



COMPASS

April 2023

Saddle Brook Market Insights

Saddle Brook

APRIL 2023

UNDER CONTRACT

8
Total
Properties

\$470K
Average
Price

\$494K
Median
Price

-43%
Decrease From
Apr 2022

7%
Increase From
Apr 2022

11%
Increase From
Apr 2022

UNITS SOLD

10
Total
Properties

\$501K
Average
Price

\$447K
Median
Price

67%
Increase From
Apr 2022

-1%
Change From
Apr 2022

-10%
Decrease From
Apr 2022

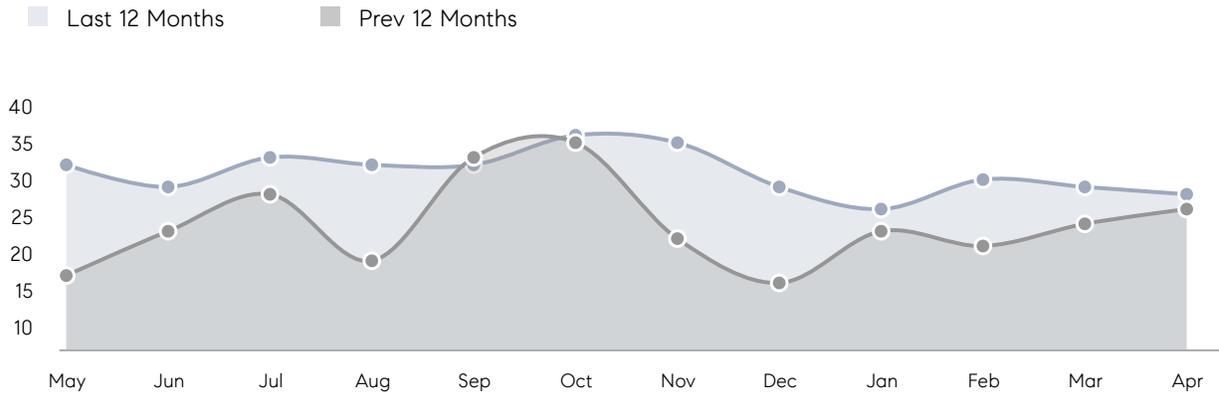
Property Statistics

		Apr 2023	Apr 2022	% Change
Overall	AVERAGE DOM	22	34	-35%
	% OF ASKING PRICE	108%	106%	
	AVERAGE SOLD PRICE	\$501,200	\$505,167	-0.8%
	# OF CONTRACTS	8	14	-42.9%
	NEW LISTINGS	9	16	-44%
Houses	AVERAGE DOM	23	38	-39%
	% OF ASKING PRICE	108%	108%	
	AVERAGE SOLD PRICE	\$514,625	\$537,750	-4%
	# OF CONTRACTS	7	13	-46%
	NEW LISTINGS	5	16	-69%
Condo/Co-op/TH	AVERAGE DOM	16	26	-38%
	% OF ASKING PRICE	107%	103%	
	AVERAGE SOLD PRICE	\$447,500	\$440,000	2%
	# OF CONTRACTS	1	1	0%
	NEW LISTINGS	4	0	0%

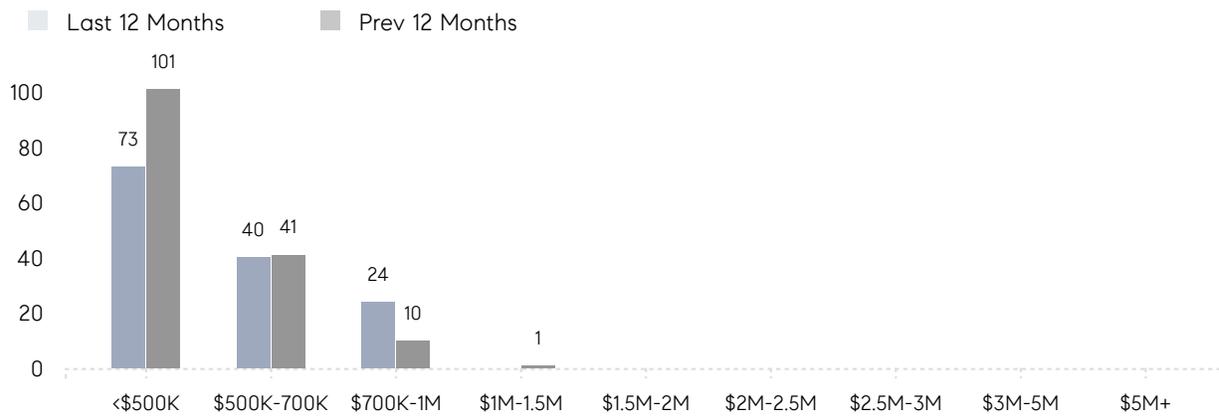
Saddle Brook

APRIL 2023

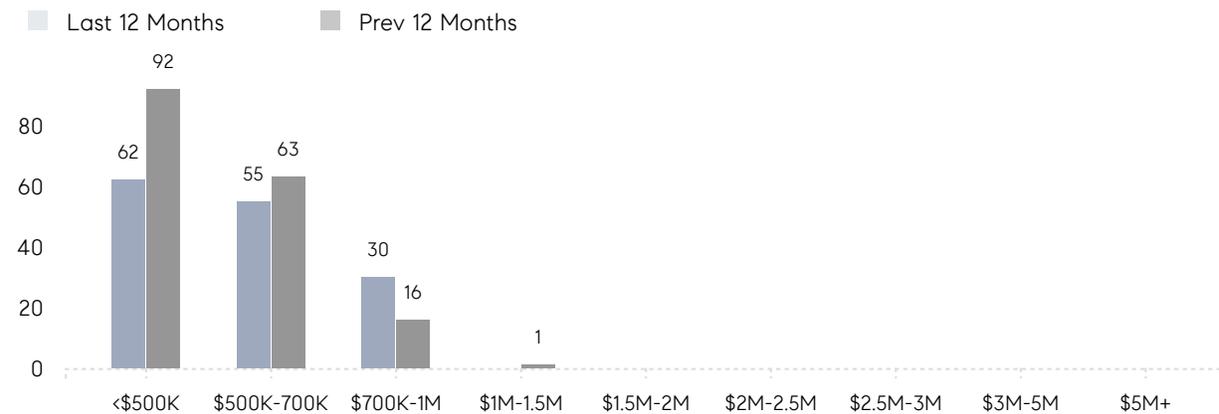
Monthly Inventory



Contracts By Price Range



Listings By Price Range





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