



COMPASS

July 2023

Berkeley Heights Market Insights

Berkeley Heights

JULY 2023

UNDER CONTRACT

13
Total
Properties

\$822K
Average
Price

\$749K
Median
Price

-35%
Decrease From
Jul 2022

14%
Increase From
Jul 2022

9%
Increase From
Jul 2022

UNITS SOLD

14
Total
Properties

\$842K
Average
Price

\$778K
Median
Price

-52%
Decrease From
Jul 2022

13%
Increase From
Jul 2022

9%
Increase From
Jul 2022

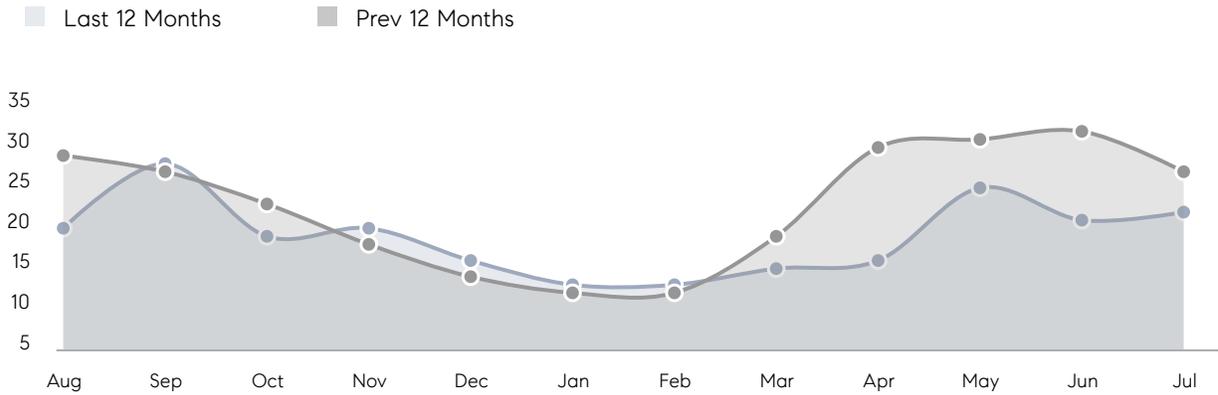
Property Statistics

		Jul 2023	Jul 2022	% Change
Overall	AVERAGE DOM	22	25	-12%
	% OF ASKING PRICE	105%	105%	
	AVERAGE SOLD PRICE	\$842,879	\$748,659	12.6%
	# OF CONTRACTS	13	20	-35.0%
	NEW LISTINGS	19	21	-10%
Houses	AVERAGE DOM	13	26	-50%
	% OF ASKING PRICE	107%	106%	
	AVERAGE SOLD PRICE	\$850,000	\$817,644	4%
	# OF CONTRACTS	10	18	-44%
	NEW LISTINGS	14	18	-22%
Condo/Co-op/TH	AVERAGE DOM	52	21	148%
	% OF ASKING PRICE	100%	103%	
	AVERAGE SOLD PRICE	\$816,770	\$317,500	157%
	# OF CONTRACTS	3	2	50%
	NEW LISTINGS	5	3	67%

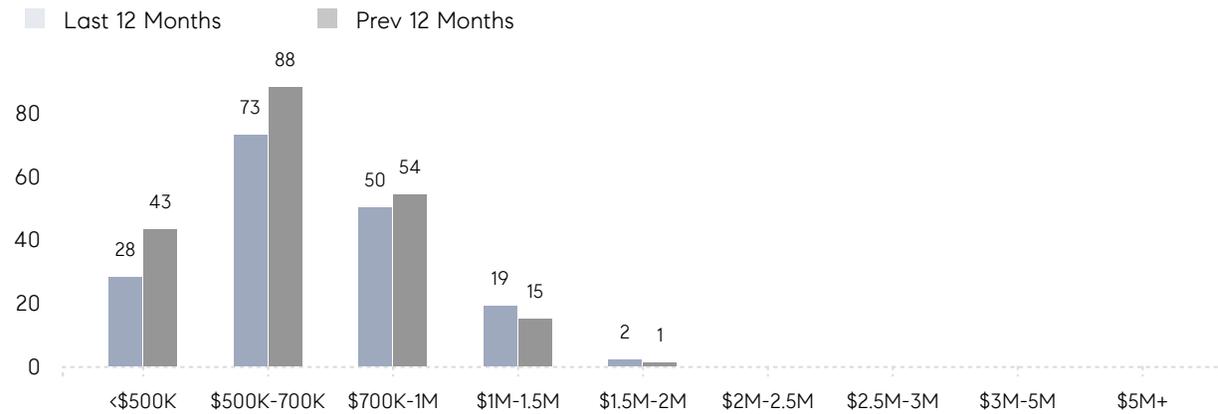
Berkeley Heights

JULY 2023

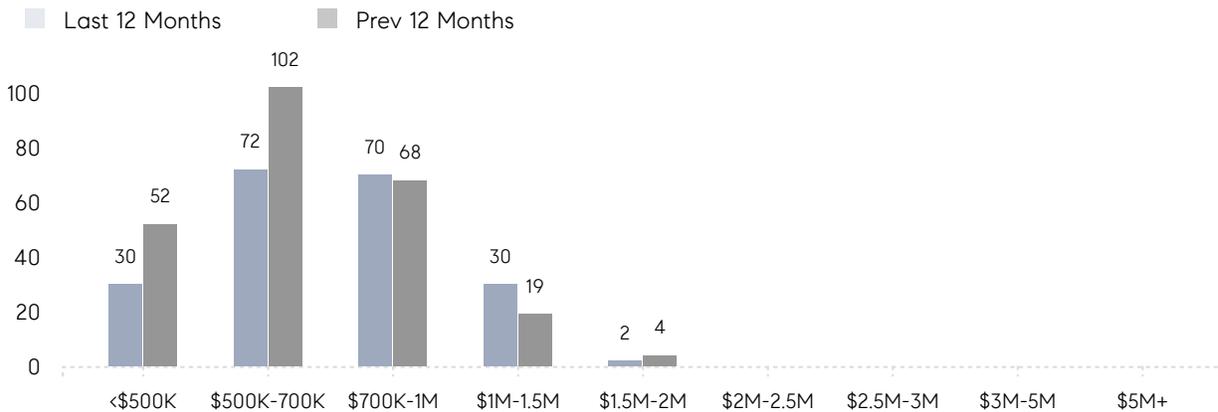
Monthly Inventory



Contracts By Price Range



Listings By Price Range





COMPASS

Compass makes no representations or warranties, express or implied, with respect to future market conditions or prices of residential product at the time the subject property or any competitive property is complete and ready for occupancy or with respect to any report, study, finding, recommendation or other information provided by Compass herein. Moreover, no warranty, express or implied, is made or should be assumed regarding the accuracy, adequacy, completeness, legality, reliability, merchantability or fitness for a particular purpose of any information, in part or whole, contained herein. All material is presented with the understanding that Compass shall not be deemed to provide legal, accounting or other professional services. This is not intended to solicit the purchase or sale of any property. Any and all such warranties are hereby expressly disclaimed. Equal Housing Opportunity.

© Compass. All Rights Reserved. This information may not be copied, used or distributed without Compass' consent.