



COMPASS

July 2023

Teaneck Market Insights

Teaneck

JULY 2023

UNDER CONTRACT

25
Total
Properties

\$653K
Average
Price

\$669K
Median
Price

-32%
Decrease From
Jul 2022

2%
Increase From
Jul 2022

30%
Increase From
Jul 2022

UNITS SOLD

26
Total
Properties

\$602K
Average
Price

\$550K
Median
Price

-40%
Decrease From
Jul 2022

15%
Increase From
Jul 2022

10%
Increase From
Jul 2022

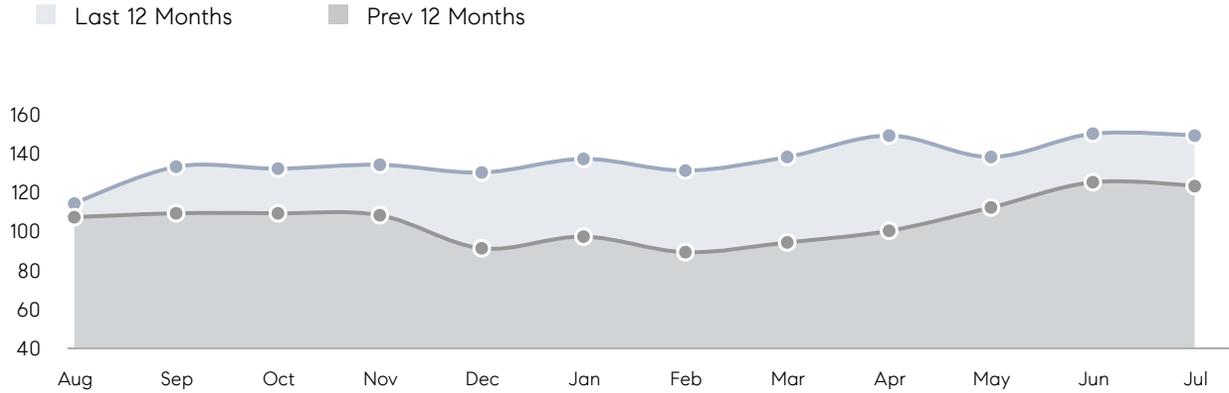
Property Statistics

		Jul 2023	Jul 2022	% Change
Overall	AVERAGE DOM	28	30	-7%
	% OF ASKING PRICE	100%	103%	
	AVERAGE SOLD PRICE	\$602,381	\$521,655	15.5%
	# OF CONTRACTS	25	37	-32.4%
	NEW LISTINGS	26	30	-13%
Houses	AVERAGE DOM	28	21	33%
	% OF ASKING PRICE	100%	104%	
	AVERAGE SOLD PRICE	\$617,996	\$593,657	4%
	# OF CONTRACTS	17	31	-45%
	NEW LISTINGS	21	24	-12%
Condo/Co-op/TH	AVERAGE DOM	29	52	-44%
	% OF ASKING PRICE	103%	101%	
	AVERAGE SOLD PRICE	\$415,000	\$335,648	24%
	# OF CONTRACTS	8	6	33%
	NEW LISTINGS	5	6	-17%

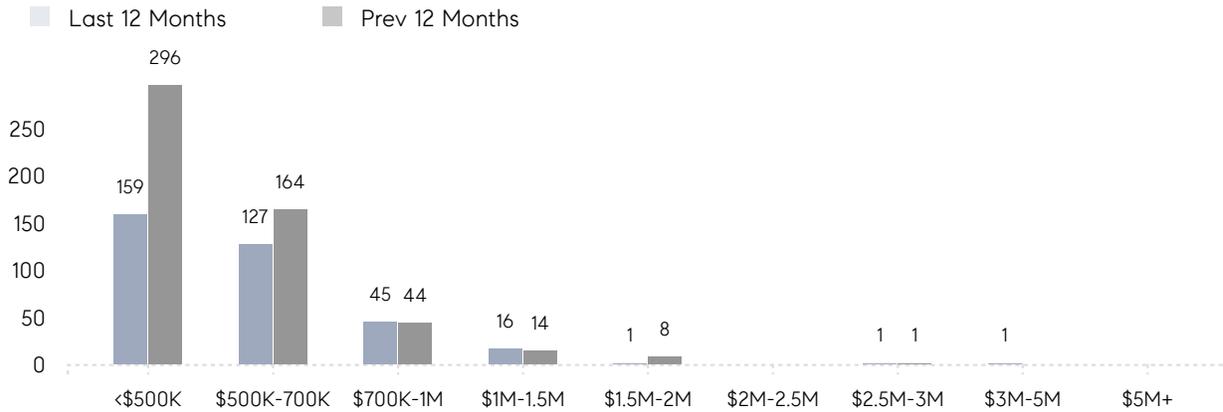
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JULY 2023

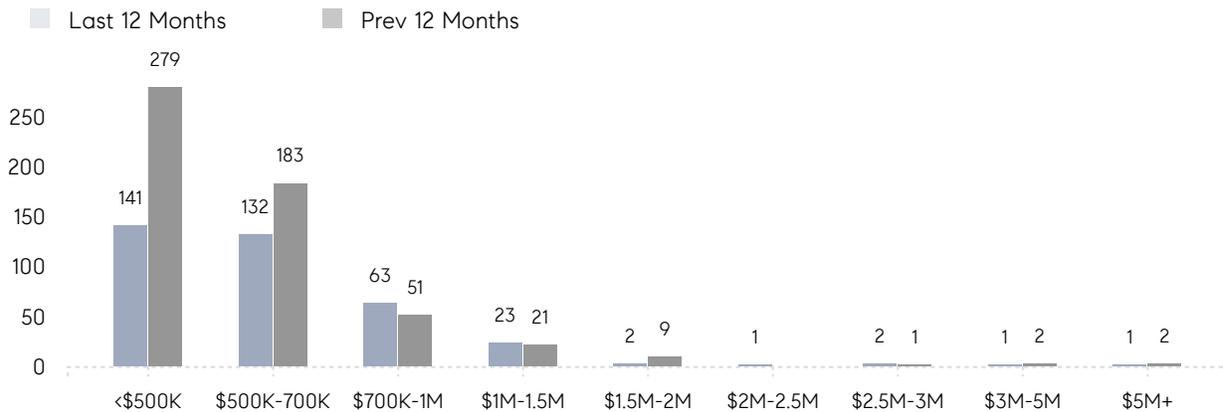
Monthly Inventory



Contracts By Price Range



Listings By Price Range





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