



COMPASS

May 2023

Old Tappan Market Insights

Old Tappan

MAY 2023

UNDER CONTRACT

6	\$1.3M	\$1.1M
Total Properties	Average Price	Median Price
-40%	50%	21%
Decrease From May 2022	Increase From May 2022	Increase From May 2022

UNITS SOLD

10	\$1.1M	\$952K
Total Properties	Average Price	Median Price
-41%	0%	-5%
Decrease From May 2022	Change From May 2022	Decrease From May 2022

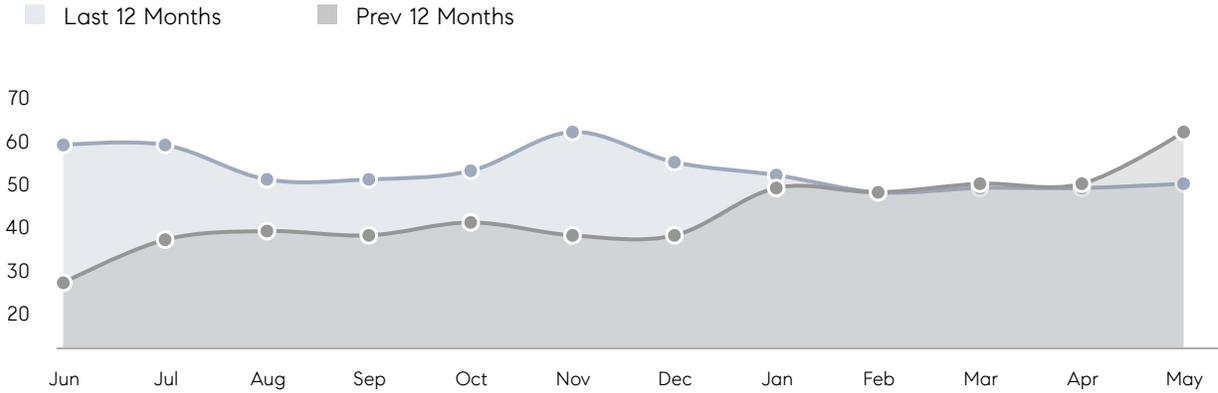
Property Statistics

		May 2023	May 2022	% Change
Overall	AVERAGE DOM	72	27	167%
	% OF ASKING PRICE	104%	99%	
	AVERAGE SOLD PRICE	\$1,104,708	\$1,101,775	0.3%
	# OF CONTRACTS	6	10	-40.0%
	NEW LISTINGS	7	22	-68%
Houses	AVERAGE DOM	24	26	-8%
	% OF ASKING PRICE	106%	99%	
	AVERAGE SOLD PRICE	\$1,116,286	\$1,188,892	-6%
	# OF CONTRACTS	4	5	-20%
	NEW LISTINGS	5	5	0%
Condo/Co-op/TH	AVERAGE DOM	183	38	382%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$1,077,693	\$448,398	140%
	# OF CONTRACTS	2	5	-60%
	NEW LISTINGS	2	17	-88%

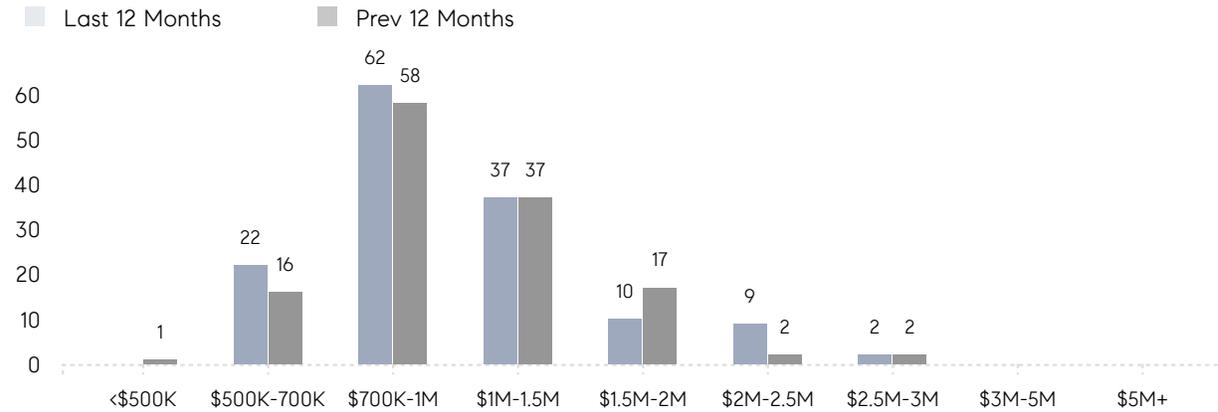
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MAY 2023

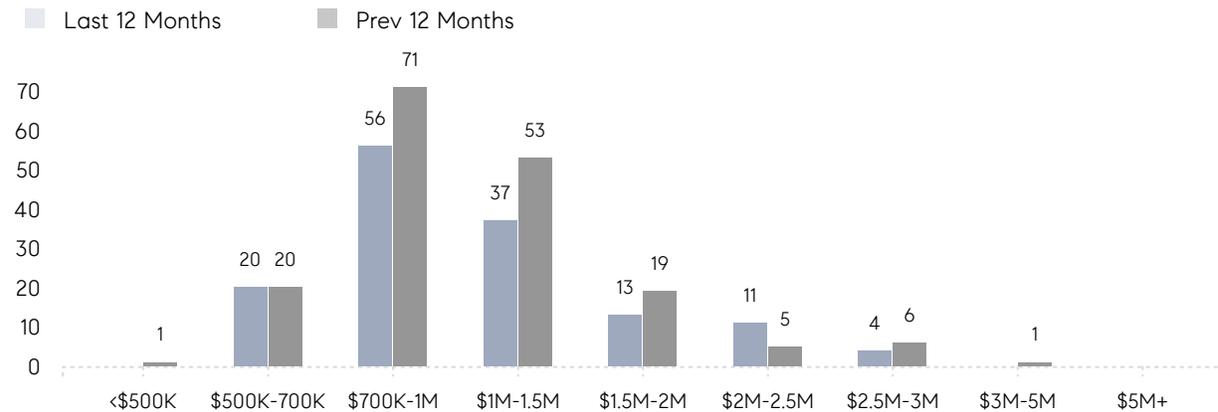
Monthly Inventory



Contracts By Price Range



Listings By Price Range





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