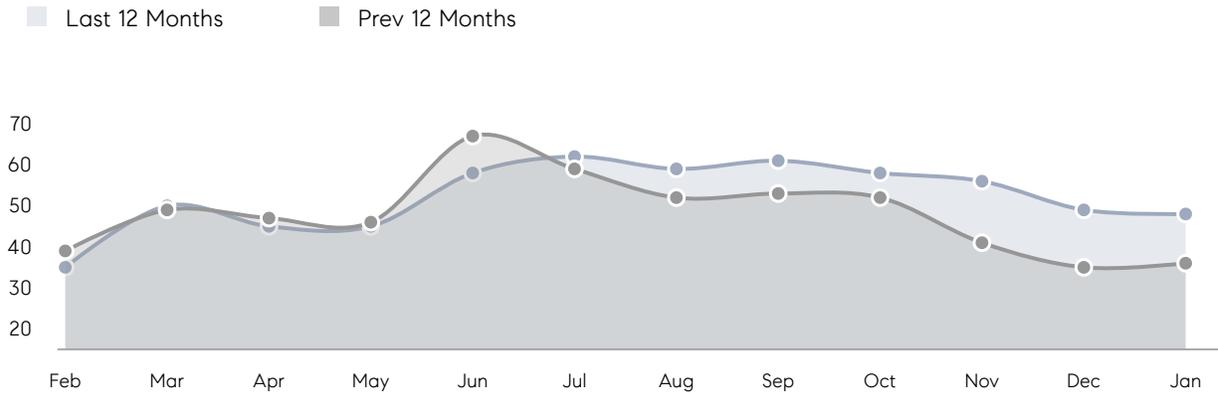
Property Statistics

		Jan 2023	Jan 2022	% Change
Overall	AVERAGE DOM	59	46	28%
	% OF ASKING PRICE	97%	104%	
	AVERAGE SOLD PRICE	\$1,181,714	\$941,962	25.5%
	# OF CONTRACTS	12	10	20.0%
	NEW LISTINGS	10	9	11%
Houses	AVERAGE DOM	54	47	15%
	% OF ASKING PRICE	97%	104%	
	AVERAGE SOLD PRICE	\$1,258,667	\$960,542	31%
	# OF CONTRACTS	11	9	22%
	NEW LISTINGS	9	9	0%
Condo/Co-op/TH	AVERAGE DOM	94	29	224%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$720,000	\$719,000	0%
	# OF CONTRACTS	1	1	0%
	NEW LISTINGS	1	0	0%

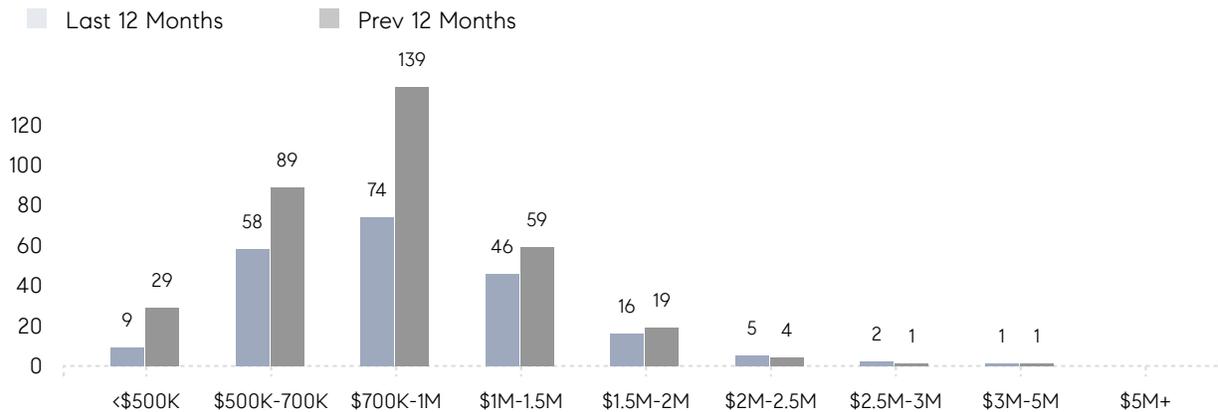
Wyckoff

JANUARY 2023

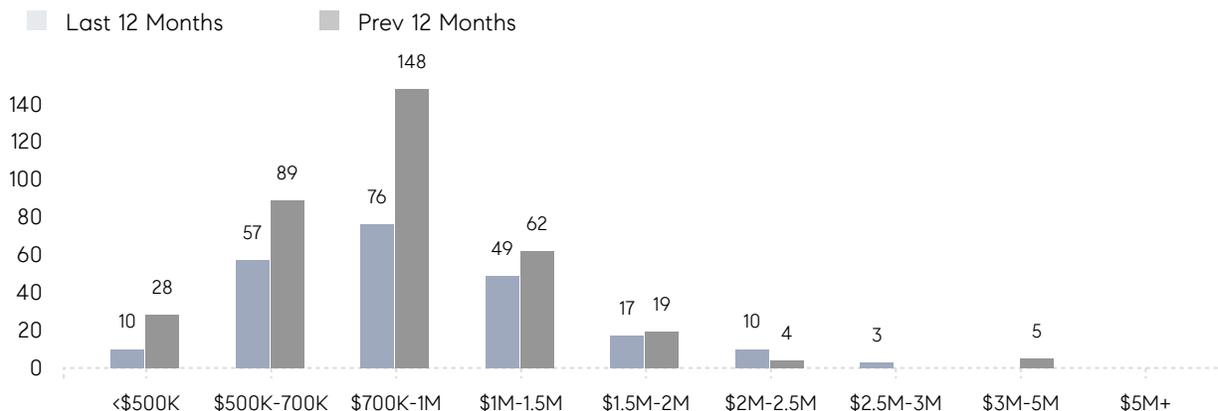
Monthly Inventory

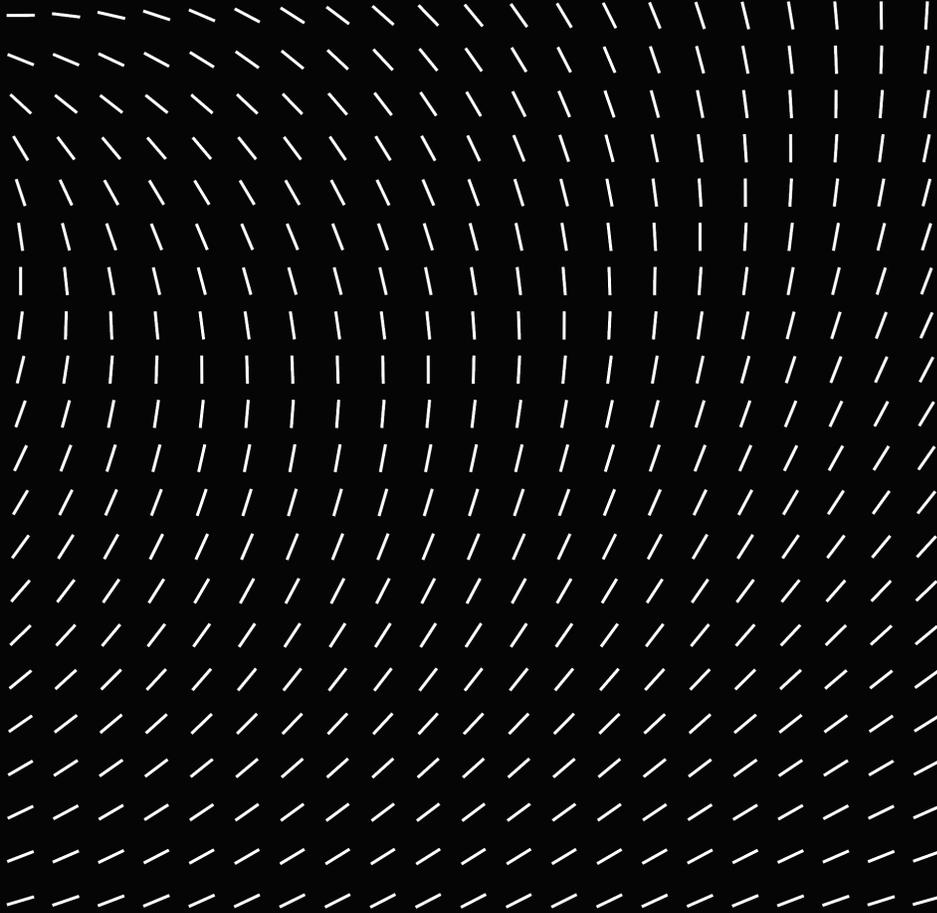


Contracts By Price Range



Listings By Price Range





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Allendale

JANUARY 2023



\$754K

Average
Sales Price

-33%

Decrease In Sales
From Jan 2022

\$695K

Median
Sales Price

350%

Increase In Contracts
From Jan 2022

102%

Average %
Of Asking Price

-17%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Alpine

JANUARY 2023



\$2.5M

Average
Sales Price

-60%

Decrease In Sales
From Jan 2022

\$2.5M

Median
Sales Price

-75%

Decrease In Contracts
From Jan 2022

81%

Average %
Of Asking Price

-81%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Bergenfield

JANUARY 2023



\$490K

Average
Sales Price

-19%

Decrease In Sales
From Jan 2022

\$475K

Median
Sales Price

-57%

Decrease In Contracts
From Jan 2022

96%

Average %
Of Asking Price

40%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Bogota

JANUARY 2023



\$470K

Average
Sales Price

-78%

Decrease In Sales
From Jan 2022

\$470K

Median
Sales Price

50%

Increase In Contracts
From Jan 2022

103%

Average %
Of Asking Price

-58%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Carlstadt

JANUARY 2023



—

Average
Sales Price

0%

Change In Sales
From Jan 2022

—

Median
Sales Price

-50%

Decrease In Contracts
From Jan 2022

—

Average %
Of Asking Price

—

Change In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Cliffside Park

JANUARY 2023



\$647K

Average
Sales Price

-45%

Decrease In Sales
From Jan 2022

\$600K

Median
Sales Price

-46%

Decrease In Contracts
From Jan 2022

96%

Average %
Of Asking Price

-31%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Closter

JANUARY 2023



\$983K

Average
Sales Price

-33%

Decrease In Sales
From Jan 2022

\$902K

Median
Sales Price

-60%

Decrease In Contracts
From Jan 2022

91%

Average %
Of Asking Price

-44%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Cresskill

JANUARY 2023



\$1.0M

Average
Sales Price

-75%

Decrease In Sales
From Jan 2022

\$627K

Median
Sales Price

-10%

Decrease In Contracts
From Jan 2022

92%

Average %
Of Asking Price

26%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Demarest

JANUARY 2023



—

Average
Sales Price

0%

Change In Sales
From Jan 2022

—

Median
Sales Price

-40%

Decrease In Contracts
From Jan 2022

—

Average %
Of Asking Price

—

Change In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Dumont

JANUARY 2023



\$500K

Average
Sales Price

-54%

Decrease In Sales
From Jan 2022

\$527K

Median
Sales Price

25%

Increase In Contracts
From Jan 2022

104%

Average %
Of Asking Price

8%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Edgewater

JANUARY 2023



\$631K

Average
Sales Price

-60%

Decrease In Sales
From Jan 2022

\$460K

Median
Sales Price

-35%

Decrease In Contracts
From Jan 2022

92%

Average %
Of Asking Price

-6%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Elmwood Park

JANUARY 2023



\$432K

Average
Sales Price

-47%

Decrease In Sales
From Jan 2022

\$465K

Median
Sales Price

-71%

Decrease In Contracts
From Jan 2022

97%

Average %
Of Asking Price

-24%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Emerson

JANUARY 2023



\$666K

Average
Sales Price

-17%

Decrease In Sales
From Jan 2022

\$595K

Median
Sales Price

-33%

Decrease In Contracts
From Jan 2022

98%

Average %
Of Asking Price

109%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Englewood

JANUARY 2023



\$560K

Average
Sales Price

5%

Increase In Sales
From Jan 2022

\$395K

Median
Sales Price

21%

Increase In Contracts
From Jan 2022

94%

Average %
Of Asking Price

64%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Englewood Cliffs

JANUARY 2023



\$1.5M

Average
Sales Price

-57%

Decrease In Sales
From Jan 2022

\$1.2M

Median
Sales Price

25%

Increase In Contracts
From Jan 2022

100%

Average %
Of Asking Price

24%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Fair Lawn

JANUARY 2023



\$558K

Average
Sales Price

-28%

Decrease In Sales
From Jan 2022

\$552K

Median
Sales Price

-25%

Decrease In Contracts
From Jan 2022

100%

Average %
Of Asking Price

-3%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Fairview

JANUARY 2023



\$551K

Average
Sales Price

-62%

Decrease In Sales
From Jan 2022

\$505K

Median
Sales Price

-57%

Decrease In Contracts
From Jan 2022

103%

Average %
Of Asking Price

-39%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Fort Lee

JANUARY 2023



\$299K

Average
Sales Price

-33%

Decrease In Sales
From Jan 2022

\$188K

Median
Sales Price

-42%

Decrease In Contracts
From Jan 2022

94%

Average %
Of Asking Price

-24%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Franklin Lakes

JANUARY 2023



\$1.5M

Average
Sales Price

-14%

Decrease In Sales
From Jan 2022

\$1.5M

Median
Sales Price

-17%

Decrease In Contracts
From Jan 2022

96%

Average %
Of Asking Price

54%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Garfield City

JANUARY 2023



\$486K

Average
Sales Price

-36%

Decrease In Sales
From Jan 2022

\$475K

Median
Sales Price

-62%

Decrease In Contracts
From Jan 2022

100%

Average %
Of Asking Price

53%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Glen Rock

JANUARY 2023



\$785K

Average
Sales Price

-65%

Decrease In Sales
From Jan 2022

\$742K

Median
Sales Price

-30%

Decrease In Contracts
From Jan 2022

106%

Average %
Of Asking Price

23%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Hackensack

JANUARY 2023



\$331K

Average
Sales Price

-50%

Decrease In Sales
From Jan 2022

\$325K

Median
Sales Price

-40%

Decrease In Contracts
From Jan 2022

98%

Average %
Of Asking Price

39%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Haworth

JANUARY 2023



\$715K

Average
Sales Price

-60%

Decrease In Sales
From Jan 2022

\$715K

Median
Sales Price

67%

Increase In Contracts
From Jan 2022

101%

Average %
Of Asking Price

-27%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Harrington Park

JANUARY 2023



\$873K

Average
Sales Price

-25%

Decrease In Sales
From Jan 2022

\$995K

Median
Sales Price

-29%

Decrease In Contracts
From Jan 2022

99%

Average %
Of Asking Price

-59%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Hasbrouck Heights

JANUARY 2023



\$560K

Average
Sales Price

-77%

Decrease In Sales
From Jan 2022

\$530K

Median
Sales Price

0%

Change In Contracts
From Jan 2022

102%

Average %
Of Asking Price

-22%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Hillsdale

JANUARY 2023



\$649K

Average
Sales Price

-9%

Decrease In Sales
From Jan 2022

\$607K

Median
Sales Price

-29%

Decrease In Contracts
From Jan 2022

98%

Average %
Of Asking Price

20%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Ho-Ho-Kus

JANUARY 2023



\$1.1M

Average
Sales Price

100%

Increase In Sales
From Jan 2022

\$1.0M

Median
Sales Price

50%

Increase In Contracts
From Jan 2022

100%

Average %
Of Asking Price

185%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Leonia

JANUARY 2023



\$733K

Average
Sales Price

-77%

Decrease In Sales
From Jan 2022

\$450K

Median
Sales Price

-14%

Decrease In Contracts
From Jan 2022

95%

Average %
Of Asking Price

-17%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Little Ferry

JANUARY 2023



\$353K

Average
Sales Price

-57%

Decrease In Sales
From Jan 2022

\$255K

Median
Sales Price

-29%

Decrease In Contracts
From Jan 2022

96%

Average %
Of Asking Price

152%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Lodi

JANUARY 2023



\$468K

Average
Sales Price

-57%

Decrease In Sales
From Jan 2022

\$495K

Median
Sales Price

-17%

Decrease In Contracts
From Jan 2022

95%

Average %
Of Asking Price

126%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Lyndhurst

JANUARY 2023



\$544K

Average
Sales Price

-47%

Decrease In Sales
From Jan 2022

\$527K

Median
Sales Price

-8%

Decrease In Contracts
From Jan 2022

100%

Average %
Of Asking Price

-40%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Mahwah

JANUARY 2023



\$697K

Average
Sales Price

-64%

Decrease In Sales
From Jan 2022

\$593K

Median
Sales Price

-26%

Decrease In Contracts
From Jan 2022

98%

Average %
Of Asking Price

-47%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Maywood

JANUARY 2023



\$542K

Average
Sales Price

-29%

Decrease In Sales
From Jan 2022

\$550K

Median
Sales Price

200%

Increase In Contracts
From Jan 2022

103%

Average %
Of Asking Price

-59%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Midland Park

JANUARY 2023



\$563K

Average
Sales Price

-37%

Decrease In Sales
From Jan 2022

\$605K

Median
Sales Price

0%

Change In Contracts
From Jan 2022

103%

Average %
Of Asking Price

-50%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Montvale

JANUARY 2023



\$791K

Average
Sales Price

-56%

Decrease In Sales
From Jan 2022

\$730K

Median
Sales Price

50%

Increase In Contracts
From Jan 2022

103%

Average %
Of Asking Price

-59%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Moonachie

JANUARY 2023



\$587K

Average
Sales Price

-33%

Decrease In Sales
From Jan 2022

\$587K

Median
Sales Price

0%

Change In Contracts
From Jan 2022

93%

Average %
Of Asking Price

235%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

New Milford

JANUARY 2023



\$612K

Average
Sales Price

-33%

Decrease In Sales
From Jan 2022

\$614K

Median
Sales Price

-43%

Decrease In Contracts
From Jan 2022

95%

Average %
Of Asking Price

81%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

North Arlington

JANUARY 2023



\$493K

Average
Sales Price

-64%

Decrease In Sales
From Jan 2022

\$495K

Median
Sales Price

17%

Increase In Contracts
From Jan 2022

100%

Average %
Of Asking Price

-52%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

North Bergen

JANUARY 2023



\$432K

Average
Sales Price

-57%

Decrease In Sales
From Jan 2022

\$380K

Median
Sales Price

-27%

Decrease In Contracts
From Jan 2022

98%

Average %
Of Asking Price

-12%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Northvale

JANUARY 2023



\$666K

Average
Sales Price

-33%

Decrease In Sales
From Jan 2022

\$685K

Median
Sales Price

-20%

Decrease In Contracts
From Jan 2022

103%

Average %
Of Asking Price

-5%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Norwood

JANUARY 2023



\$651K

Average
Sales Price

-83%

Decrease In Sales
From Jan 2022

\$651K

Median
Sales Price

100%

Increase In Contracts
From Jan 2022

91%

Average %
Of Asking Price

280%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Oakland

JANUARY 2023



\$508K

Average
Sales Price

-57%

Decrease In Sales
From Jan 2022

\$530K

Median
Sales Price

80%

Increase In Contracts
From Jan 2022

99%

Average %
Of Asking Price

111%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Old Tappan

JANUARY 2023



\$903K

Average
Sales Price

-14%

Decrease In Sales
From Jan 2022

\$895K

Median
Sales Price

433%

Increase In Contracts
From Jan 2022

106%

Average %
Of Asking Price

-18%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Oradell

JANUARY 2023



\$711K

Average
Sales Price

0%

Change In Sales
From Jan 2022

\$745K

Median
Sales Price

0%

Change In Contracts
From Jan 2022

104%

Average %
Of Asking Price

-76%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Palisades Park

JANUARY 2023



\$1.0M

Average
Sales Price

-70%

Decrease In Sales
From Jan 2022

\$1.1M

Median
Sales Price

-80%

Decrease In Contracts
From Jan 2022

92%

Average %
Of Asking Price

52%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Paramus

JANUARY 2023



\$901K

Average
Sales Price

-33%

Decrease In Sales
From Jan 2022

\$795K

Median
Sales Price

-11%

Decrease In Contracts
From Jan 2022

98%

Average %
Of Asking Price

-13%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Park Ridge

JANUARY 2023



\$690K

Average
Sales Price

-82%

Decrease In Sales
From Jan 2022

\$690K

Median
Sales Price

400%

Increase In Contracts
From Jan 2022

95%

Average %
Of Asking Price

21%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Ramsey

JANUARY 2023



\$648K

Average
Sales Price

-23%

Decrease In Sales
From Jan 2022

\$632K

Median
Sales Price

-59%

Decrease In Contracts
From Jan 2022

102%

Average %
Of Asking Price

-30%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Ridgefield

JANUARY 2023



—

Average
Sales Price

0%

Change In Sales
From Jan 2022

—

Median
Sales Price

-75%

Decrease In Contracts
From Jan 2022

—

Average %
Of Asking Price

—

Change In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Ridgefield Park

JANUARY 2023



\$371K

Average
Sales Price

-44%

Decrease In Sales
From Jan 2022

\$410K

Median
Sales Price

0%

Change In Contracts
From Jan 2022

95%

Average %
Of Asking Price

139%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Ridgewood

JANUARY 2023



\$1.0M

Average
Sales Price

-43%

Decrease In Sales
From Jan 2022

\$1.0M

Median
Sales Price

-38%

Decrease In Contracts
From Jan 2022

99%

Average %
Of Asking Price

-28%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

River Edge

JANUARY 2023



\$704K

Average
Sales Price

-12%

Decrease In Sales
From Jan 2022

\$640K

Median
Sales Price

-64%

Decrease In Contracts
From Jan 2022

96%

Average %
Of Asking Price

-16%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

River Vale

JANUARY 2023



\$909K

Average
Sales Price

-33%

Decrease In Sales
From Jan 2022

\$891K

Median
Sales Price

-64%

Decrease In Contracts
From Jan 2022

96%

Average %
Of Asking Price

-33%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Rochelle Park

JANUARY 2023



\$486K

Average
Sales Price

50%

Increase In Sales
From Jan 2022

\$483K

Median
Sales Price

100%

Increase In Contracts
From Jan 2022

99%

Average %
Of Asking Price

-4%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Rutherford

JANUARY 2023



\$551K

Average
Sales Price

-69%

Decrease In Sales
From Jan 2022

\$595K

Median
Sales Price

-39%

Decrease In Contracts
From Jan 2022

98%

Average %
Of Asking Price

-39%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Saddle Brook

JANUARY 2023



\$475K

Average
Sales Price

43%

Increase In Sales
From Jan 2022

\$445K

Median
Sales Price

71%

Increase In Contracts
From Jan 2022

101%

Average %
Of Asking Price

64%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Saddle River

JANUARY 2023



\$2.5M

Average
Sales Price

50%

Increase In Sales
From Jan 2022

\$1.7M

Median
Sales Price

133%

Increase In Contracts
From Jan 2022

92%

Average %
Of Asking Price

-13%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Teaneck

JANUARY 2023



\$575K

Average
Sales Price

-48%

Decrease In Sales
From Jan 2022

\$515K

Median
Sales Price

-21%

Decrease In Contracts
From Jan 2022

97%

Average %
Of Asking Price

69%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Tenafly

JANUARY 2023



\$1.1M

Average
Sales Price

-23%

Decrease In Sales
From Jan 2022

\$1.0M

Median
Sales Price

-62%

Decrease In Contracts
From Jan 2022

98%

Average %
Of Asking Price

2%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Upper Saddle River

JANUARY 2023



\$1.1M

Average
Sales Price

-22%

Decrease In Sales
From Jan 2022

\$1.0M

Median
Sales Price

-37%

Decrease In Contracts
From Jan 2022

106%

Average %
Of Asking Price

-72%

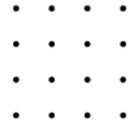
Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Waldwick

JANUARY 2023



\$530K

Average
Sales Price

-73%

Decrease In Sales
From Jan 2022

\$535K

Median
Sales Price

-29%

Decrease In Contracts
From Jan 2022

98%

Average %
Of Asking Price

-44%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Wallington

JANUARY 2023



—

Average
Sales Price

0%

Change In Sales
From Jan 2022

—

Median
Sales Price

-25%

Decrease In Contracts
From Jan 2022

—

Average %
Of Asking Price

—

Change In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Washington Township

JANUARY 2023



\$509K

Average
Sales Price

-59%

Decrease In Sales
From Jan 2022

\$500K

Median
Sales Price

-19%

Decrease In Contracts
From Jan 2022

100%

Average %
Of Asking Price

104%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Westwood

JANUARY 2023



\$517K

Average
Sales Price

-37%

Decrease In Sales
From Jan 2022

\$540K

Median
Sales Price

-60%

Decrease In Contracts
From Jan 2022

98%

Average %
Of Asking Price

-38%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Woodcliff Lake

JANUARY 2023



\$1.1M

Average
Sales Price

-20%

Decrease In Sales
From Jan 2022

\$1.2M

Median
Sales Price

-40%

Decrease In Contracts
From Jan 2022

105%

Average %
Of Asking Price

-73%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Wood-Ridge

JANUARY 2023



\$589K

Average
Sales Price

-62%

Decrease In Sales
From Jan 2022

\$658K

Median
Sales Price

-20%

Decrease In Contracts
From Jan 2022

102%

Average %
Of Asking Price

-31%

Decrease In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Wyckoff

JANUARY 2023



\$1.1M

Average
Sales Price

-46%

Decrease In Sales
From Jan 2022

\$975K

Median
Sales Price

20%

Increase In Contracts
From Jan 2022

97%

Average %
Of Asking Price

28%

Increase In
Days On Market
From Jan 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS