

Q2 2022

Allendale Market Report

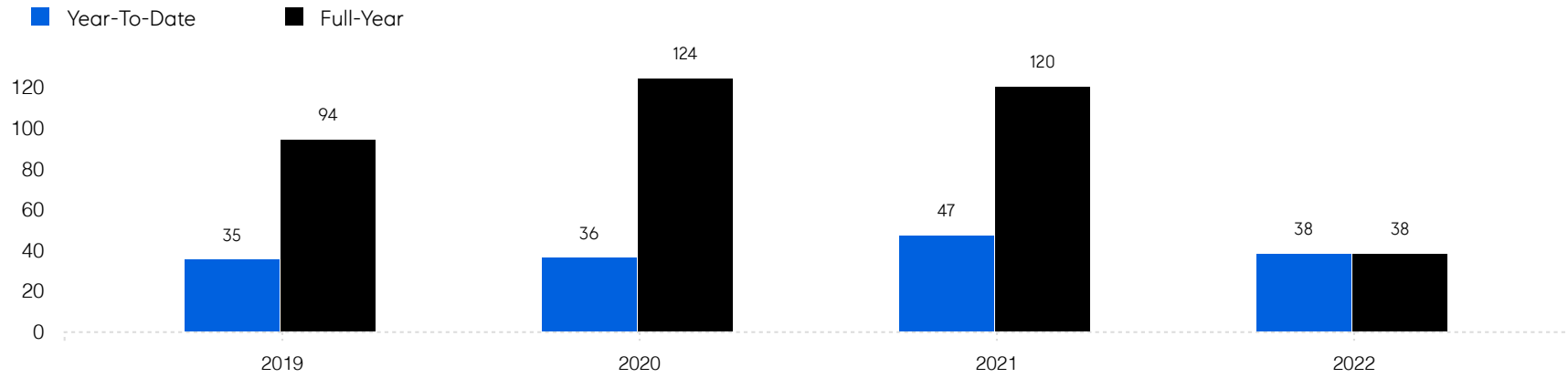
COMPASS

Allendale

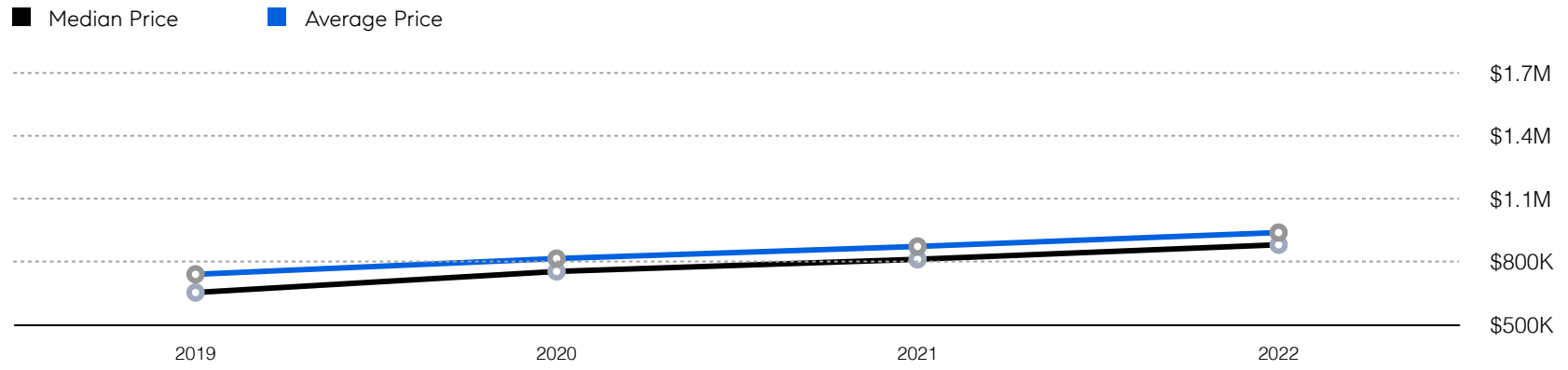
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	37	28	-24.3%
	SALES VOLUME	\$35,652,500	\$29,141,500	-18.3%
	MEDIAN PRICE	\$925,000	\$997,500	7.8%
	AVERAGE PRICE	\$963,581	\$1,040,768	8.0%
	AVERAGE DOM	45	33	-26.7%
	# OF CONTRACTS	60	45	-25.0%
	# NEW LISTINGS	72	50	-30.6%
Condo/Co-op/Townhouse	# OF SALES	10	10	0.0%
	SALES VOLUME	\$5,424,000	\$6,510,389	20.0%
	MEDIAN PRICE	\$541,250	\$606,000	12.0%
	AVERAGE PRICE	\$542,400	\$651,039	20.0%
	AVERAGE DOM	66	28	-57.6%
	# OF CONTRACTS	10	12	20.0%
	# NEW LISTINGS	9	12	33.3%

Allendale

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Alpine Market Report

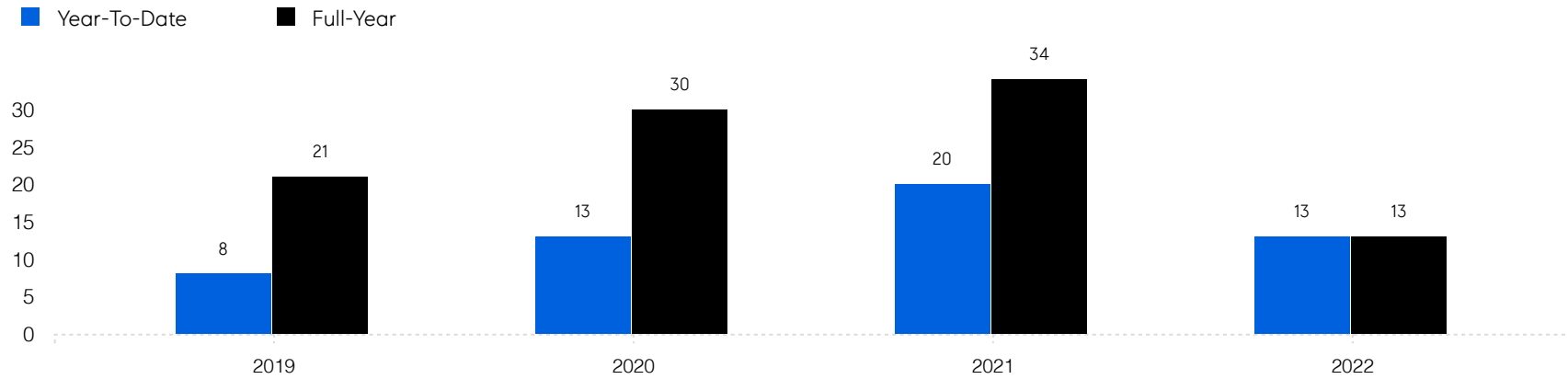
COMPASS

Alpine

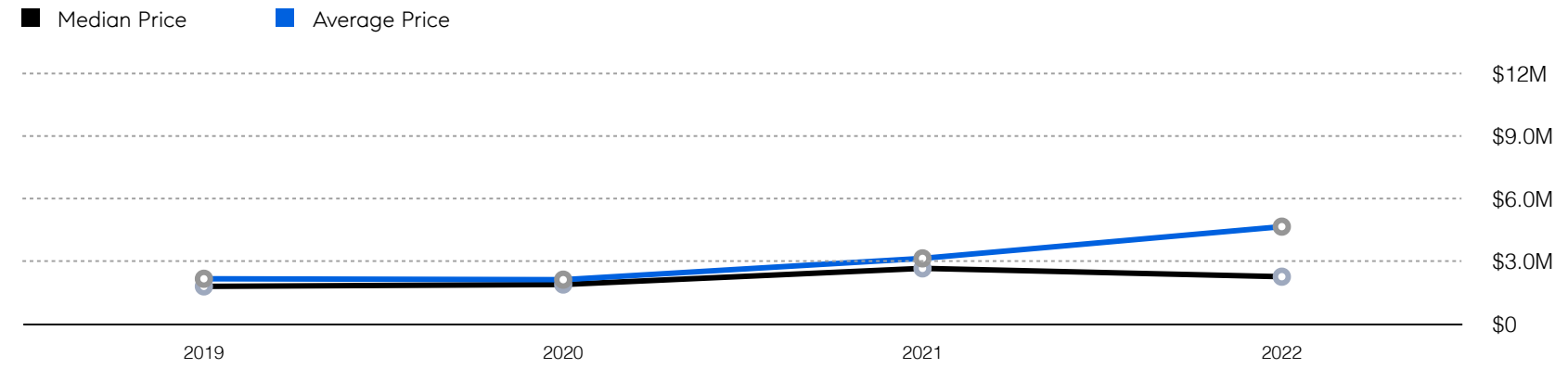
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	20	13	-35.0%
	SALES VOLUME	\$58,667,489	\$60,477,000	3.1%
	MEDIAN PRICE	\$2,642,500	\$2,250,000	-14.9%
	AVERAGE PRICE	\$2,933,374	\$4,652,077	58.6%
	AVERAGE DOM	154	188	22.1%
	# OF CONTRACTS	22	15	-31.8%
	# NEW LISTINGS	31	34	9.7%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Alpine

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
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Q2 2022

Basking Ridge Market Report

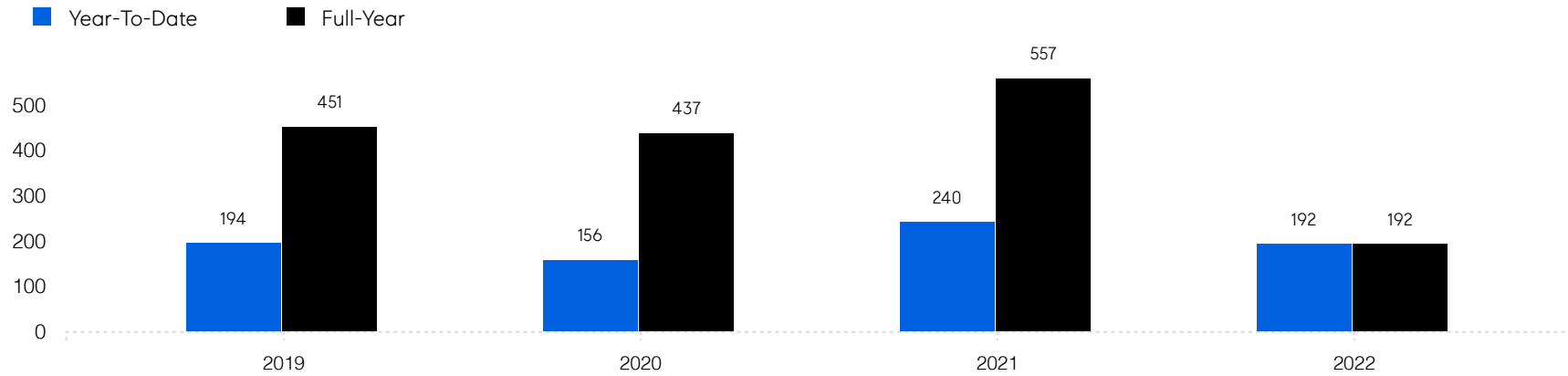
COMPASS

Basking Ridge

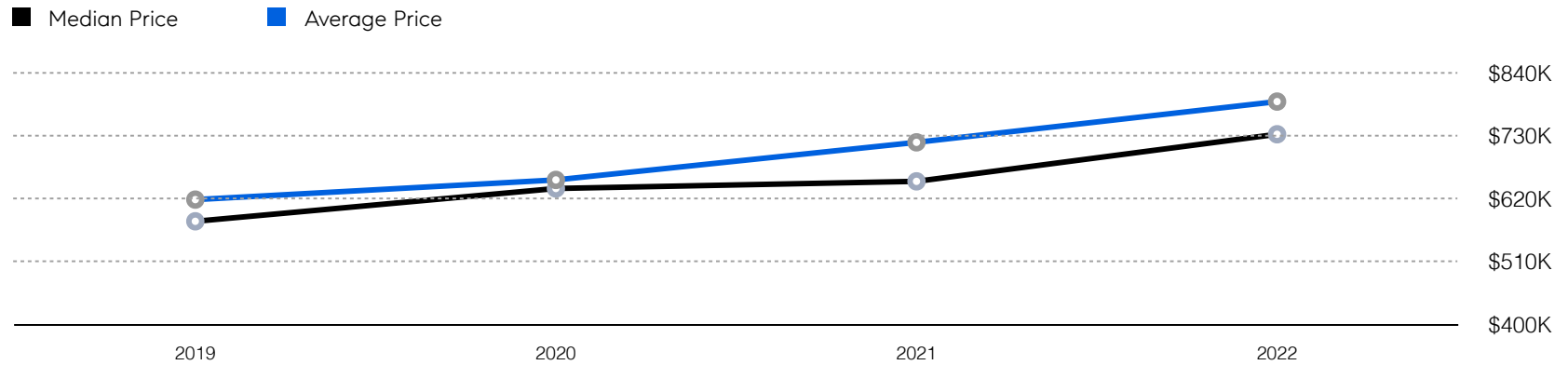
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	127	106	-16.5%
	SALES VOLUME	\$121,545,069	\$114,936,050	-5.4%
	MEDIAN PRICE	\$905,000	\$997,000	10.2%
	AVERAGE PRICE	\$957,048	\$1,084,302	13.3%
	AVERAGE DOM	35	30	-14.3%
	# OF CONTRACTS	175	130	-25.7%
	# NEW LISTINGS	242	160	-33.9%
Condo/Co-op/Townhouse	# OF SALES	113	86	-23.9%
	SALES VOLUME	\$47,686,453	\$36,696,726	-23.0%
	MEDIAN PRICE	\$378,000	\$360,000	-4.8%
	AVERAGE PRICE	\$422,004	\$426,706	1.1%
	AVERAGE DOM	34	19	-44.1%
	# OF CONTRACTS	133	106	-20.3%
	# NEW LISTINGS	150	121	-19.3%

Basking Ridge

Historic Sales



Historic Sales Prices



COMPASS

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Q2 2022

Bay Head Market Report

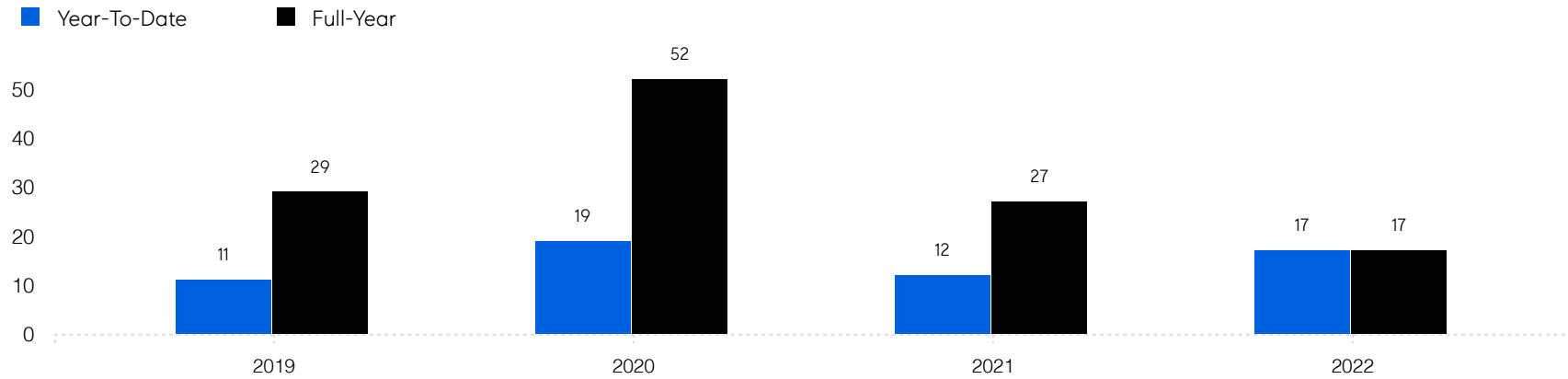
COMPASS

Bay Head

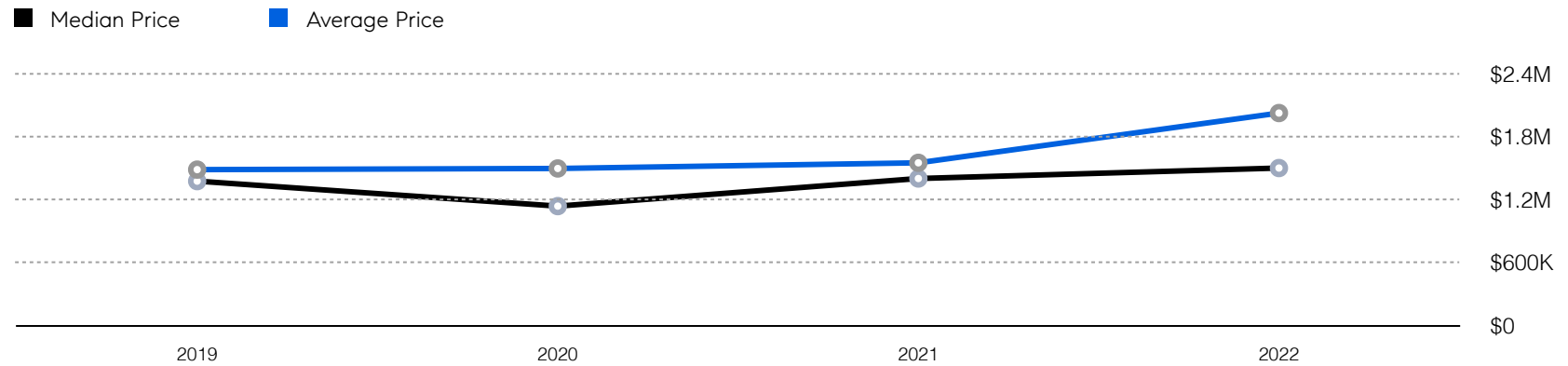
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	11	15	36.4%
	SALES VOLUME	\$20,170,150	\$33,114,825	64.2%
	MEDIAN PRICE	\$1,725,000	\$1,529,825	-11.3%
	AVERAGE PRICE	\$1,833,650	\$2,207,655	20.4%
	AVERAGE DOM	70	51	-27.1%
	# OF CONTRACTS	10	11	10.0%
	# NEW LISTINGS	18	18	0.0%
Condo/Co-op/Townhouse	# OF SALES	1	2	100.0%
	SALES VOLUME	\$280,000	\$1,318,000	370.7%
	MEDIAN PRICE	\$280,000	\$659,000	135.4%
	AVERAGE PRICE	\$280,000	\$659,000	135.4%
	AVERAGE DOM	100	2	-98.0%
	# OF CONTRACTS	1	2	100.0%
	# NEW LISTINGS	1	2	100.0%

Bay Head

Historic Sales



Historic Sales Prices



COMPASS

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Bayonne Market Report

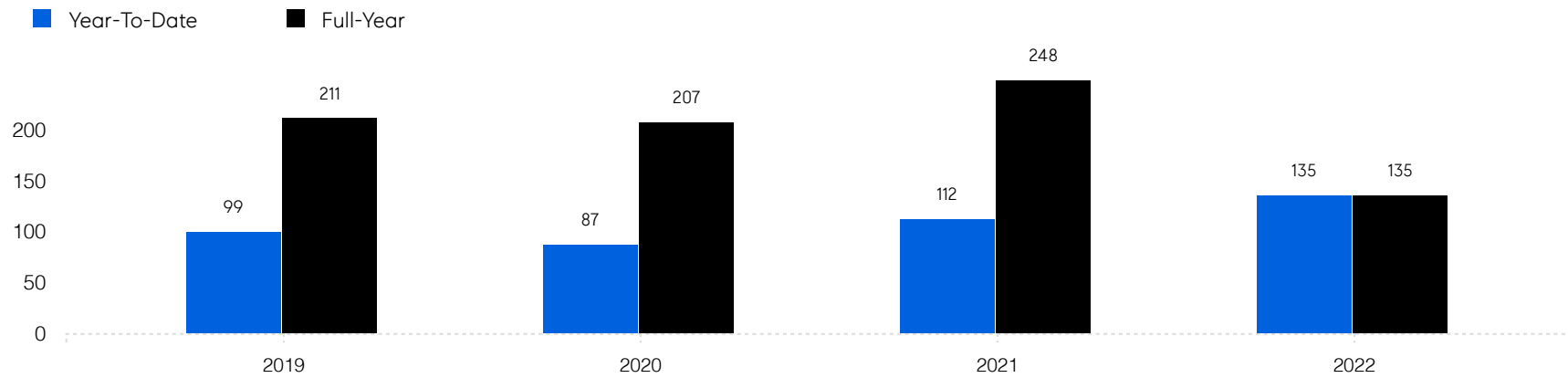
COMPASS

Bayonne

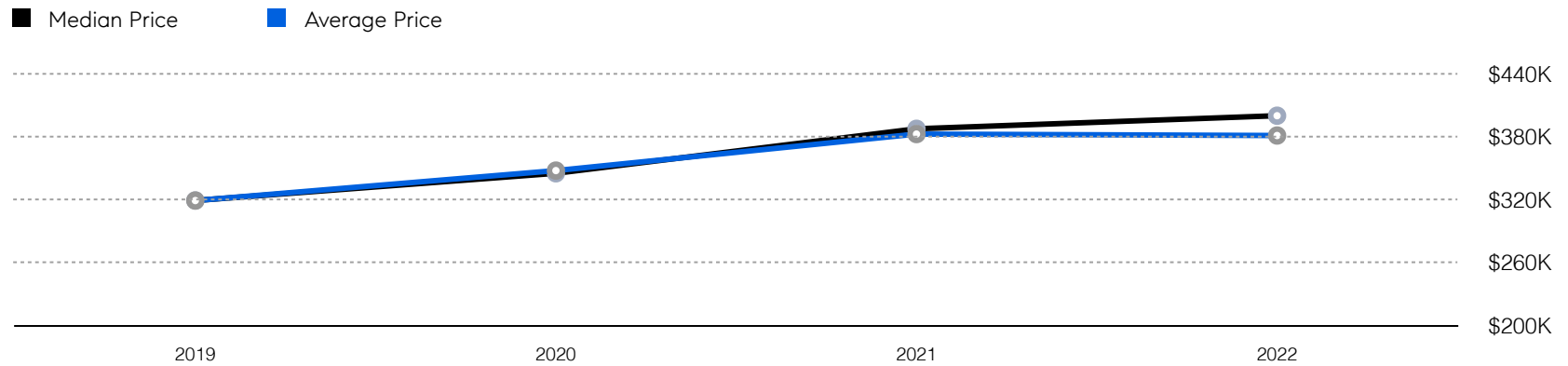
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	67	94	40.3%
	SALES VOLUME	\$27,398,500	\$37,796,722	38.0%
	MEDIAN PRICE	\$415,000	\$425,000	2.4%
	AVERAGE PRICE	\$408,933	\$434,445	6.2%
	AVERAGE DOM	31	39	25.8%
	# OF CONTRACTS	86	93	8.1%
	# NEW LISTINGS	126	131	4.0%
Condo/Co-op/Townhouse	# OF SALES	45	41	-8.9%
	SALES VOLUME	\$12,566,899	\$9,837,770	-21.7%
	MEDIAN PRICE	\$260,000	\$205,950	-20.8%
	AVERAGE PRICE	\$279,264	\$258,889	-7.3%
	AVERAGE DOM	34	28	-17.6%
	# OF CONTRACTS	47	57	21.3%
	# NEW LISTINGS	74	79	6.8%

Bayonne

Historic Sales



Historic Sales Prices



COMPASS

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Q2 2022

Bedminster Market Report

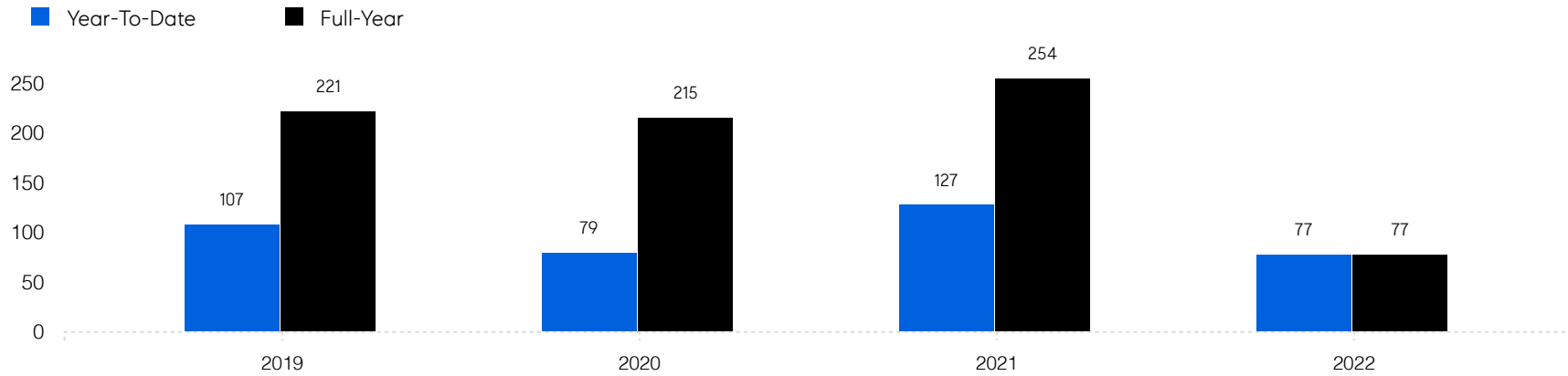
COMPASS

Bedminster

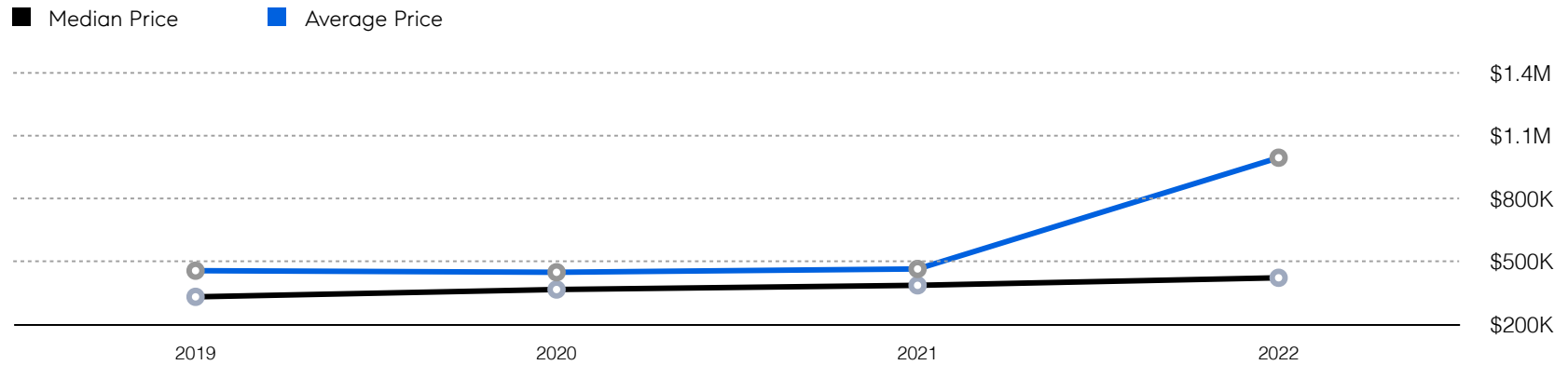
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	43	21	-51.2%
	SALES VOLUME	\$34,982,700	\$55,302,650	58.1%
	MEDIAN PRICE	\$729,000	\$1,700,000	133.2%
	AVERAGE PRICE	\$813,551	\$2,633,460	223.7%
	AVERAGE DOM	64	105	64.1%
	# OF CONTRACTS	42	15	-64.3%
	# NEW LISTINGS	56	29	-48.2%
Condo/Co-op/Townhouse	# OF SALES	84	56	-33.3%
	SALES VOLUME	\$28,737,438	\$21,295,119	-25.9%
	MEDIAN PRICE	\$315,000	\$369,950	17.4%
	AVERAGE PRICE	\$342,112	\$380,270	11.2%
	AVERAGE DOM	34	32	-5.9%
	# OF CONTRACTS	95	62	-34.7%
	# NEW LISTINGS	102	72	-29.4%

Bedminster

Historic Sales



Historic Sales Prices



COMPASS

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Bergenfield Market Report

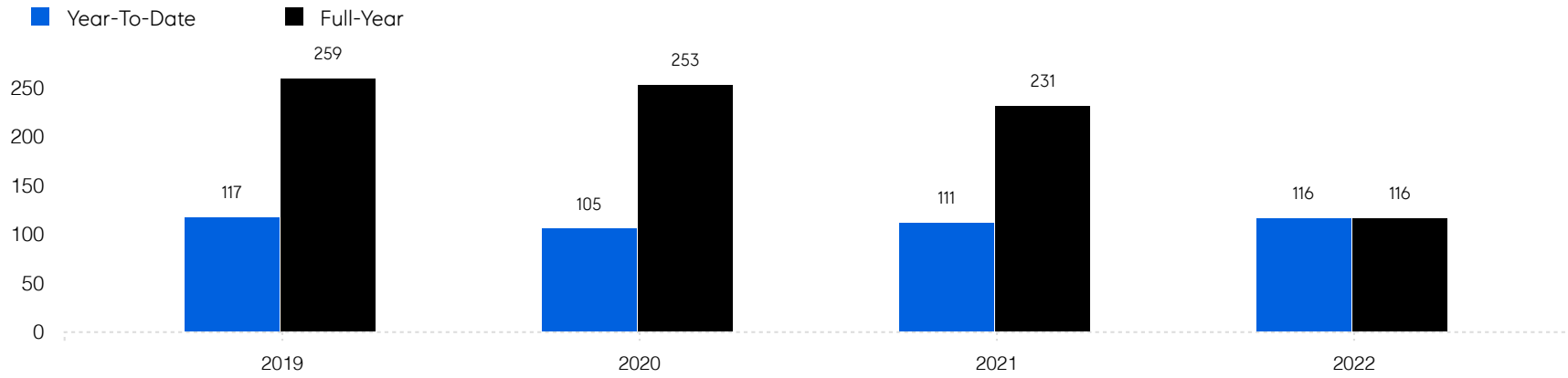
COMPASS

Bergenfield

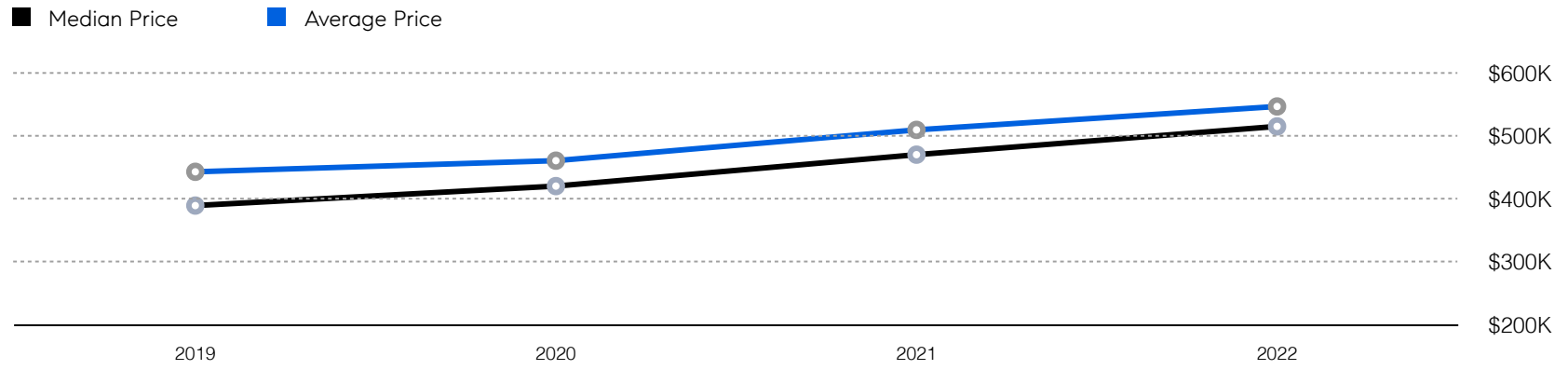
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	106	111	4.7%
	SALES VOLUME	\$55,507,187	\$61,771,818	11.3%
	MEDIAN PRICE	\$460,000	\$521,000	13.3%
	AVERAGE PRICE	\$523,653	\$561,562	7.2%
	AVERAGE DOM	36	31	-13.9%
	# OF CONTRACTS	124	140	12.9%
	# NEW LISTINGS	137	144	5.1%
Condo/Co-op/Townhouse	# OF SALES	5	5	0.0%
	SALES VOLUME	\$1,009,900	\$1,100,000	8.9%
	MEDIAN PRICE	\$207,500	\$215,000	3.6%
	AVERAGE PRICE	\$201,980	\$220,000	8.9%
	AVERAGE DOM	27	13	-51.9%
	# OF CONTRACTS	7	9	28.6%
	# NEW LISTINGS	9	11	22.2%

Bergenfield

Historic Sales



Historic Sales Prices



COMPASS

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Berkeley Heights Market Report

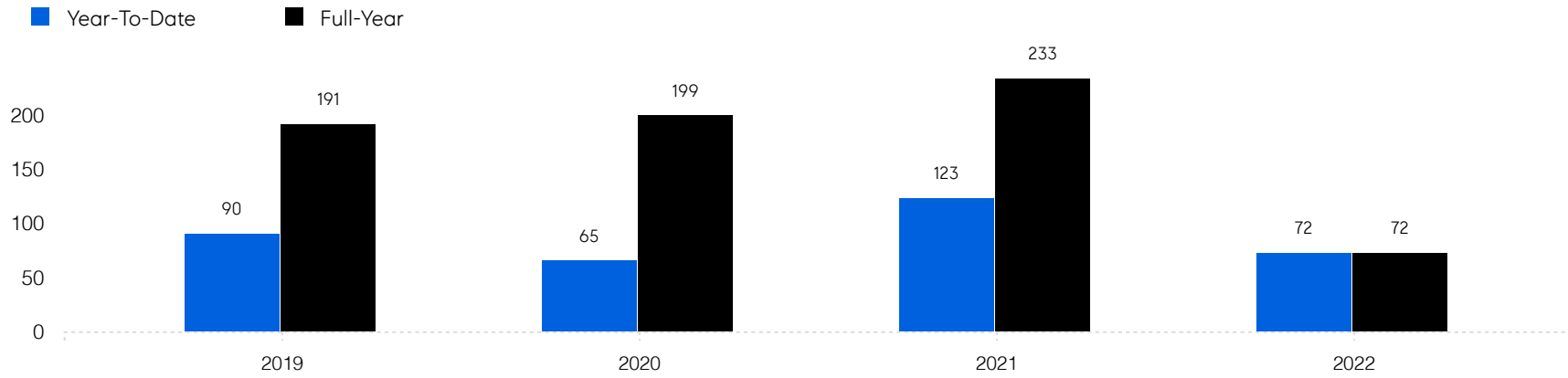
COMPASS

Berkeley Heights

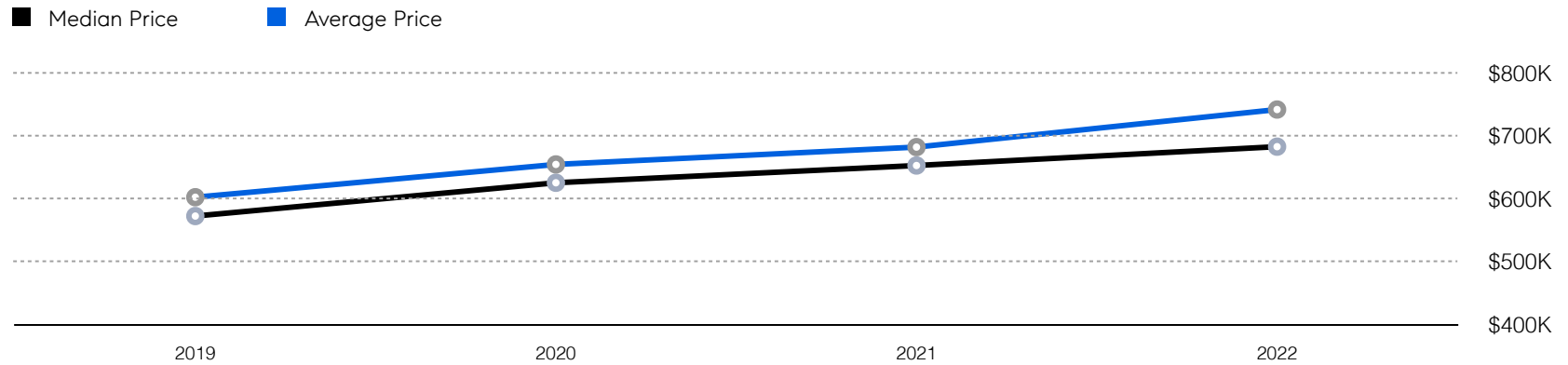
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	107	60	-43.9%
	SALES VOLUME	\$76,686,321	\$47,743,901	-37.7%
	MEDIAN PRICE	\$685,000	\$742,500	8.4%
	AVERAGE PRICE	\$716,695	\$795,732	11.0%
	AVERAGE DOM	33	26	-21.2%
	# OF CONTRACTS	131	88	-32.8%
	# NEW LISTINGS	152	104	-31.6%
Condo/Co-op/Townhouse	# OF SALES	16	12	-25.0%
	SALES VOLUME	\$5,802,500	\$5,655,000	-2.5%
	MEDIAN PRICE	\$359,500	\$462,000	28.5%
	AVERAGE PRICE	\$362,656	\$471,250	29.9%
	AVERAGE DOM	55	38	-30.9%
	# OF CONTRACTS	18	14	-22.2%
	# NEW LISTINGS	20	16	-20.0%

Berkeley Heights

Historic Sales



Historic Sales Prices



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Bloomfield Market Report

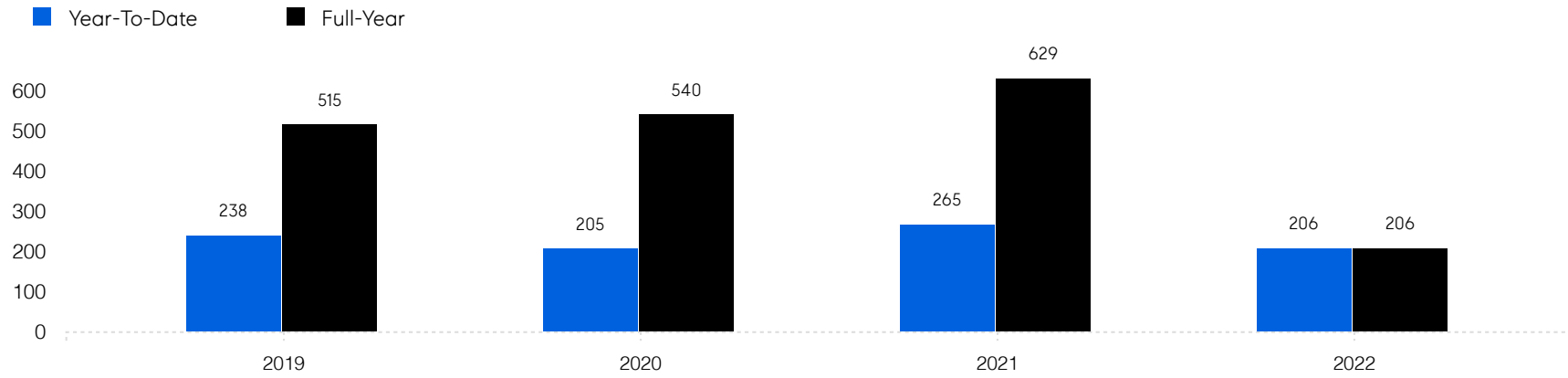
COMPASS

Bloomfield

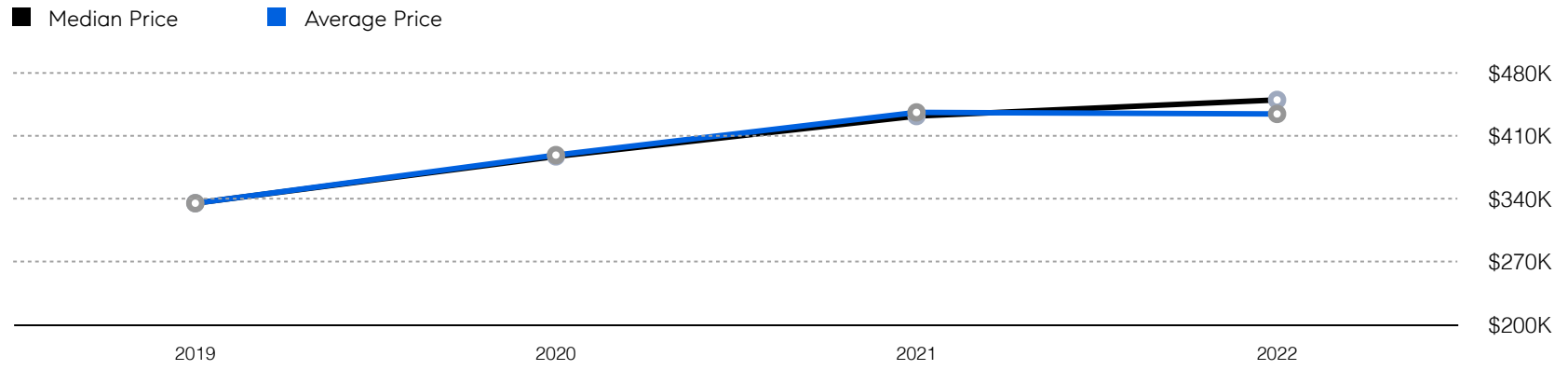
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	229	166	-27.5%
	SALES VOLUME	\$105,660,768	\$80,480,561	-23.8%
	MEDIAN PRICE	\$450,000	\$463,750	3.1%
	AVERAGE PRICE	\$461,401	\$484,823	5.1%
	AVERAGE DOM	35	36	2.9%
	# OF CONTRACTS	316	216	-31.6%
	# NEW LISTINGS	353	224	-36.5%
Condo/Co-op/Townhouse	# OF SALES	36	40	11.1%
	SALES VOLUME	\$7,839,700	\$8,995,500	14.7%
	MEDIAN PRICE	\$206,000	\$185,000	-10.2%
	AVERAGE PRICE	\$217,769	\$224,888	3.3%
	AVERAGE DOM	45	40	-11.1%
	# OF CONTRACTS	47	45	-4.3%
	# NEW LISTINGS	51	43	-15.7%

Bloomfield

Historic Sales



Historic Sales Prices



COMPASS

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Bogota Market Report

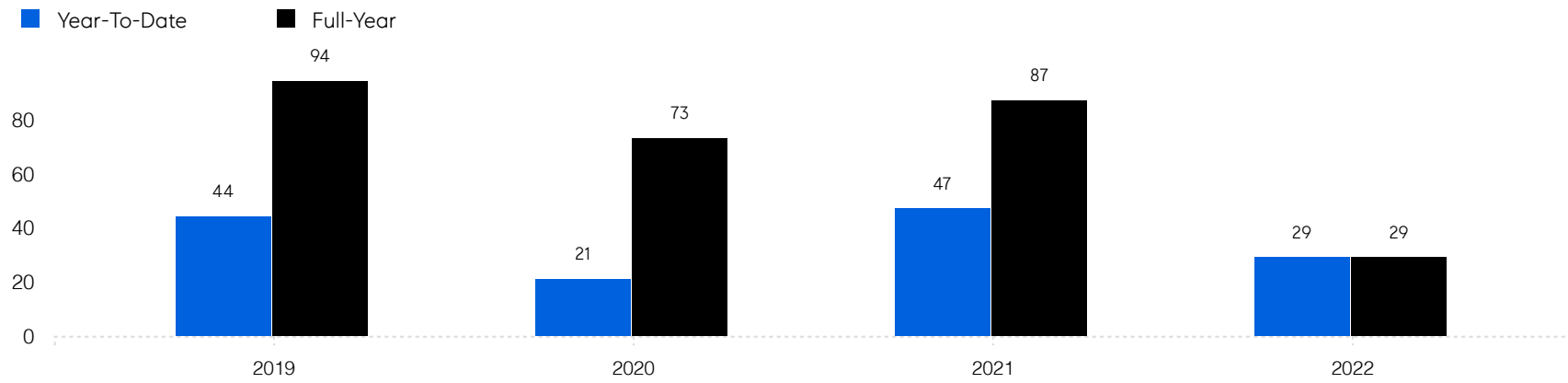
COMPASS

Bogota

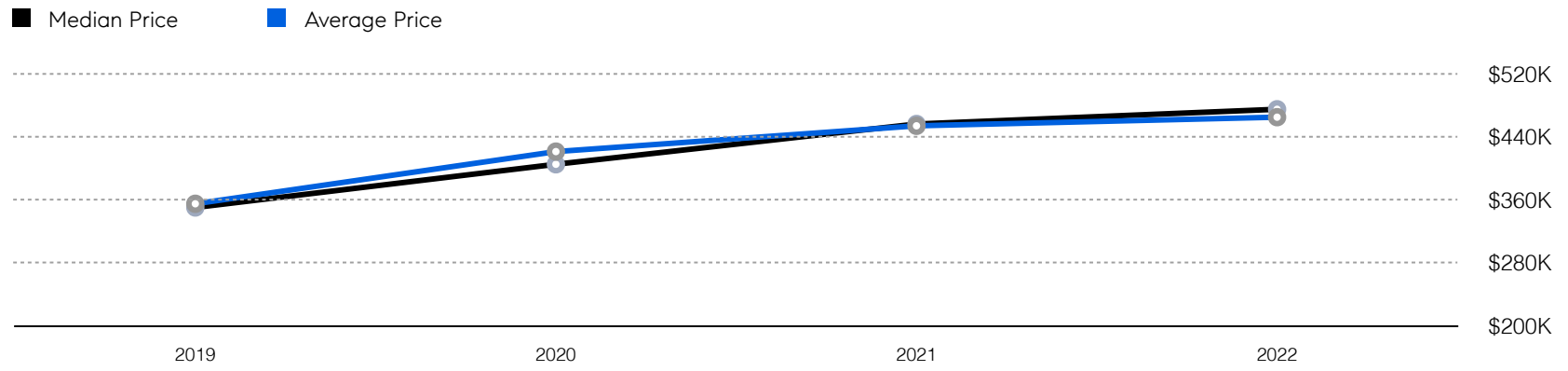
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	47	28	-40.4%
	SALES VOLUME	\$21,749,950	\$13,295,527	-38.9%
	MEDIAN PRICE	\$470,000	\$477,500	1.6%
	AVERAGE PRICE	\$462,765	\$474,840	2.6%
	AVERAGE DOM	35	53	51.4%
	# OF CONTRACTS	48	33	-31.2%
	# NEW LISTINGS	47	25	-46.8%
Condo/Co-op/Townhouse	# OF SALES	0	1	0.0%
	SALES VOLUME	-	\$187,500	-
	MEDIAN PRICE	-	\$187,500	-
	AVERAGE PRICE	-	\$187,500	-
	AVERAGE DOM	-	22	-
	# OF CONTRACTS	1	1	0.0%
	# NEW LISTINGS	4	2	-50.0%

Bogota

Historic Sales



Historic Sales Prices



COMPASS

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Boonton Market Report

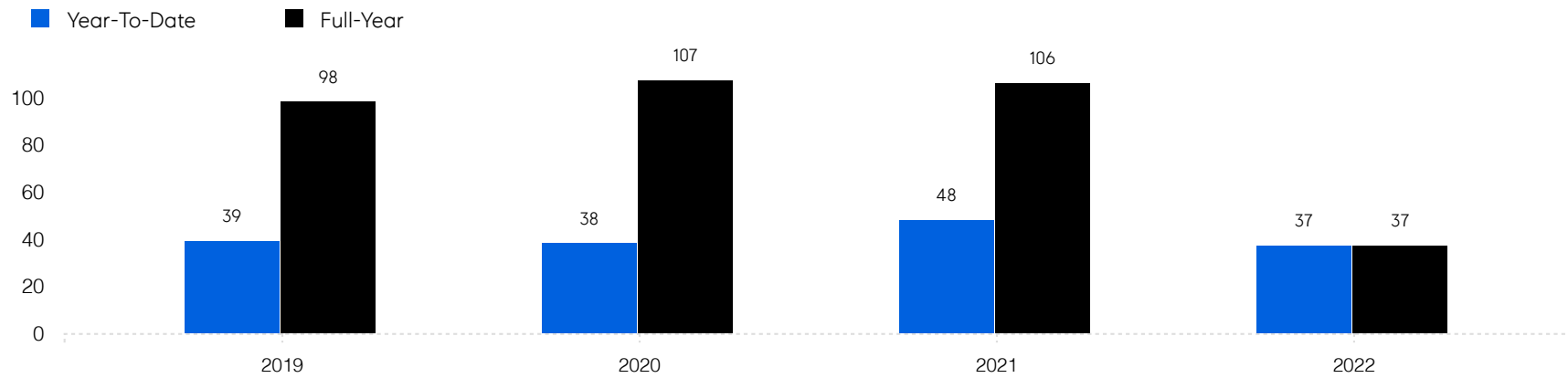
COMPASS

Boonton

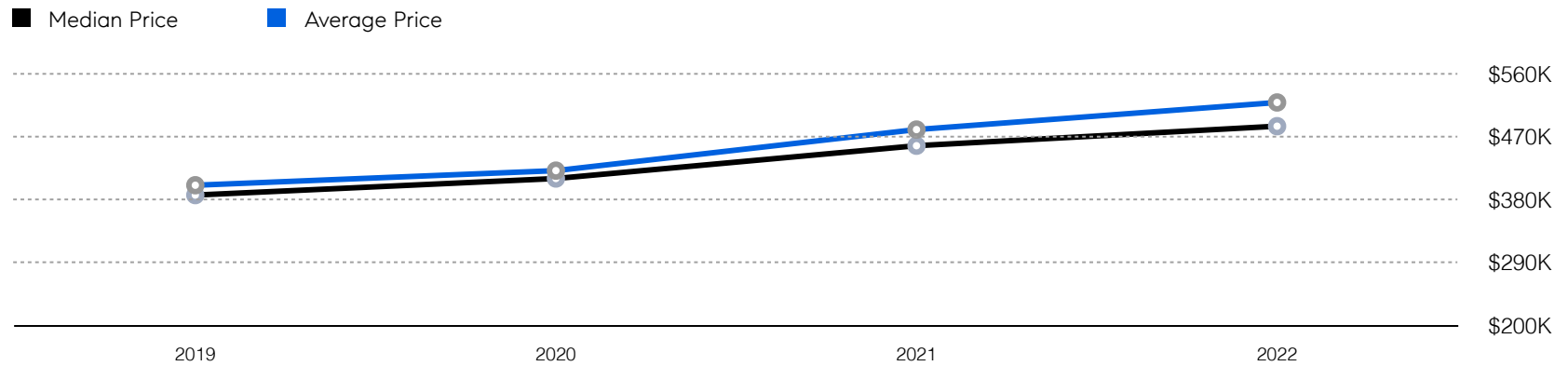
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	48	34	-29.2%
	SALES VOLUME	\$23,446,900	\$17,706,410	-24.5%
	MEDIAN PRICE	\$482,500	\$484,000	0.3%
	AVERAGE PRICE	\$488,477	\$520,777	6.6%
	AVERAGE DOM	31	25	-19.4%
	# OF CONTRACTS	61	41	-32.8%
	# NEW LISTINGS	64	45	-29.7%
Condo/Co-op/Townhouse	# OF SALES	0	3	0.0%
	SALES VOLUME	-	\$1,496,000	-
	MEDIAN PRICE	-	\$510,000	-
	AVERAGE PRICE	-	\$498,667	-
	AVERAGE DOM	-	14	-
	# OF CONTRACTS	3	3	0.0%
	# NEW LISTINGS	5	7	40.0%

Boonton

Historic Sales



Historic Sales Prices



COMPASS

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Boonton Township Market Report

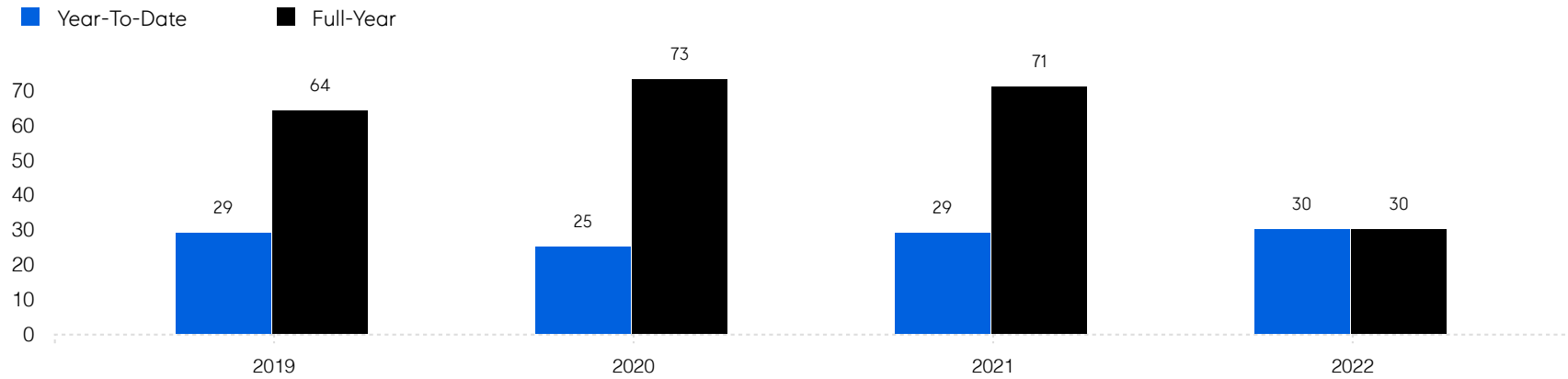
COMPASS

Boonton Township

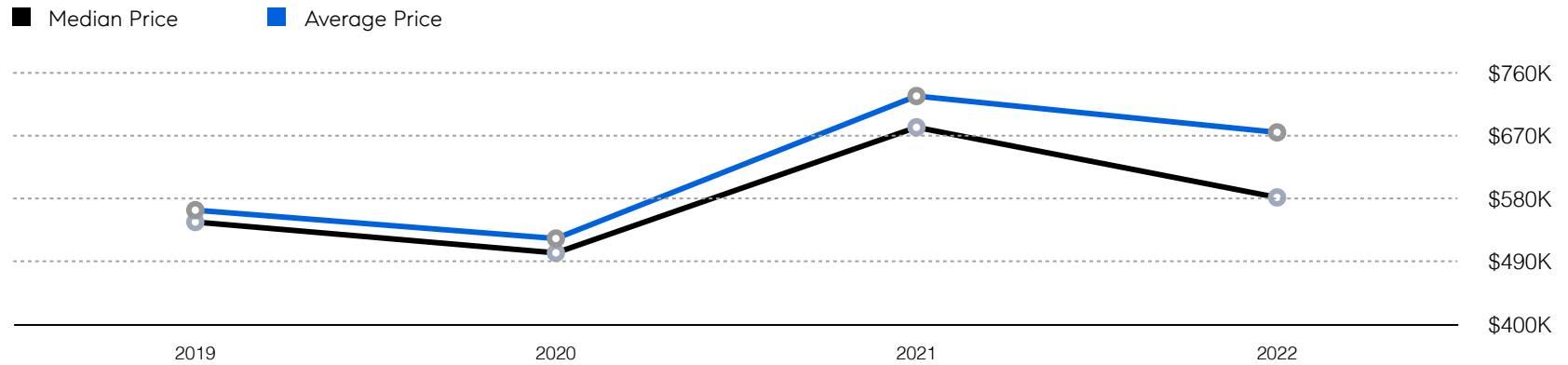
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	28	26	-7.1%
	SALES VOLUME	\$20,560,150	\$17,987,877	-12.5%
	MEDIAN PRICE	\$728,250	\$686,500	-5.7%
	AVERAGE PRICE	\$734,291	\$691,841	-5.8%
	AVERAGE DOM	57	32	-43.9%
	# OF CONTRACTS	36	34	-5.6%
	# NEW LISTINGS	46	48	4.3%
Condo/Co-op/Townhouse	# OF SALES	1	4	300.0%
	SALES VOLUME	\$519,900	\$2,254,000	333.5%
	MEDIAN PRICE	\$519,900	\$564,000	8.5%
	AVERAGE PRICE	\$519,900	\$563,500	8.4%
	AVERAGE DOM	122	10	-91.8%
	# OF CONTRACTS	3	6	100.0%
	# NEW LISTINGS	3	10	233.3%

Boonton Township

Historic Sales



Historic Sales Prices



COMPASS

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Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Branchburg Market Report

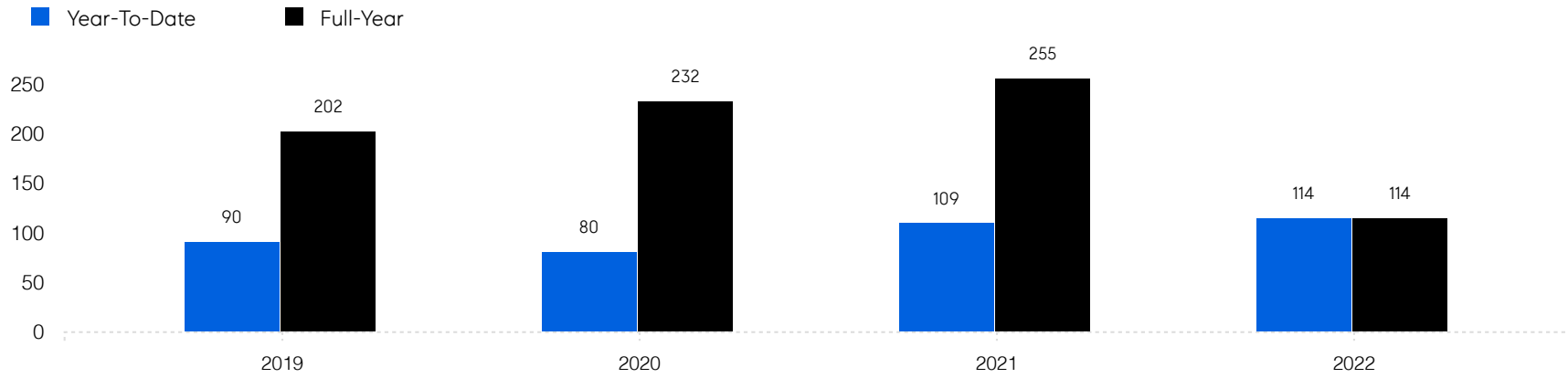
COMPASS

Branchburg

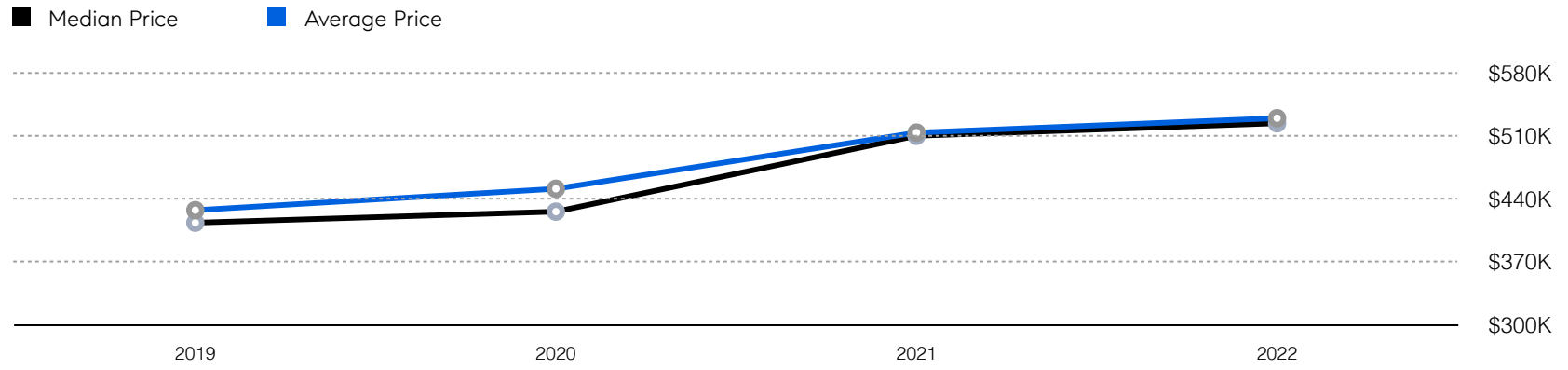
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	77	64	-16.9%
	SALES VOLUME	\$46,469,013	\$37,720,925	-18.8%
	MEDIAN PRICE	\$585,000	\$597,000	2.1%
	AVERAGE PRICE	\$603,494	\$589,389	-2.3%
	AVERAGE DOM	41	26	-36.6%
	# OF CONTRACTS	92	73	-20.7%
	# NEW LISTINGS	110	85	-22.7%
Condo/Co-op/Townhouse	# OF SALES	32	50	56.3%
	SALES VOLUME	\$9,933,000	\$22,652,948	128.1%
	MEDIAN PRICE	\$283,500	\$428,000	51.0%
	AVERAGE PRICE	\$310,406	\$453,059	46.0%
	AVERAGE DOM	152	75	-50.7%
	# OF CONTRACTS	35	51	45.7%
	# NEW LISTINGS	38	53	39.5%

Branchburg

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Bridgewater Market Report

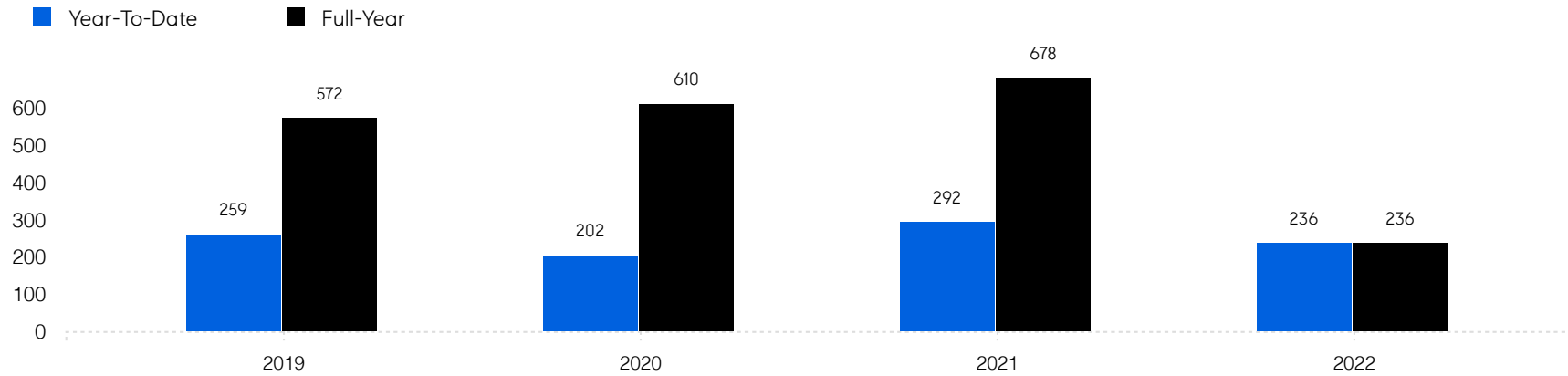
COMPASS

Bridgewater

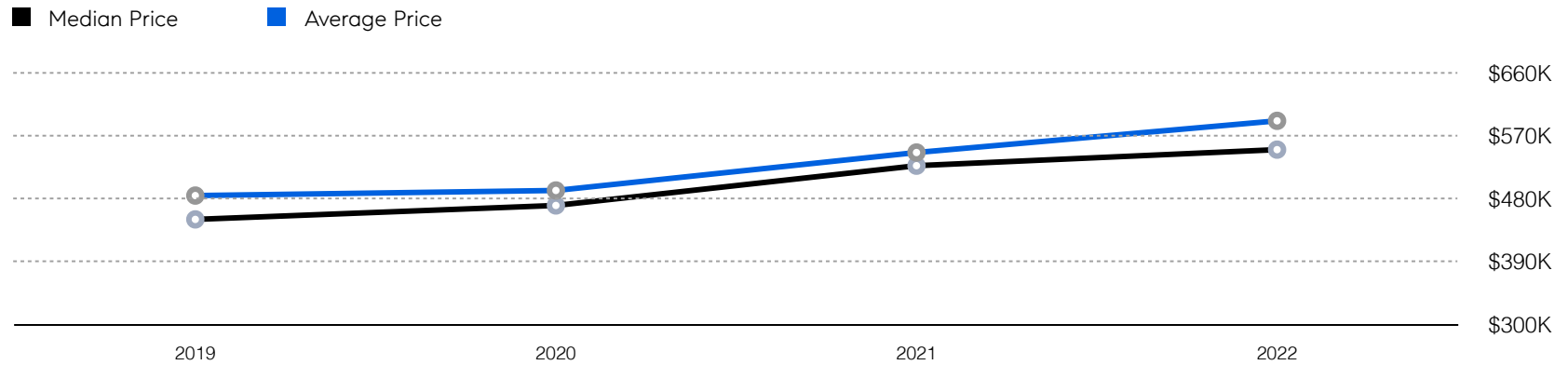
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	210	177	-15.7%
	SALES VOLUME	\$130,086,578	\$116,855,825	-10.2%
	MEDIAN PRICE	\$600,000	\$615,000	2.5%
	AVERAGE PRICE	\$619,460	\$660,202	6.6%
	AVERAGE DOM	36	31	-13.9%
	# OF CONTRACTS	247	195	-21.1%
	# NEW LISTINGS	303	239	-21.1%
Condo/Co-op/Townhouse	# OF SALES	82	59	-28.0%
	SALES VOLUME	\$30,007,757	\$22,691,750	-24.4%
	MEDIAN PRICE	\$367,500	\$355,000	-3.4%
	AVERAGE PRICE	\$365,948	\$384,606	5.1%
	AVERAGE DOM	31	21	-32.3%
	# OF CONTRACTS	95	66	-30.5%
	# NEW LISTINGS	115	83	-27.8%

Bridgewater

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Caldwell Market Report

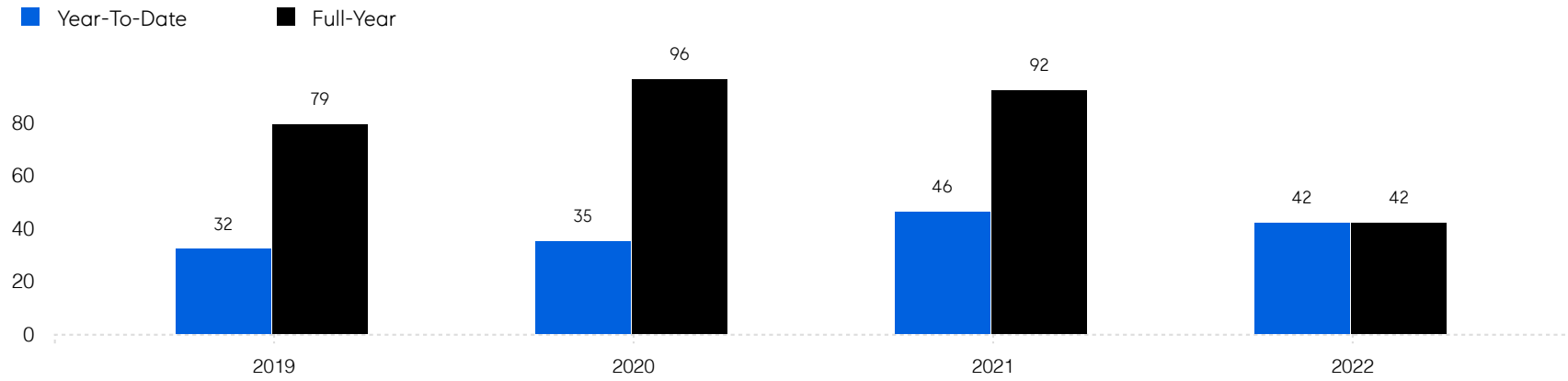
COMPASS

Caldwell

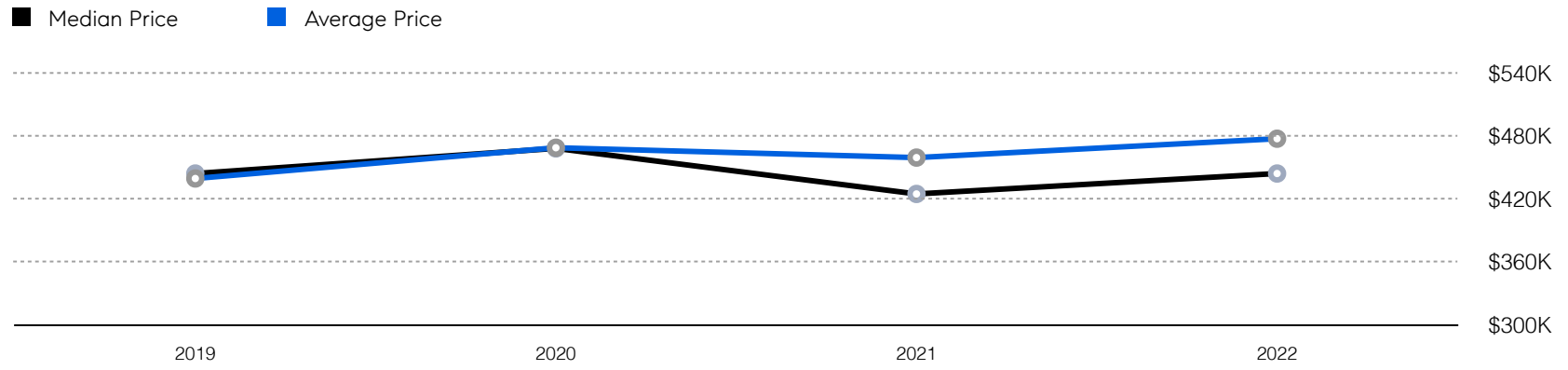
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	25	25	0.0%
	SALES VOLUME	\$13,197,013	\$14,357,090	8.8%
	MEDIAN PRICE	\$505,000	\$520,000	3.0%
	AVERAGE PRICE	\$527,881	\$574,284	8.8%
	AVERAGE DOM	40	29	-27.5%
	# OF CONTRACTS	22	29	31.8%
	# NEW LISTINGS	35	30	-14.3%
Condo/Co-op/Townhouse	# OF SALES	21	17	-19.0%
	SALES VOLUME	\$5,741,000	\$5,686,900	-0.9%
	MEDIAN PRICE	\$240,000	\$295,000	22.9%
	AVERAGE PRICE	\$273,381	\$334,524	22.4%
	AVERAGE DOM	36	24	-33.3%
	# OF CONTRACTS	26	14	-46.2%
	# NEW LISTINGS	35	16	-54.3%

Caldwell

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Carlstadt Market Report

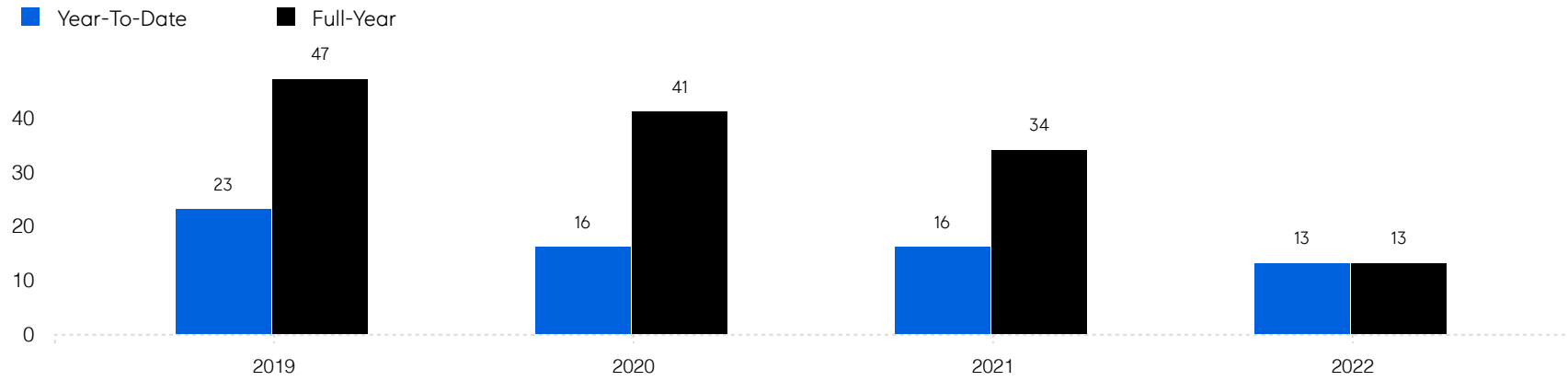
COMPASS

Carlstadt

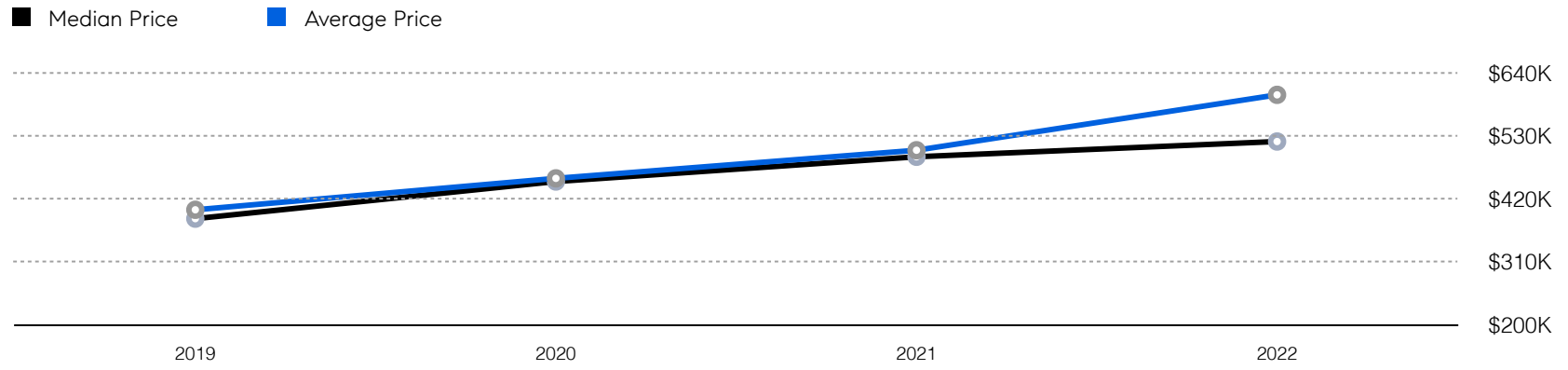
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	16	13	-18.7%
	SALES VOLUME	\$8,236,000	\$7,822,400	-5.0%
	MEDIAN PRICE	\$490,500	\$520,000	6.0%
	AVERAGE PRICE	\$514,750	\$601,723	16.9%
	AVERAGE DOM	31	36	16.1%
	# OF CONTRACTS	21	11	-47.6%
	# NEW LISTINGS	25	13	-48.0%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	1	0.0%
	# NEW LISTINGS	0	1	0.0%

Carlstadt

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Cedar Grove Market Report

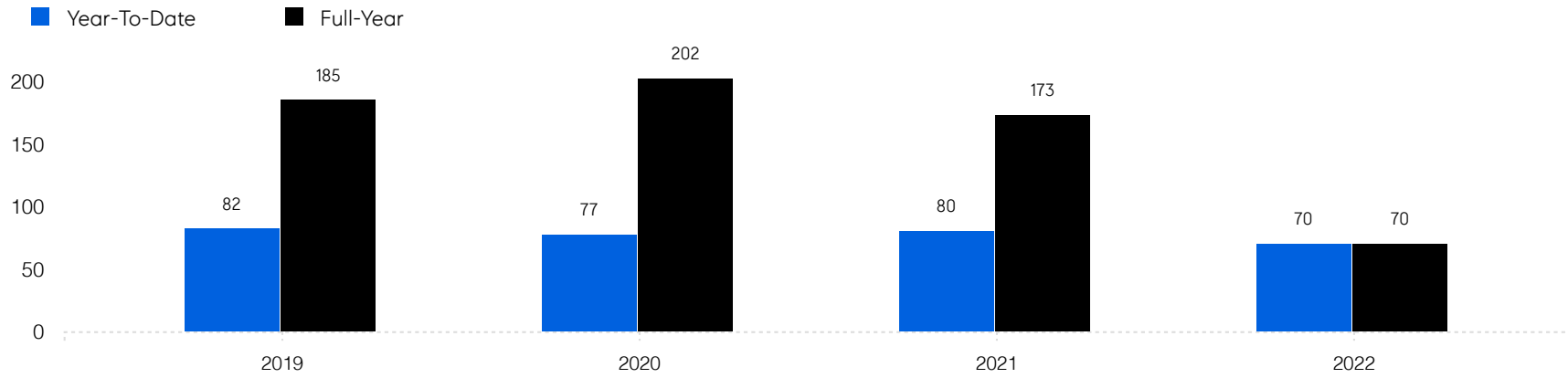
COMPASS

Cedar Grove

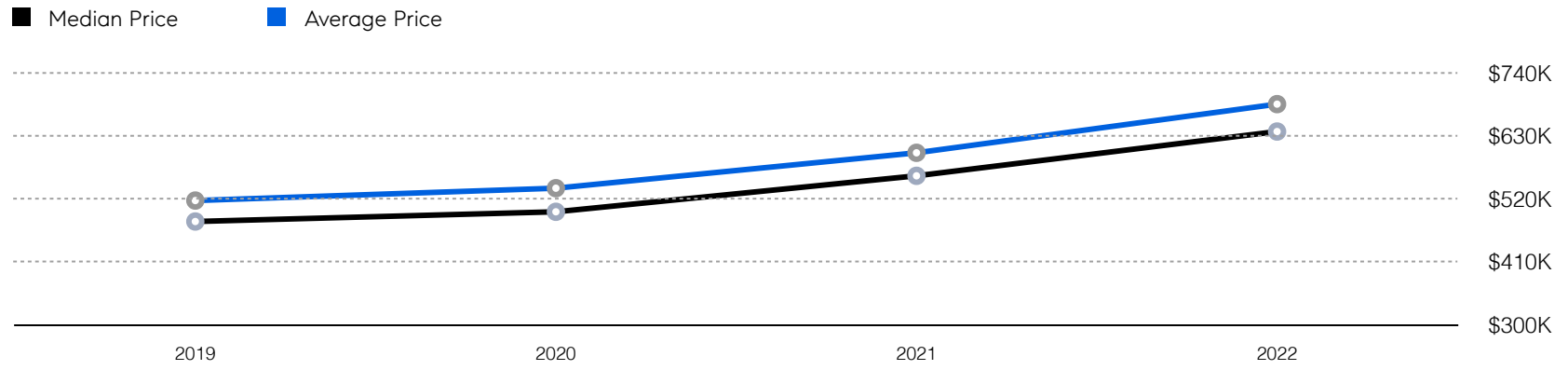
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	57	46	-19.3%
	SALES VOLUME	\$33,149,901	\$32,080,943	-3.2%
	MEDIAN PRICE	\$550,000	\$651,500	18.5%
	AVERAGE PRICE	\$581,577	\$697,412	19.9%
	AVERAGE DOM	31	24	-22.6%
	# OF CONTRACTS	67	58	-13.4%
	# NEW LISTINGS	78	74	-5.1%
Condo/Co-op/Townhouse	# OF SALES	23	24	4.3%
	SALES VOLUME	\$11,262,778	\$15,901,444	41.2%
	MEDIAN PRICE	\$525,000	\$635,000	21.0%
	AVERAGE PRICE	\$489,686	\$662,560	35.3%
	AVERAGE DOM	48	25	-47.9%
	# OF CONTRACTS	23	26	13.0%
	# NEW LISTINGS	20	29	45.0%

Cedar Grove

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Cedar Knolls Market Report

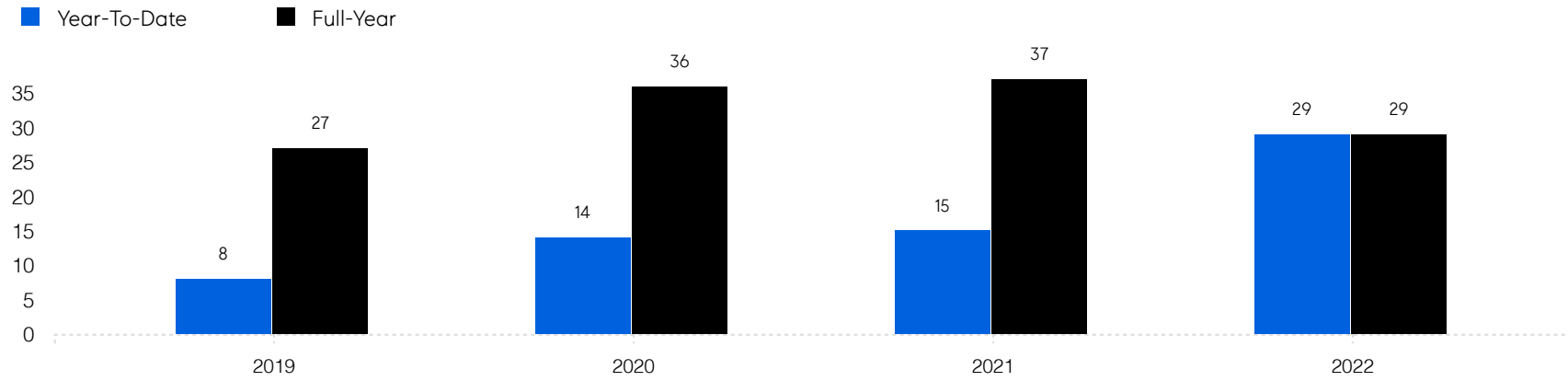
COMPASS

Cedar Knolls

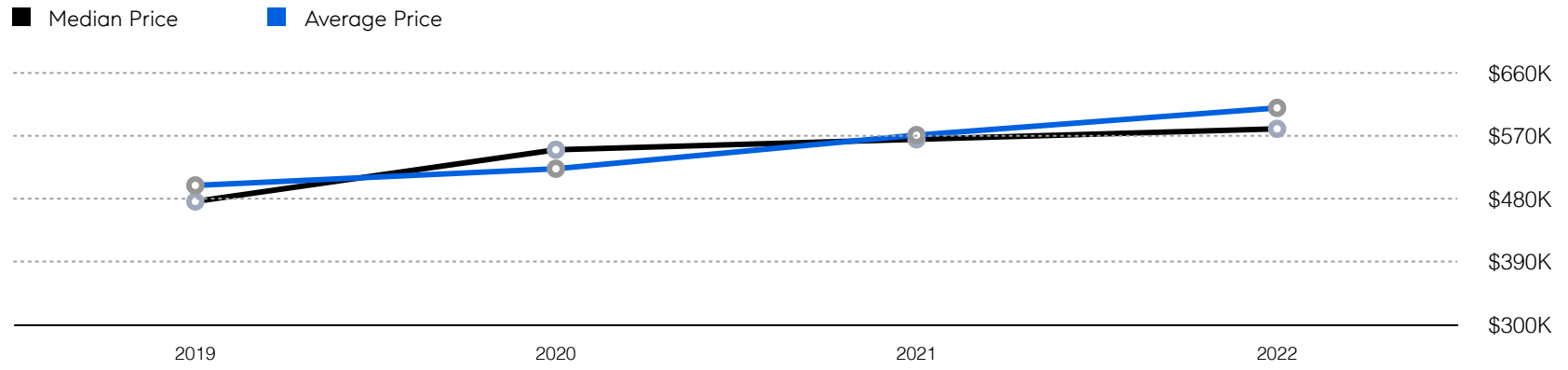
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	10	20	100.0%
	SALES VOLUME	\$5,985,000	\$12,697,000	112.1%
	MEDIAN PRICE	\$597,500	\$603,500	1.0%
	AVERAGE PRICE	\$598,500	\$634,850	6.1%
	AVERAGE DOM	16	27	68.8%
	# OF CONTRACTS	12	24	100.0%
	# NEW LISTINGS	23	21	-8.7%
Condo/Co-op/Townhouse	# OF SALES	5	9	80.0%
	SALES VOLUME	\$2,030,000	\$4,991,500	145.9%
	MEDIAN PRICE	\$350,000	\$515,000	47.1%
	AVERAGE PRICE	\$406,000	\$554,611	36.6%
	AVERAGE DOM	51	15	-70.6%
	# OF CONTRACTS	5	9	80.0%
	# NEW LISTINGS	4	11	175.0%

Cedar Knolls

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Chatham Borough Market Report

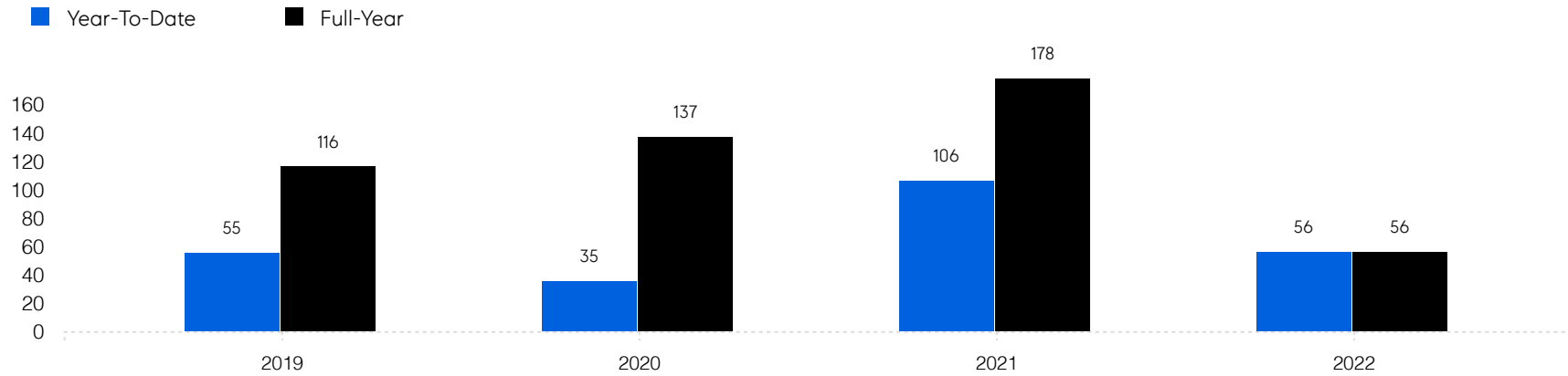
COMPASS

Chatham Borough

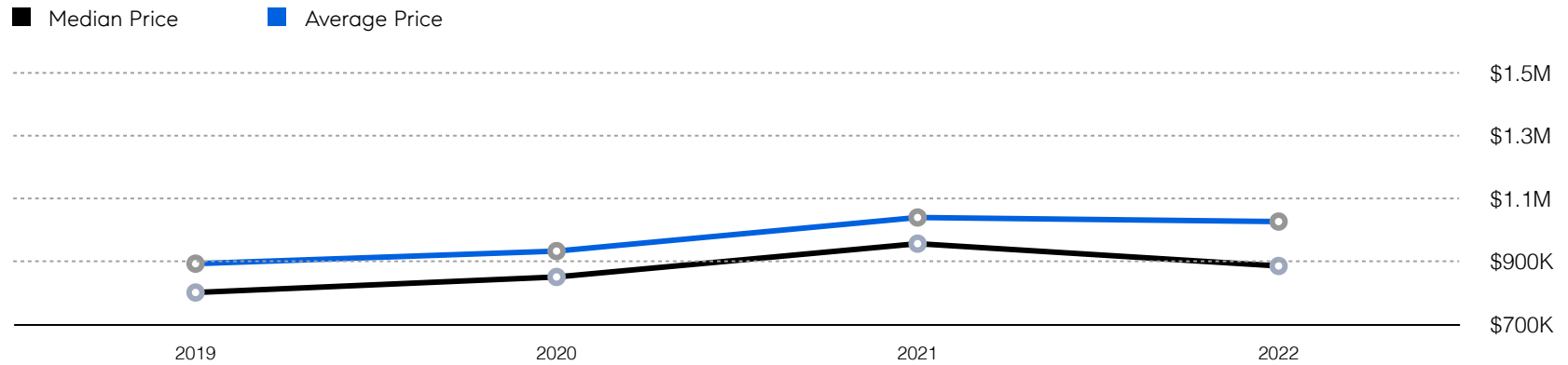
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	99	54	-45.5%
	SALES VOLUME	\$110,972,508	\$56,339,023	-49.2%
	MEDIAN PRICE	\$999,000	\$897,500	-10.2%
	AVERAGE PRICE	\$1,120,934	\$1,043,315	-6.9%
	AVERAGE DOM	40	35	-12.5%
	# OF CONTRACTS	99	64	-35.4%
	# NEW LISTINGS	113	79	-30.1%
Condo/Co-op/Townhouse	# OF SALES	7	2	-71.4%
	SALES VOLUME	\$2,680,100	\$1,139,000	-57.5%
	MEDIAN PRICE	\$330,000	\$569,500	72.6%
	AVERAGE PRICE	\$382,871	\$569,500	48.7%
	AVERAGE DOM	25	10	-60.0%
	# OF CONTRACTS	7	1	-85.7%
	# NEW LISTINGS	6	2	-66.7%

Chatham Borough

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Chatham Township Market Report

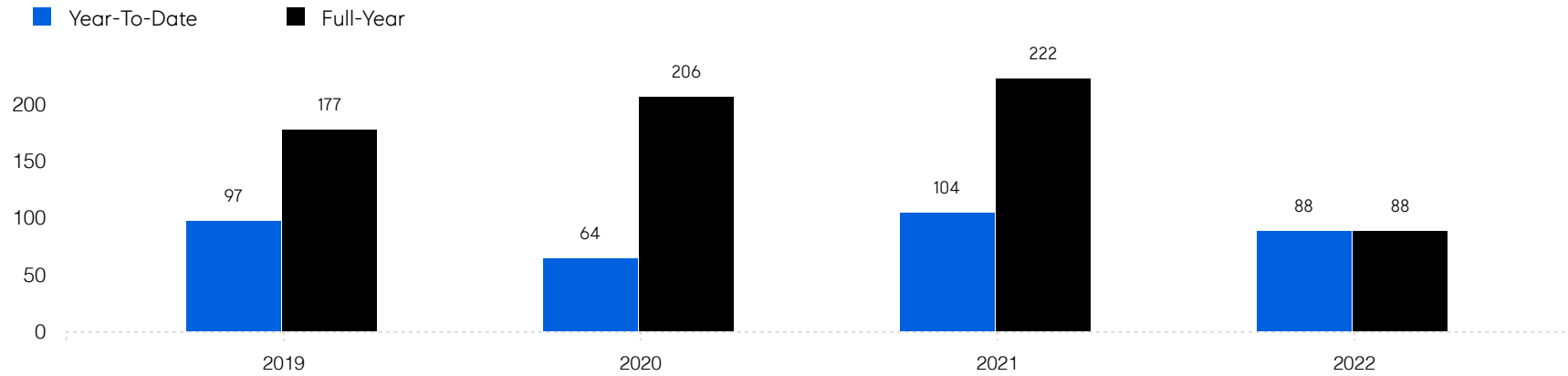
COMPASS

Chatham Township

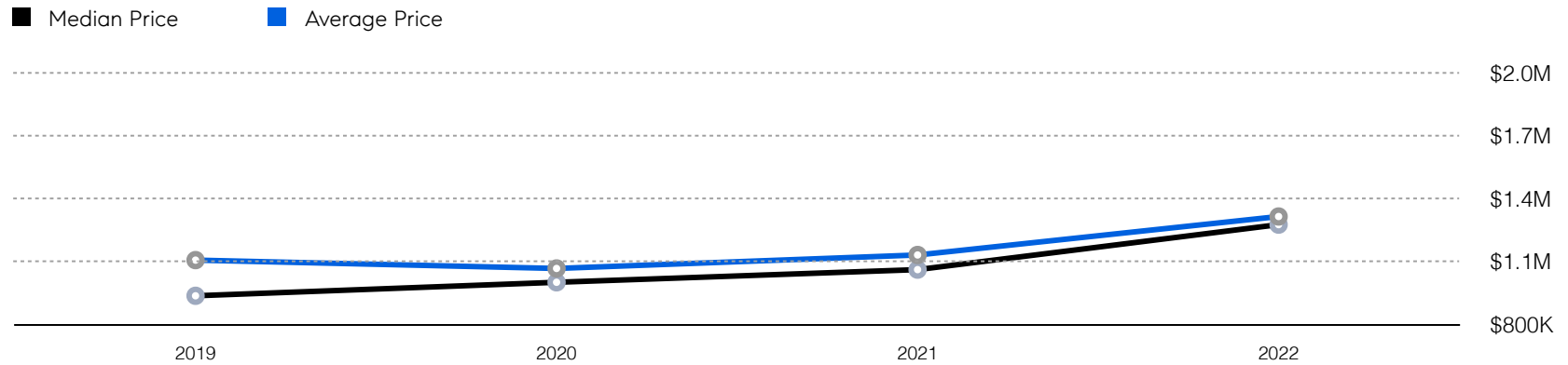
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	71	65	-8.5%
	SALES VOLUME	\$103,014,072	\$102,074,067	-0.9%
	MEDIAN PRICE	\$1,320,000	\$1,535,000	16.3%
	AVERAGE PRICE	\$1,450,902	\$1,570,370	8.2%
	AVERAGE DOM	35	42	20.0%
	# OF CONTRACTS	94	70	-25.5%
	# NEW LISTINGS	145	96	-33.8%
Condo/Co-op/Townhouse	# OF SALES	33	23	-30.3%
	SALES VOLUME	\$17,072,500	\$13,541,000	-20.7%
	MEDIAN PRICE	\$430,000	\$354,750	-17.5%
	AVERAGE PRICE	\$517,348	\$588,739	13.8%
	AVERAGE DOM	31	24	-22.6%
	# OF CONTRACTS	32	36	12.5%
	# NEW LISTINGS	38	44	15.8%

Chatham Township

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Chester Market Report

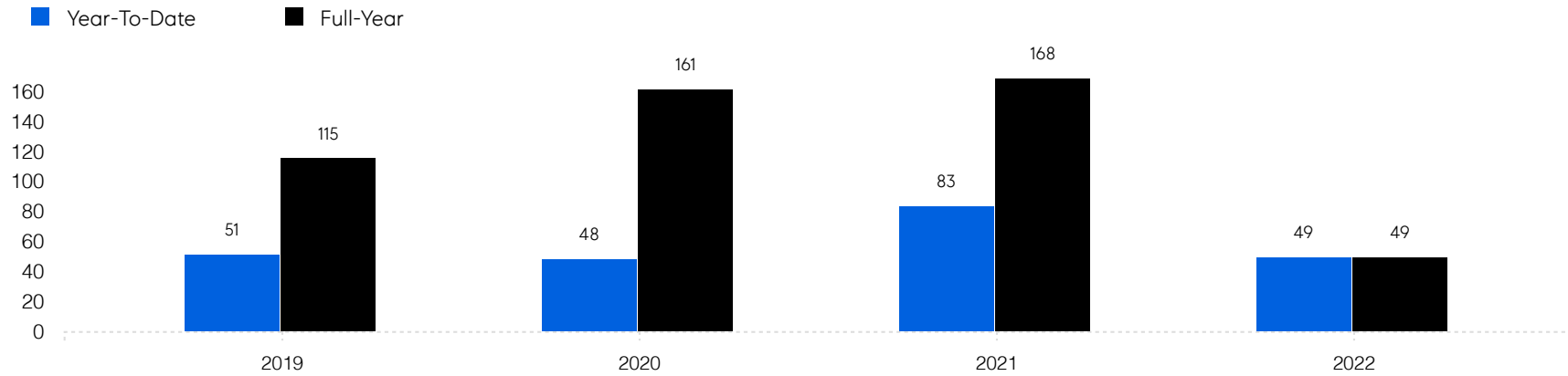
COMPASS

Chester

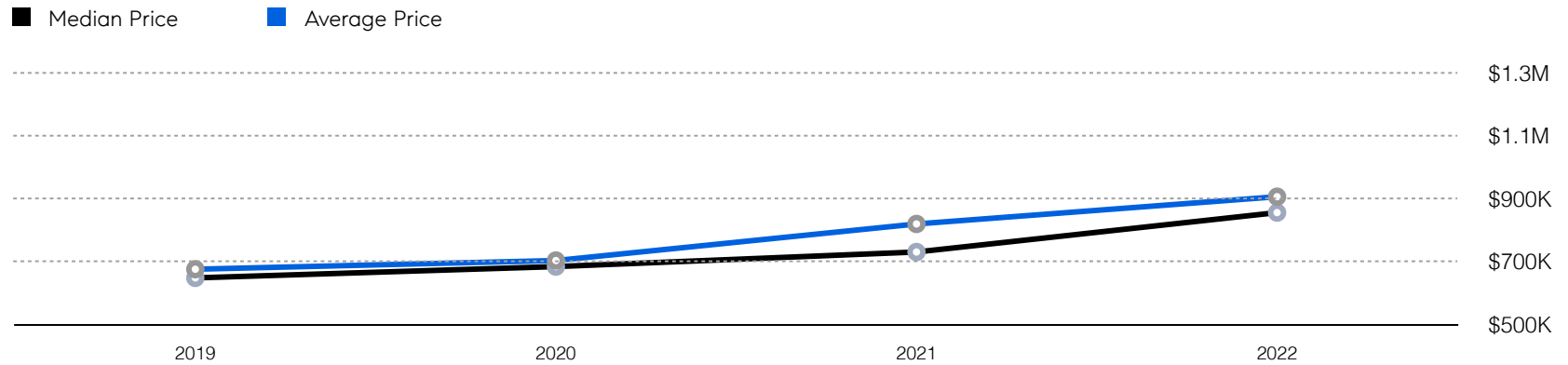
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	75	47	-37.3%
	SALES VOLUME	\$63,236,704	\$43,087,800	-31.9%
	MEDIAN PRICE	\$765,000	\$865,000	13.1%
	AVERAGE PRICE	\$843,156	\$916,762	8.7%
	AVERAGE DOM	69	26	-62.3%
	# OF CONTRACTS	81	64	-21.0%
	# NEW LISTINGS	98	86	-12.2%
Condo/Co-op/Townhouse	# OF SALES	8	2	-75.0%
	SALES VOLUME	\$4,275,900	\$1,288,000	-69.9%
	MEDIAN PRICE	\$529,950	\$644,000	21.5%
	AVERAGE PRICE	\$534,488	\$644,000	20.5%
	AVERAGE DOM	99	7	-92.9%
	# OF CONTRACTS	4	2	-50.0%
	# NEW LISTINGS	4	3	-25.0%

Chester

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Clark Market Report

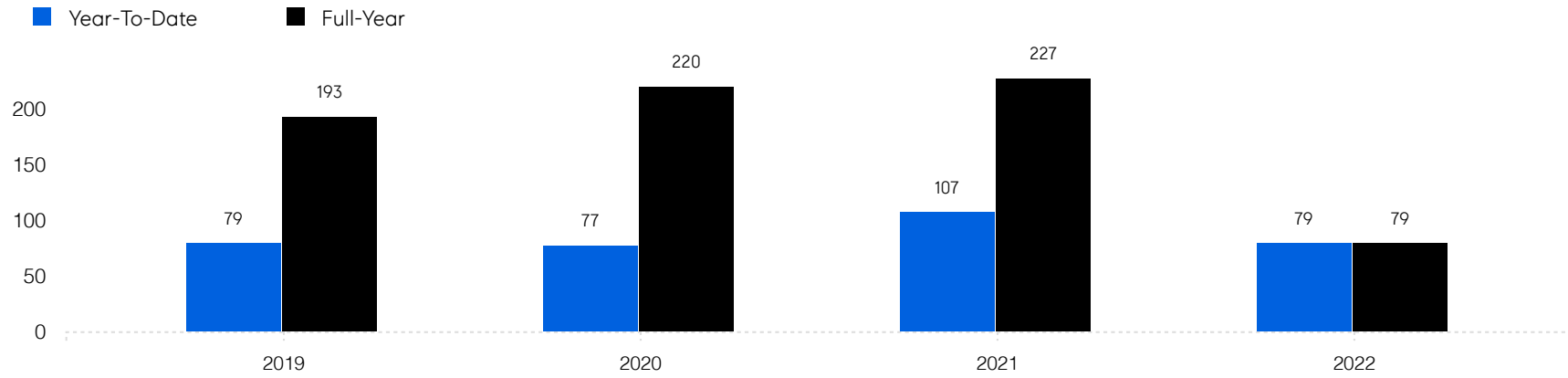
COMPASS

Clark

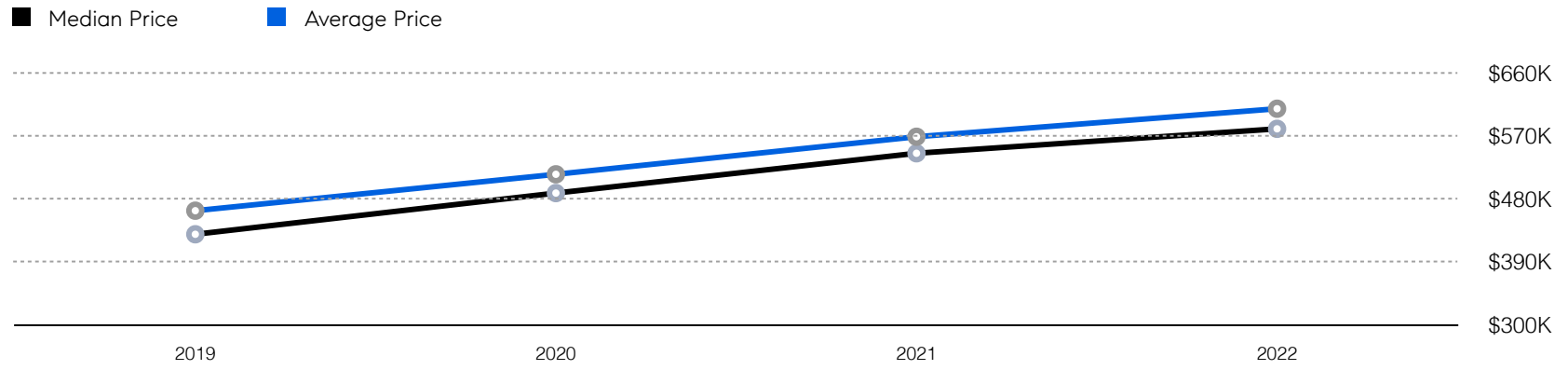
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	100	68	-32.0%
	SALES VOLUME	\$60,261,400	\$44,561,891	-26.1%
	MEDIAN PRICE	\$560,000	\$613,500	9.6%
	AVERAGE PRICE	\$602,614	\$655,322	8.7%
	AVERAGE DOM	30	30	0.0%
	# OF CONTRACTS	94	69	-26.6%
	# NEW LISTINGS	133	89	-33.1%
Condo/Co-op/Townhouse	# OF SALES	7	11	57.1%
	SALES VOLUME	\$1,898,250	\$3,532,500	86.1%
	MEDIAN PRICE	\$239,000	\$260,000	8.8%
	AVERAGE PRICE	\$271,179	\$321,136	18.4%
	AVERAGE DOM	47	33	-29.8%
	# OF CONTRACTS	10	8	-20.0%
	# NEW LISTINGS	10	8	-20.0%

Clark

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Cliffside Park Market Report

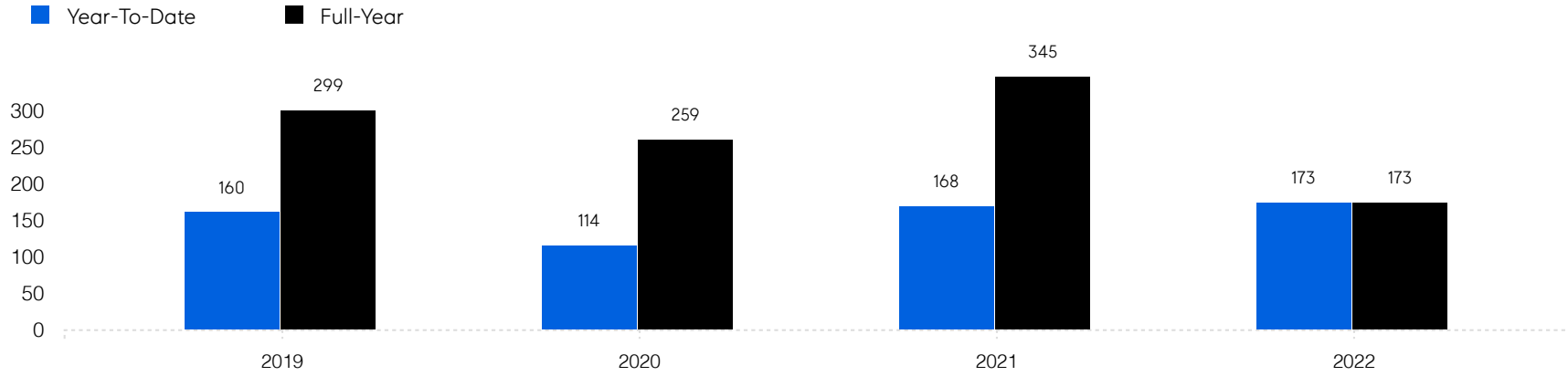
COMPASS

Cliffside Park

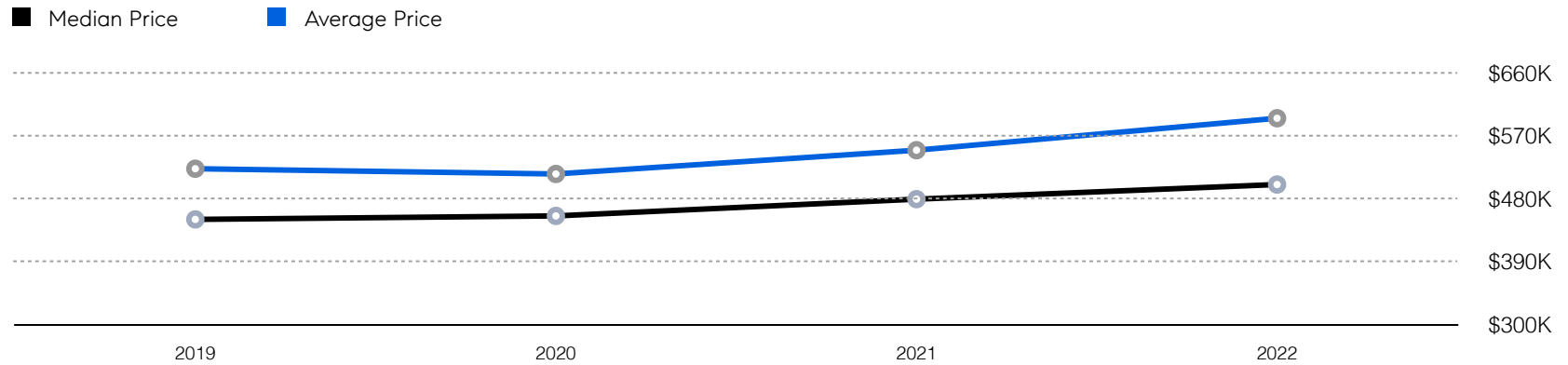
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	36	31	-13.9%
	SALES VOLUME	\$23,145,500	\$25,014,999	8.1%
	MEDIAN PRICE	\$612,500	\$639,000	4.3%
	AVERAGE PRICE	\$642,931	\$806,935	25.5%
	AVERAGE DOM	56	52	-7.1%
	# OF CONTRACTS	41	29	-29.3%
	# NEW LISTINGS	49	33	-32.7%
Condo/Co-op/Townhouse	# OF SALES	132	142	7.6%
	SALES VOLUME	\$66,938,800	\$76,731,006	14.6%
	MEDIAN PRICE	\$451,500	\$476,250	5.5%
	AVERAGE PRICE	\$507,112	\$548,079	8.1%
	AVERAGE DOM	69	62	-10.1%
	# OF CONTRACTS	178	147	-17.4%
	# NEW LISTINGS	234	189	-19.2%

Cliffside Park

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Clifton Market Report

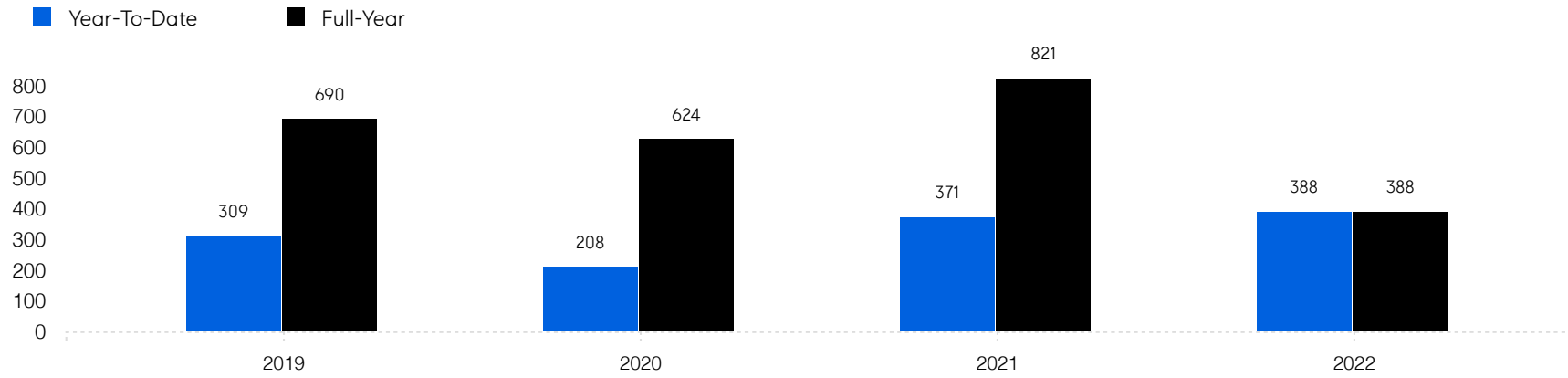
COMPASS

Clifton

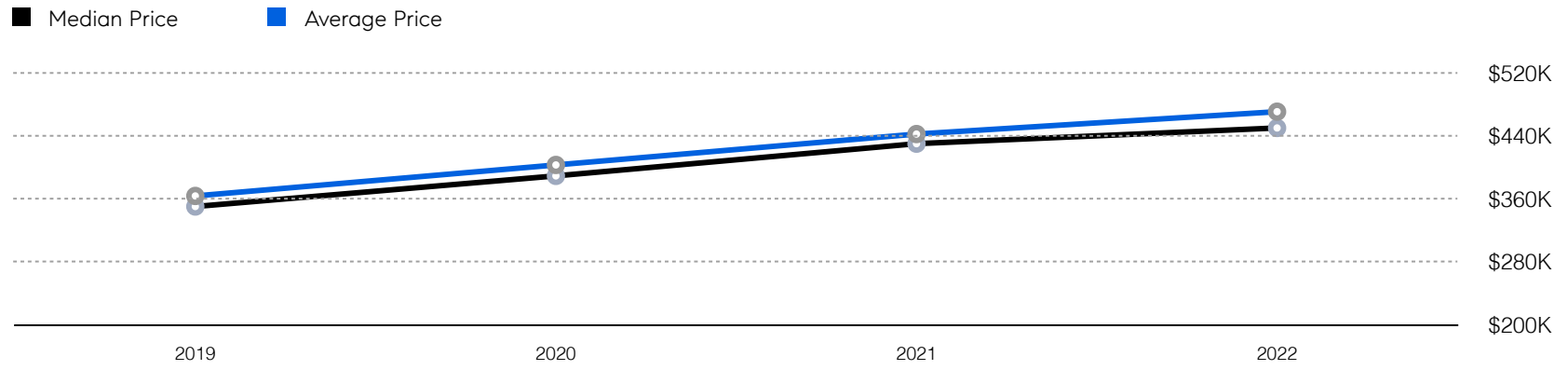
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	286	286	0.0%
	SALES VOLUME	\$132,888,494	\$148,259,667	11.6%
	MEDIAN PRICE	\$447,000	\$485,000	8.5%
	AVERAGE PRICE	\$464,645	\$518,390	11.6%
	AVERAGE DOM	35	34	-2.9%
	# OF CONTRACTS	290	360	24.1%
	# NEW LISTINGS	358	363	1.4%
Condo/Co-op/Townhouse	# OF SALES	85	102	20.0%
	SALES VOLUME	\$27,496,725	\$34,378,400	25.0%
	MEDIAN PRICE	\$342,000	\$365,000	6.7%
	AVERAGE PRICE	\$323,491	\$337,043	4.2%
	AVERAGE DOM	44	36	-18.2%
	# OF CONTRACTS	92	124	34.8%
	# NEW LISTINGS	102	150	47.1%

Clifton

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Cluster Market Report

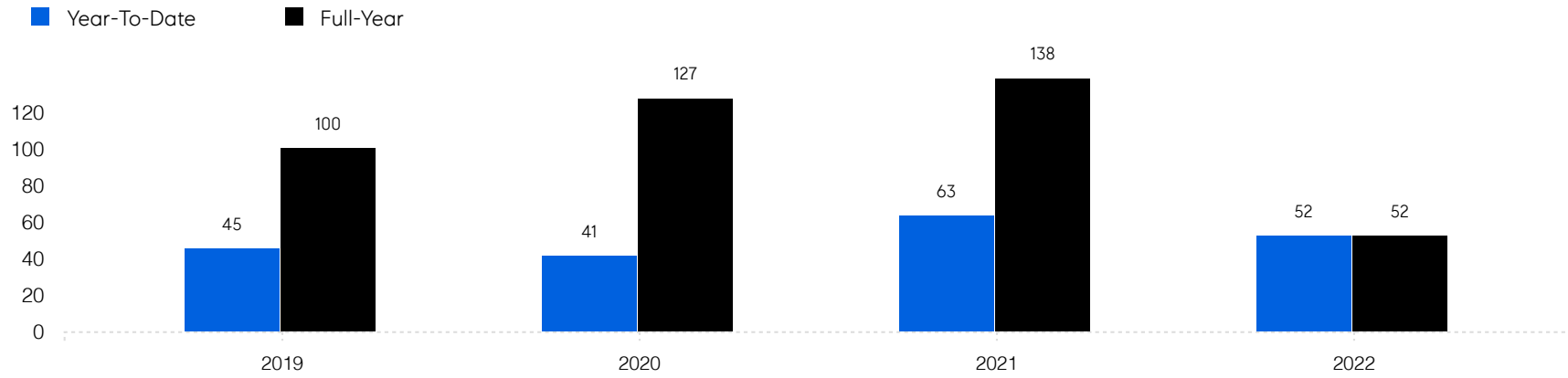
COMPASS

Cluster

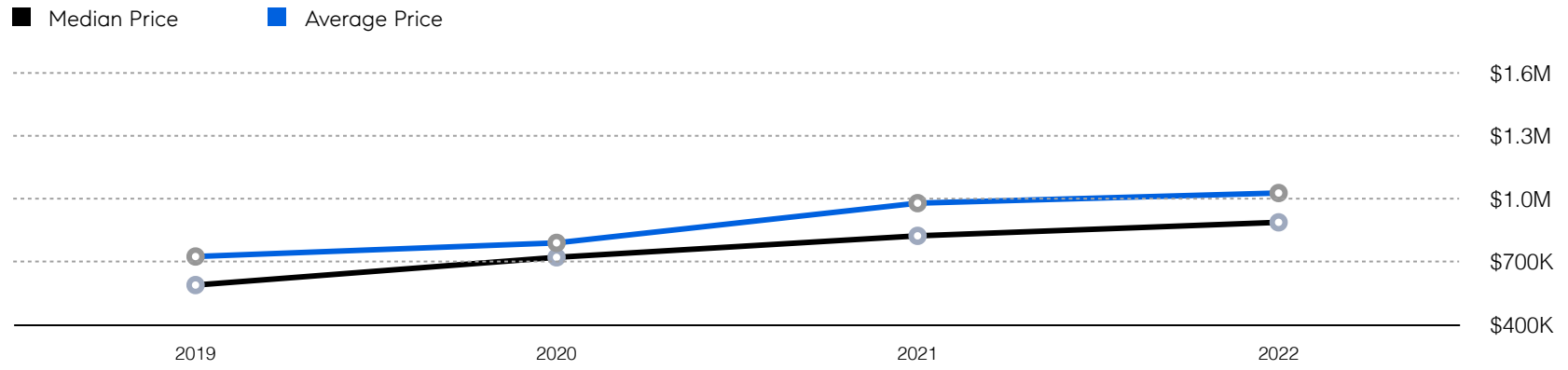
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	63	52	-17.5%
	SALES VOLUME	\$56,140,500	\$53,401,199	-4.9%
	MEDIAN PRICE	\$751,000	\$887,000	18.1%
	AVERAGE PRICE	\$891,119	\$1,026,946	15.2%
	AVERAGE DOM	48	44	-8.3%
	# OF CONTRACTS	80	66	-17.5%
	# NEW LISTINGS	125	81	-35.2%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Cluster

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Colonia Market Report

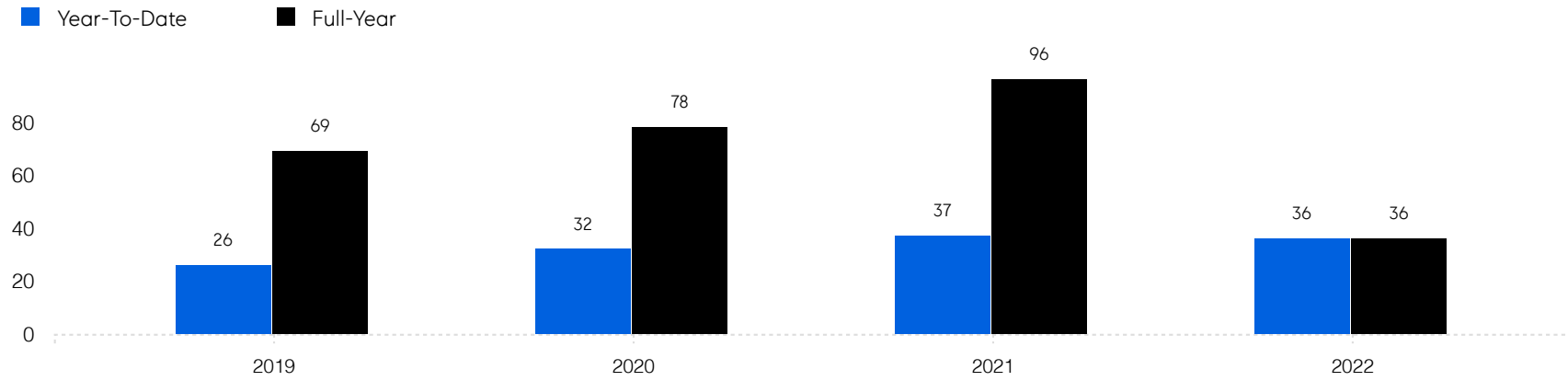
COMPASS

Colonia

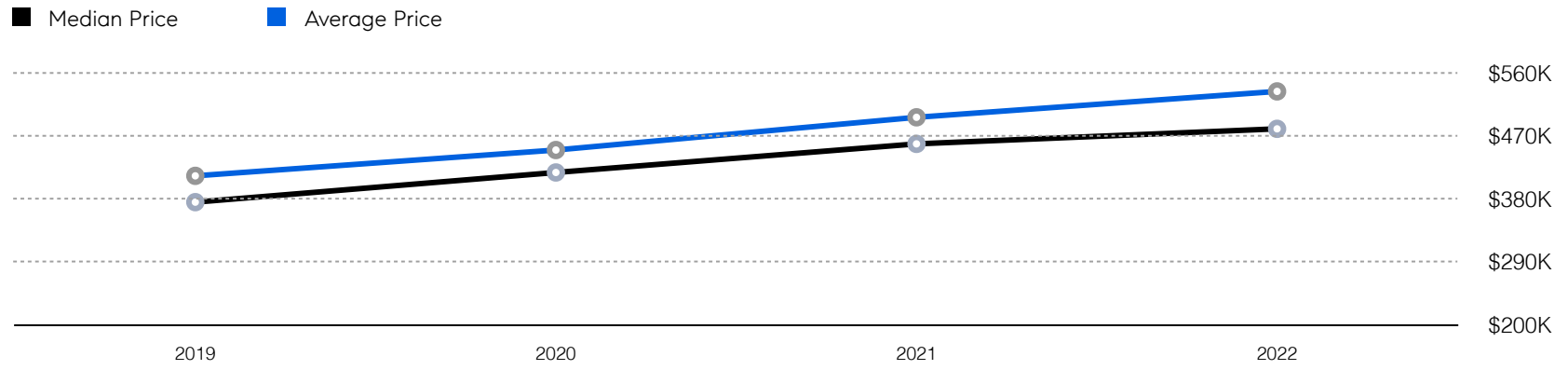
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	36	36	0.0%
	SALES VOLUME	\$17,277,648	\$19,210,116	11.2%
	MEDIAN PRICE	\$455,824	\$480,000	5.3%
	AVERAGE PRICE	\$479,935	\$533,614	11.2%
	AVERAGE DOM	34	40	17.6%
	# OF CONTRACTS	43	39	-9.3%
	# NEW LISTINGS	61	53	-13.1%
Condo/Co-op/Townhouse	# OF SALES	1	0	0.0%
	SALES VOLUME	\$547,000	-	-
	MEDIAN PRICE	\$547,000	-	-
	AVERAGE PRICE	\$547,000	-	-
	AVERAGE DOM	9	-	-
	# OF CONTRACTS	1	0	0.0%
	# NEW LISTINGS	1	0	0.0%

Colonia

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Cranford Market Report

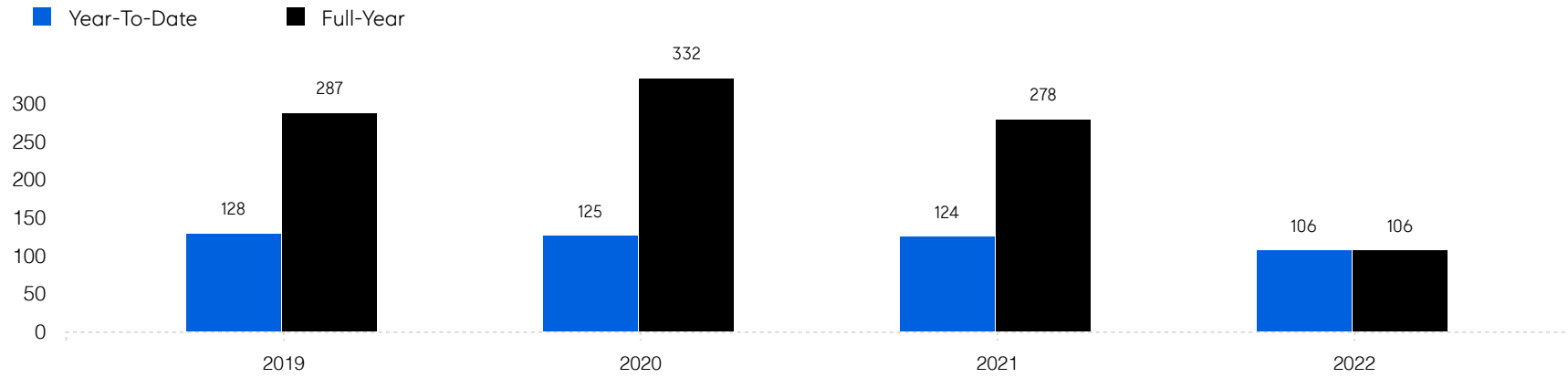
COMPASS

Cranford

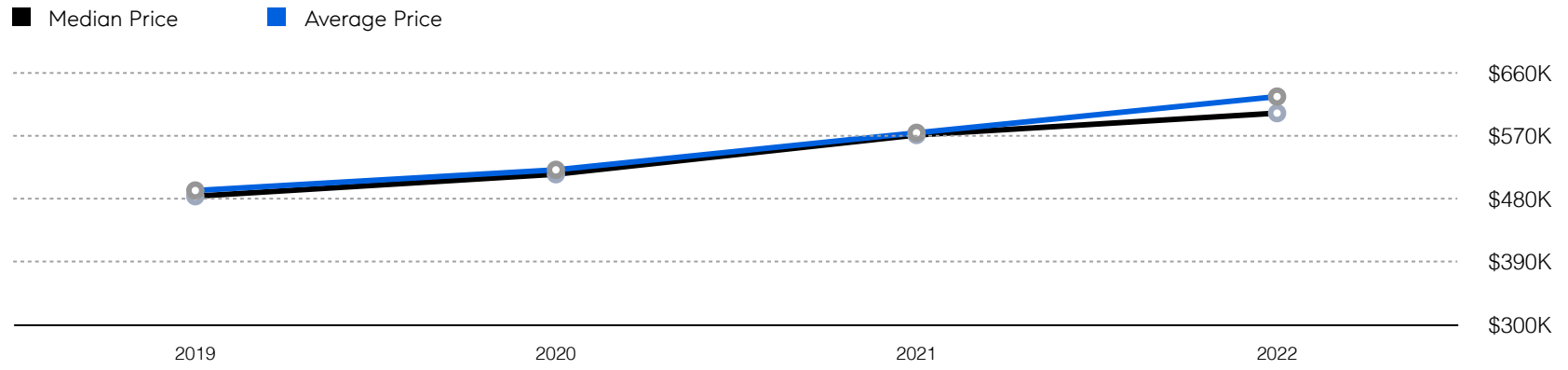
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	108	92	-14.8%
	SALES VOLUME	\$62,463,376	\$62,353,664	-0.2%
	MEDIAN PRICE	\$564,000	\$632,500	12.1%
	AVERAGE PRICE	\$578,365	\$677,757	17.2%
	AVERAGE DOM	30	21	-30.0%
	# OF CONTRACTS	106	110	3.8%
	# NEW LISTINGS	144	128	-11.1%
Condo/Co-op/Townhouse	# OF SALES	16	14	-12.5%
	SALES VOLUME	\$5,951,500	\$4,022,800	-32.4%
	MEDIAN PRICE	\$320,000	\$280,000	-12.5%
	AVERAGE PRICE	\$371,969	\$287,343	-22.8%
	AVERAGE DOM	32	19	-40.6%
	# OF CONTRACTS	16	14	-12.5%
	# NEW LISTINGS	18	17	-5.6%

Cranford

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Cresskill Market Report

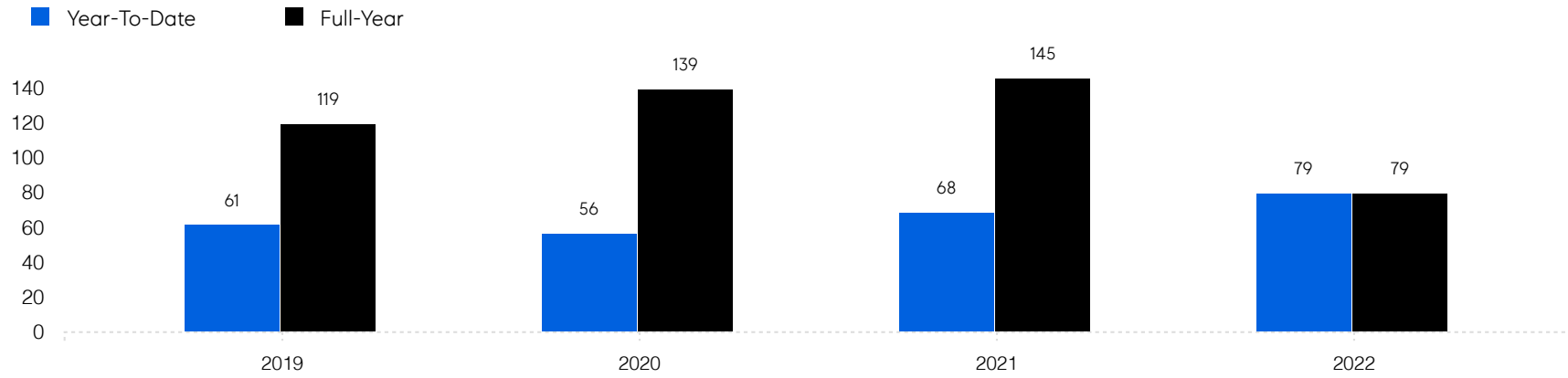
COMPASS

Cresskill

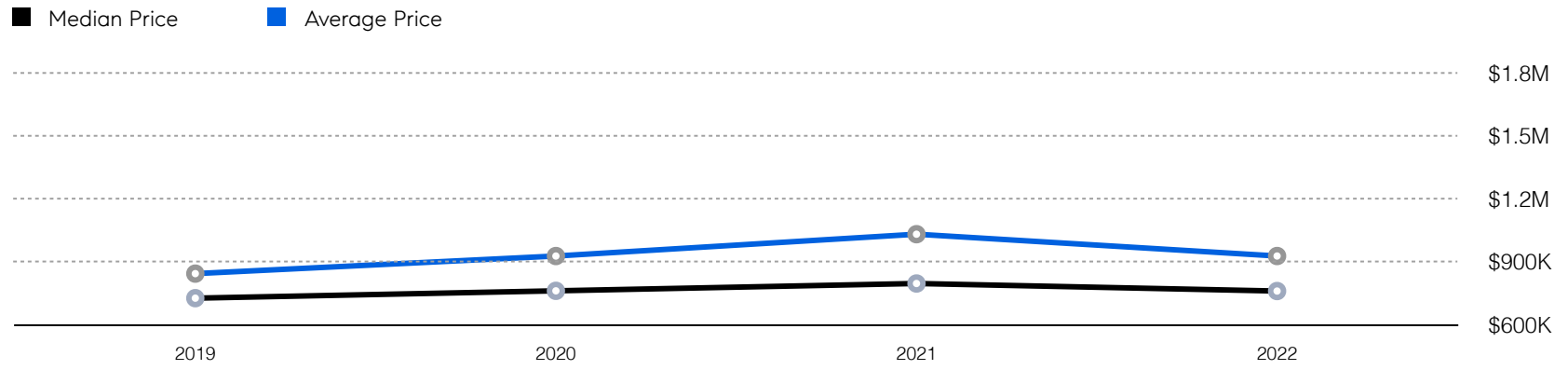
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	59	68	15.3%
	SALES VOLUME	\$59,696,149	\$64,637,000	8.3%
	MEDIAN PRICE	\$828,000	\$746,500	-9.8%
	AVERAGE PRICE	\$1,011,799	\$950,544	-6.1%
	AVERAGE DOM	53	49	-7.5%
	# OF CONTRACTS	85	79	-7.1%
	# NEW LISTINGS	107	93	-13.1%
Condo/Co-op/Townhouse	# OF SALES	9	11	22.2%
	SALES VOLUME	\$6,290,380	\$8,534,498	35.7%
	MEDIAN PRICE	\$775,000	\$860,000	11.0%
	AVERAGE PRICE	\$698,931	\$775,863	11.0%
	AVERAGE DOM	44	60	36.4%
	# OF CONTRACTS	10	11	10.0%
	# NEW LISTINGS	13	19	46.2%

Cresskill

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Demarest Market Report

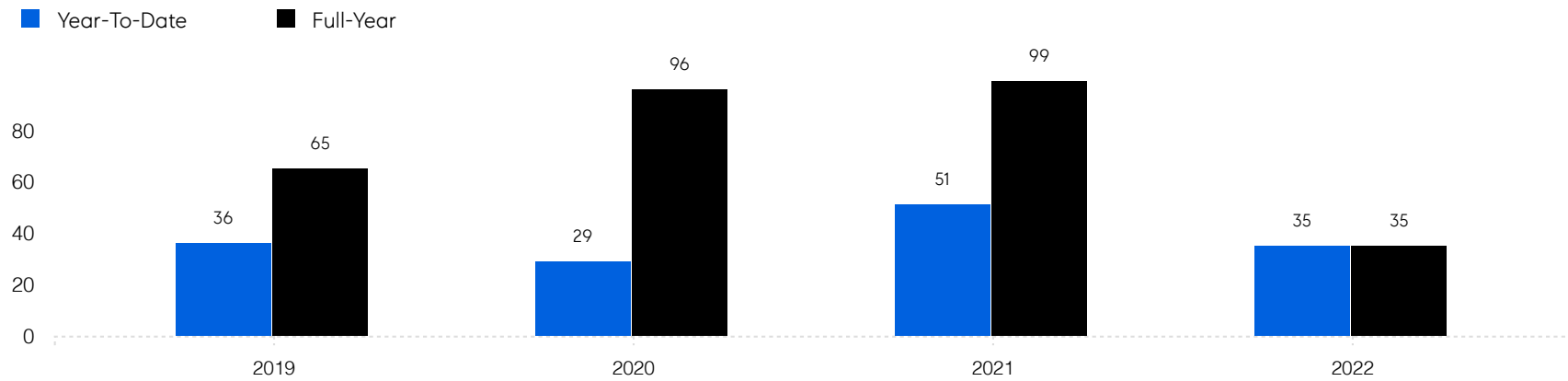
COMPASS

Demarest

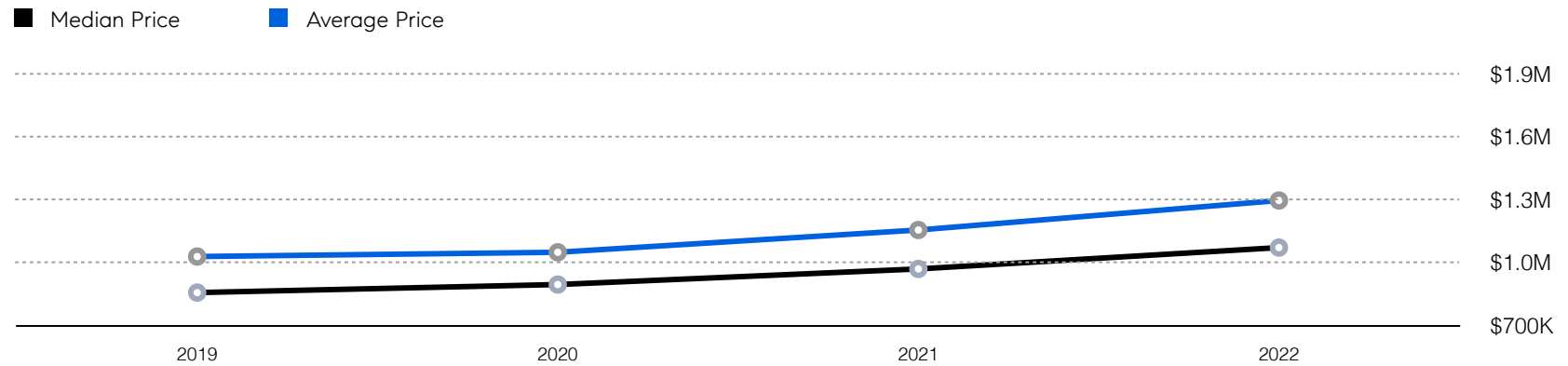
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	51	33	-35.3%
	SALES VOLUME	\$53,526,000	\$41,438,800	-22.6%
	MEDIAN PRICE	\$875,000	\$1,043,800	19.3%
	AVERAGE PRICE	\$1,049,529	\$1,255,721	19.6%
	AVERAGE DOM	39	34	-12.8%
	# OF CONTRACTS	58	43	-25.9%
	# NEW LISTINGS	70	55	-21.4%
Condo/Co-op/Townhouse	# OF SALES	0	2	0.0%
	SALES VOLUME	-	\$3,885,000	-
	MEDIAN PRICE	-	\$1,942,500	-
	AVERAGE PRICE	-	\$1,942,500	-
	AVERAGE DOM	-	438	-
	# OF CONTRACTS	1	3	200.0%
	# NEW LISTINGS	3	2	-33.3%

Demarest

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Denville Market Report

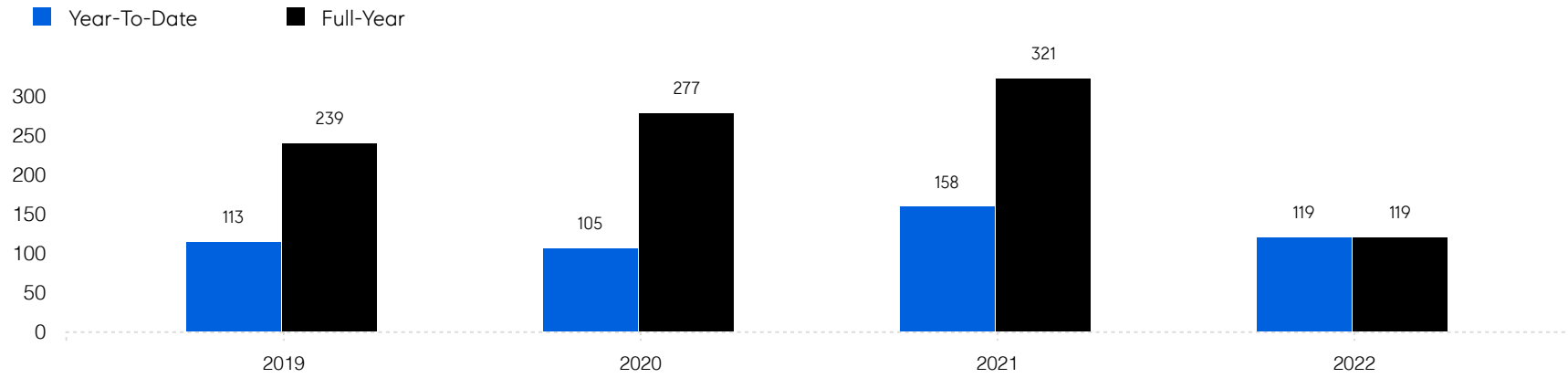
COMPASS

Denville

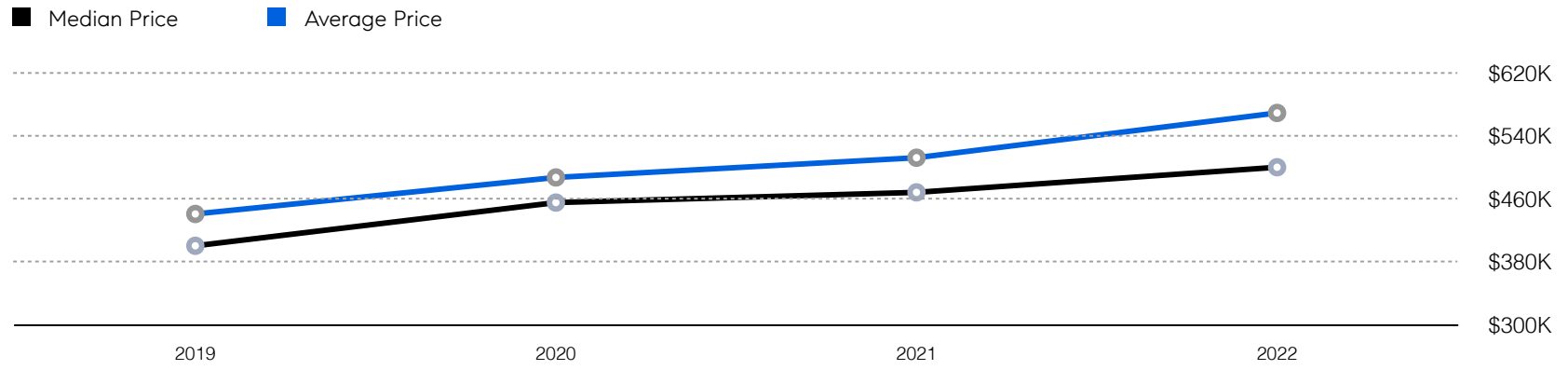
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	121	96	-20.7%
	SALES VOLUME	\$63,882,868	\$58,201,788	-8.9%
	MEDIAN PRICE	\$475,000	\$542,500	14.2%
	AVERAGE PRICE	\$527,958	\$606,269	14.8%
	AVERAGE DOM	38	34	-10.5%
	# OF CONTRACTS	123	105	-14.6%
	# NEW LISTINGS	149	137	-8.1%
Condo/Co-op/Townhouse	# OF SALES	37	23	-37.8%
	SALES VOLUME	\$14,570,900	\$9,522,751	-34.6%
	MEDIAN PRICE	\$352,000	\$405,000	15.1%
	AVERAGE PRICE	\$393,808	\$414,033	5.1%
	AVERAGE DOM	33	26	-21.2%
	# OF CONTRACTS	41	19	-53.7%
	# NEW LISTINGS	46	22	-52.2%

Denville

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Dumont Market Report

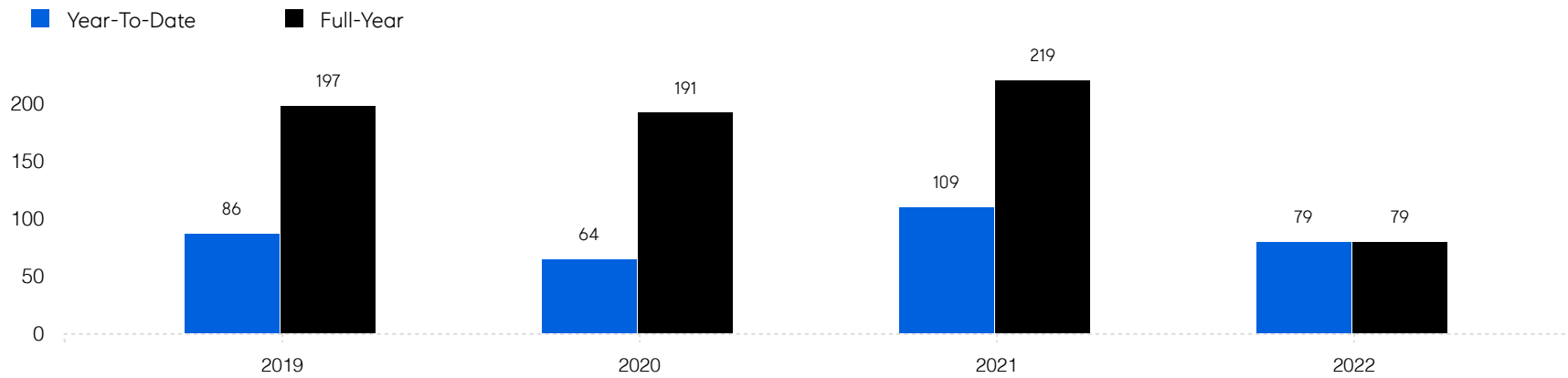
COMPASS

Dumont

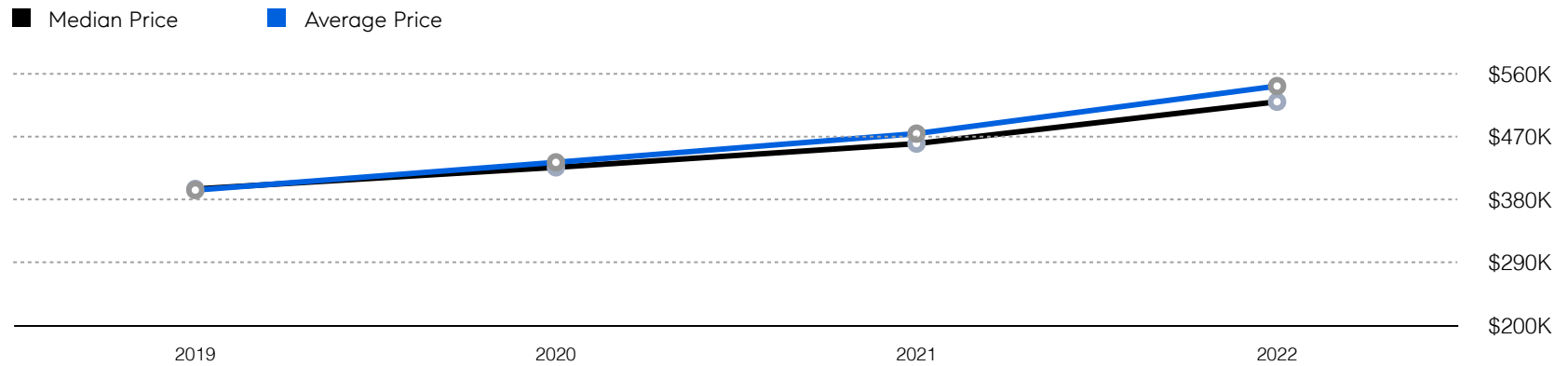
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	107	79	-26.2%
	SALES VOLUME	\$49,919,850	\$42,860,300	-14.1%
	MEDIAN PRICE	\$450,000	\$520,000	15.6%
	AVERAGE PRICE	\$466,541	\$542,535	16.3%
	AVERAGE DOM	26	25	-3.8%
	# OF CONTRACTS	126	92	-27.0%
	# NEW LISTINGS	133	101	-24.1%
Condo/Co-op/Townhouse	# OF SALES	2	0	0.0%
	SALES VOLUME	\$770,000	-	-
	MEDIAN PRICE	\$385,000	-	-
	AVERAGE PRICE	\$385,000	-	-
	AVERAGE DOM	15	-	-
	# OF CONTRACTS	2	0	0.0%
	# NEW LISTINGS	4	1	-75.0%

Dumont

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

East Hanover Market Report

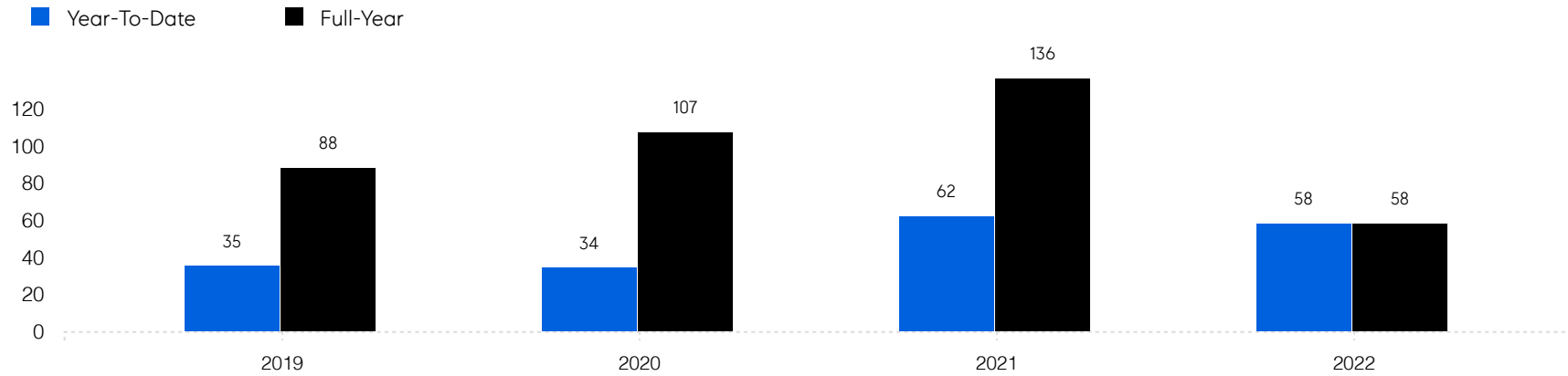
COMPASS

East Hanover

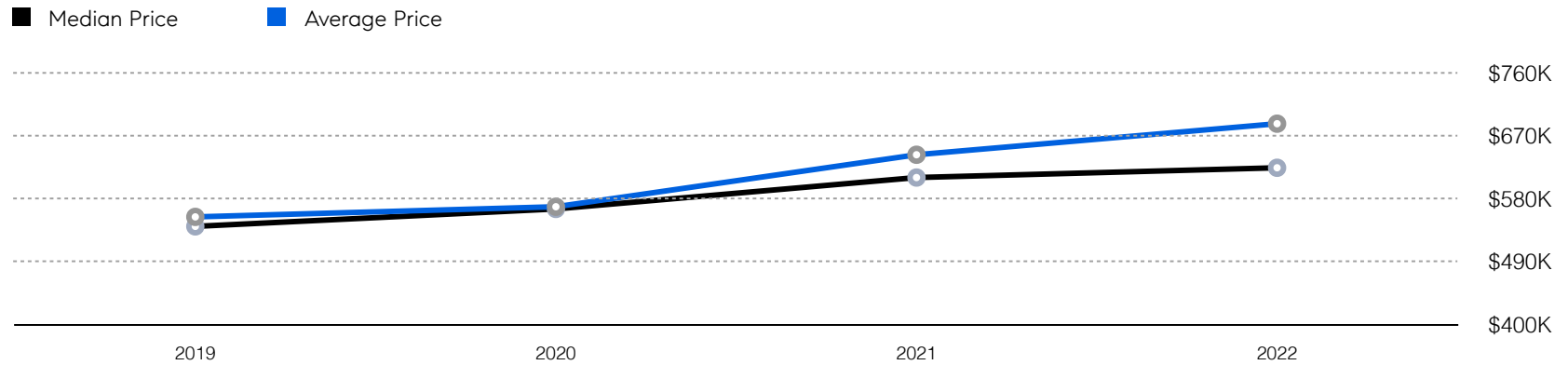
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	48	43	-10.4%
	SALES VOLUME	\$30,849,400	\$32,705,300	6.0%
	MEDIAN PRICE	\$610,000	\$700,000	14.8%
	AVERAGE PRICE	\$642,696	\$760,588	18.3%
	AVERAGE DOM	37	20	-45.9%
	# OF CONTRACTS	60	48	-20.0%
	# NEW LISTINGS	72	57	-20.8%
Condo/Co-op/Townhouse	# OF SALES	14	15	7.1%
	SALES VOLUME	\$6,249,500	\$7,151,911	14.4%
	MEDIAN PRICE	\$439,250	\$535,000	21.8%
	AVERAGE PRICE	\$446,393	\$476,794	6.8%
	AVERAGE DOM	37	23	-37.8%
	# OF CONTRACTS	13	15	15.4%
	# NEW LISTINGS	18	17	-5.6%

East Hanover

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

East Orange Market Report

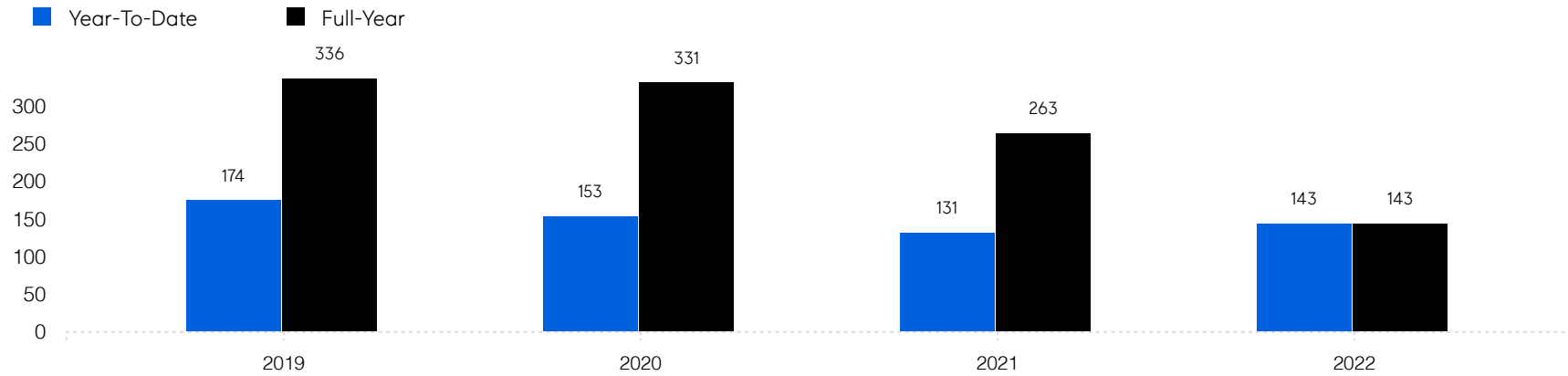
COMPASS

East Orange

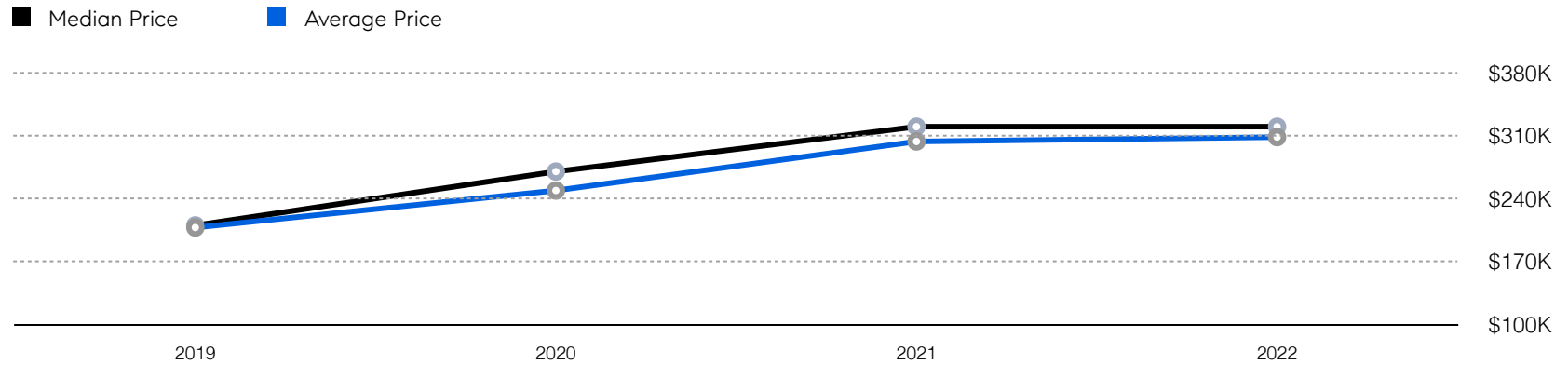
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	101	111	9.9%
	SALES VOLUME	\$33,352,301	\$38,222,238	14.6%
	MEDIAN PRICE	\$349,000	\$350,000	0.3%
	AVERAGE PRICE	\$330,221	\$344,344	4.3%
	AVERAGE DOM	51	42	-17.6%
	# OF CONTRACTS	102	111	8.8%
	# NEW LISTINGS	148	182	23.0%
Condo/Co-op/Townhouse	# OF SALES	30	32	6.7%
	SALES VOLUME	\$4,773,900	\$5,873,500	23.0%
	MEDIAN PRICE	\$148,000	\$169,000	14.2%
	AVERAGE PRICE	\$159,130	\$183,547	15.3%
	AVERAGE DOM	65	63	-3.1%
	# OF CONTRACTS	27	35	29.6%
	# NEW LISTINGS	38	43	13.2%

East Orange

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Edgewater Market Report

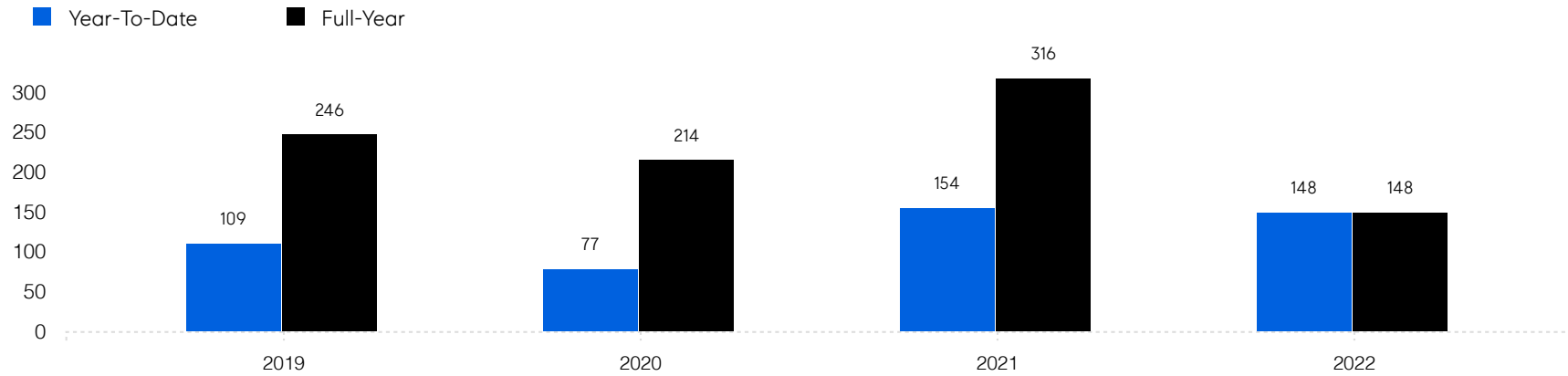
COMPASS

Edgewater

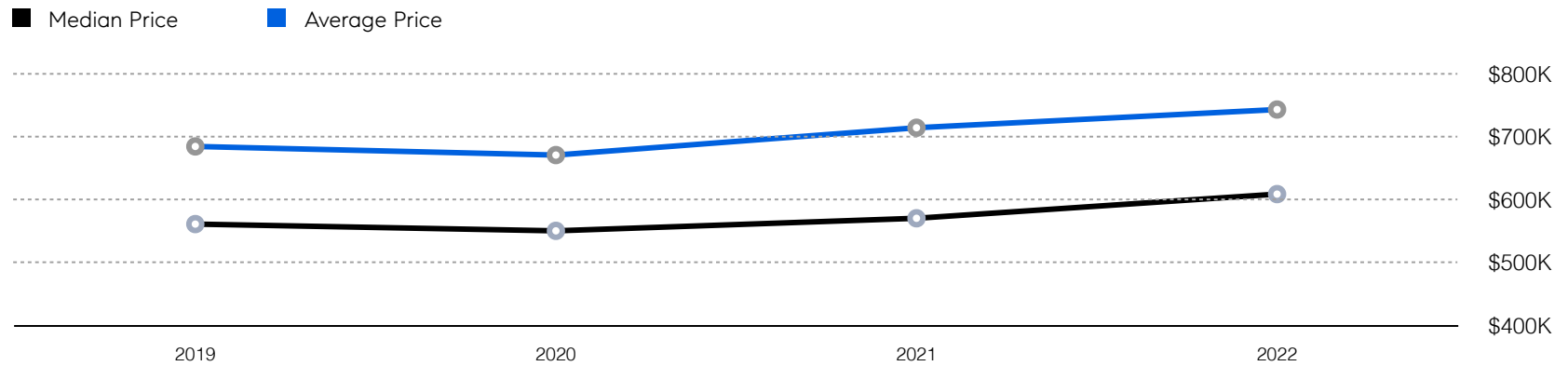
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	10	6	-40.0%
	SALES VOLUME	\$12,336,818	\$5,783,000	-53.1%
	MEDIAN PRICE	\$1,190,000	\$912,500	-23.3%
	AVERAGE PRICE	\$1,233,682	\$963,833	-21.9%
	AVERAGE DOM	75	58	-22.7%
	# OF CONTRACTS	9	6	-33.3%
	# NEW LISTINGS	15	17	13.3%
Condo/Co-op/Townhouse	# OF SALES	144	142	-1.4%
	SALES VOLUME	\$101,311,726	\$102,721,400	1.4%
	MEDIAN PRICE	\$558,000	\$600,000	7.5%
	AVERAGE PRICE	\$708,474	\$733,724	3.6%
	AVERAGE DOM	65	75	15.4%
	# OF CONTRACTS	176	151	-14.2%
	# NEW LISTINGS	280	218	-22.1%

Edgewater

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Elizabeth Market Report

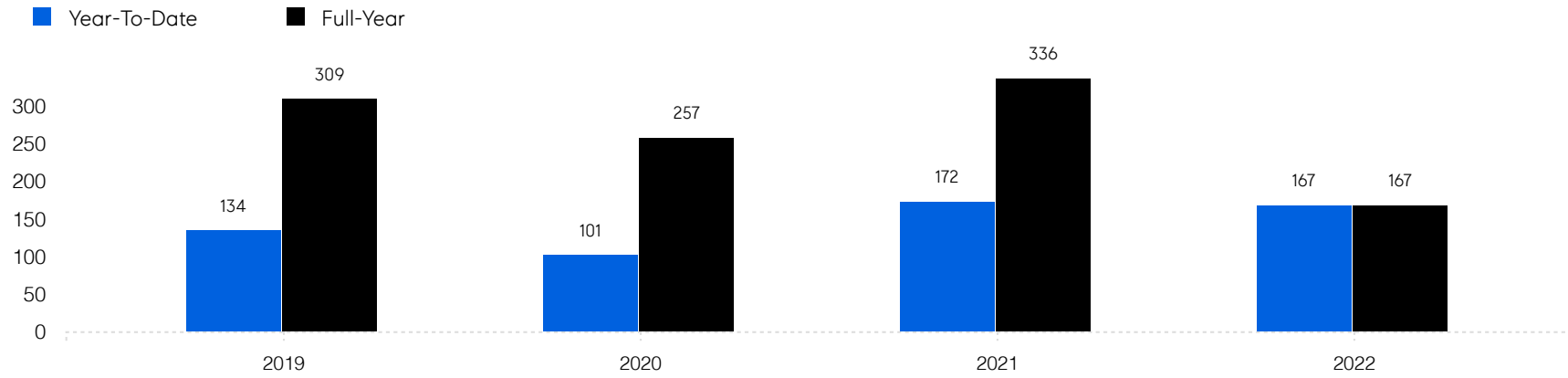
COMPASS

Elizabeth

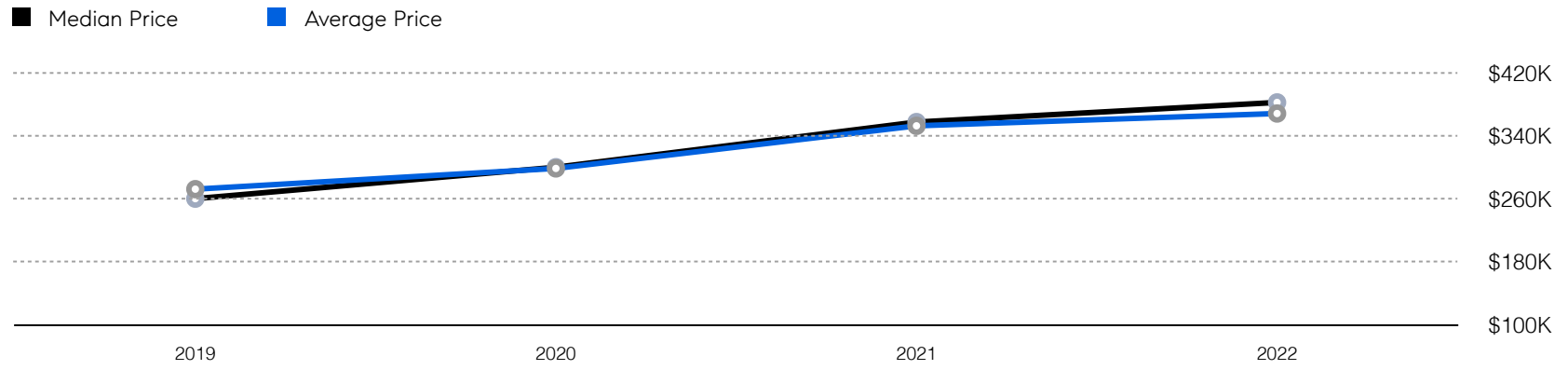
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	147	131	-10.9%
	SALES VOLUME	\$52,117,714	\$53,668,600	3.0%
	MEDIAN PRICE	\$360,000	\$400,000	11.1%
	AVERAGE PRICE	\$354,542	\$409,684	15.6%
	AVERAGE DOM	49	48	-2.0%
	# OF CONTRACTS	139	114	-18.0%
	# NEW LISTINGS	209	165	-21.1%
Condo/Co-op/Townhouse	# OF SALES	25	36	44.0%
	SALES VOLUME	\$5,354,100	\$7,851,196	46.6%
	MEDIAN PRICE	\$205,000	\$225,000	9.8%
	AVERAGE PRICE	\$214,164	\$218,089	1.8%
	AVERAGE DOM	36	56	55.6%
	# OF CONTRACTS	26	35	34.6%
	# NEW LISTINGS	47	52	10.6%

Elizabeth

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Elmwood Park Market Report

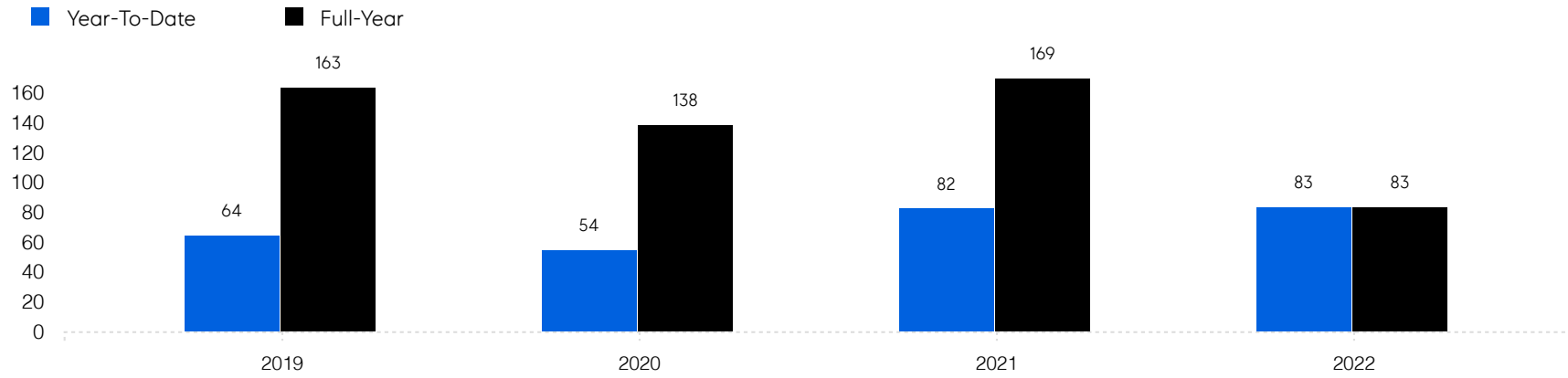
COMPASS

Elmwood Park

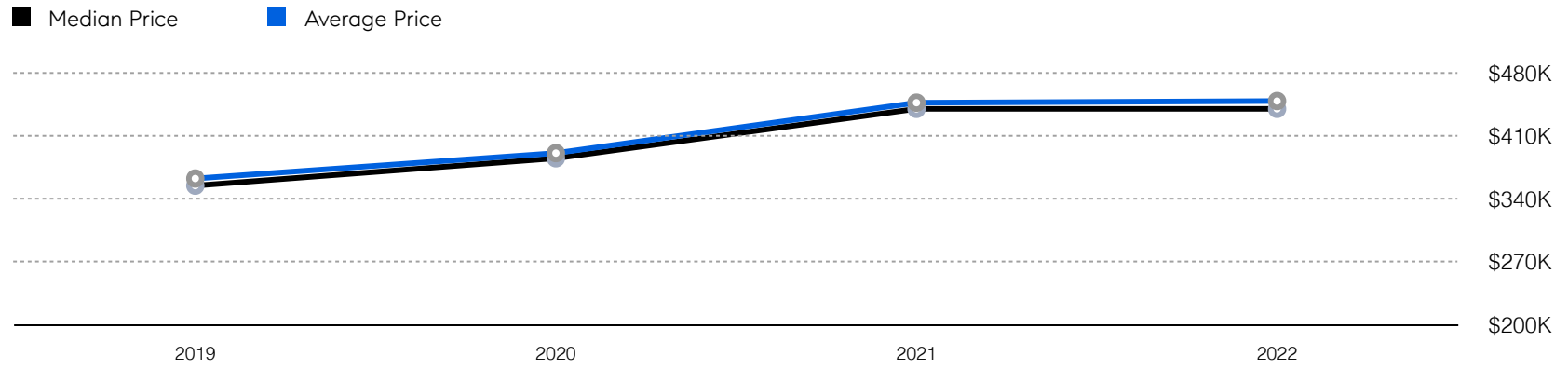
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	69	70	1.4%
	SALES VOLUME	\$32,108,450	\$33,164,700	3.3%
	MEDIAN PRICE	\$440,000	\$465,000	5.7%
	AVERAGE PRICE	\$465,340	\$473,781	1.8%
	AVERAGE DOM	30	42	40.0%
	# OF CONTRACTS	82	92	12.2%
	# NEW LISTINGS	95	88	-7.4%
Condo/Co-op/Townhouse	# OF SALES	13	13	0.0%
	SALES VOLUME	\$4,059,500	\$4,080,800	0.5%
	MEDIAN PRICE	\$320,000	\$340,000	6.3%
	AVERAGE PRICE	\$312,269	\$313,908	0.5%
	AVERAGE DOM	57	44	-22.8%
	# OF CONTRACTS	17	13	-23.5%
	# NEW LISTINGS	17	16	-5.9%

Elmwood Park

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Emerson Market Report

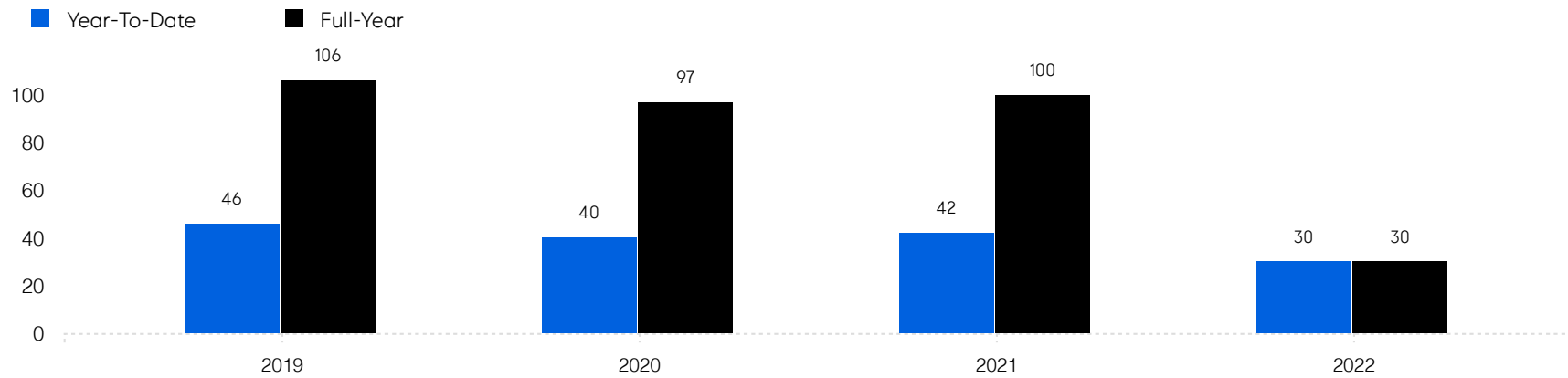
COMPASS

Emerson

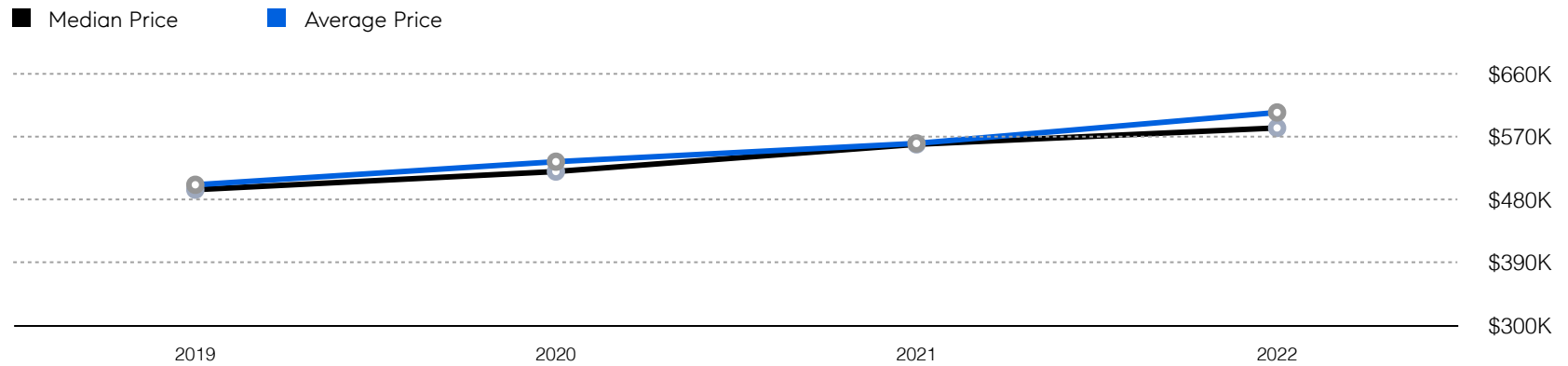
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	41	28	-31.7%
	SALES VOLUME	\$23,297,288	\$17,404,450	-25.3%
	MEDIAN PRICE	\$574,900	\$590,000	2.6%
	AVERAGE PRICE	\$568,227	\$621,588	9.4%
	AVERAGE DOM	24	22	-8.3%
	# OF CONTRACTS	43	33	-23.3%
	# NEW LISTINGS	49	39	-20.4%
Condo/Co-op/Townhouse	# OF SALES	1	2	100.0%
	SALES VOLUME	\$325,000	\$735,000	126.2%
	MEDIAN PRICE	\$325,000	\$367,500	13.1%
	AVERAGE PRICE	\$325,000	\$367,500	13.1%
	AVERAGE DOM	8	28	250.0%
	# OF CONTRACTS	3	3	0.0%
	# NEW LISTINGS	3	2	-33.3%

Emerson

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Englewood Market Report

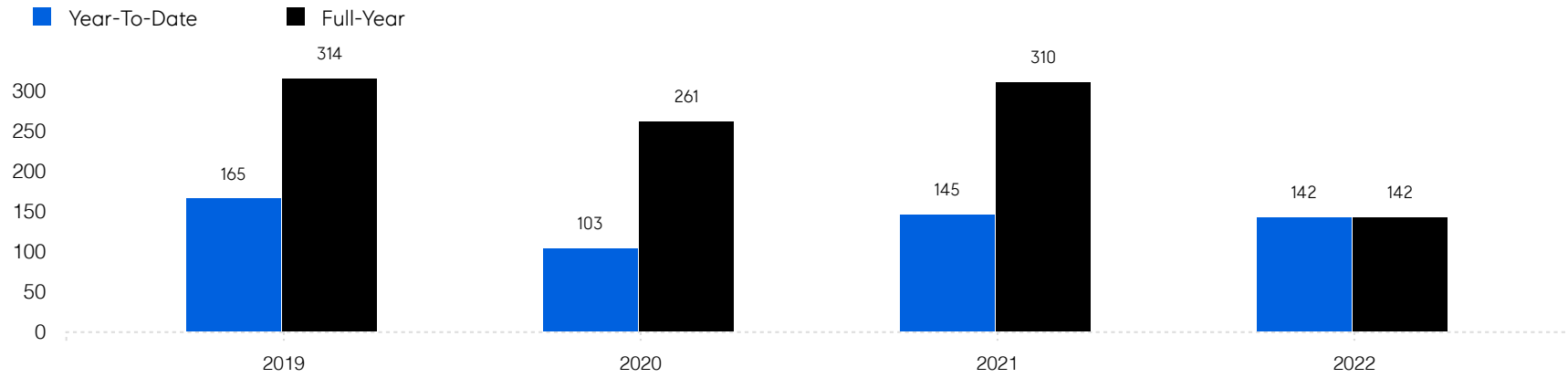
COMPASS

Englewood

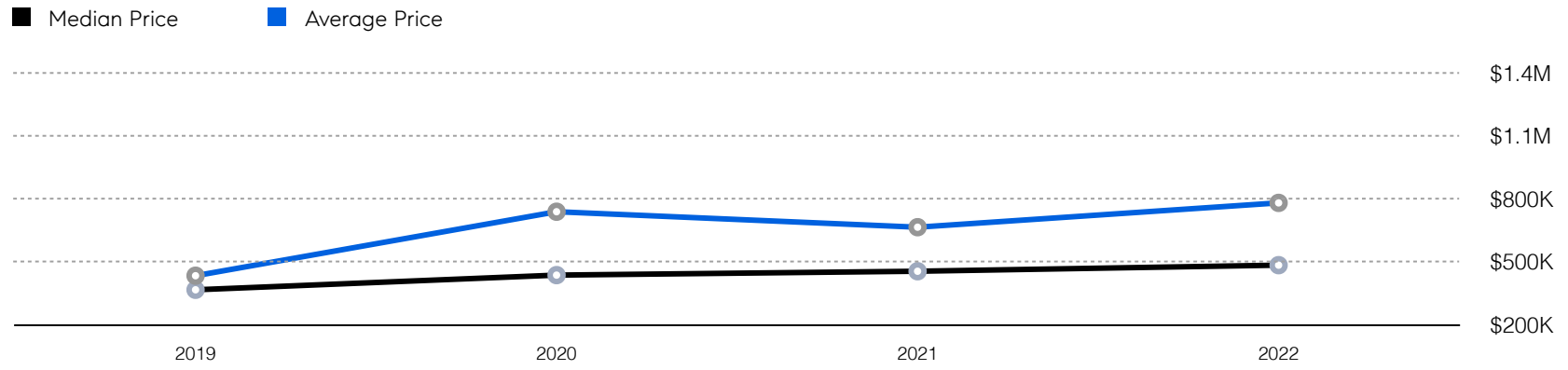
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	64	76	18.8%
	SALES VOLUME	\$61,020,046	\$82,796,500	35.7%
	MEDIAN PRICE	\$586,500	\$649,750	10.8%
	AVERAGE PRICE	\$953,438	\$1,089,428	14.3%
	AVERAGE DOM	64	52	-18.7%
	# OF CONTRACTS	108	94	-13.0%
	# NEW LISTINGS	128	111	-13.3%
Condo/Co-op/Townhouse	# OF SALES	81	66	-18.5%
	SALES VOLUME	\$32,152,750	\$27,939,900	-13.1%
	MEDIAN PRICE	\$350,500	\$360,000	2.7%
	AVERAGE PRICE	\$401,909	\$423,332	5.3%
	AVERAGE DOM	58	54	-6.9%
	# OF CONTRACTS	95	80	-15.8%
	# NEW LISTINGS	99	77	-22.2%

Englewood

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Englewood Cliffs Market Report

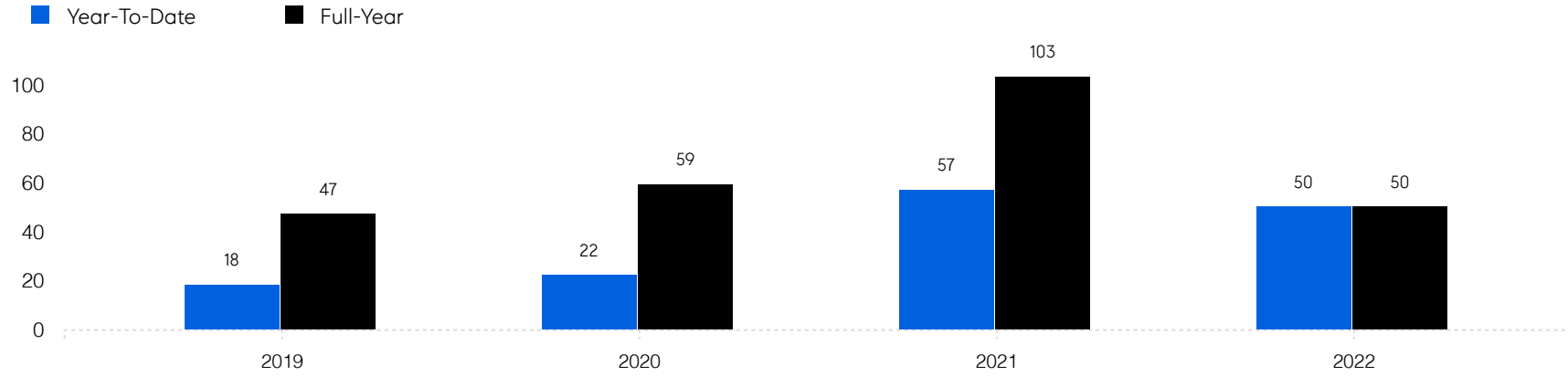
COMPASS

Englewood Cliffs

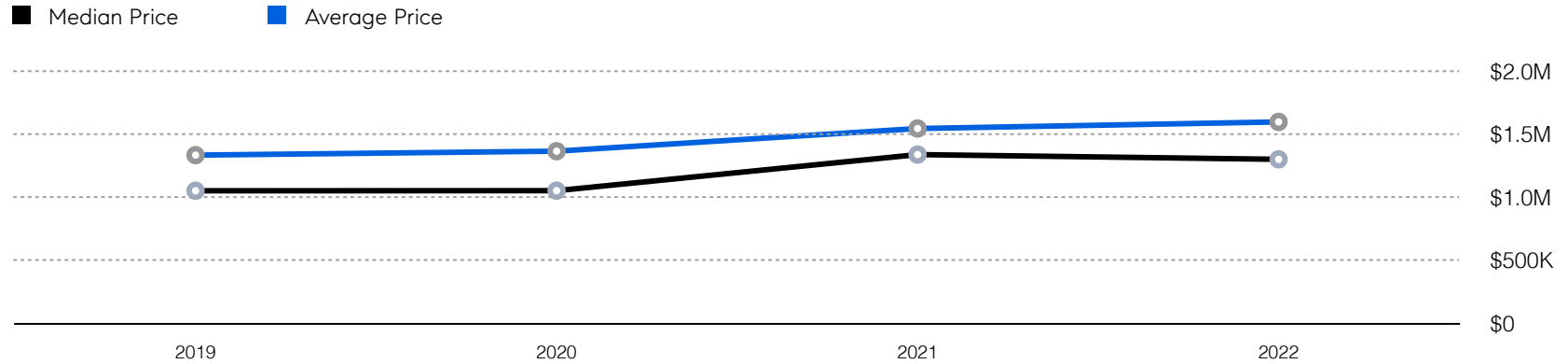
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	57	50	-12.3%
	SALES VOLUME	\$86,924,500	\$79,852,222	-8.1%
	MEDIAN PRICE	\$1,330,000	\$1,300,000	-2.3%
	AVERAGE PRICE	\$1,524,991	\$1,597,044	4.7%
	AVERAGE DOM	77	58	-24.7%
	# OF CONTRACTS	71	45	-36.6%
	# NEW LISTINGS	81	60	-25.9%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Englewood Cliffs

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Essex Fells Market Report

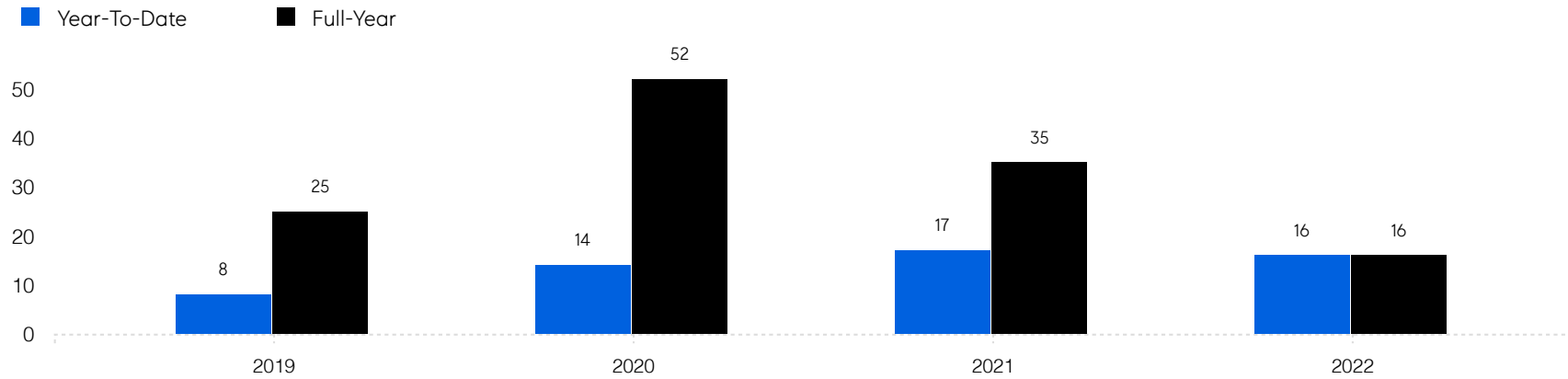
COMPASS

Essex Fells

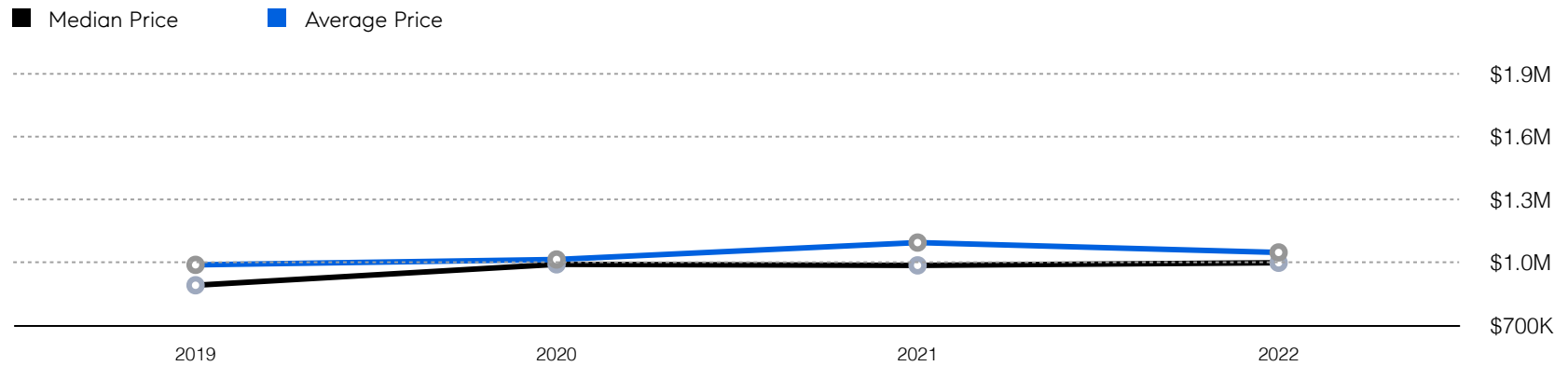
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	17	15	-11.8%
	SALES VOLUME	\$18,440,521	\$16,202,999	-12.1%
	MEDIAN PRICE	\$1,030,000	\$999,999	-2.9%
	AVERAGE PRICE	\$1,084,737	\$1,080,200	-0.4%
	AVERAGE DOM	67	32	-52.2%
	# OF CONTRACTS	18	17	-5.6%
	# NEW LISTINGS	18	23	27.8%
Condo/Co-op/Townhouse	# OF SALES	0	1	0.0%
	SALES VOLUME	-	\$545,000	-
	MEDIAN PRICE	-	\$545,000	-
	AVERAGE PRICE	-	\$545,000	-
	AVERAGE DOM	-	14	-
	# OF CONTRACTS	3	1	-66.7%
	# NEW LISTINGS	4	1	-75.0%

Essex Fells

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Fair Lawn Market Report

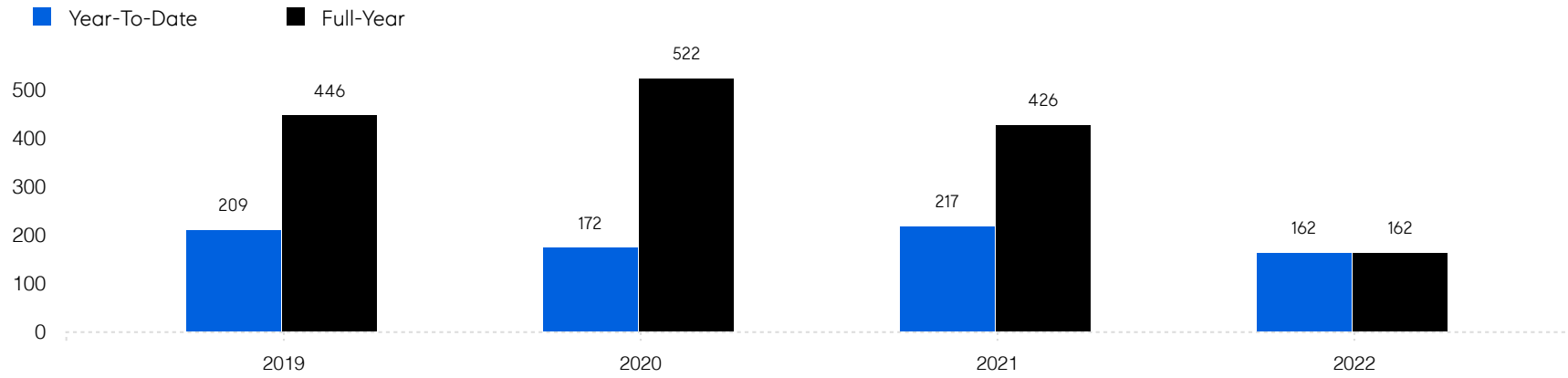
COMPASS

Fair Lawn

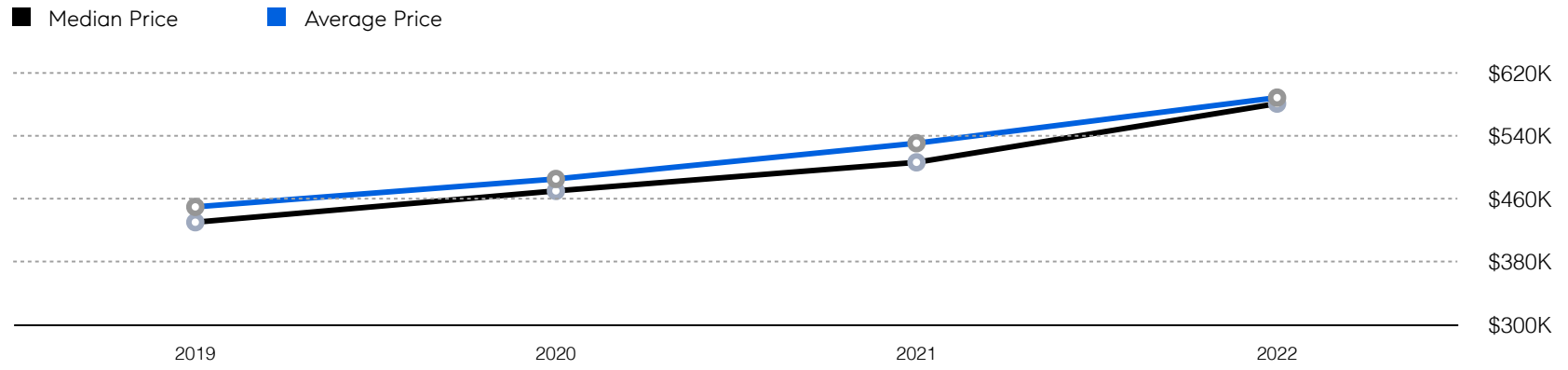
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	198	149	-24.7%
	SALES VOLUME	\$108,048,712	\$88,019,990	-18.5%
	MEDIAN PRICE	\$515,000	\$577,000	12.0%
	AVERAGE PRICE	\$545,701	\$590,738	8.3%
	AVERAGE DOM	32	28	-12.5%
	# OF CONTRACTS	227	180	-20.7%
	# NEW LISTINGS	237	223	-5.9%
Condo/Co-op/Townhouse	# OF SALES	19	13	-31.6%
	SALES VOLUME	\$6,296,100	\$7,337,537	16.5%
	MEDIAN PRICE	\$230,000	\$640,000	178.3%
	AVERAGE PRICE	\$331,374	\$564,426	70.3%
	AVERAGE DOM	34	34	0.0%
	# OF CONTRACTS	22	21	-4.5%
	# NEW LISTINGS	24	26	8.3%

Fair Lawn

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Fairfield Market Report

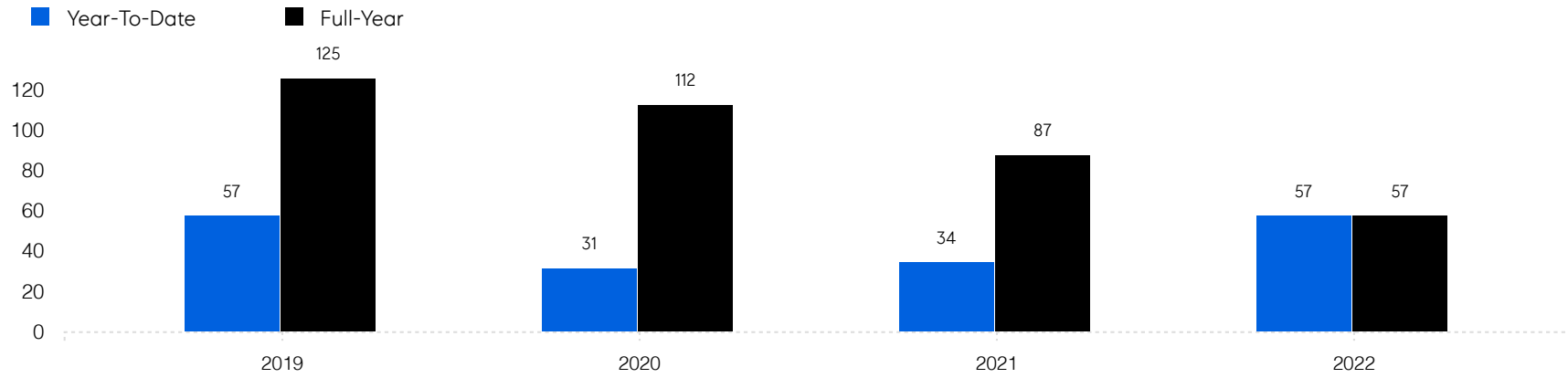
COMPASS

Fairfield

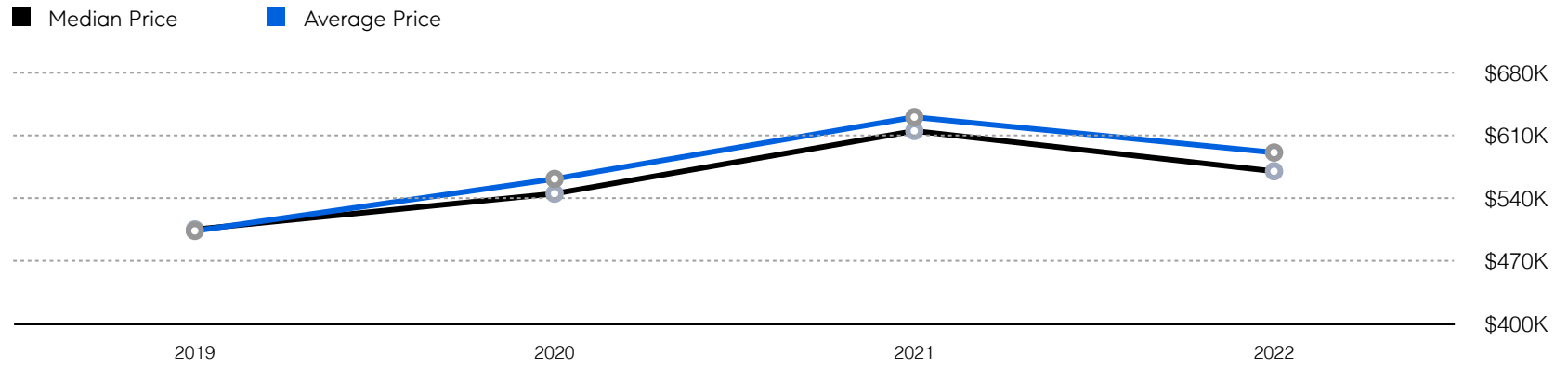
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	32	49	53.1%
	SALES VOLUME	\$21,129,799	\$29,206,000	38.2%
	MEDIAN PRICE	\$650,000	\$556,000	-14.5%
	AVERAGE PRICE	\$660,306	\$596,041	-9.7%
	AVERAGE DOM	52	39	-25.0%
	# OF CONTRACTS	30	39	30.0%
	# NEW LISTINGS	55	45	-18.2%
Condo/Co-op/Townhouse	# OF SALES	2	8	300.0%
	SALES VOLUME	\$1,269,000	\$4,475,000	252.6%
	MEDIAN PRICE	\$634,500	\$570,000	-10.2%
	AVERAGE PRICE	\$634,500	\$559,375	-11.8%
	AVERAGE DOM	120	37	-69.2%
	# OF CONTRACTS	4	14	250.0%
	# NEW LISTINGS	8	15	87.5%

Fairfield

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Fairview Market Report

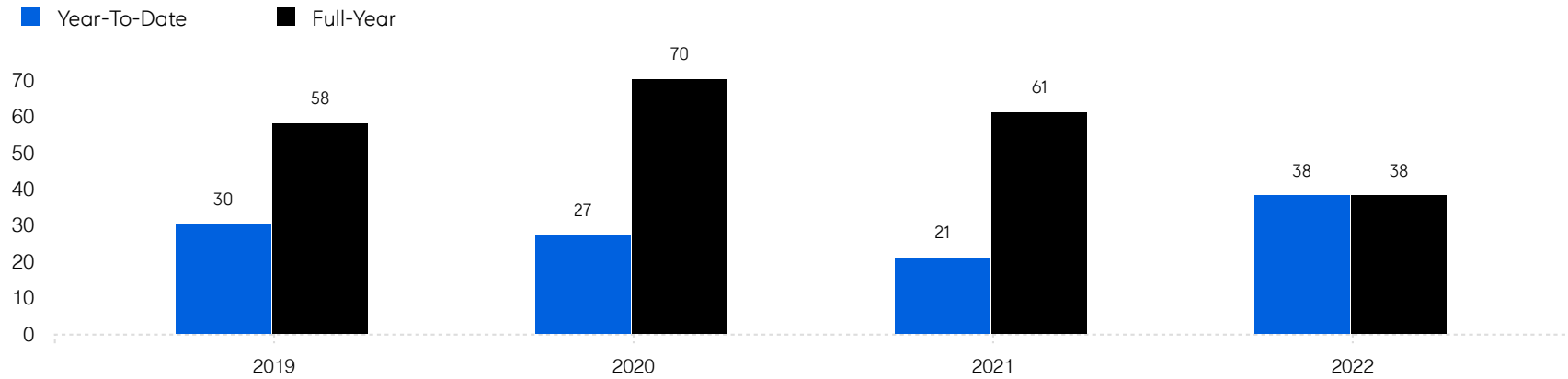
COMPASS

Fairview

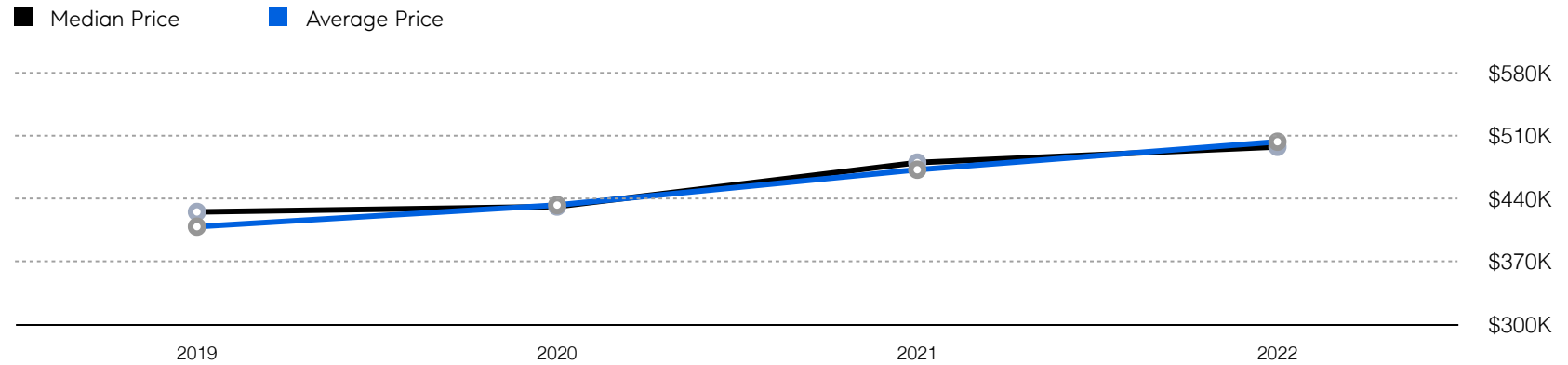
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	11	23	109.1%
	SALES VOLUME	\$5,115,000	\$12,589,000	146.1%
	MEDIAN PRICE	\$460,000	\$535,000	16.3%
	AVERAGE PRICE	\$465,000	\$547,348	17.7%
	AVERAGE DOM	64	75	17.2%
	# OF CONTRACTS	15	24	60.0%
	# NEW LISTINGS	19	23	21.1%
Condo/Co-op/Townhouse	# OF SALES	10	15	50.0%
	SALES VOLUME	\$4,491,000	\$6,534,800	45.5%
	MEDIAN PRICE	\$495,000	\$417,500	-15.7%
	AVERAGE PRICE	\$449,100	\$435,653	-3.0%
	AVERAGE DOM	87	56	-35.6%
	# OF CONTRACTS	16	18	12.5%
	# NEW LISTINGS	20	31	55.0%

Fairview

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Fanwood Market Report

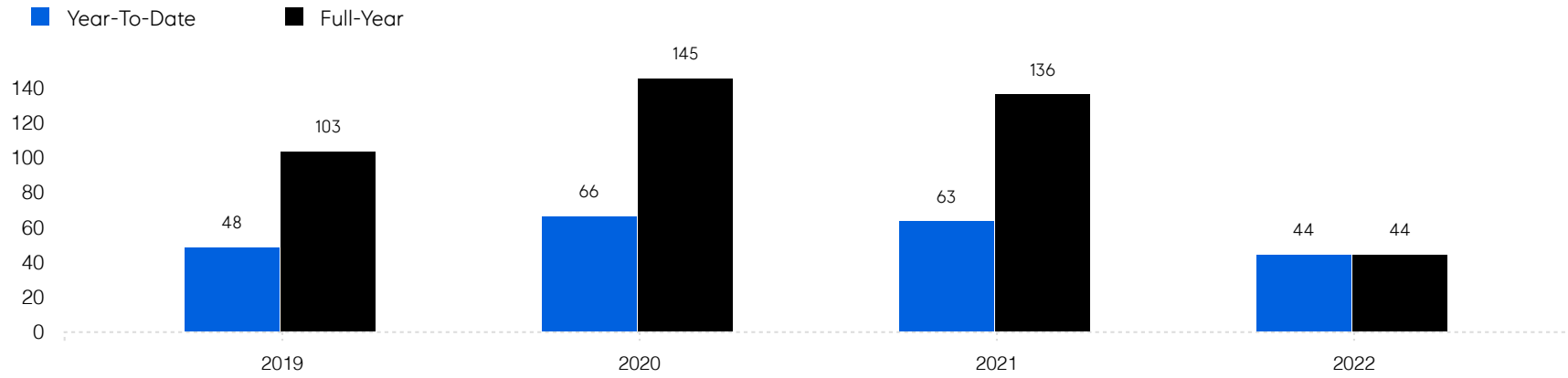
COMPASS

Fanwood

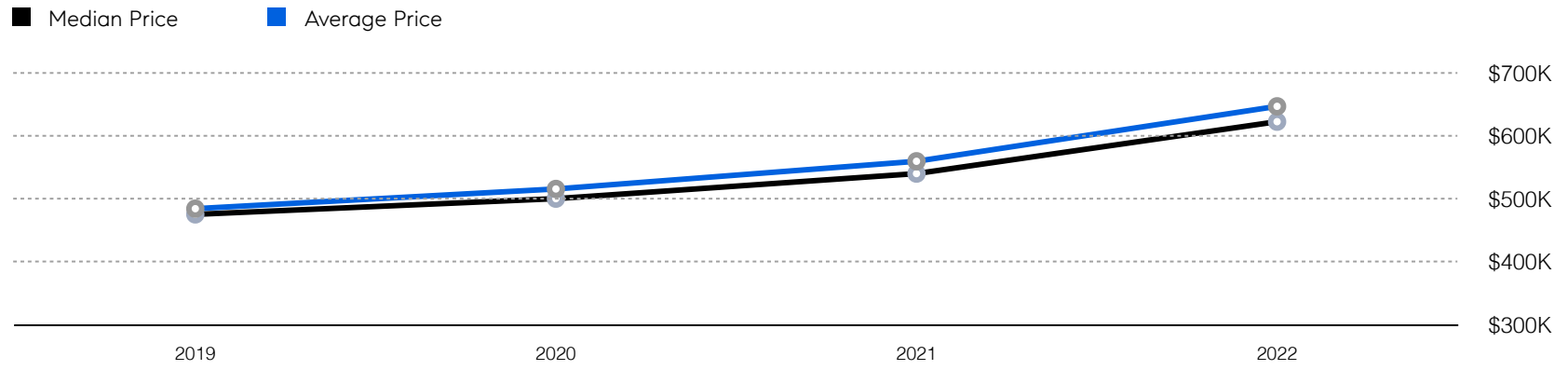
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	63	44	-30.2%
	SALES VOLUME	\$34,444,415	\$28,464,537	-17.4%
	MEDIAN PRICE	\$530,000	\$622,500	17.5%
	AVERAGE PRICE	\$546,737	\$646,921	18.3%
	AVERAGE DOM	32	18	-43.7%
	# OF CONTRACTS	69	47	-31.9%
	# NEW LISTINGS	84	60	-28.6%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	1	0.0%
	# NEW LISTINGS	0	1	0.0%

Fanwood

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Far Hills Market Report

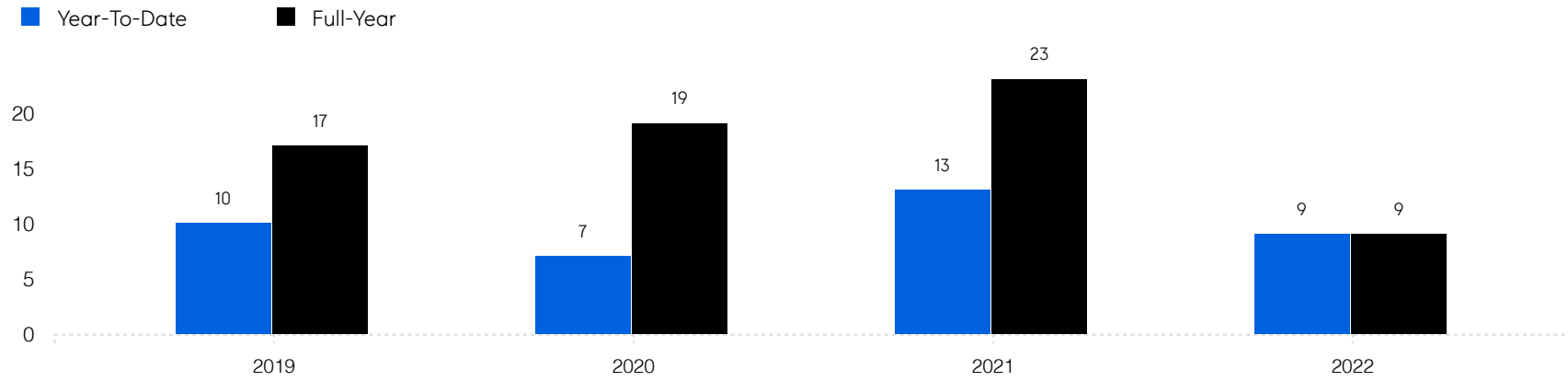
COMPASS

Far Hills

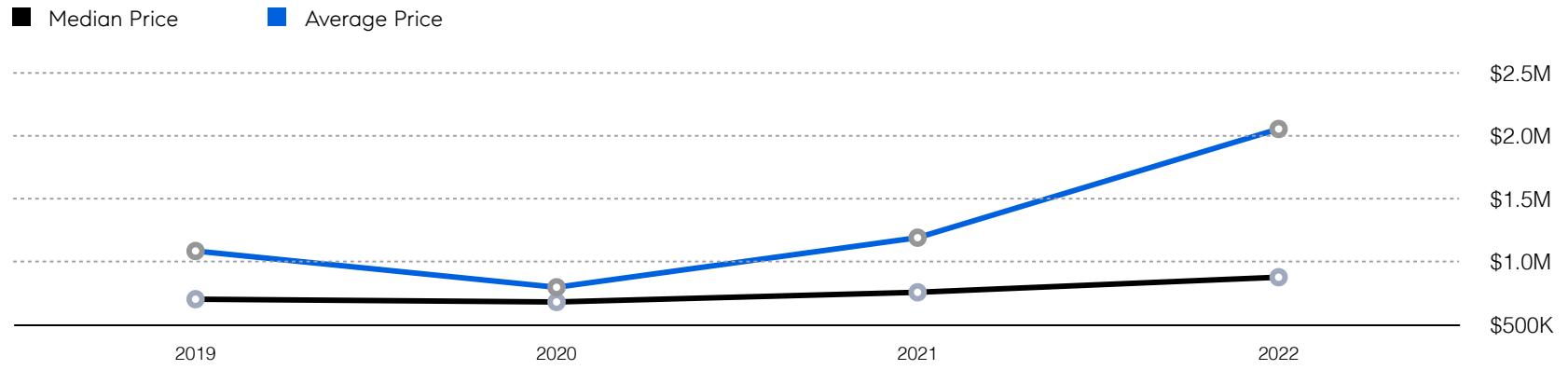
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	6	6	0.0%
	SALES VOLUME	\$10,845,000	\$16,245,000	49.8%
	MEDIAN PRICE	\$1,750,000	\$2,525,000	44.3%
	AVERAGE PRICE	\$1,807,500	\$2,707,500	49.8%
	AVERAGE DOM	153	106	-30.7%
	# OF CONTRACTS	9	3	-66.7%
	# NEW LISTINGS	11	6	-45.5%
Condo/Co-op/Townhouse	# OF SALES	7	3	-57.1%
	SALES VOLUME	\$4,025,497	\$2,245,000	-44.2%
	MEDIAN PRICE	\$640,000	\$750,000	17.2%
	AVERAGE PRICE	\$575,071	\$748,333	30.1%
	AVERAGE DOM	46	41	-10.9%
	# OF CONTRACTS	5	3	-40.0%
	# NEW LISTINGS	9	2	-77.8%

Far Hills

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Flemington Market Report

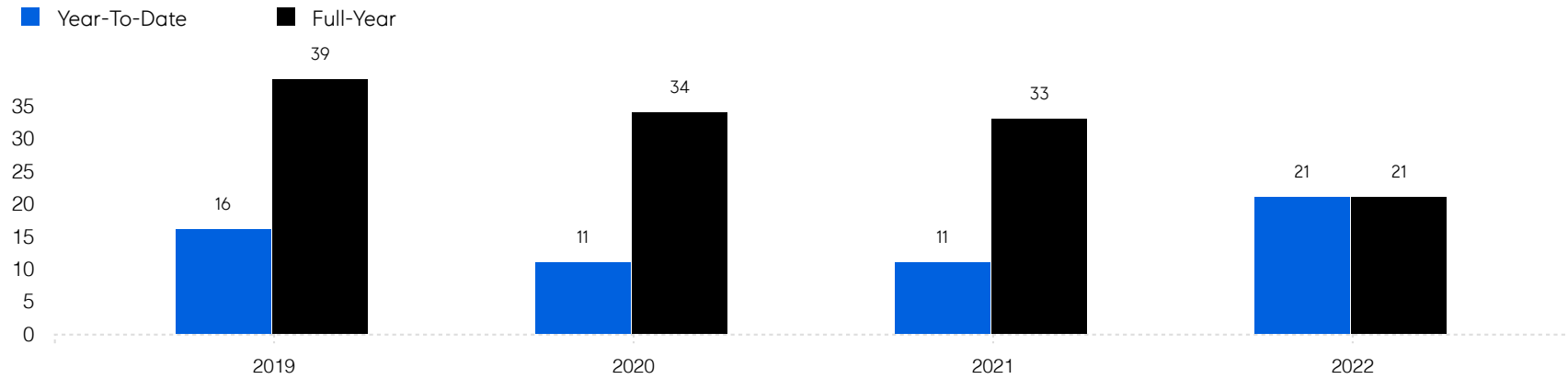
COMPASS

Flemington

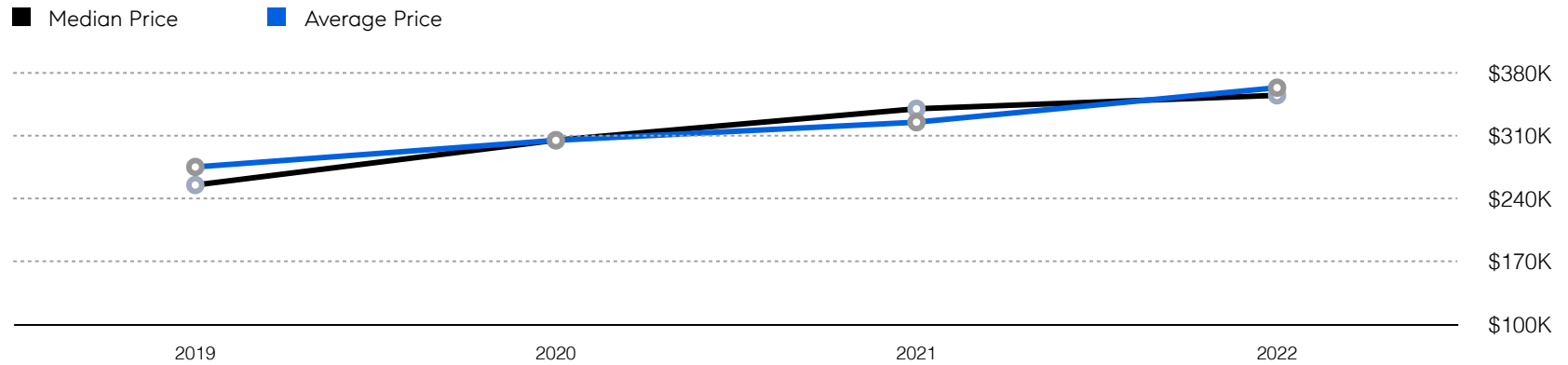
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	6	15	150.0%
	SALES VOLUME	\$1,814,000	\$5,684,000	213.3%
	MEDIAN PRICE	\$293,500	\$365,000	24.4%
	AVERAGE PRICE	\$302,333	\$378,933	25.3%
	AVERAGE DOM	52	38	-26.9%
	# OF CONTRACTS	12	13	8.3%
	# NEW LISTINGS	21	17	-19.0%
Condo/Co-op/Townhouse	# OF SALES	5	6	20.0%
	SALES VOLUME	\$1,246,900	\$1,949,500	56.3%
	MEDIAN PRICE	\$259,900	\$334,500	28.7%
	AVERAGE PRICE	\$249,380	\$324,917	30.3%
	AVERAGE DOM	49	42	-14.3%
	# OF CONTRACTS	5	4	-20.0%
	# NEW LISTINGS	6	4	-33.3%

Flemington

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Florham Park Market Report

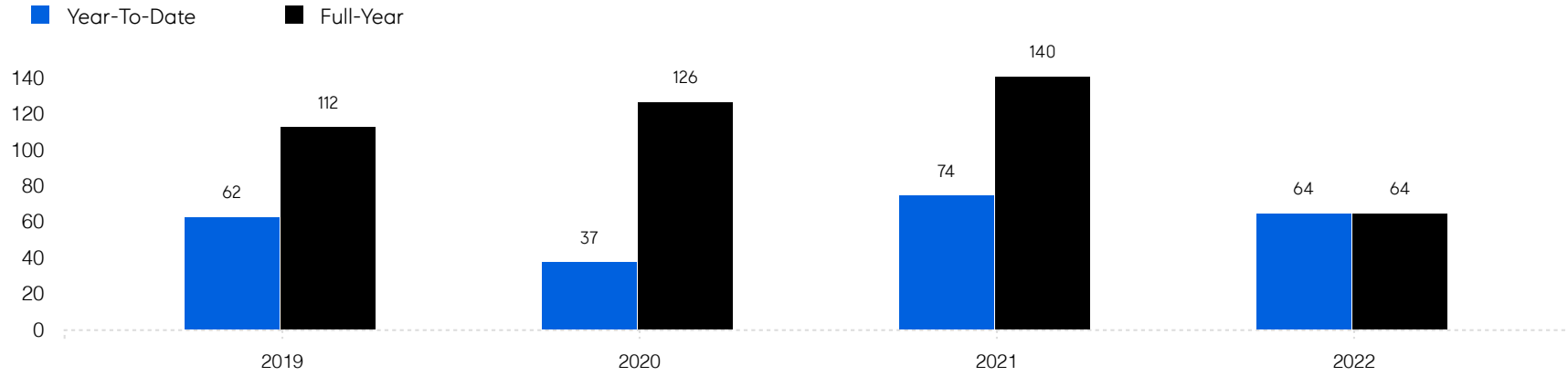
COMPASS

Florham Park

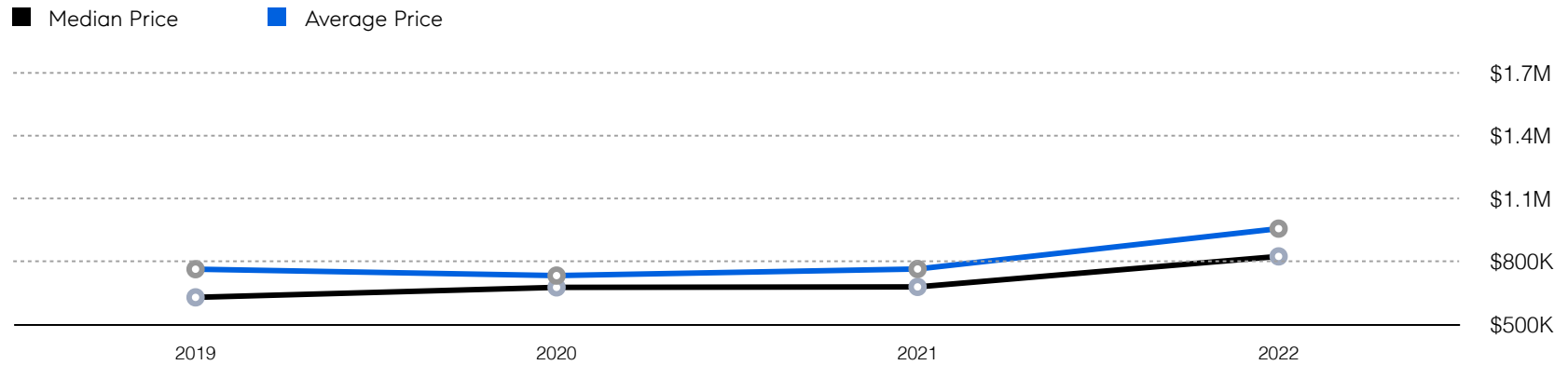
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	48	44	-8.3%
	SALES VOLUME	\$41,222,000	\$48,212,004	17.0%
	MEDIAN PRICE	\$745,000	\$960,500	28.9%
	AVERAGE PRICE	\$858,792	\$1,095,727	27.6%
	AVERAGE DOM	57	30	-47.4%
	# OF CONTRACTS	54	48	-11.1%
	# NEW LISTINGS	71	61	-14.1%
Condo/Co-op/Townhouse	# OF SALES	26	20	-23.1%
	SALES VOLUME	\$15,015,700	\$12,965,378	-13.7%
	MEDIAN PRICE	\$585,000	\$652,500	11.5%
	AVERAGE PRICE	\$577,527	\$648,269	12.2%
	AVERAGE DOM	56	33	-41.1%
	# OF CONTRACTS	26	26	0.0%
	# NEW LISTINGS	29	32	10.3%

Florham Park

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Fort Lee Market Report

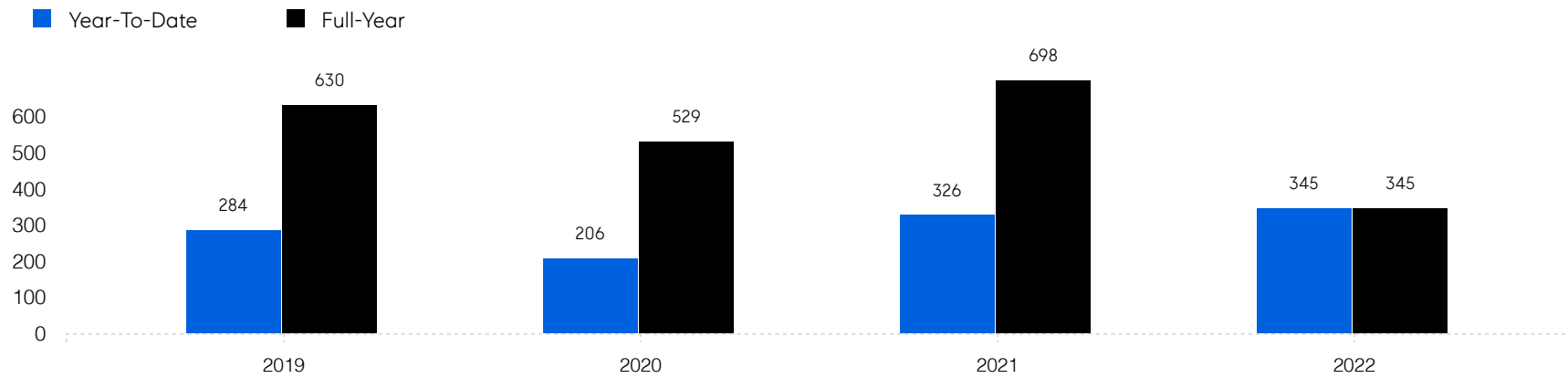
COMPASS

Fort Lee

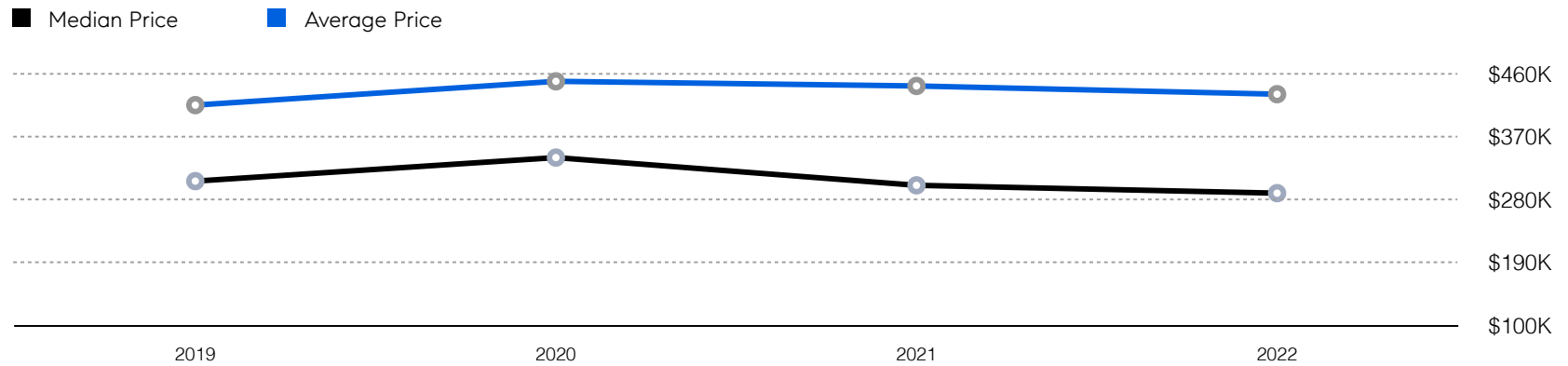
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	33	38	15.2%
	SALES VOLUME	\$37,831,600	\$42,306,100	11.8%
	MEDIAN PRICE	\$900,000	\$902,000	0.2%
	AVERAGE PRICE	\$1,146,412	\$1,113,318	-2.9%
	AVERAGE DOM	65	90	38.5%
	# OF CONTRACTS	44	48	9.1%
	# NEW LISTINGS	60	57	-5.0%
Condo/Co-op/Townhouse	# OF SALES	293	307	4.8%
	SALES VOLUME	\$105,564,071	\$106,335,049	0.7%
	MEDIAN PRICE	\$275,000	\$260,000	-5.5%
	AVERAGE PRICE	\$361,521	\$346,368	-4.2%
	AVERAGE DOM	93	84	-9.7%
	# OF CONTRACTS	355	380	7.0%
	# NEW LISTINGS	526	433	-17.7%

Fort Lee

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Franklin Lakes Market Report

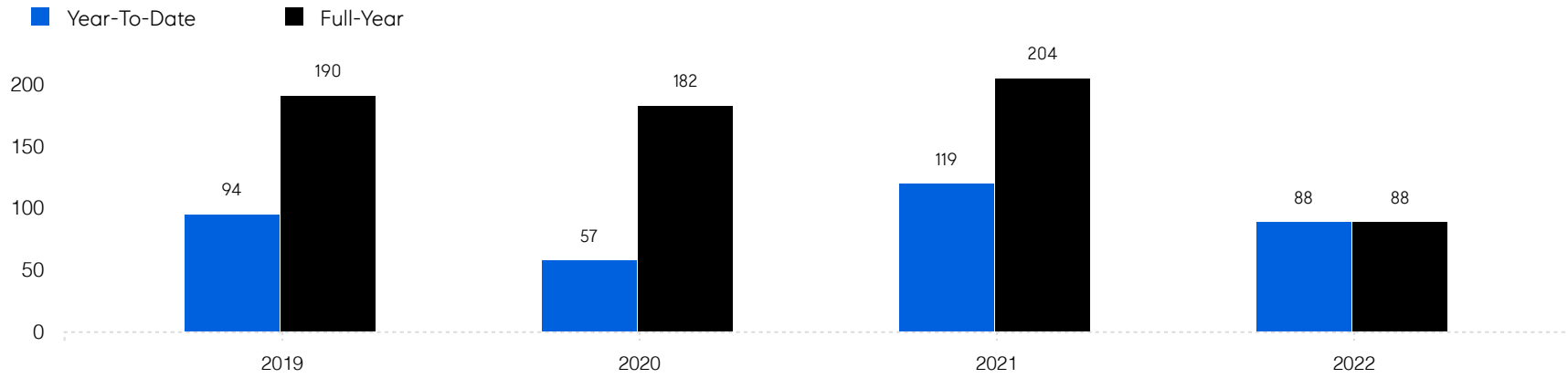
COMPASS

Franklin Lakes

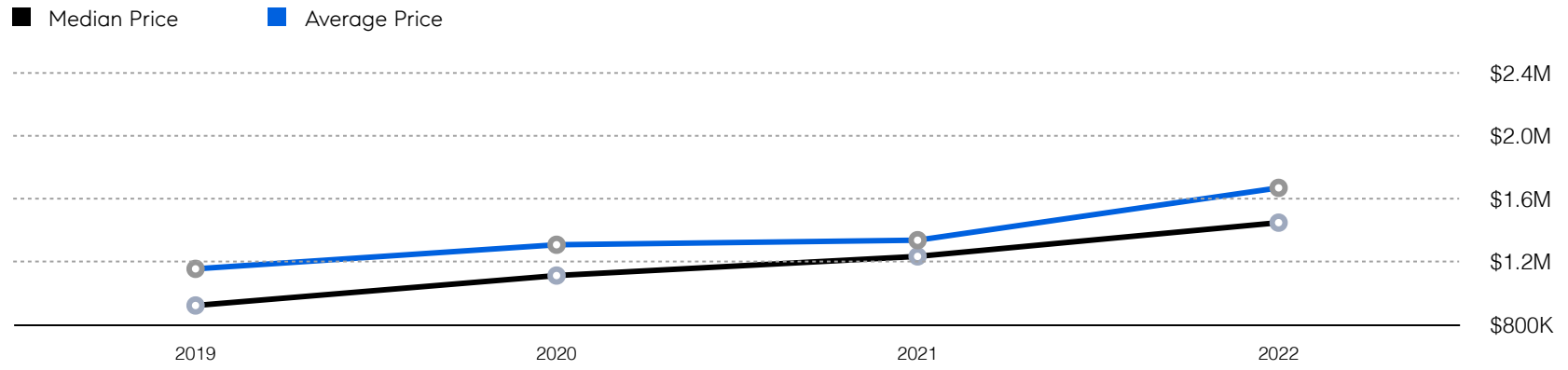
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	106	77	-27.4%
	SALES VOLUME	\$138,736,528	\$130,977,554	-5.6%
	MEDIAN PRICE	\$1,172,000	\$1,410,000	20.3%
	AVERAGE PRICE	\$1,308,835	\$1,701,007	30.0%
	AVERAGE DOM	79	67	-15.2%
	# OF CONTRACTS	116	88	-24.1%
	# NEW LISTINGS	125	114	-8.8%
Condo/Co-op/Townhouse	# OF SALES	13	11	-15.4%
	SALES VOLUME	\$18,460,450	\$15,865,388	-14.1%
	MEDIAN PRICE	\$1,426,238	\$1,551,262	8.8%
	AVERAGE PRICE	\$1,420,035	\$1,442,308	1.6%
	AVERAGE DOM	97	120	23.7%
	# OF CONTRACTS	16	11	-31.2%
	# NEW LISTINGS	22	12	-45.5%

Franklin Lakes

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Garfield City Market Report

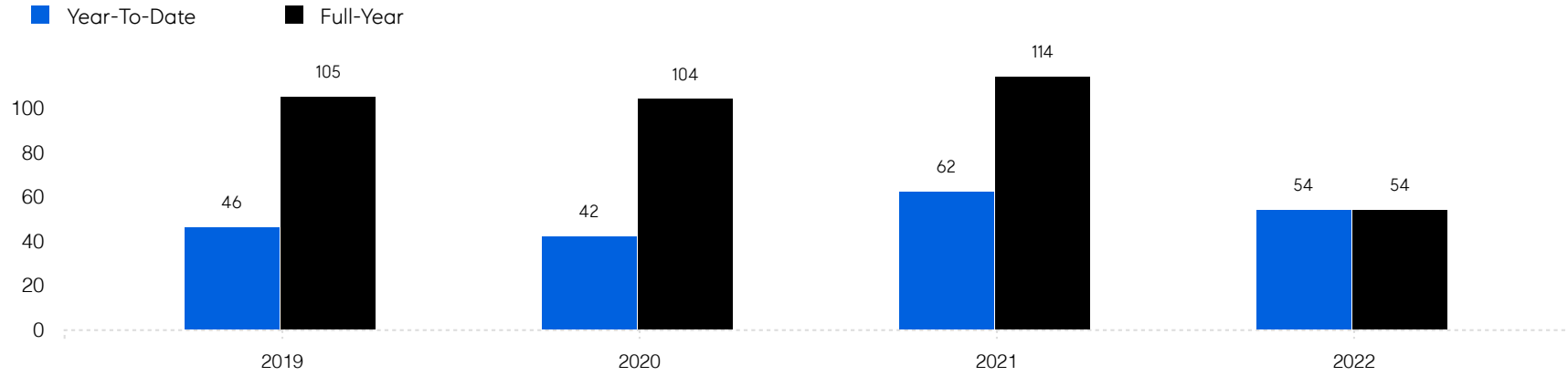
COMPASS

Garfield City

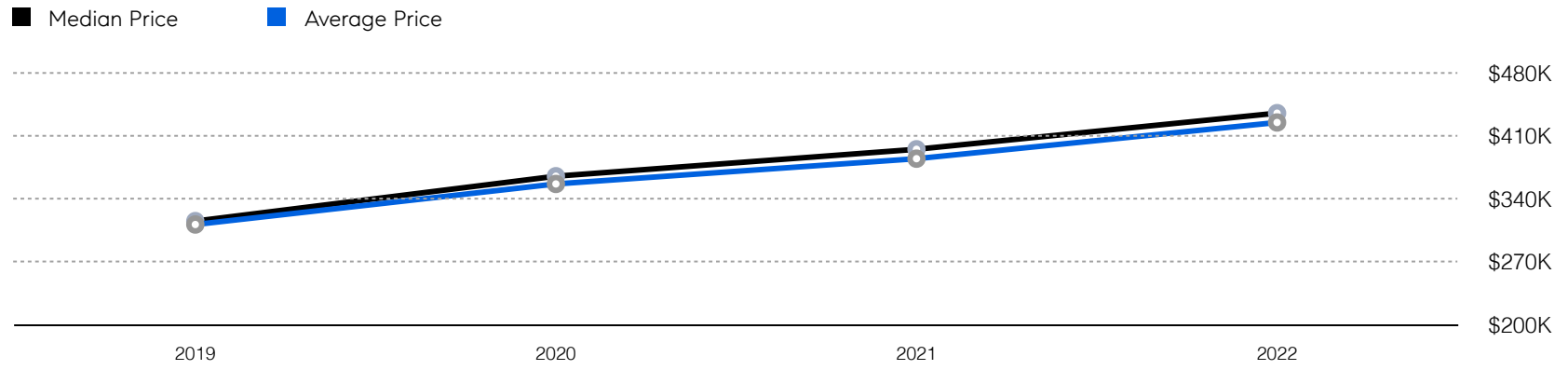
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	30	40	33.3%
	SALES VOLUME	\$11,248,500	\$17,345,900	54.2%
	MEDIAN PRICE	\$384,000	\$439,500	14.5%
	AVERAGE PRICE	\$374,950	\$433,648	15.7%
	AVERAGE DOM	52	45	-13.5%
	# OF CONTRACTS	40	45	12.5%
	# NEW LISTINGS	50	43	-14.0%
Condo/Co-op/Townhouse	# OF SALES	32	14	-56.2%
	SALES VOLUME	\$12,220,000	\$5,596,000	-54.2%
	MEDIAN PRICE	\$395,000	\$417,000	5.6%
	AVERAGE PRICE	\$381,875	\$399,714	4.7%
	AVERAGE DOM	61	47	-23.0%
	# OF CONTRACTS	31	15	-51.6%
	# NEW LISTINGS	21	15	-28.6%

Garfield City

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Garwood Market Report

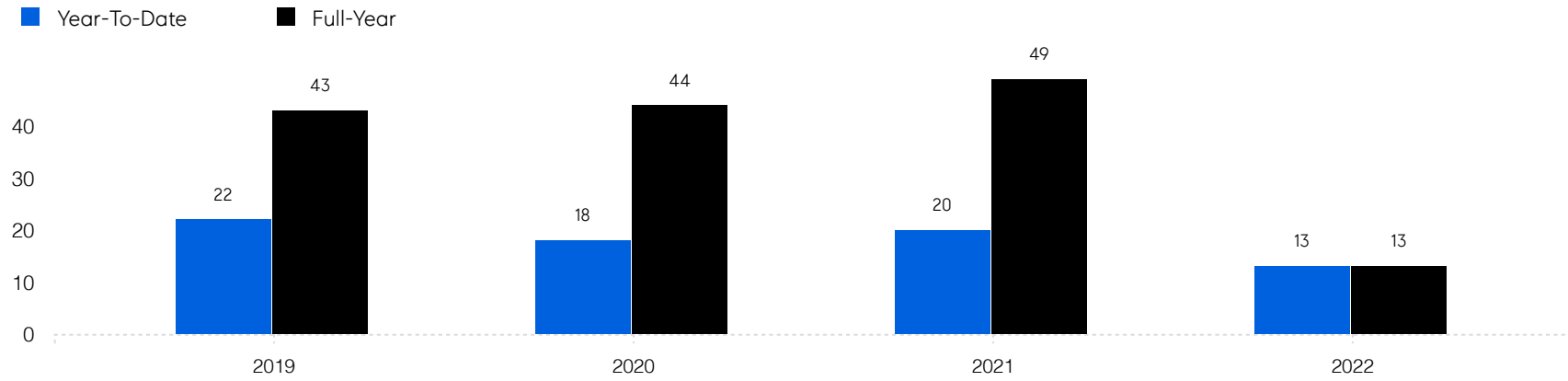
COMPASS

Garwood

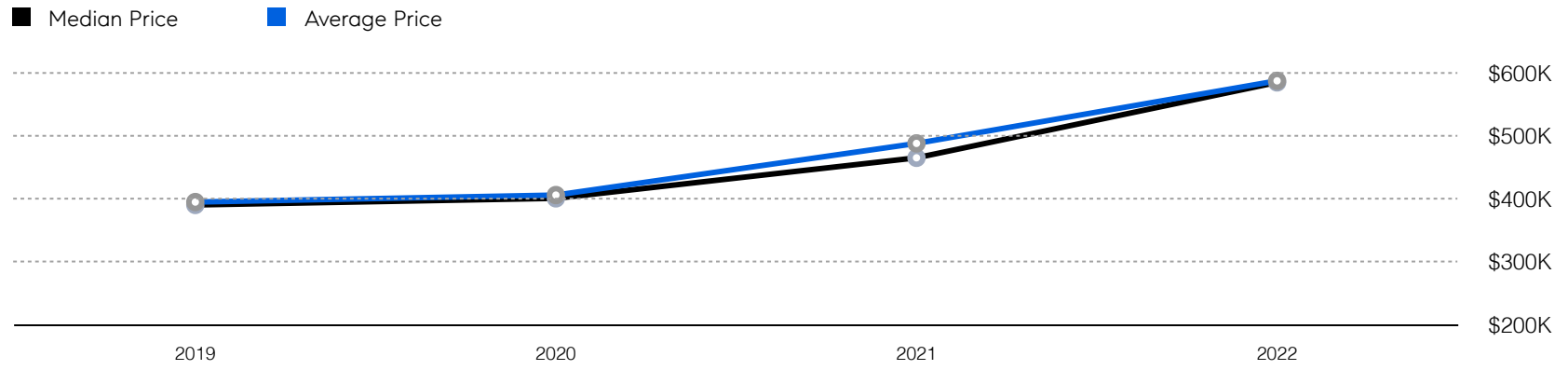
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	17	11	-35.3%
	SALES VOLUME	\$7,643,000	\$6,467,500	-15.4%
	MEDIAN PRICE	\$460,000	\$550,000	19.6%
	AVERAGE PRICE	\$449,588	\$587,955	30.8%
	AVERAGE DOM	19	20	5.3%
	# OF CONTRACTS	23	15	-34.8%
	# NEW LISTINGS	30	20	-33.3%
Condo/Co-op/Townhouse	# OF SALES	3	2	-33.3%
	SALES VOLUME	\$1,910,000	\$1,170,000	-38.7%
	MEDIAN PRICE	\$635,000	\$585,000	-7.9%
	AVERAGE PRICE	\$636,667	\$585,000	-8.1%
	AVERAGE DOM	74	110	48.6%
	# OF CONTRACTS	2	2	0.0%
	# NEW LISTINGS	3	0	0.0%

Garwood

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Glen Ridge Market Report

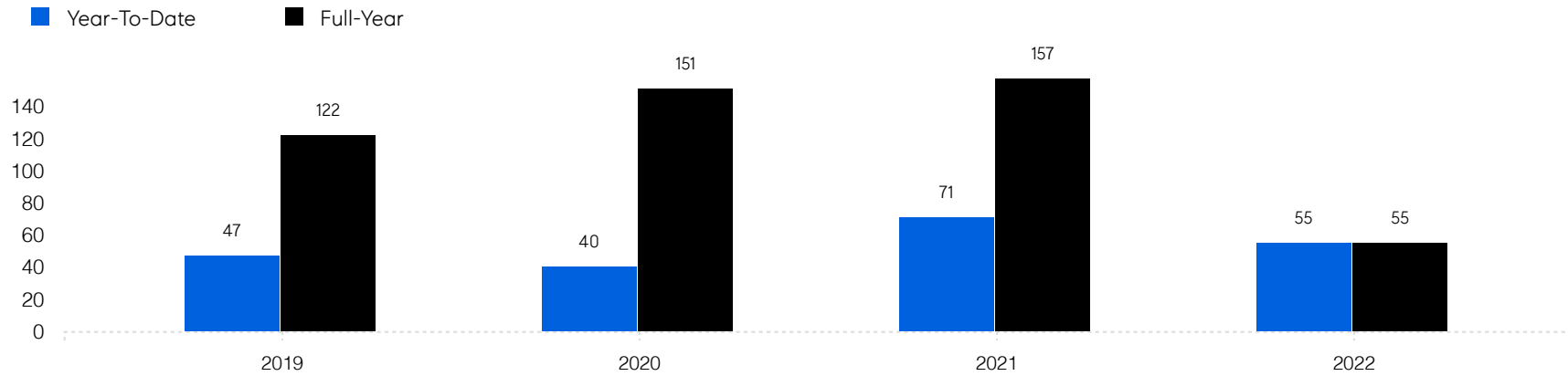
COMPASS

Glen Ridge

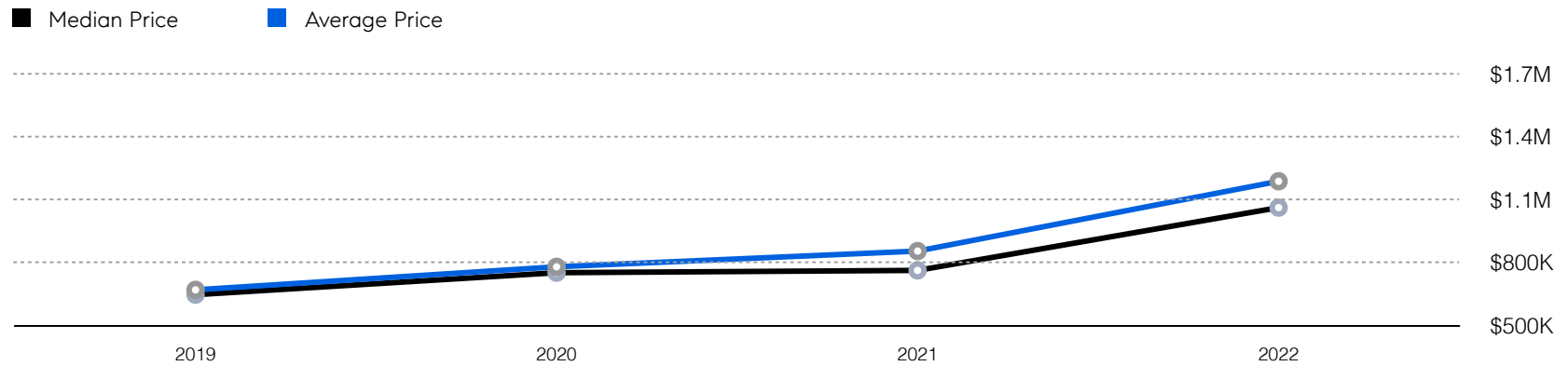
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	54	49	-9.3%
	SALES VOLUME	\$55,996,198	\$62,003,908	10.7%
	MEDIAN PRICE	\$959,000	\$1,100,000	14.7%
	AVERAGE PRICE	\$1,036,967	\$1,265,386	22.0%
	AVERAGE DOM	30	16	-46.7%
	# OF CONTRACTS	82	78	-4.9%
	# NEW LISTINGS	81	78	-3.7%
Condo/Co-op/Townhouse	# OF SALES	17	6	-64.7%
	SALES VOLUME	\$6,393,000	\$3,274,000	-48.8%
	MEDIAN PRICE	\$260,000	\$604,000	132.3%
	AVERAGE PRICE	\$376,059	\$545,667	45.1%
	AVERAGE DOM	41	33	-19.5%
	# OF CONTRACTS	19	8	-57.9%
	# NEW LISTINGS	30	11	-63.3%

Glen Ridge

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Glen Rock Market Report

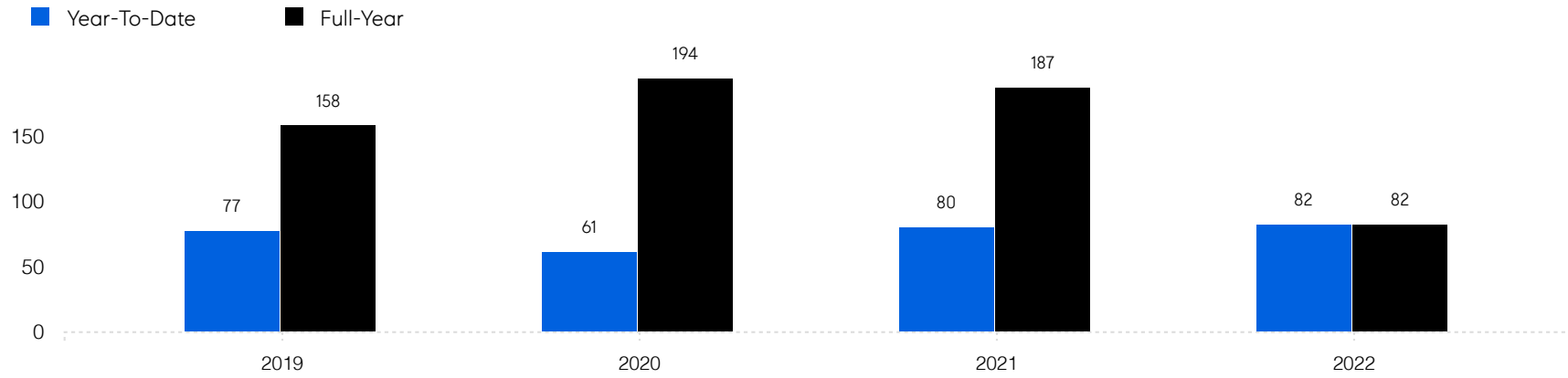
COMPASS

Glen Rock

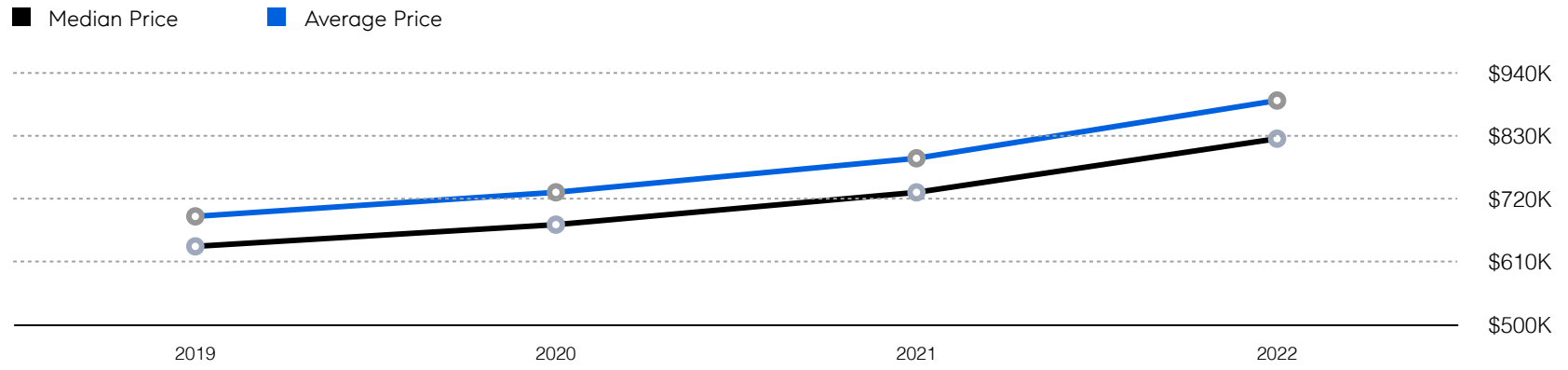
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	79	80	1.3%
	SALES VOLUME	\$63,744,341	\$71,475,899	12.1%
	MEDIAN PRICE	\$748,000	\$828,000	10.7%
	AVERAGE PRICE	\$806,890	\$893,449	10.7%
	AVERAGE DOM	26	24	-7.7%
	# OF CONTRACTS	107	95	-11.2%
	# NEW LISTINGS	119	108	-9.2%
Condo/Co-op/Townhouse	# OF SALES	1	2	100.0%
	SALES VOLUME	\$550,000	\$1,650,000	200.0%
	MEDIAN PRICE	\$550,000	\$825,000	50.0%
	AVERAGE PRICE	\$550,000	\$825,000	50.0%
	AVERAGE DOM	10	8	-20.0%
	# OF CONTRACTS	4	5	25.0%
	# NEW LISTINGS	5	10	100.0%

Glen Rock

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Green Brook Market Report

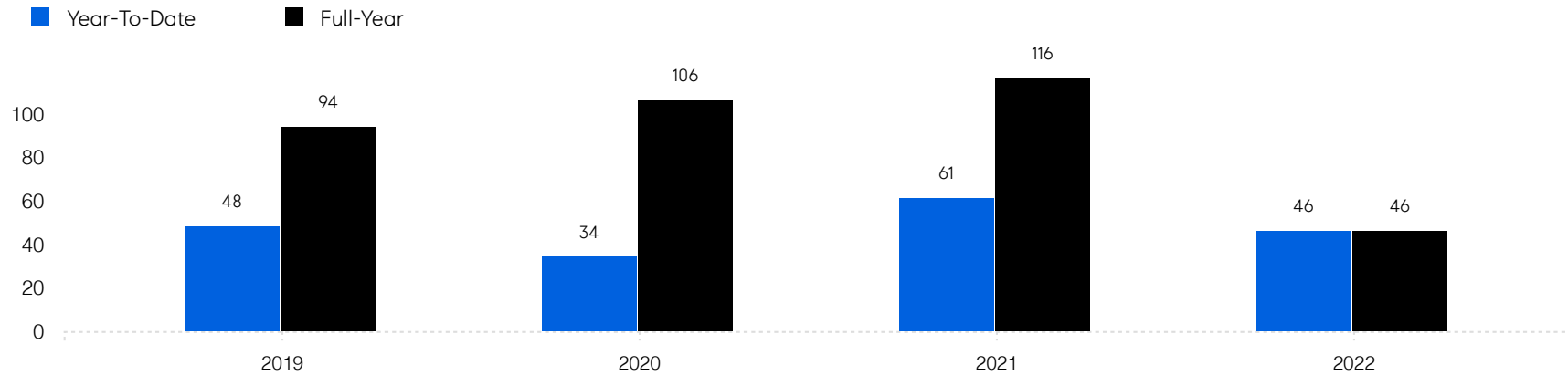
COMPASS

Green Brook

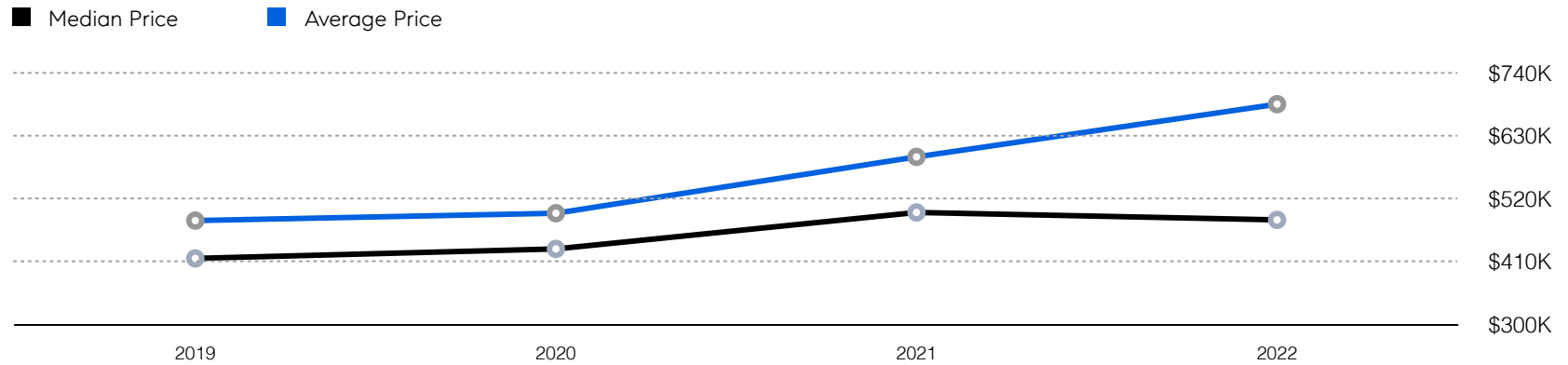
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	48	34	-29.2%
	SALES VOLUME	\$31,630,159	\$26,646,500	-15.8%
	MEDIAN PRICE	\$594,000	\$628,750	5.9%
	AVERAGE PRICE	\$658,962	\$783,721	18.9%
	AVERAGE DOM	49	33	-32.7%
	# OF CONTRACTS	50	37	-26.0%
	# NEW LISTINGS	65	50	-23.1%
Condo/Co-op/Townhouse	# OF SALES	13	12	-7.7%
	SALES VOLUME	\$4,749,400	\$4,874,000	2.6%
	MEDIAN PRICE	\$355,000	\$404,500	13.9%
	AVERAGE PRICE	\$365,338	\$406,167	11.2%
	AVERAGE DOM	40	21	-47.5%
	# OF CONTRACTS	13	9	-30.8%
	# NEW LISTINGS	15	14	-6.7%

Green Brook

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Guttenberg Market Report

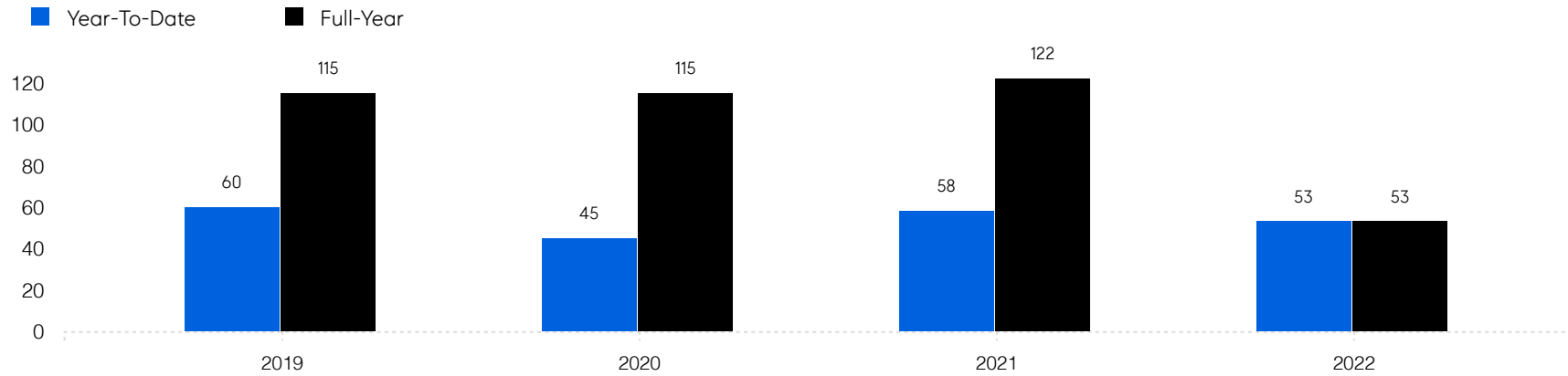
COMPASS

Guttenberg

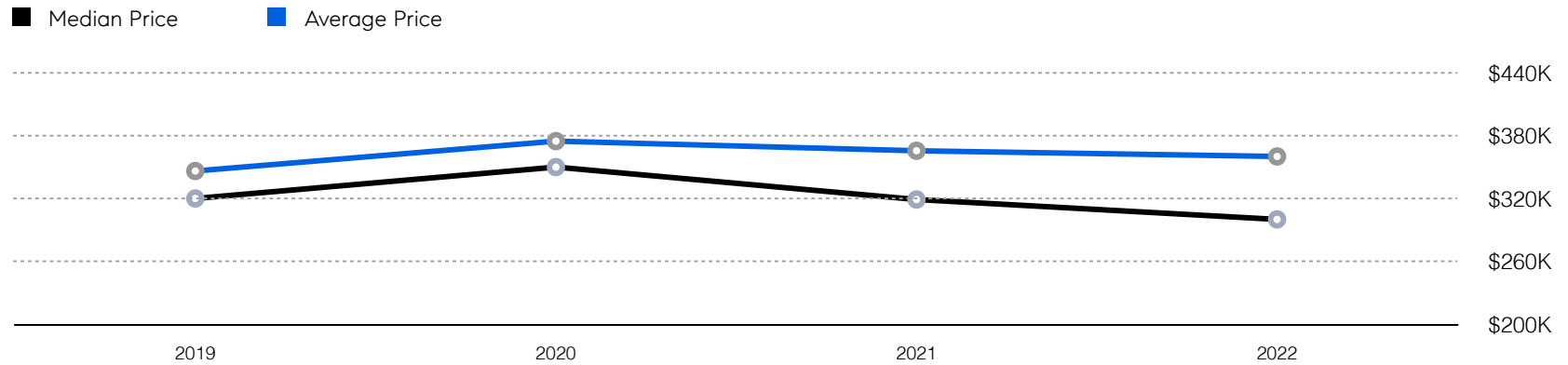
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	5	1	-80.0%
	SALES VOLUME	\$2,164,000	\$435,000	-79.9%
	MEDIAN PRICE	\$455,000	\$435,000	-4.4%
	AVERAGE PRICE	\$432,800	\$435,000	0.5%
	AVERAGE DOM	34	44	29.4%
	# OF CONTRACTS	5	2	-60.0%
	# NEW LISTINGS	5	2	-60.0%
Condo/Co-op/Townhouse	# OF SALES	53	52	-1.9%
	SALES VOLUME	\$16,908,274	\$17,572,817	3.9%
	MEDIAN PRICE	\$300,000	\$300,000	-
	AVERAGE PRICE	\$319,024	\$358,629	12.4%
	AVERAGE DOM	70	53	-24.3%
	# OF CONTRACTS	68	50	-26.5%
	# NEW LISTINGS	106	110	3.8%

Guttenberg

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Hackensack Market Report

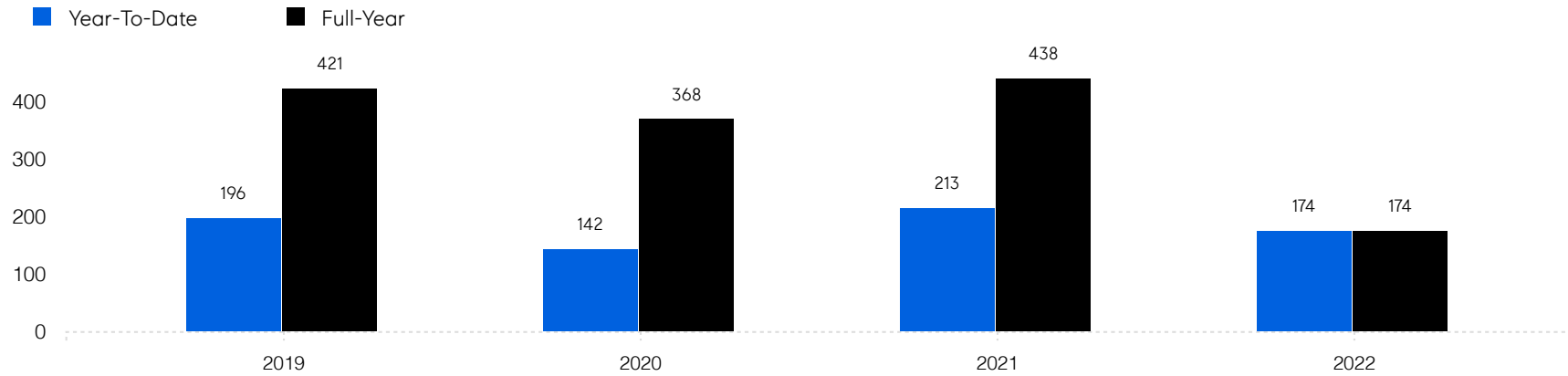
COMPASS

Hackensack

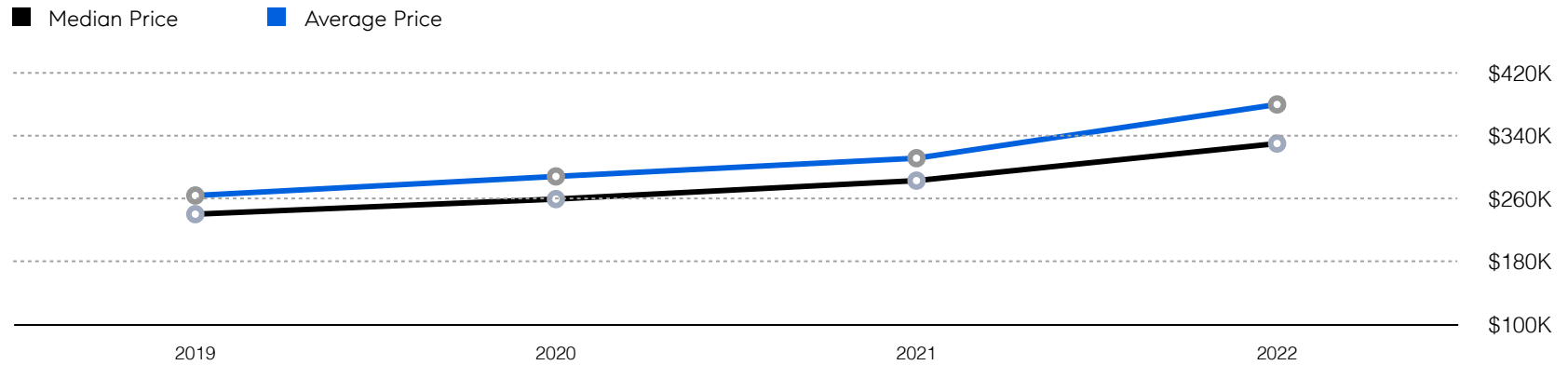
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	65	71	9.2%
	SALES VOLUME	\$29,187,700	\$38,450,775	31.7%
	MEDIAN PRICE	\$451,000	\$514,000	14.0%
	AVERAGE PRICE	\$449,042	\$541,560	20.6%
	AVERAGE DOM	48	66	37.5%
	# OF CONTRACTS	66	75	13.6%
	# NEW LISTINGS	69	79	14.5%
Condo/Co-op/Townhouse	# OF SALES	148	103	-30.4%
	SALES VOLUME	\$34,763,691	\$27,257,687	-21.6%
	MEDIAN PRICE	\$228,000	\$258,350	13.3%
	AVERAGE PRICE	\$234,890	\$267,232	13.8%
	AVERAGE DOM	47	39	-17.0%
	# OF CONTRACTS	165	136	-17.6%
	# NEW LISTINGS	183	139	-24.0%

Hackensack

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Hanover Market Report

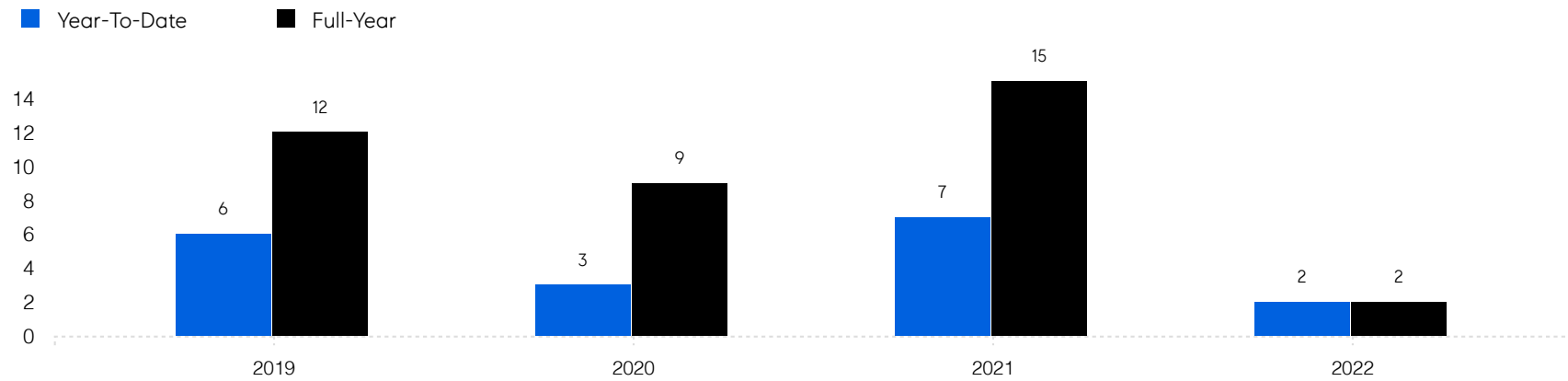
COMPASS

Hanover

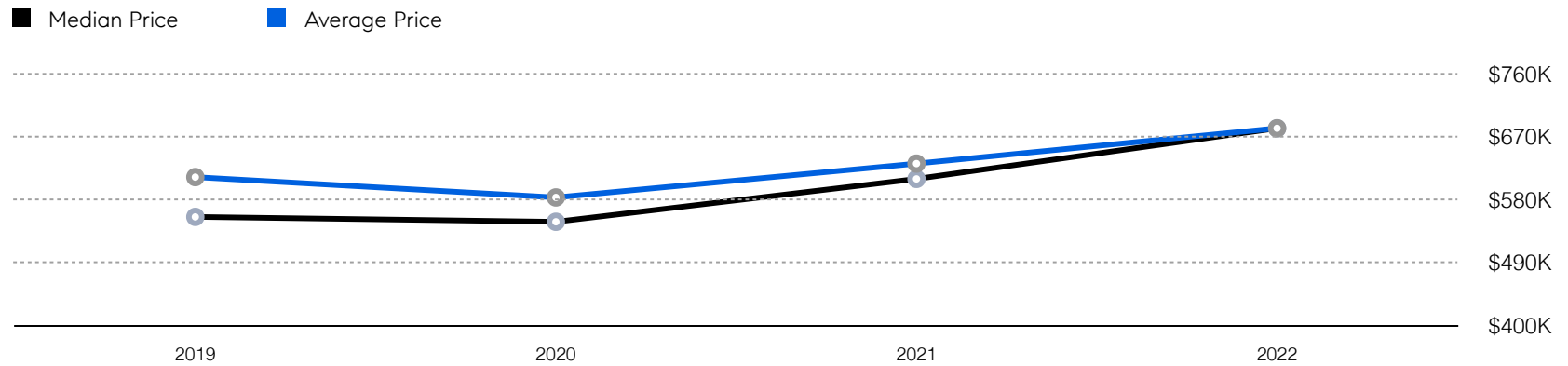
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	7	2	-71.4%
	SALES VOLUME	\$4,658,000	\$1,364,000	-70.7%
	MEDIAN PRICE	\$625,000	\$682,000	9.1%
	AVERAGE PRICE	\$665,429	\$682,000	2.5%
	AVERAGE DOM	42	12	-71.4%
	# OF CONTRACTS	6	4	-33.3%
	# NEW LISTINGS	6	6	0.0%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Hanover

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Harding Market Report

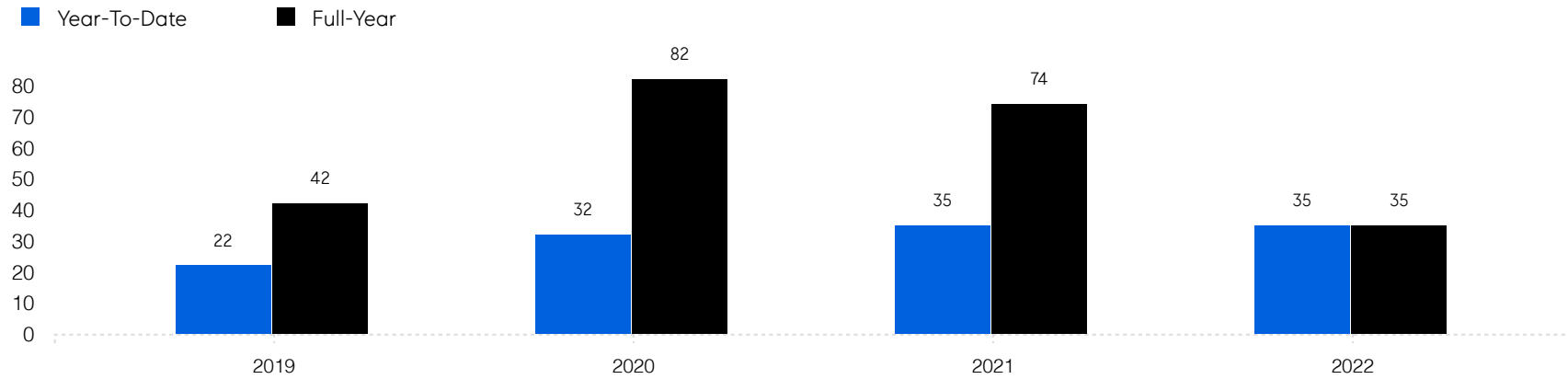
COMPASS

Harding

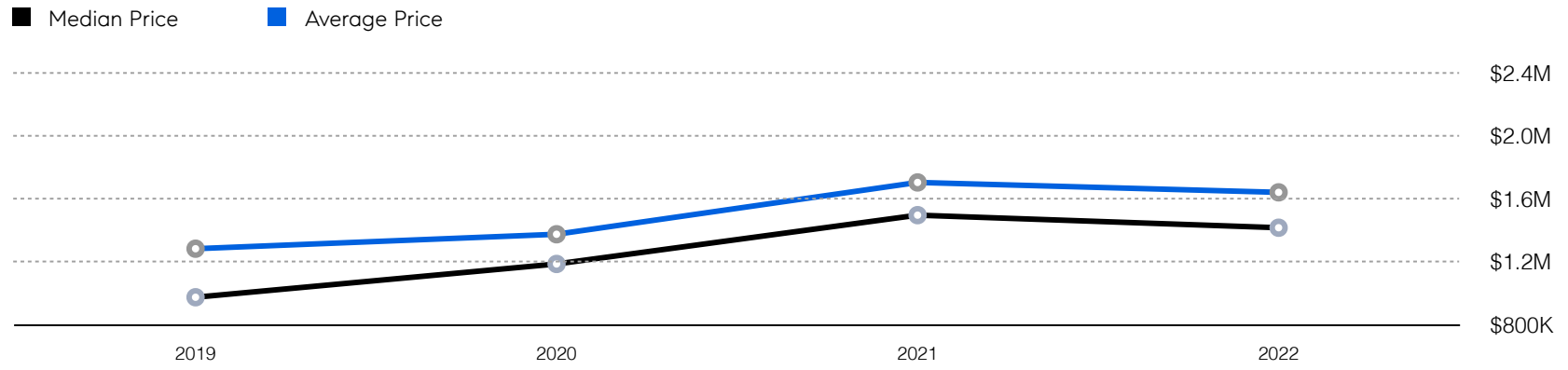
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	30	31	3.3%
	SALES VOLUME	\$58,924,400	\$55,251,250	-6.2%
	MEDIAN PRICE	\$1,671,250	\$1,475,000	-11.7%
	AVERAGE PRICE	\$1,964,147	\$1,782,298	-9.3%
	AVERAGE DOM	90	90	0.0%
	# OF CONTRACTS	42	33	-21.4%
	# NEW LISTINGS	65	36	-44.6%
Condo/Co-op/Townhouse	# OF SALES	5	4	-20.0%
	SALES VOLUME	\$2,767,000	\$2,155,000	-22.1%
	MEDIAN PRICE	\$515,750	\$532,500	3.2%
	AVERAGE PRICE	\$553,400	\$538,750	-2.6%
	AVERAGE DOM	70	22	-68.6%
	# OF CONTRACTS	5	3	-40.0%
	# NEW LISTINGS	3	3	0.0%

Harding

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Harrington Park Market Report

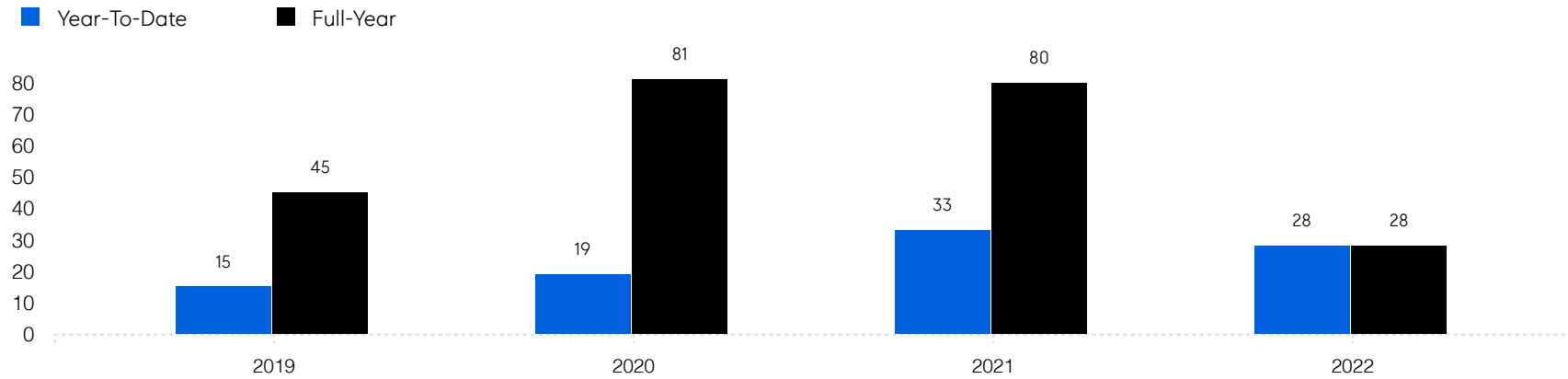
COMPASS

Harrington Park

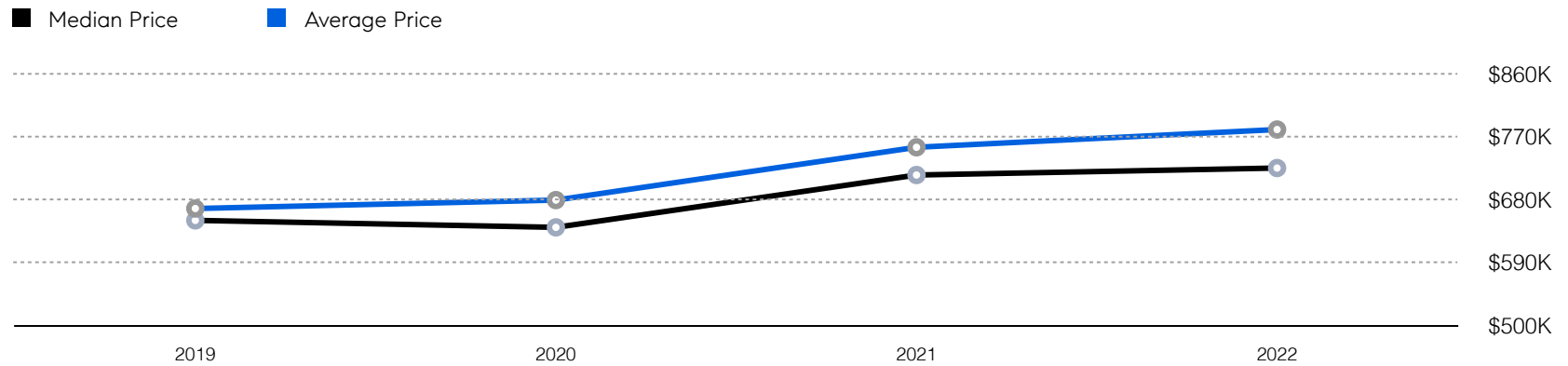
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	33	26	-21.2%
	SALES VOLUME	\$24,738,588	\$20,335,750	-17.8%
	MEDIAN PRICE	\$725,000	\$725,000	-
	AVERAGE PRICE	\$749,654	\$782,144	4.3%
	AVERAGE DOM	27	39	44.4%
	# OF CONTRACTS	45	34	-24.4%
	# NEW LISTINGS	52	35	-32.7%
Condo/Co-op/Townhouse	# OF SALES	0	2	0.0%
	SALES VOLUME	-	\$1,510,000	-
	MEDIAN PRICE	-	\$755,000	-
	AVERAGE PRICE	-	\$755,000	-
	AVERAGE DOM	-	115	-
	# OF CONTRACTS	0	2	0.0%
	# NEW LISTINGS	1	2	100.0%

Harrington Park

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Harrison Market Report

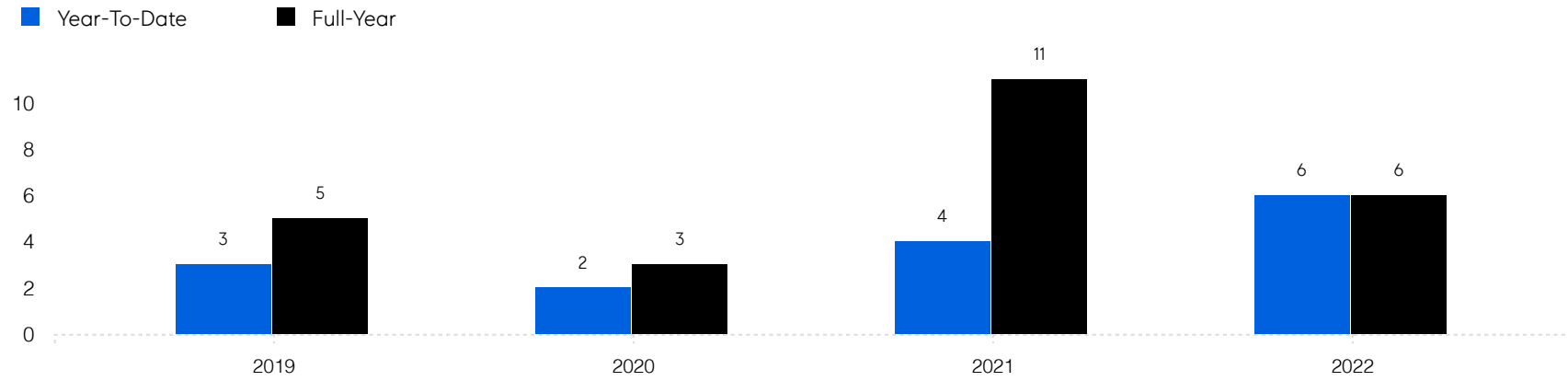
COMPASS

Harrison

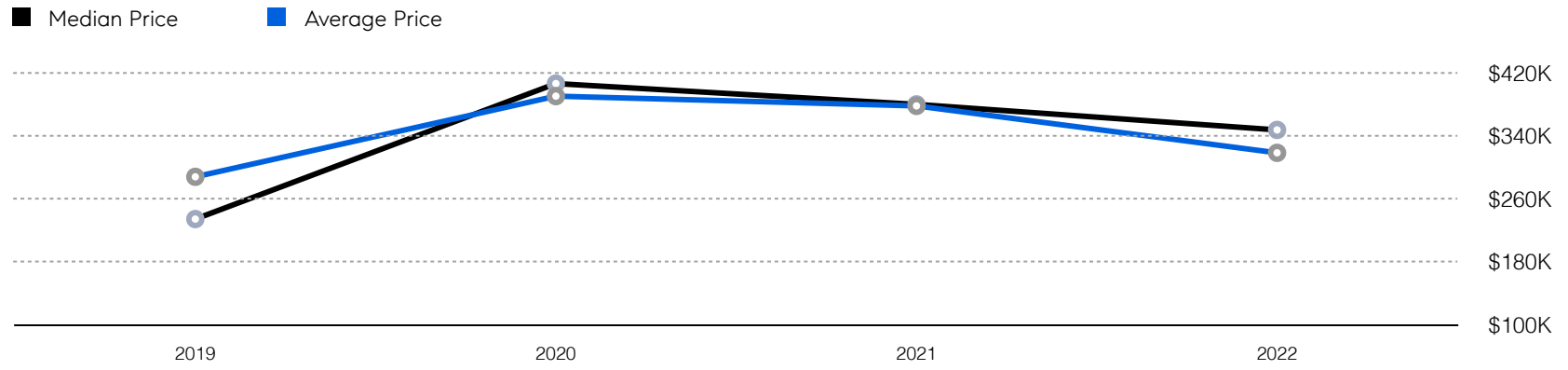
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	1	4	300.0%
	SALES VOLUME	\$518,000	\$1,500,000	189.6%
	MEDIAN PRICE	\$518,000	\$362,500	-30.0%
	AVERAGE PRICE	\$518,000	\$375,000	-27.6%
	AVERAGE DOM	26	30	15.4%
	# OF CONTRACTS	2	1	-50.0%
	# NEW LISTINGS	4	1	-75.0%
Condo/Co-op/Townhouse	# OF SALES	3	2	-33.3%
	SALES VOLUME	\$767,000	\$409,999	-46.5%
	MEDIAN PRICE	\$212,000	\$205,000	-3.3%
	AVERAGE PRICE	\$255,667	\$205,000	-19.8%
	AVERAGE DOM	51	9	-82.4%
	# OF CONTRACTS	5	5	0.0%
	# NEW LISTINGS	10	8	-20.0%

Harrison

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Hasbrouck Heights Market Report

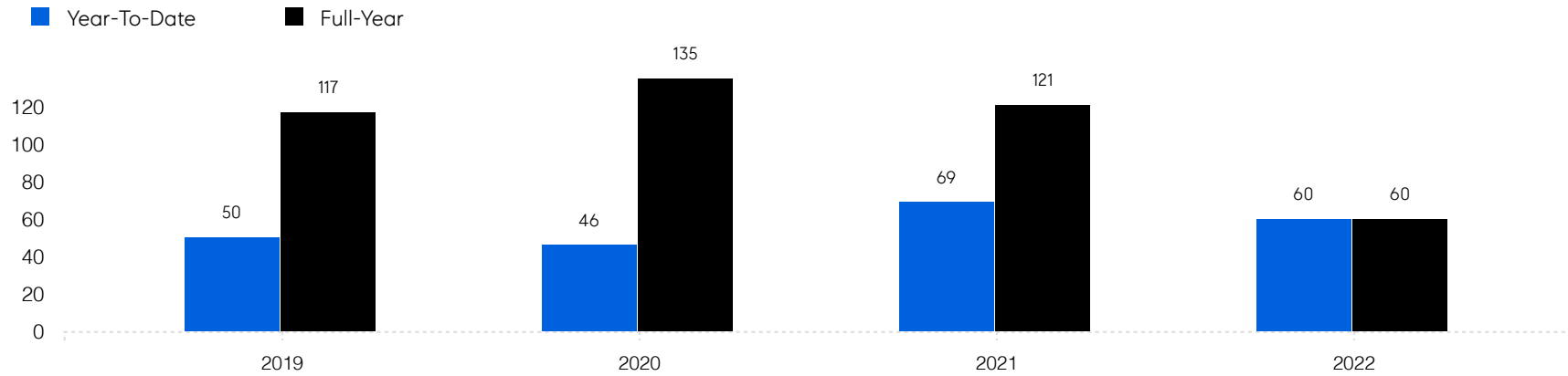
COMPASS

Hasbrouck Heights

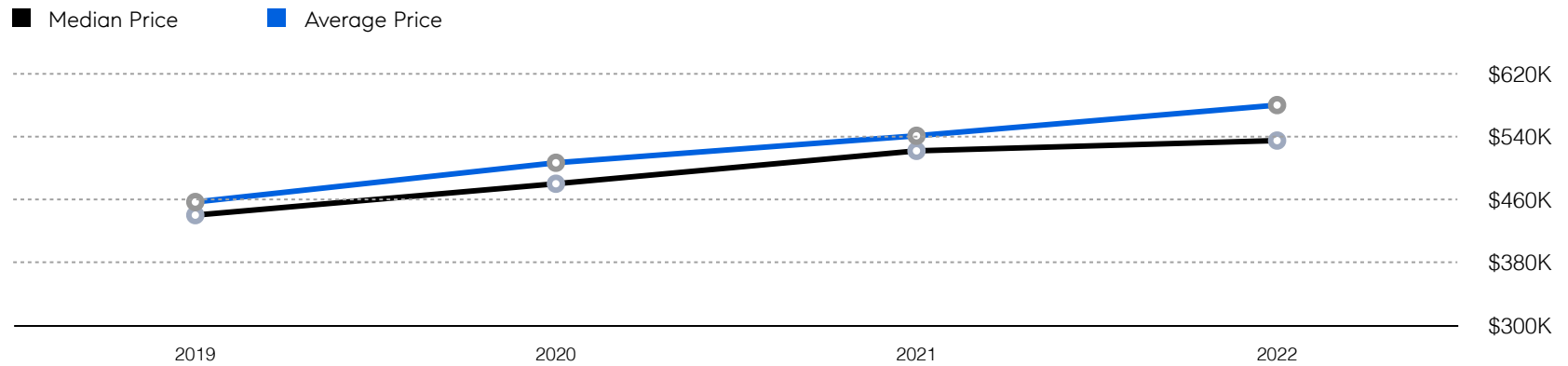
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	61	58	-4.9%
	SALES VOLUME	\$32,419,400	\$33,256,400	2.6%
	MEDIAN PRICE	\$520,000	\$540,000	3.8%
	AVERAGE PRICE	\$531,466	\$583,446	9.8%
	AVERAGE DOM	38	26	-31.6%
	# OF CONTRACTS	73	63	-13.7%
	# NEW LISTINGS	77	81	5.2%
Condo/Co-op/Townhouse	# OF SALES	8	2	-75.0%
	SALES VOLUME	\$4,284,500	\$975,000	-77.2%
	MEDIAN PRICE	\$536,900	\$487,500	-9.2%
	AVERAGE PRICE	\$535,563	\$487,500	-9.0%
	AVERAGE DOM	49	28	-42.9%
	# OF CONTRACTS	11	2	-81.8%
	# NEW LISTINGS	11	3	-72.7%

Hasbrouck Heights

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Haworth Market Report

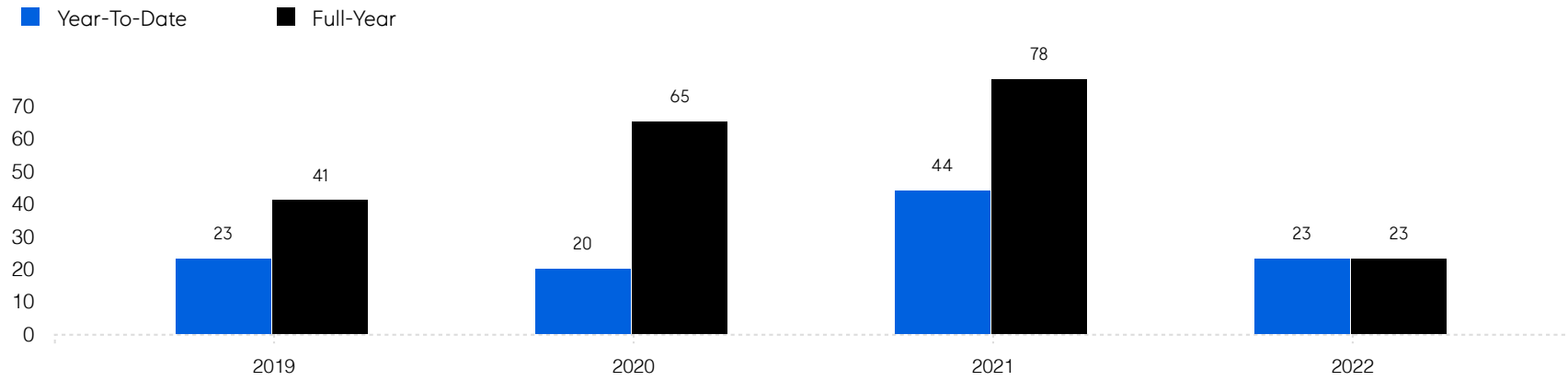
COMPASS

Haworth

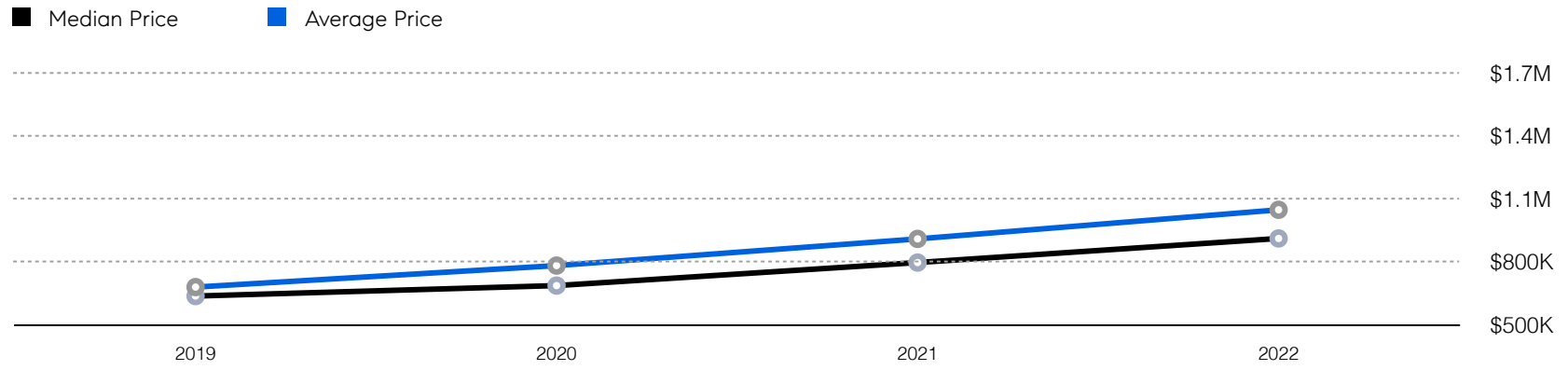
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	44	23	-47.7%
	SALES VOLUME	\$38,308,319	\$24,075,788	-37.2%
	MEDIAN PRICE	\$759,000	\$910,000	19.9%
	AVERAGE PRICE	\$870,644	\$1,046,773	20.2%
	AVERAGE DOM	56	30	-46.4%
	# OF CONTRACTS	51	32	-37.3%
	# NEW LISTINGS	54	38	-29.6%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	11	0.0%

Haworth

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Hillsborough Market Report

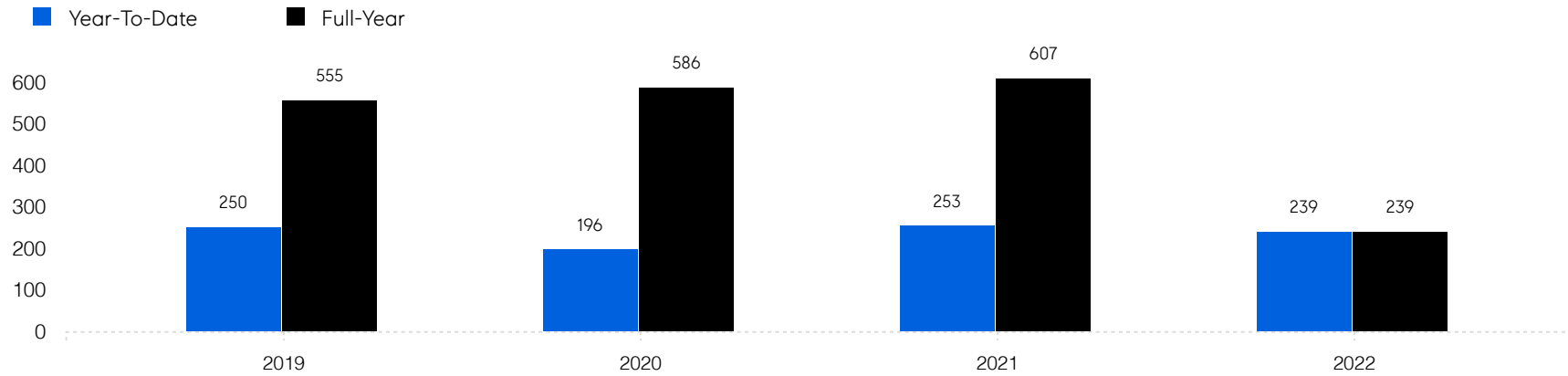
COMPASS

Hillsborough

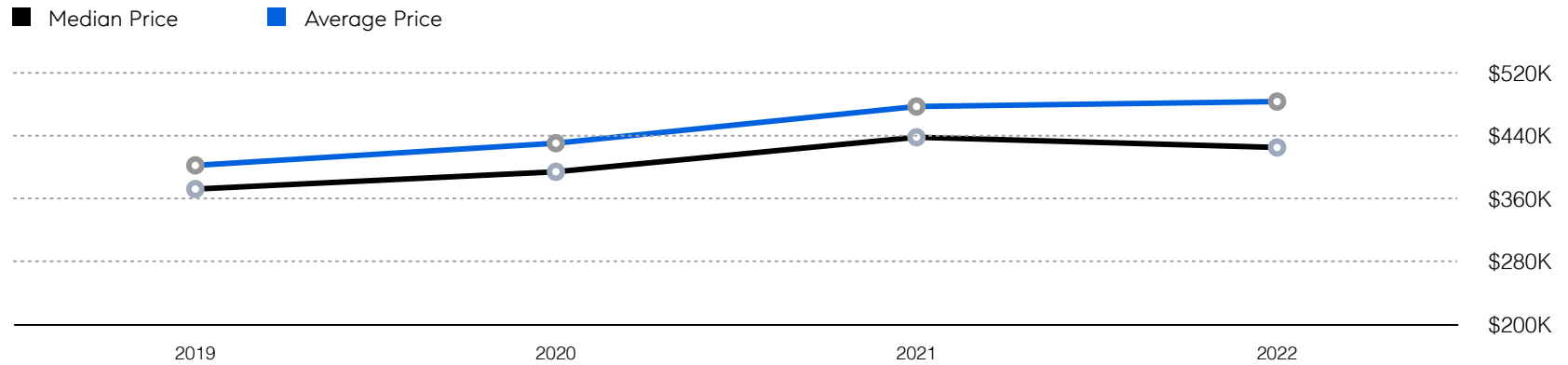
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	139	125	-10.1%
	SALES VOLUME	\$85,997,044	\$78,956,900	-8.2%
	MEDIAN PRICE	\$580,000	\$615,000	6.0%
	AVERAGE PRICE	\$618,684	\$631,655	2.1%
	AVERAGE DOM	28	26	-7.1%
	# OF CONTRACTS	169	152	-10.1%
	# NEW LISTINGS	216	194	-10.2%
Condo/Co-op/Townhouse	# OF SALES	114	114	0.0%
	SALES VOLUME	\$29,993,499	\$36,596,563	22.0%
	MEDIAN PRICE	\$275,000	\$333,100	21.1%
	AVERAGE PRICE	\$263,101	\$321,022	22.0%
	AVERAGE DOM	23	24	4.3%
	# OF CONTRACTS	135	133	-1.5%
	# NEW LISTINGS	149	144	-3.4%

Hillsborough

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Hillsdale Market Report

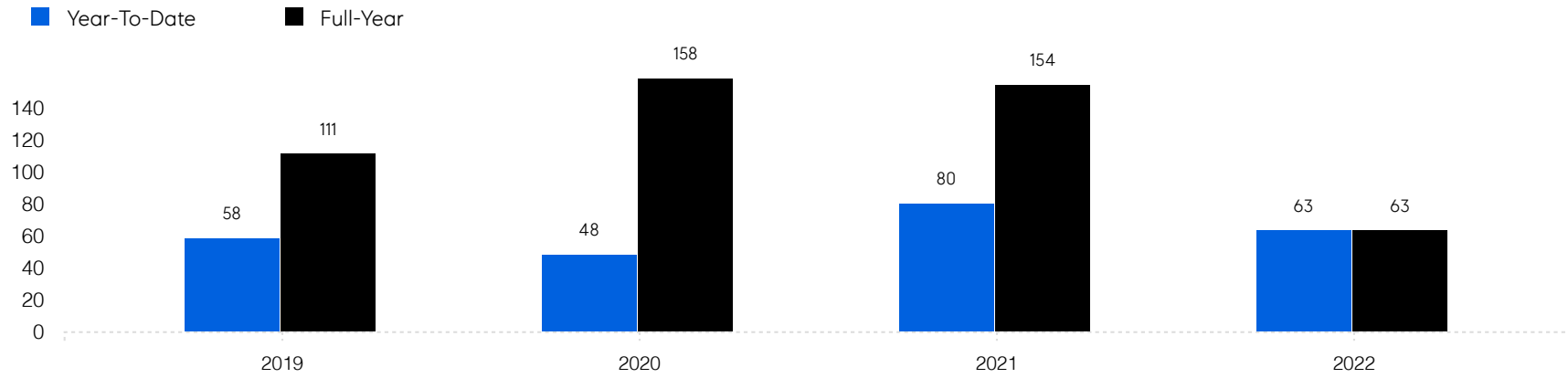
COMPASS

Hillsdale

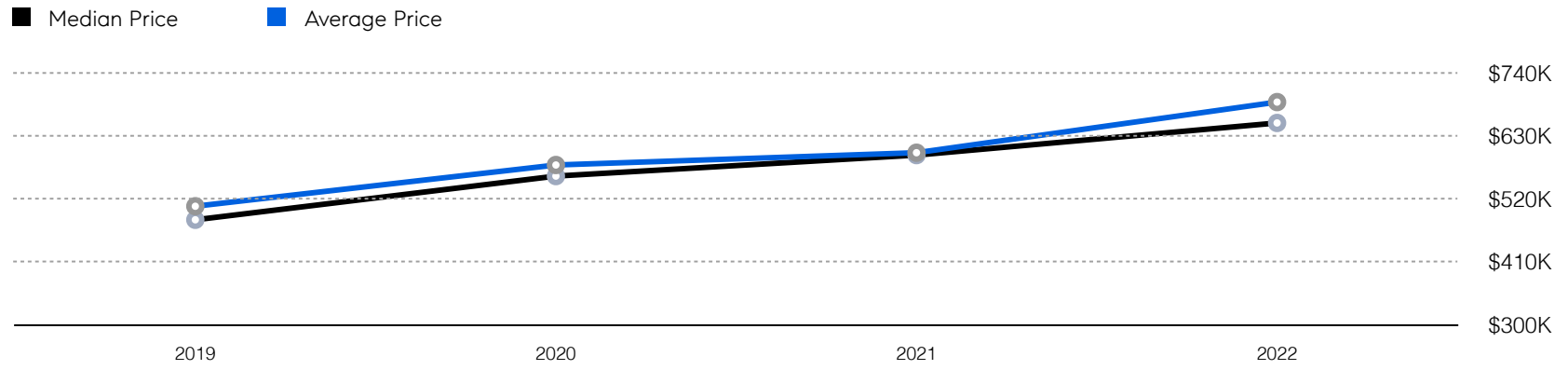
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	76	60	-21.1%
	SALES VOLUME	\$45,727,499	\$41,802,499	-8.6%
	MEDIAN PRICE	\$578,500	\$683,500	18.2%
	AVERAGE PRICE	\$601,678	\$696,708	15.8%
	AVERAGE DOM	39	22	-43.6%
	# OF CONTRACTS	77	68	-11.7%
	# NEW LISTINGS	79	75	-5.1%
Condo/Co-op/Townhouse	# OF SALES	4	3	-25.0%
	SALES VOLUME	\$1,823,500	\$1,607,300	-11.9%
	MEDIAN PRICE	\$463,750	\$625,000	34.8%
	AVERAGE PRICE	\$455,875	\$535,767	17.5%
	AVERAGE DOM	45	47	4.4%
	# OF CONTRACTS	4	2	-50.0%
	# NEW LISTINGS	5	1	-80.0%

Hillsdale

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Ho-Ho-Kus Market Report

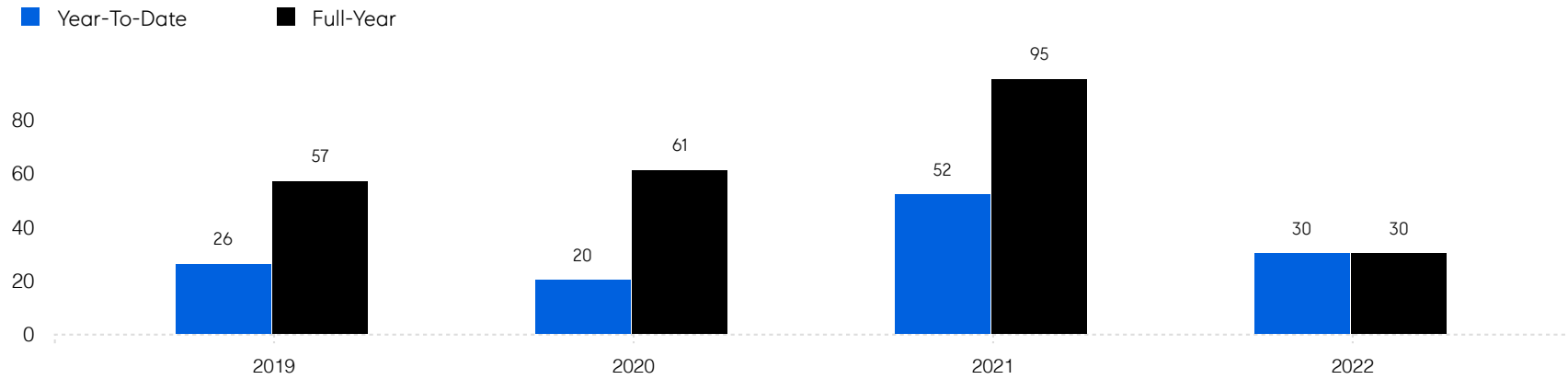
COMPASS

Ho-Ho-Kus

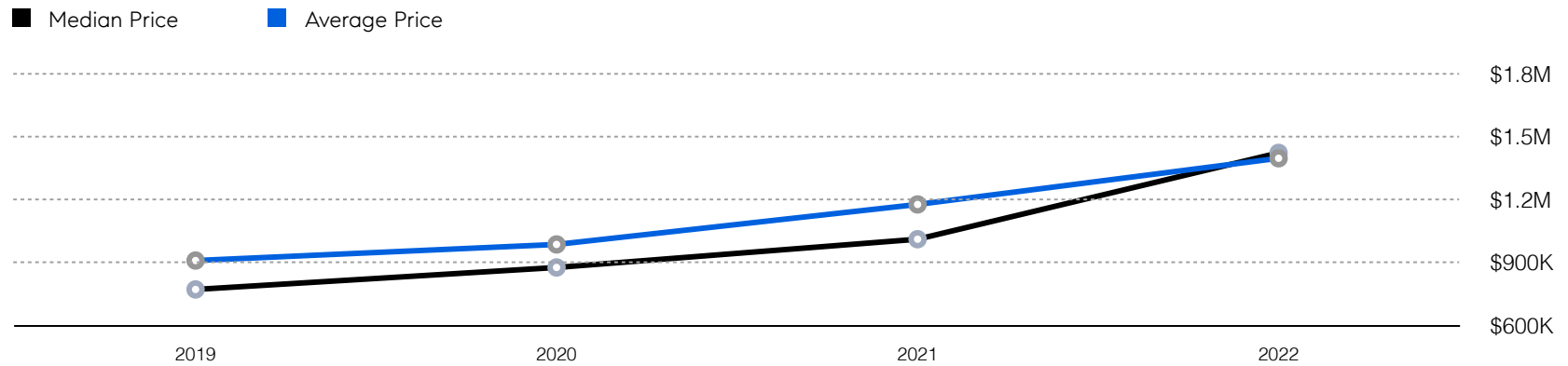
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	49	30	-38.8%
	SALES VOLUME	\$61,630,869	\$41,901,000	-32.0%
	MEDIAN PRICE	\$1,180,000	\$1,422,500	20.6%
	AVERAGE PRICE	\$1,257,773	\$1,396,700	11.0%
	AVERAGE DOM	54	16	-70.4%
	# OF CONTRACTS	51	51	0.0%
	# NEW LISTINGS	66	58	-12.1%
Condo/Co-op/Townhouse	# OF SALES	3	0	0.0%
	SALES VOLUME	\$2,479,000	-	-
	MEDIAN PRICE	\$775,000	-	-
	AVERAGE PRICE	\$826,333	-	-
	AVERAGE DOM	73	-	-
	# OF CONTRACTS	4	0	0.0%
	# NEW LISTINGS	2	1	-50.0%

Ho-Ho-Kus

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Hoboken Market Report

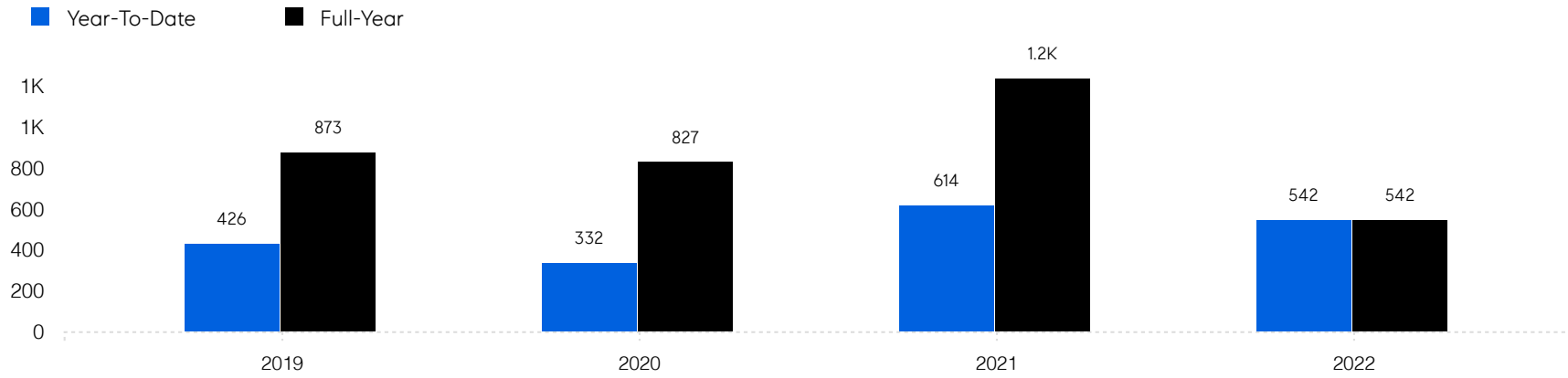
COMPASS

Hoboken

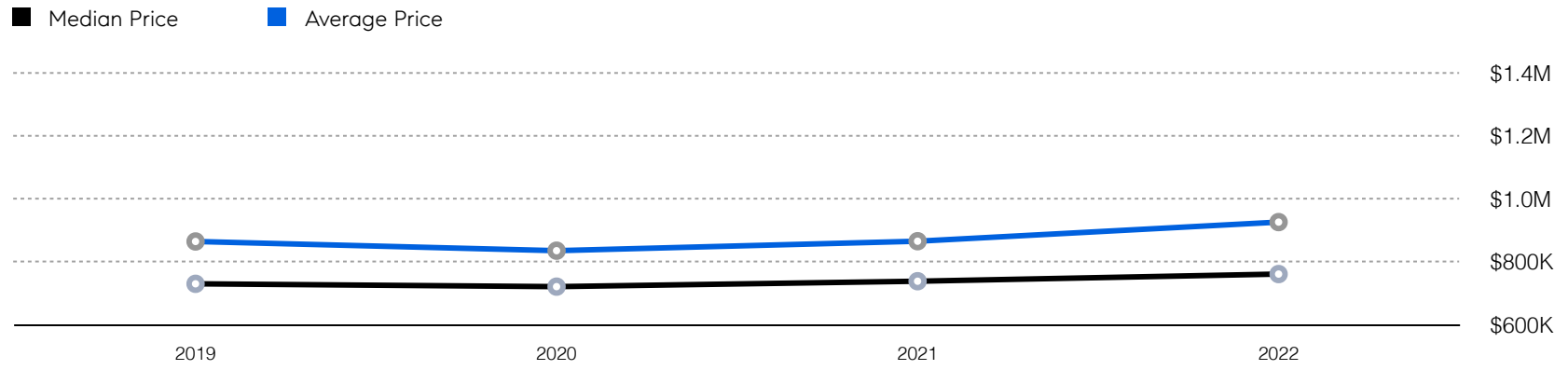
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	33	21	-36.4%
	SALES VOLUME	\$62,671,000	\$44,724,000	-28.6%
	MEDIAN PRICE	\$1,950,000	\$2,175,000	11.5%
	AVERAGE PRICE	\$1,899,121	\$2,236,200	17.7%
	AVERAGE DOM	48	27	-43.7%
	# OF CONTRACTS	40	35	-12.5%
	# NEW LISTINGS	64	49	-23.4%
Condo/Co-op/Townhouse	# OF SALES	581	521	-10.3%
	SALES VOLUME	\$462,944,984	\$441,115,454	-4.7%
	MEDIAN PRICE	\$690,000	\$740,000	7.2%
	AVERAGE PRICE	\$796,807	\$873,496	9.6%
	AVERAGE DOM	43	29	-32.6%
	# OF CONTRACTS	783	598	-23.6%
	# NEW LISTINGS	993	857	-13.7%

Hoboken

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Jersey City Market Report

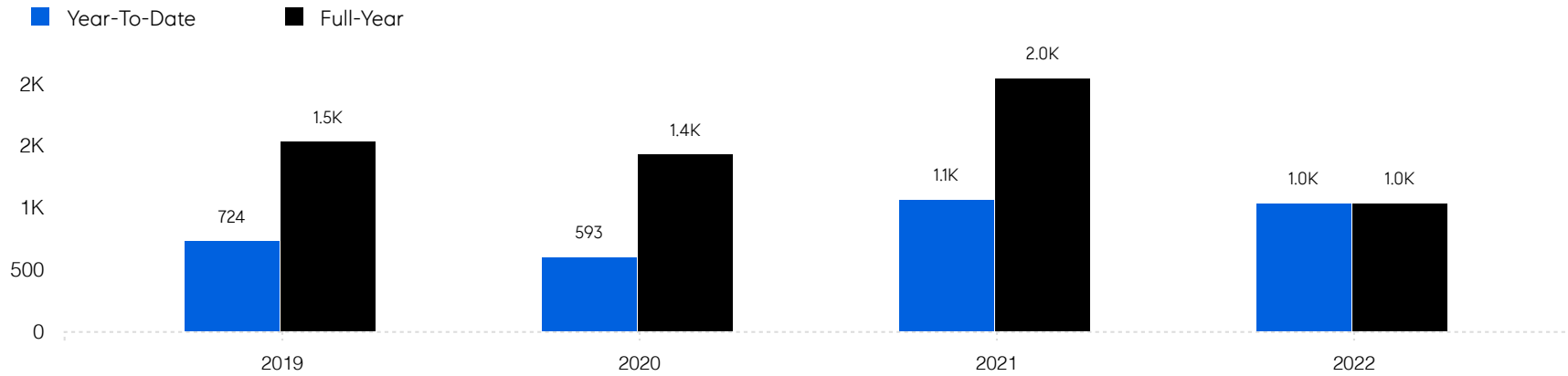
COMPASS

Jersey City

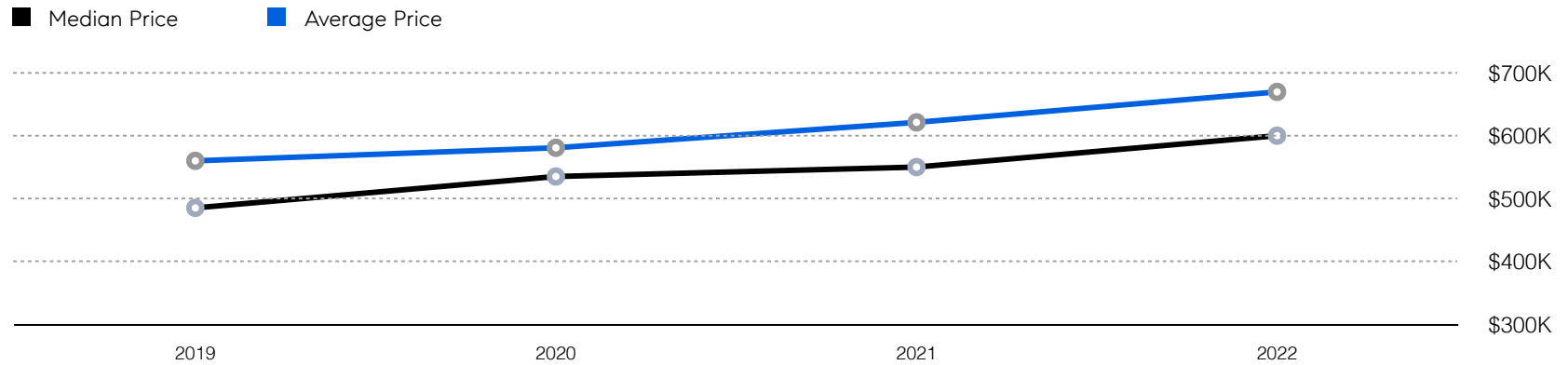
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	157	156	-0.6%
	SALES VOLUME	\$105,015,126	\$108,079,495	2.9%
	MEDIAN PRICE	\$530,000	\$615,000	16.0%
	AVERAGE PRICE	\$686,373	\$735,235	7.1%
	AVERAGE DOM	35	38	8.6%
	# OF CONTRACTS	175	178	1.7%
	# NEW LISTINGS	295	268	-9.2%
Condo/Co-op/Townhouse	# OF SALES	901	875	-2.9%
	SALES VOLUME	\$559,210,080	\$550,274,978	-1.6%
	MEDIAN PRICE	\$578,000	\$600,000	3.8%
	AVERAGE PRICE	\$620,655	\$658,224	6.1%
	AVERAGE DOM	50	34	-32.0%
	# OF CONTRACTS	1,026	996	-2.9%
	# NEW LISTINGS	1,719	1,723	0.2%

Jersey City

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Kearny Market Report

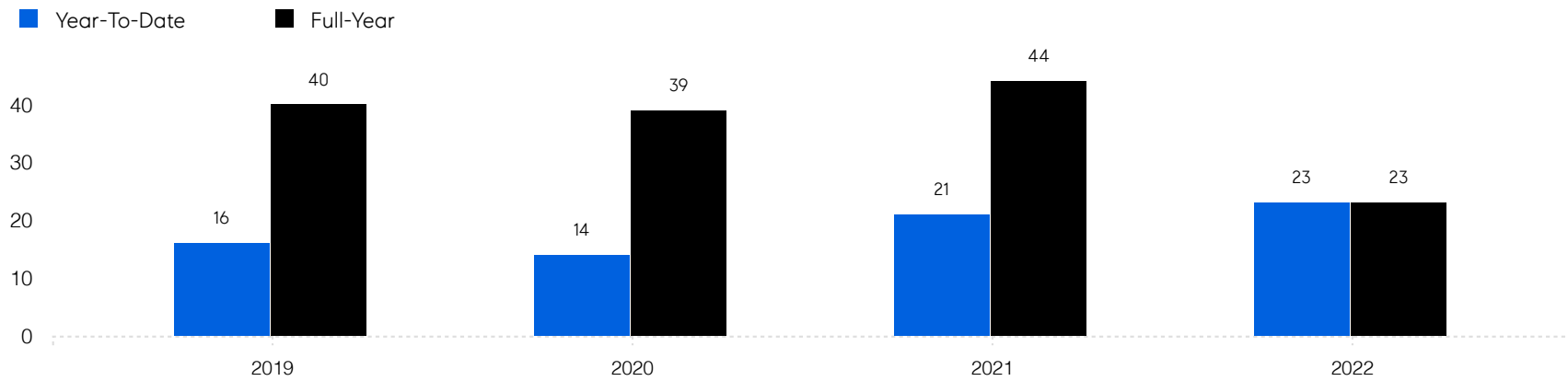
COMPASS

Kearny

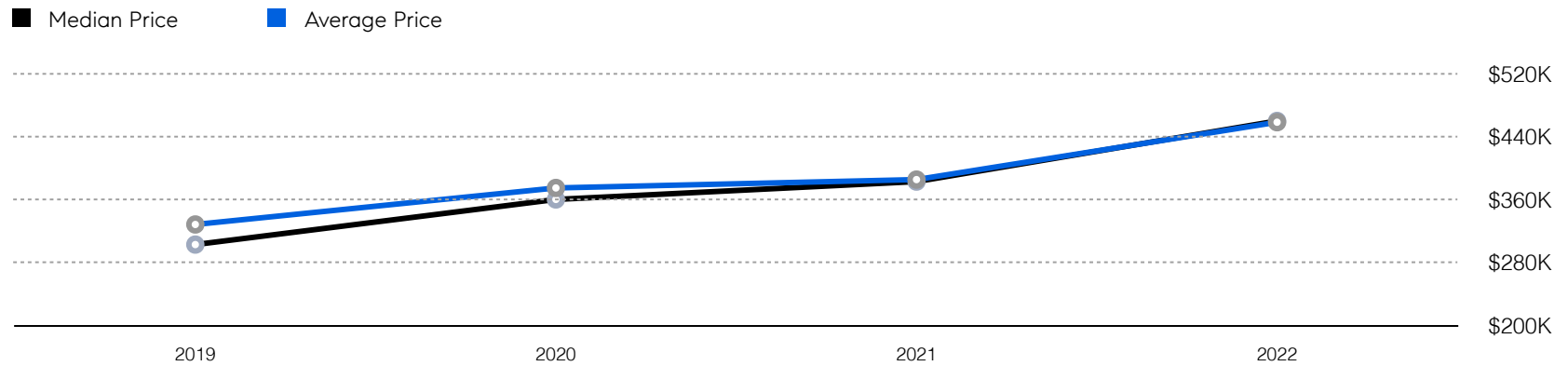
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	19	20	5.3%
	SALES VOLUME	\$7,523,900	\$9,887,900	31.4%
	MEDIAN PRICE	\$400,000	\$507,500	26.9%
	AVERAGE PRICE	\$395,995	\$494,395	24.8%
	AVERAGE DOM	48	32	-33.3%
	# OF CONTRACTS	18	15	-16.7%
	# NEW LISTINGS	23	27	17.4%
Condo/Co-op/Townhouse	# OF SALES	2	3	50.0%
	SALES VOLUME	\$606,000	\$655,000	8.1%
	MEDIAN PRICE	\$303,000	\$230,000	-24.1%
	AVERAGE PRICE	\$303,000	\$218,333	-27.9%
	AVERAGE DOM	9	41	355.6%
	# OF CONTRACTS	2	2	0.0%
	# NEW LISTINGS	3	1	-66.7%

Kearny

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Leonia Market Report

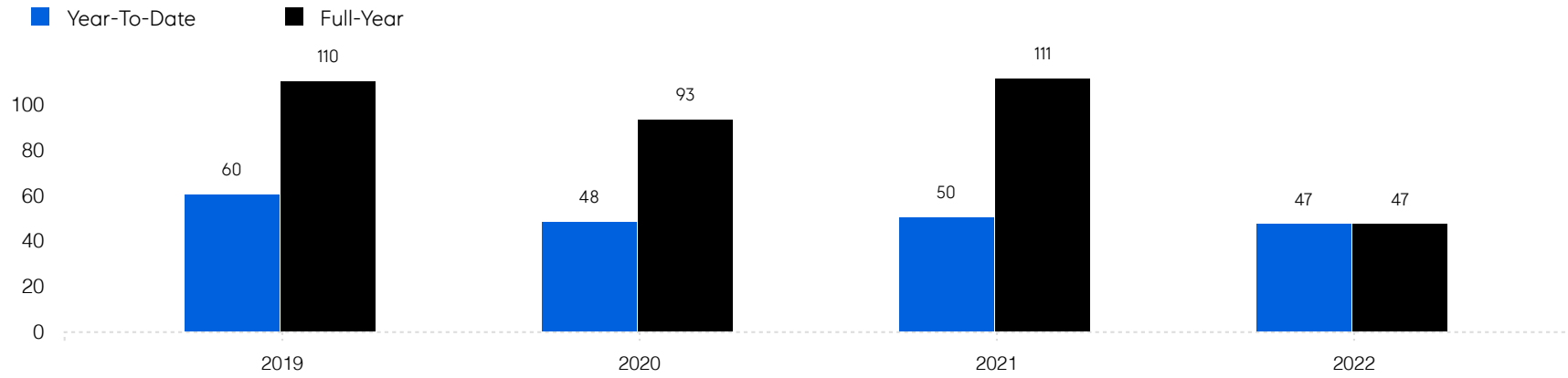
COMPASS

Leonia

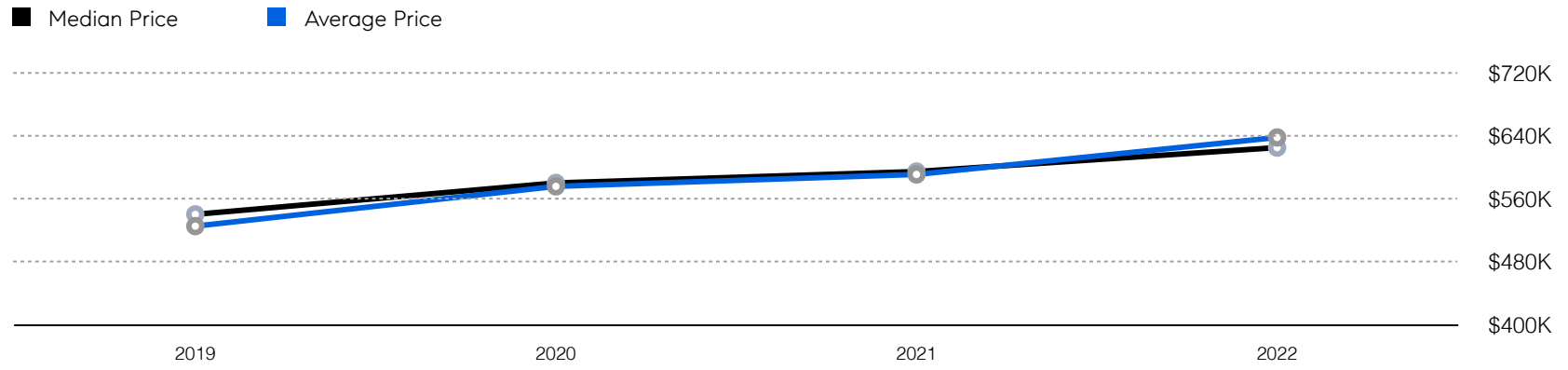
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	39	39	0.0%
	SALES VOLUME	\$25,210,032	\$27,234,801	8.0%
	MEDIAN PRICE	\$625,000	\$649,000	3.8%
	AVERAGE PRICE	\$646,411	\$698,328	8.0%
	AVERAGE DOM	44	58	31.8%
	# OF CONTRACTS	44	42	-4.5%
	# NEW LISTINGS	57	44	-22.8%
Condo/Co-op/Townhouse	# OF SALES	11	8	-27.3%
	SALES VOLUME	\$3,412,888	\$2,746,000	-19.5%
	MEDIAN PRICE	\$272,000	\$329,500	21.1%
	AVERAGE PRICE	\$310,263	\$343,250	10.6%
	AVERAGE DOM	53	36	-32.1%
	# OF CONTRACTS	8	9	12.5%
	# NEW LISTINGS	11	6	-45.5%

Leonia

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Little Ferry Market Report

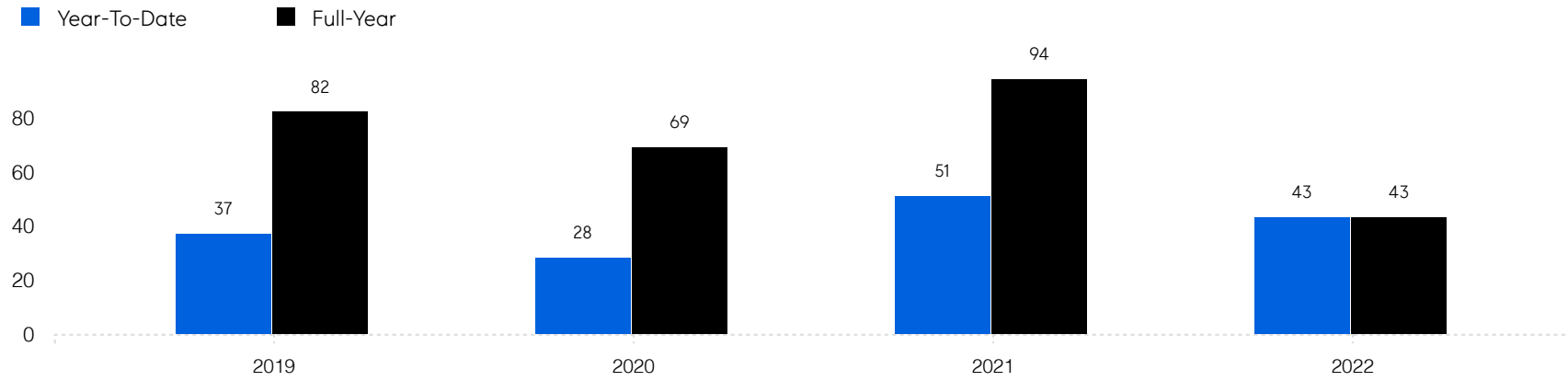
COMPASS

Little Ferry

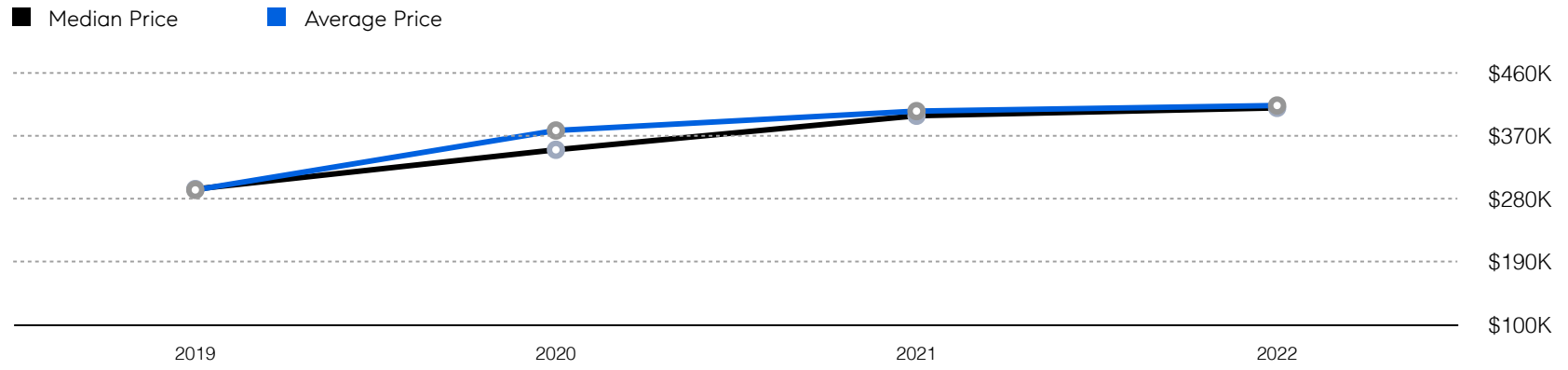
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	39	28	-28.2%
	SALES VOLUME	\$18,597,453	\$13,173,000	-29.2%
	MEDIAN PRICE	\$448,000	\$500,000	11.6%
	AVERAGE PRICE	\$476,858	\$487,889	2.3%
	AVERAGE DOM	56	44	-21.4%
	# OF CONTRACTS	41	38	-7.3%
	# NEW LISTINGS	33	34	3.0%
Condo/Co-op/Townhouse	# OF SALES	12	15	25.0%
	SALES VOLUME	\$3,055,500	\$4,189,599	37.1%
	MEDIAN PRICE	\$237,000	\$275,000	16.0%
	AVERAGE PRICE	\$254,625	\$279,307	9.7%
	AVERAGE DOM	16	27	68.8%
	# OF CONTRACTS	17	14	-17.6%
	# NEW LISTINGS	19	16	-15.8%

Little Ferry

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Livingston Market Report

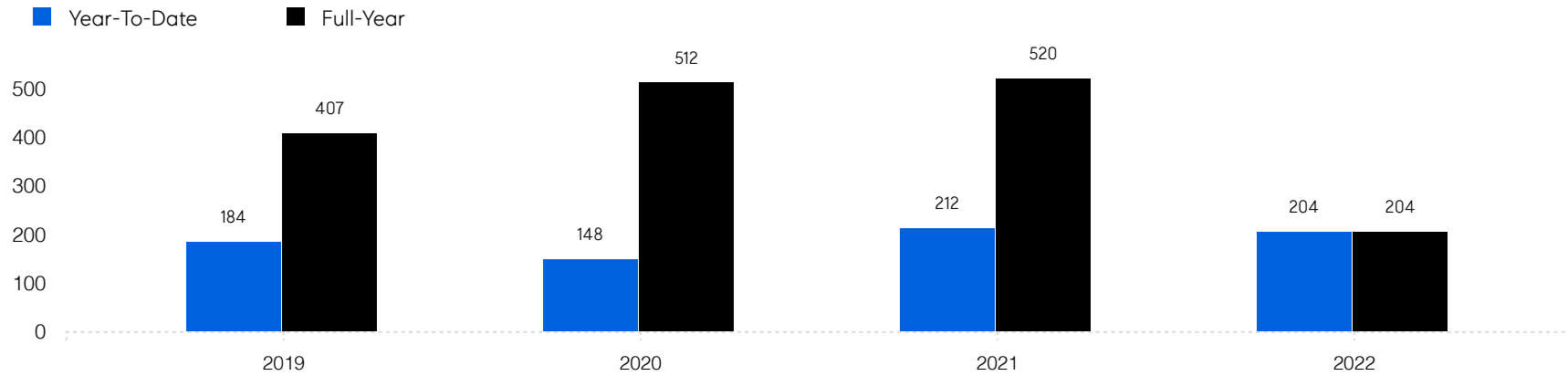
COMPASS

Livingston

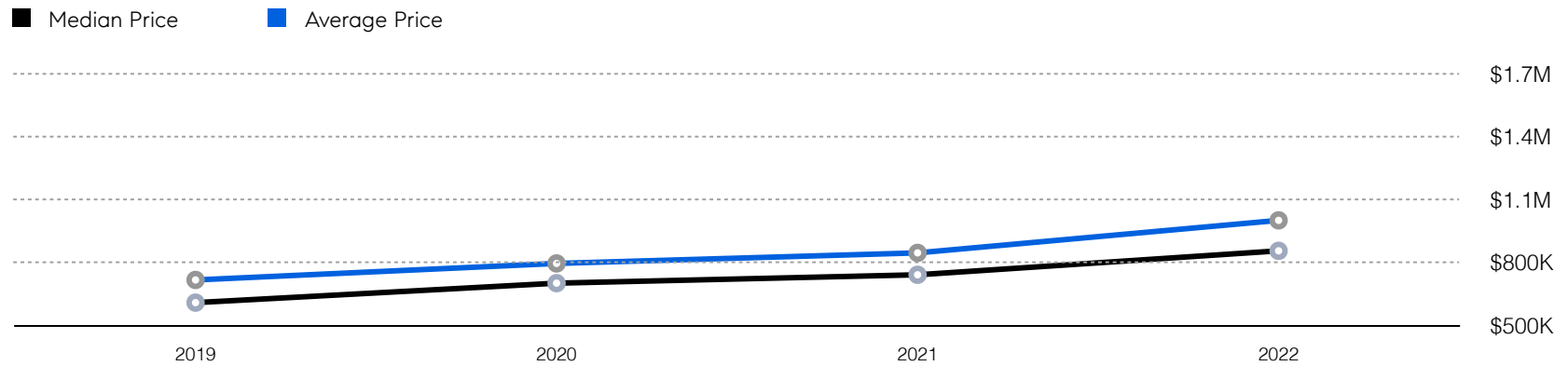
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	186	179	-3.8%
	SALES VOLUME	\$153,235,788	\$187,976,195	22.7%
	MEDIAN PRICE	\$733,000	\$910,500	24.2%
	AVERAGE PRICE	\$823,848	\$1,050,146	27.5%
	AVERAGE DOM	38	27	-28.9%
	# OF CONTRACTS	258	225	-12.8%
	# NEW LISTINGS	318	294	-7.5%
Condo/Co-op/Townhouse	# OF SALES	26	25	-3.8%
	SALES VOLUME	\$16,998,000	\$16,038,000	-5.6%
	MEDIAN PRICE	\$670,000	\$648,000	-3.3%
	AVERAGE PRICE	\$653,769	\$641,520	-1.9%
	AVERAGE DOM	51	37	-27.5%
	# OF CONTRACTS	42	38	-9.5%
	# NEW LISTINGS	53	43	-18.9%

Livingston

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Lodi Market Report

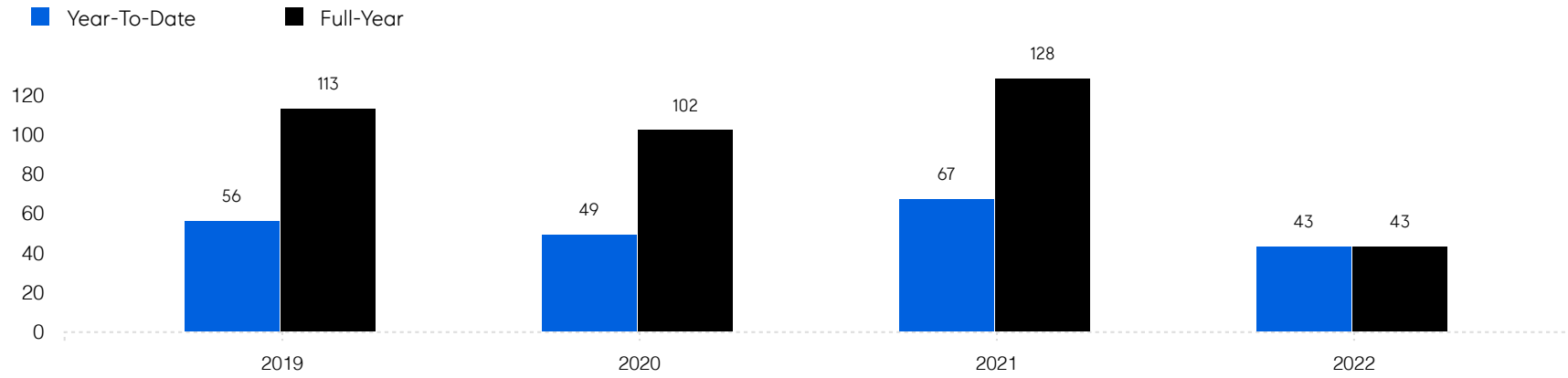
COMPASS

Lodi

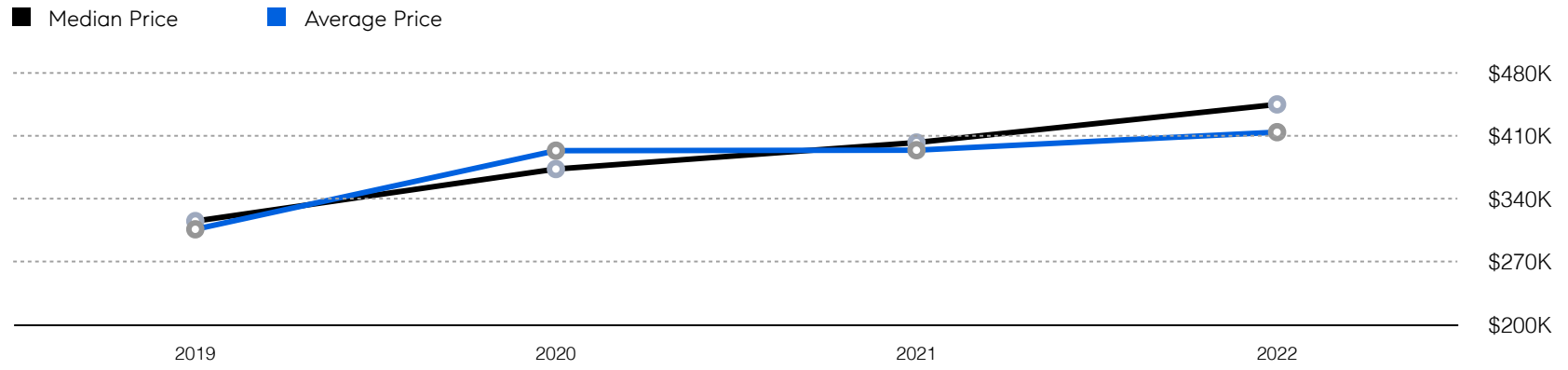
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	39	33	-15.4%
	SALES VOLUME	\$18,340,500	\$15,325,791	-16.4%
	MEDIAN PRICE	\$450,000	\$465,000	3.3%
	AVERAGE PRICE	\$470,269	\$464,418	-1.2%
	AVERAGE DOM	31	32	3.2%
	# OF CONTRACTS	49	32	-34.7%
	# NEW LISTINGS	49	35	-28.6%
Condo/Co-op/Townhouse	# OF SALES	28	10	-64.3%
	SALES VOLUME	\$7,939,400	\$2,479,000	-68.8%
	MEDIAN PRICE	\$252,450	\$193,500	-23.4%
	AVERAGE PRICE	\$283,550	\$247,900	-12.6%
	AVERAGE DOM	41	25	-39.0%
	# OF CONTRACTS	26	14	-46.2%
	# NEW LISTINGS	24	18	-25.0%

Lodi

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Long Hill Market Report

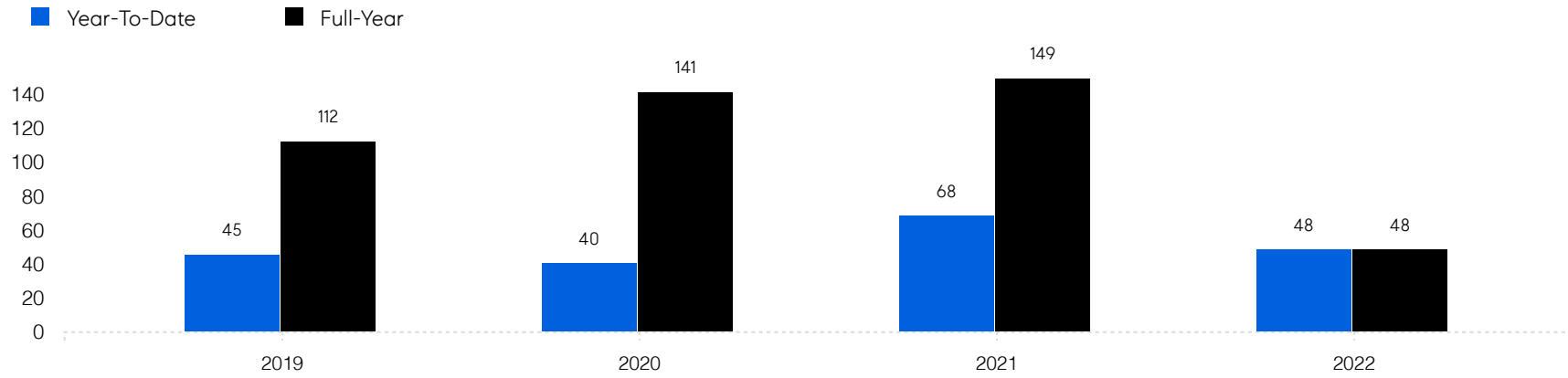
COMPASS

Long Hill

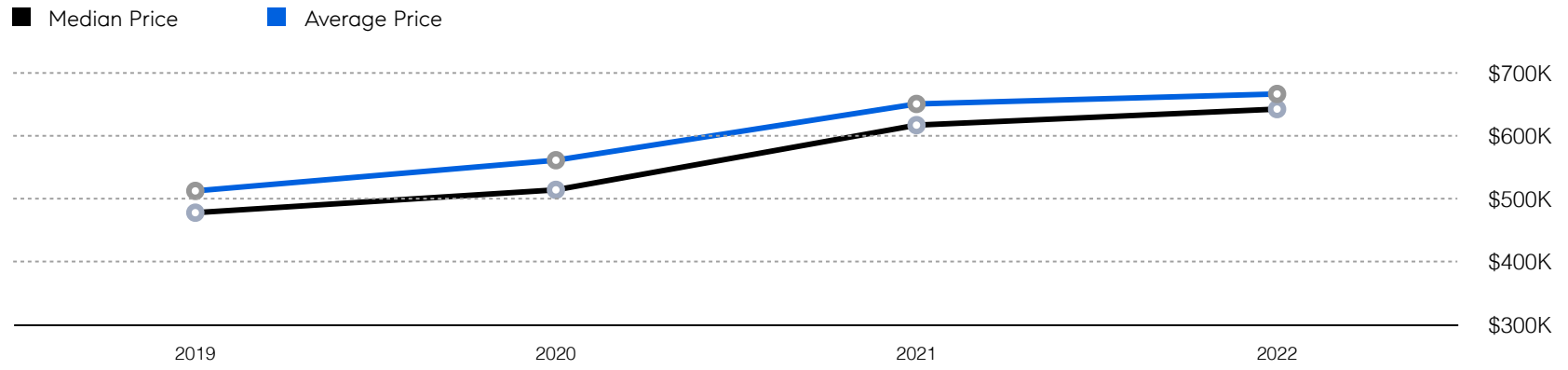
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	60	44	-26.7%
	SALES VOLUME	\$40,824,049	\$30,136,400	-26.2%
	MEDIAN PRICE	\$632,500	\$660,000	4.3%
	AVERAGE PRICE	\$680,401	\$684,918	0.7%
	AVERAGE DOM	35	28	-20.0%
	# OF CONTRACTS	79	46	-41.8%
	# NEW LISTINGS	93	59	-36.6%
Condo/Co-op/Townhouse	# OF SALES	8	4	-50.0%
	SALES VOLUME	\$3,401,500	\$1,859,000	-45.3%
	MEDIAN PRICE	\$432,500	\$460,000	6.4%
	AVERAGE PRICE	\$425,188	\$464,750	9.3%
	AVERAGE DOM	18	52	188.9%
	# OF CONTRACTS	9	5	-44.4%
	# NEW LISTINGS	13	6	-53.8%

Long Hill

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Lyndhurst Market Report

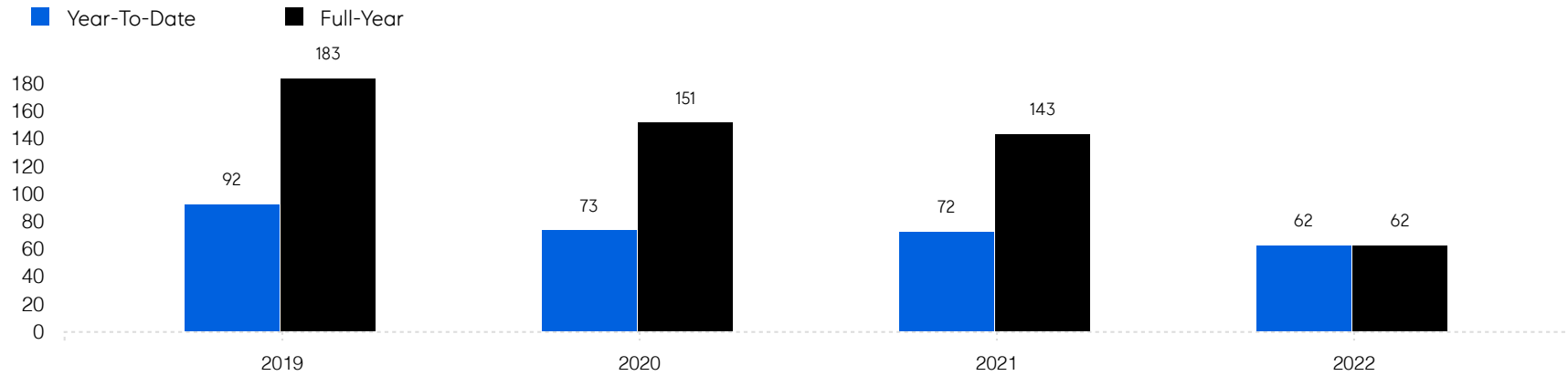
COMPASS

Lyndhurst

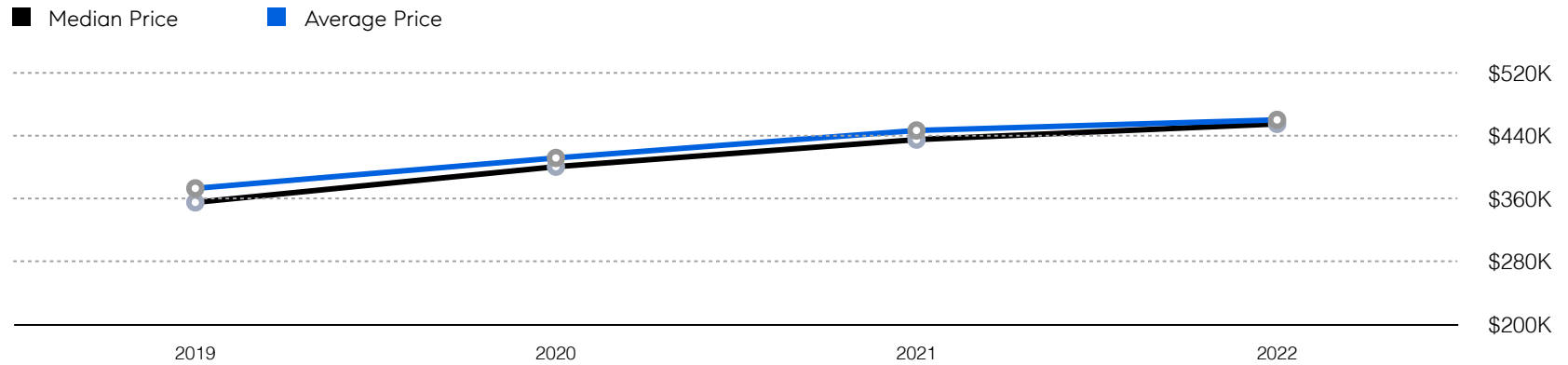
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	56	50	-10.7%
	SALES VOLUME	\$25,717,198	\$24,981,670	-2.9%
	MEDIAN PRICE	\$455,000	\$470,000	3.3%
	AVERAGE PRICE	\$459,236	\$499,633	8.8%
	AVERAGE DOM	36	29	-19.4%
	# OF CONTRACTS	69	56	-18.8%
	# NEW LISTINGS	71	68	-4.2%
Condo/Co-op/Townhouse	# OF SALES	16	12	-25.0%
	SALES VOLUME	\$5,437,250	\$3,088,000	-43.2%
	MEDIAN PRICE	\$310,000	\$270,000	-12.9%
	AVERAGE PRICE	\$339,828	\$280,727	-17.4%
	AVERAGE DOM	30	75	150.0%
	# OF CONTRACTS	19	13	-31.6%
	# NEW LISTINGS	25	7	-72.0%

Lyndhurst

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Madison Market Report

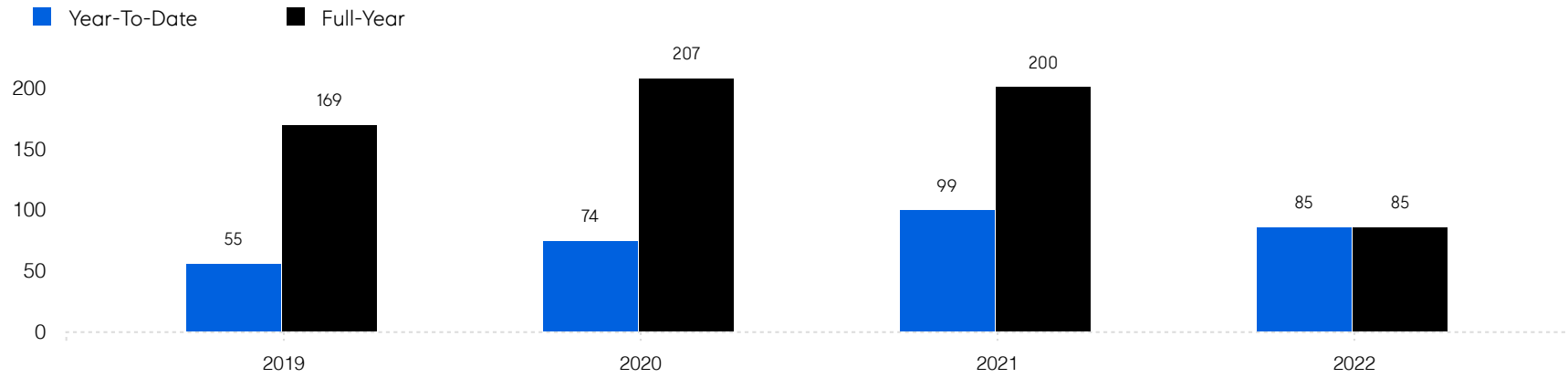
COMPASS

Madison

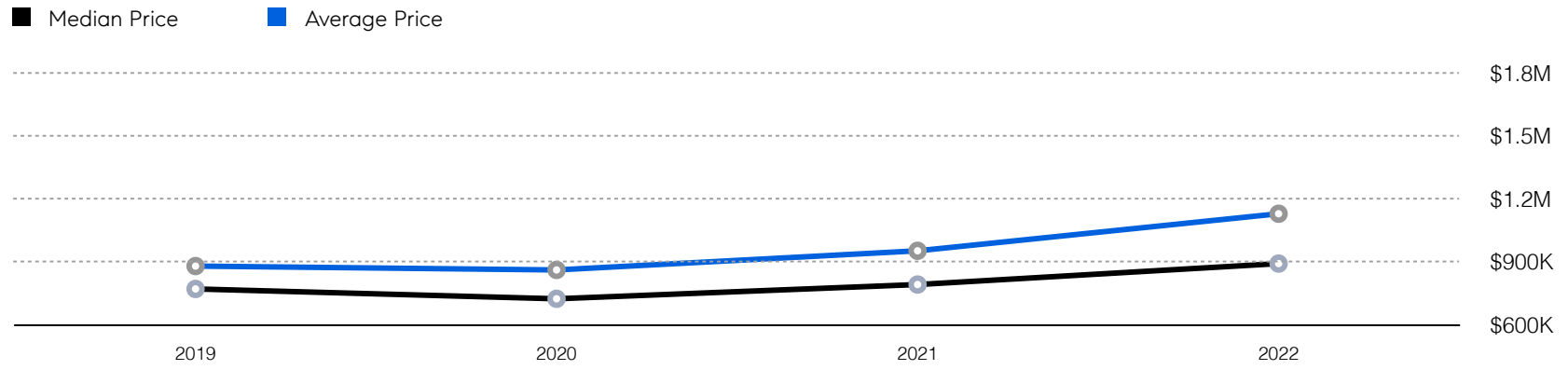
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	89	73	-18.0%
	SALES VOLUME	\$96,554,450	\$86,993,512	-9.9%
	MEDIAN PRICE	\$999,999	\$960,000	-4.0%
	AVERAGE PRICE	\$1,084,881	\$1,191,692	9.8%
	AVERAGE DOM	34	21	-38.2%
	# OF CONTRACTS	101	81	-19.8%
	# NEW LISTINGS	128	96	-25.0%
Condo/Co-op/Townhouse	# OF SALES	10	12	20.0%
	SALES VOLUME	\$5,847,200	\$8,885,799	52.0%
	MEDIAN PRICE	\$602,500	\$701,000	16.3%
	AVERAGE PRICE	\$584,720	\$740,483	26.6%
	AVERAGE DOM	27	26	-3.7%
	# OF CONTRACTS	15	15	0.0%
	# NEW LISTINGS	20	26	30.0%

Madison

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Mahwah Market Report

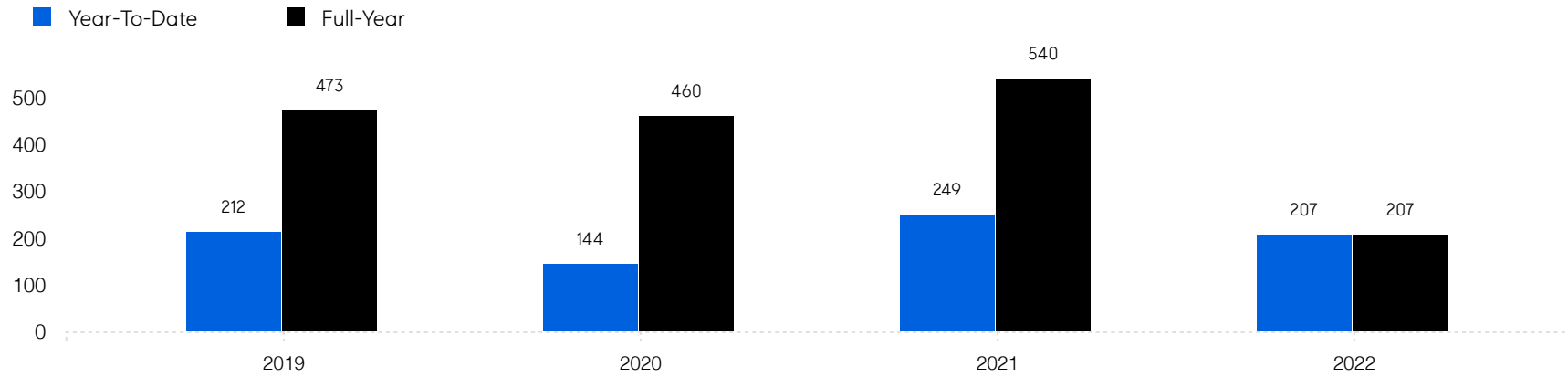
COMPASS

Mahwah

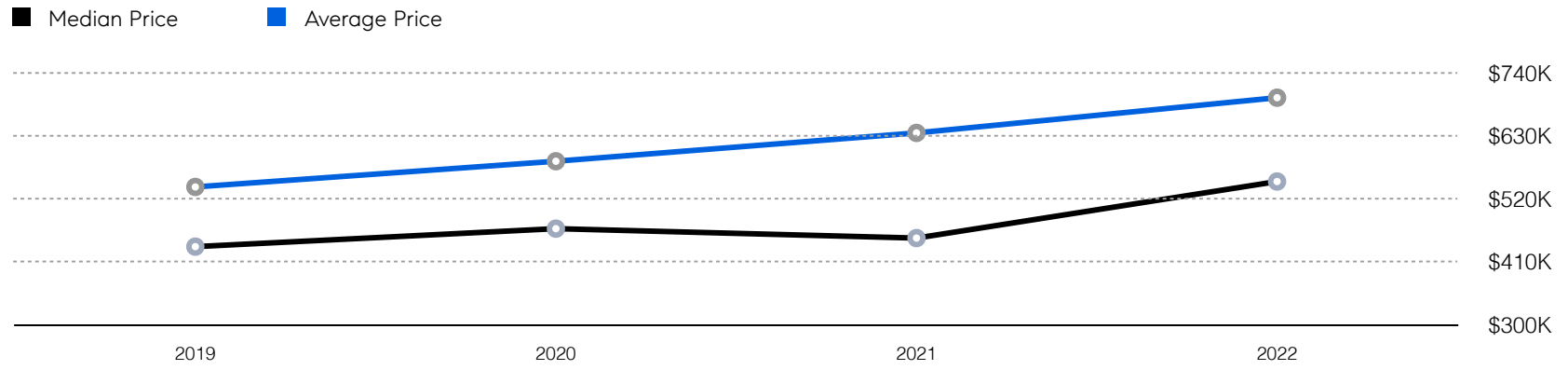
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	91	83	-8.8%
	SALES VOLUME	\$76,177,842	\$88,023,086	15.5%
	MEDIAN PRICE	\$799,000	\$999,000	25.0%
	AVERAGE PRICE	\$837,119	\$1,060,519	26.7%
	AVERAGE DOM	55	41	-25.5%
	# OF CONTRACTS	120	97	-19.2%
	# NEW LISTINGS	141	122	-13.5%
Condo/Co-op/Townhouse	# OF SALES	158	124	-21.5%
	SALES VOLUME	\$60,468,669	\$56,195,419	-7.1%
	MEDIAN PRICE	\$355,000	\$415,000	16.9%
	AVERAGE PRICE	\$382,713	\$453,189	18.4%
	AVERAGE DOM	36	24	-33.3%
	# OF CONTRACTS	178	139	-21.9%
	# NEW LISTINGS	193	143	-25.9%

Mahwah

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Mantoloking Market Report

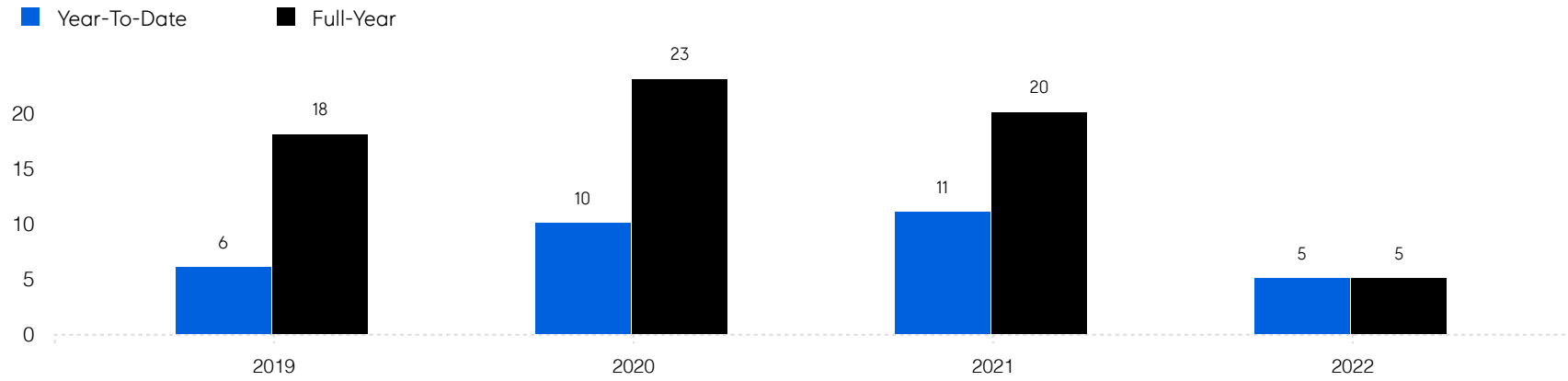
COMPASS

Mantoloking

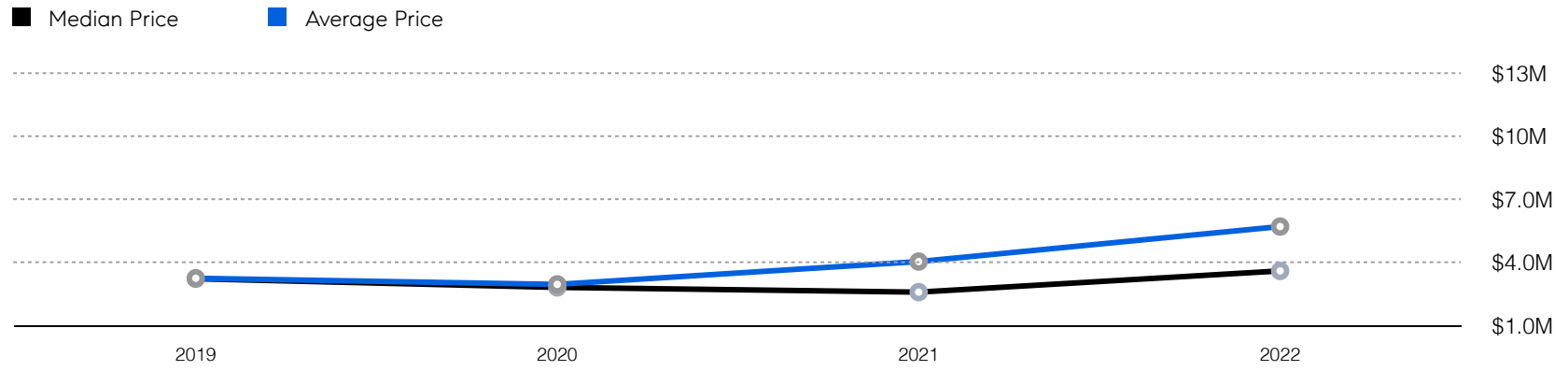
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	11	5	-54.5%
	SALES VOLUME	\$42,925,000	\$28,485,000	-33.6%
	MEDIAN PRICE	\$2,650,000	\$3,585,000	35.3%
	AVERAGE PRICE	\$3,902,273	\$5,697,000	46.0%
	AVERAGE DOM	147	25	-83.0%
	# OF CONTRACTS	9	6	-33.3%
	# NEW LISTINGS	13	15	15.4%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Mantoloking

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Maplewood Market Report

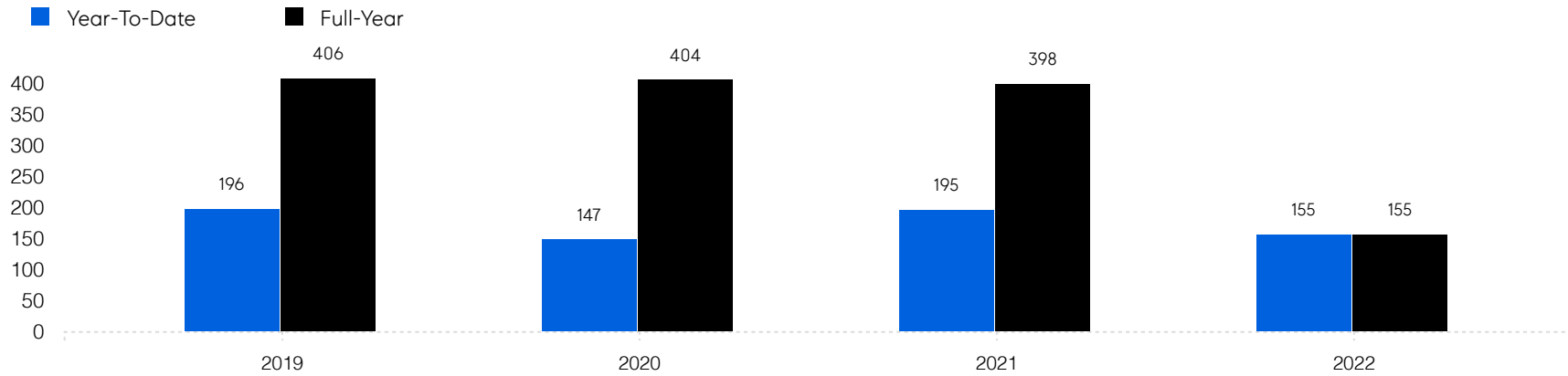
COMPASS

Maplewood

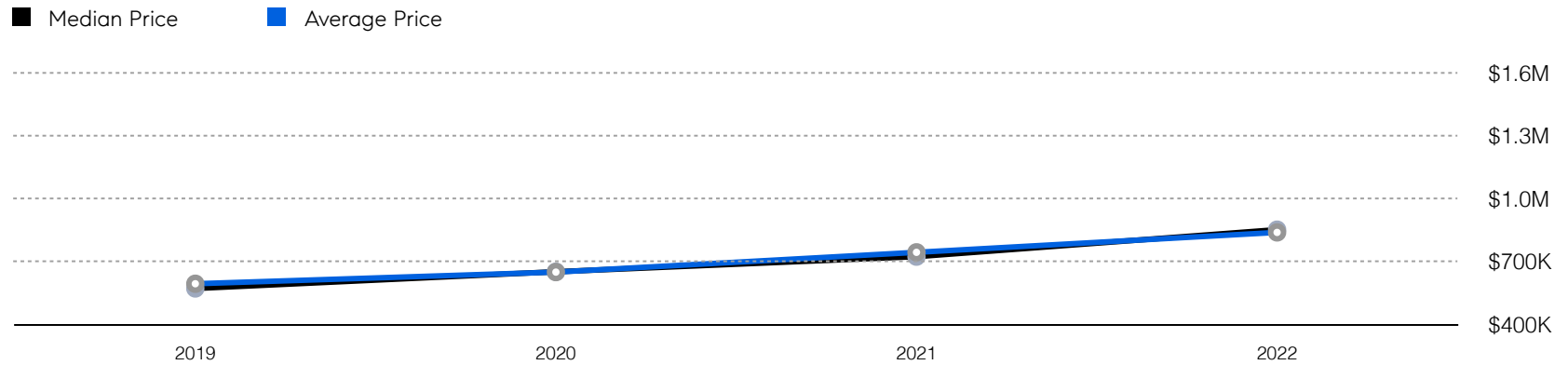
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	183	131	-28.4%
	SALES VOLUME	\$142,831,555	\$121,632,194	-14.8%
	MEDIAN PRICE	\$751,000	\$915,000	21.8%
	AVERAGE PRICE	\$780,500	\$928,490	19.0%
	AVERAGE DOM	23	15	-34.8%
	# OF CONTRACTS	222	152	-31.5%
	# NEW LISTINGS	255	189	-25.9%
Condo/Co-op/Townhouse	# OF SALES	12	24	100.0%
	SALES VOLUME	\$3,327,556	\$8,231,600	147.4%
	MEDIAN PRICE	\$262,500	\$360,000	37.1%
	AVERAGE PRICE	\$277,296	\$342,983	23.7%
	AVERAGE DOM	43	53	23.3%
	# OF CONTRACTS	14	21	50.0%
	# NEW LISTINGS	23	22	-4.3%

Maplewood

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Maywood Market Report

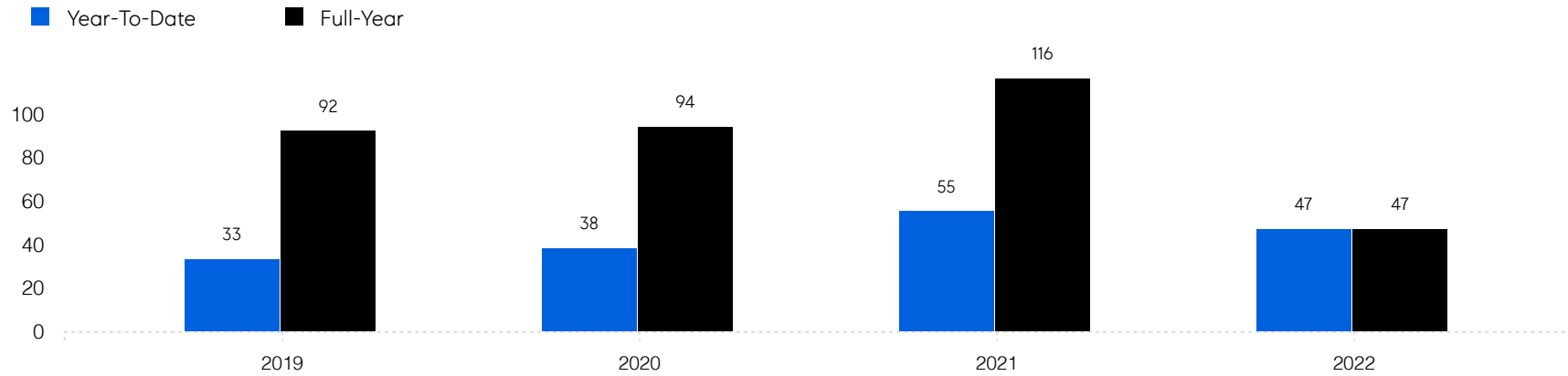
COMPASS

Maywood

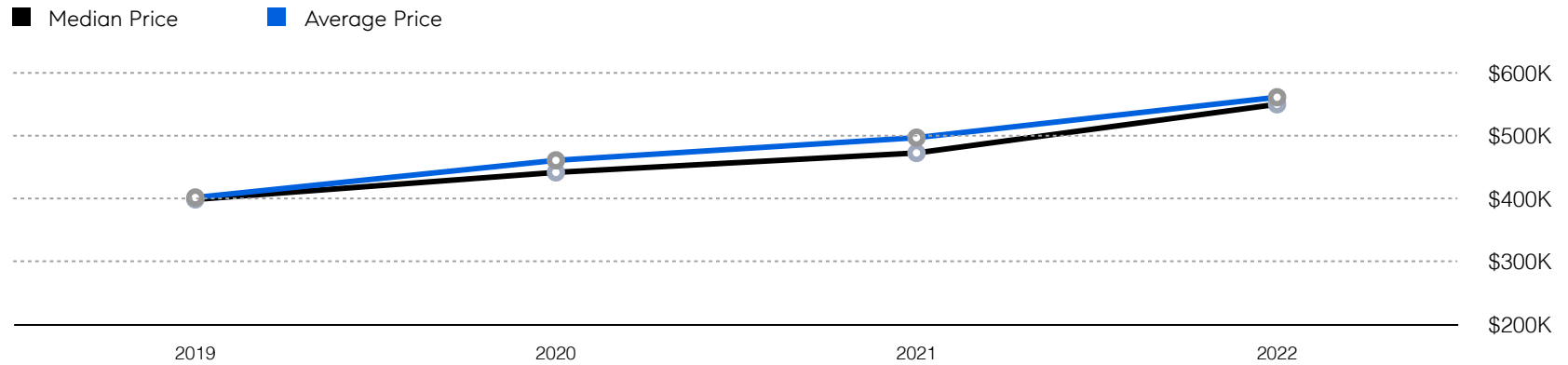
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	55	47	-14.5%
	SALES VOLUME	\$27,325,340	\$26,378,033	-3.5%
	MEDIAN PRICE	\$456,000	\$550,000	20.6%
	AVERAGE PRICE	\$496,824	\$561,235	13.0%
	AVERAGE DOM	26	26	0.0%
	# OF CONTRACTS	71	55	-22.5%
	# NEW LISTINGS	69	60	-13.0%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Maywood

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Mendham Borough Market Report

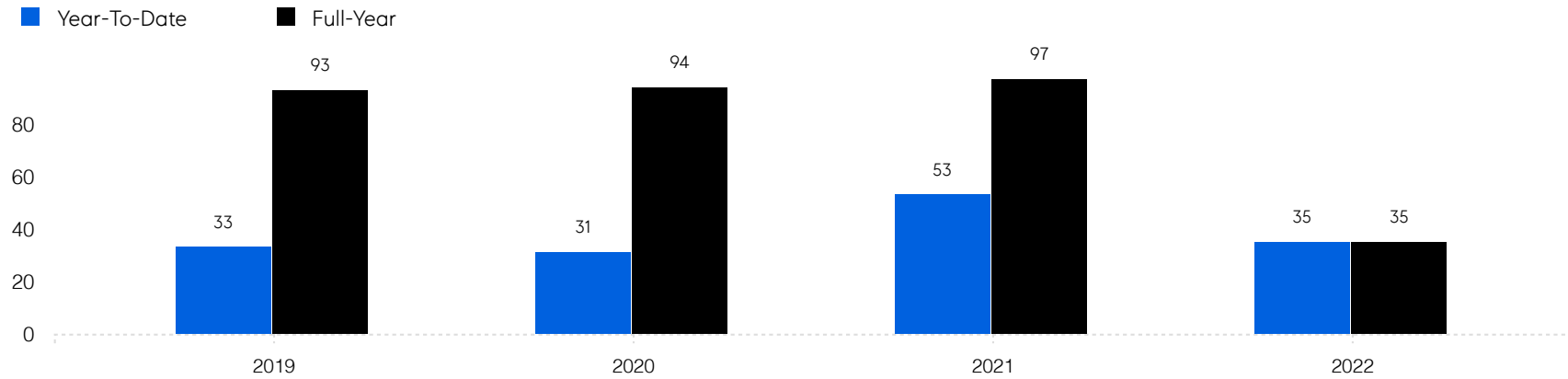
COMPASS

Mendham Borough

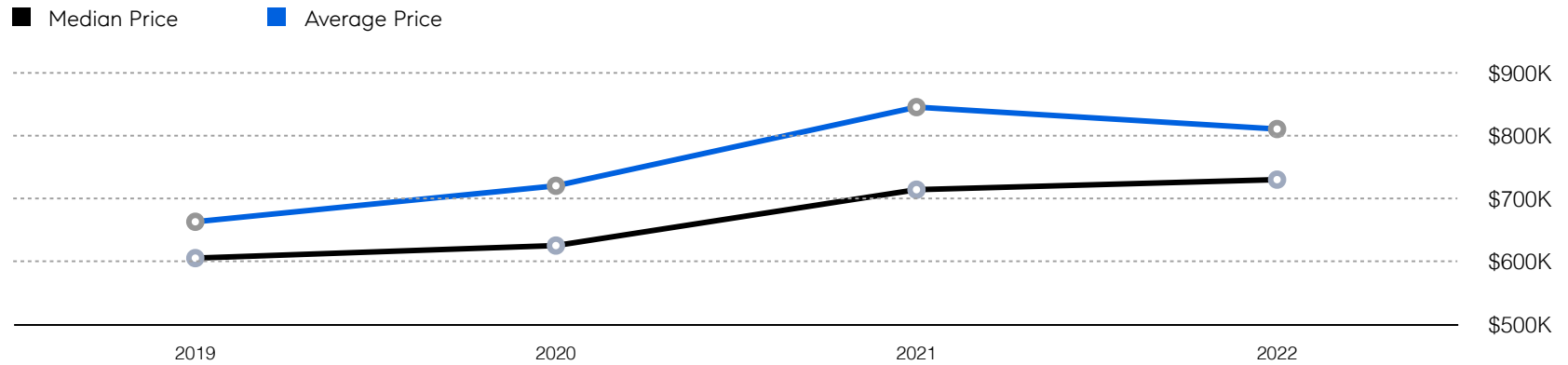
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	41	28	-31.7%
	SALES VOLUME	\$33,219,099	\$24,940,000	-24.9%
	MEDIAN PRICE	\$715,000	\$861,000	20.4%
	AVERAGE PRICE	\$810,222	\$890,714	9.9%
	AVERAGE DOM	56	32	-42.9%
	# OF CONTRACTS	51	36	-29.4%
	# NEW LISTINGS	51	44	-13.7%
Condo/Co-op/Townhouse	# OF SALES	12	7	-41.7%
	SALES VOLUME	\$5,473,600	\$3,431,500	-37.3%
	MEDIAN PRICE	\$477,500	\$445,000	-6.8%
	AVERAGE PRICE	\$456,133	\$490,214	7.5%
	AVERAGE DOM	37	27	-27.0%
	# OF CONTRACTS	12	9	-25.0%
	# NEW LISTINGS	9	12	33.3%

Mendham Borough

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Mendham Township Market Report

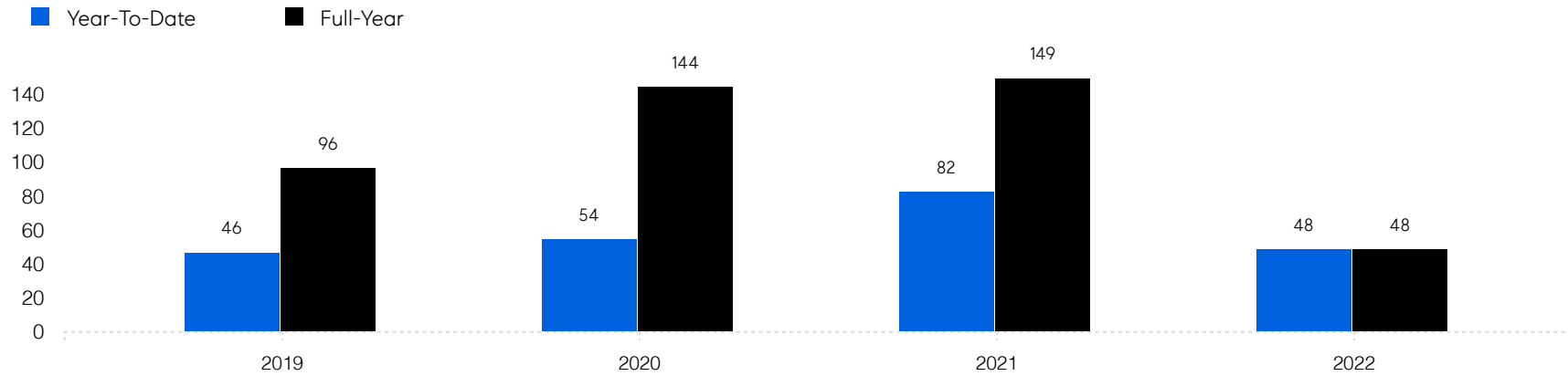
COMPASS

Mendham Township

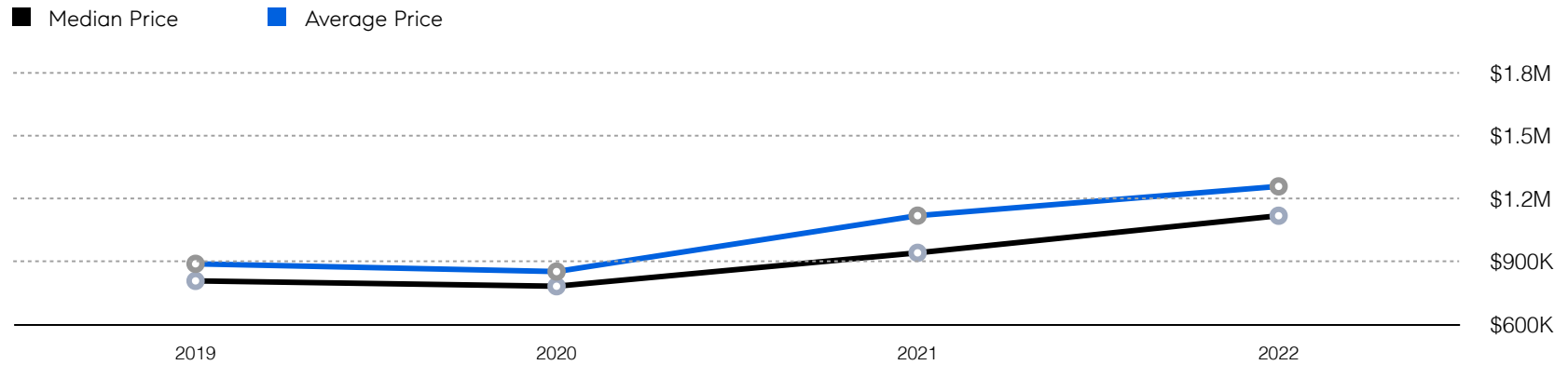
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	82	48	-41.5%
	SALES VOLUME	\$94,434,374	\$60,375,399	-36.1%
	MEDIAN PRICE	\$1,050,000	\$1,117,500	6.4%
	AVERAGE PRICE	\$1,151,639	\$1,257,821	9.2%
	AVERAGE DOM	72	38	-47.2%
	# OF CONTRACTS	91	47	-48.4%
	# NEW LISTINGS	106	70	-34.0%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Mendham Township

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Metuchen Borough Market Report

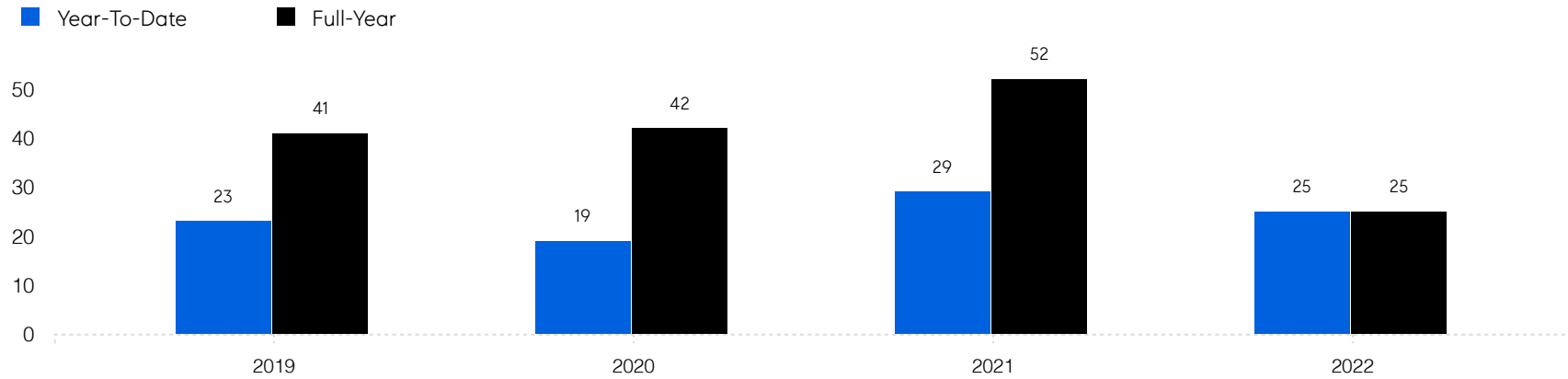
COMPASS

Metuchen Borough

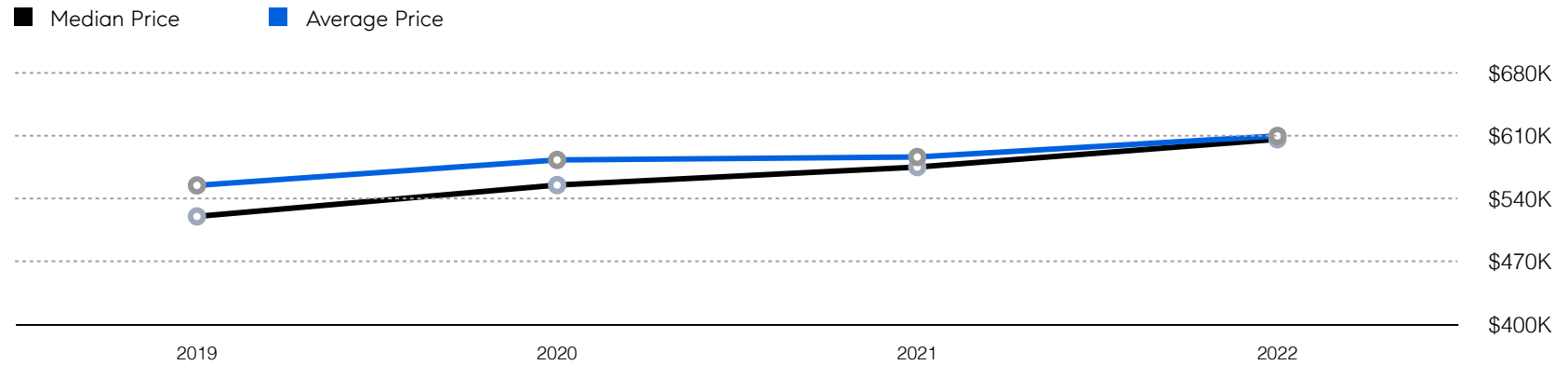
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	19	22	15.8%
	SALES VOLUME	\$11,742,000	\$13,609,400	15.9%
	MEDIAN PRICE	\$620,000	\$615,500	-0.7%
	AVERAGE PRICE	\$618,000	\$618,609	0.1%
	AVERAGE DOM	22	35	59.1%
	# OF CONTRACTS	25	20	-20.0%
	# NEW LISTINGS	29	22	-24.1%
Condo/Co-op/Townhouse	# OF SALES	10	3	-70.0%
	SALES VOLUME	\$4,330,900	\$1,634,000	-62.3%
	MEDIAN PRICE	\$448,950	\$585,000	30.3%
	AVERAGE PRICE	\$433,090	\$544,667	25.8%
	AVERAGE DOM	27	16	-40.7%
	# OF CONTRACTS	8	3	-62.5%
	# NEW LISTINGS	9	3	-66.7%

Metuchen Borough

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Midland Park Market Report

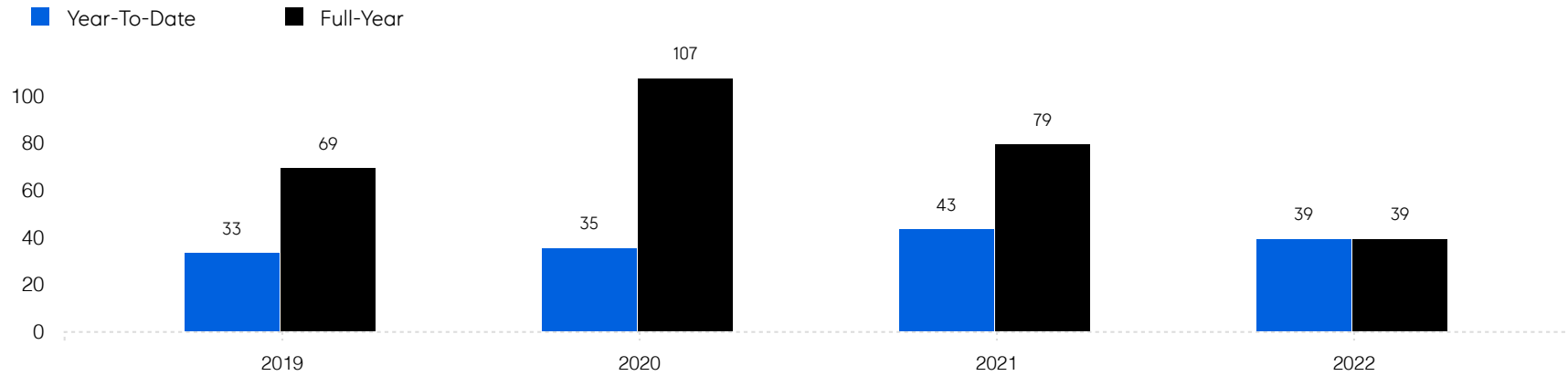
COMPASS

Midland Park

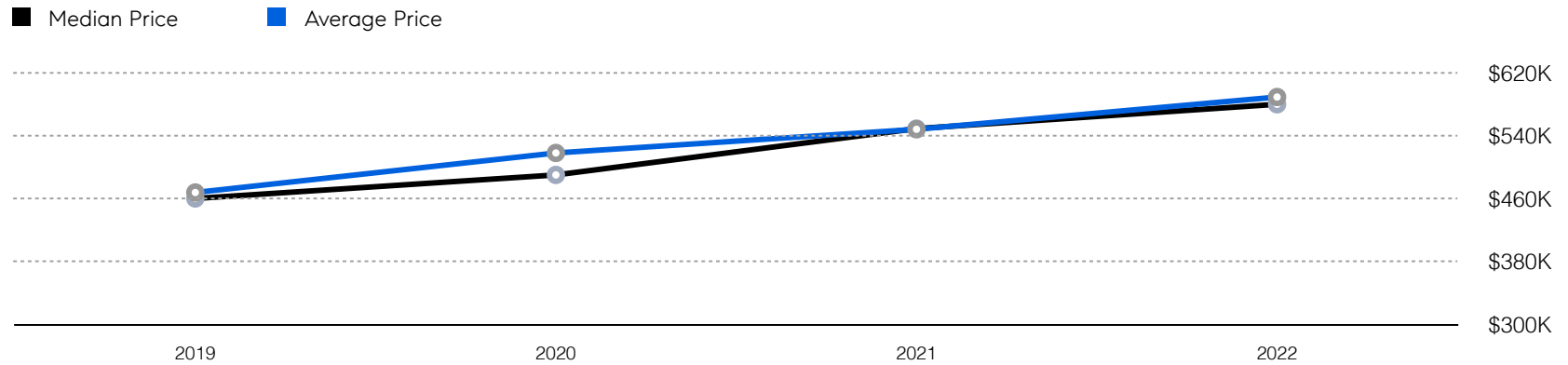
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	40	37	-7.5%
	SALES VOLUME	\$21,329,277	\$22,481,356	5.4%
	MEDIAN PRICE	\$517,500	\$587,500	13.5%
	AVERAGE PRICE	\$533,232	\$607,604	13.9%
	AVERAGE DOM	39	41	5.1%
	# OF CONTRACTS	42	45	7.1%
	# NEW LISTINGS	46	43	-6.5%
Condo/Co-op/Townhouse	# OF SALES	3	2	-33.3%
	SALES VOLUME	\$735,000	\$500,000	-32.0%
	MEDIAN PRICE	\$245,000	\$250,000	2.0%
	AVERAGE PRICE	\$245,000	\$250,000	2.0%
	AVERAGE DOM	34	28	-17.6%
	# OF CONTRACTS	3	2	-33.3%
	# NEW LISTINGS	3	2	-33.3%

Midland Park

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Millburn Market Report

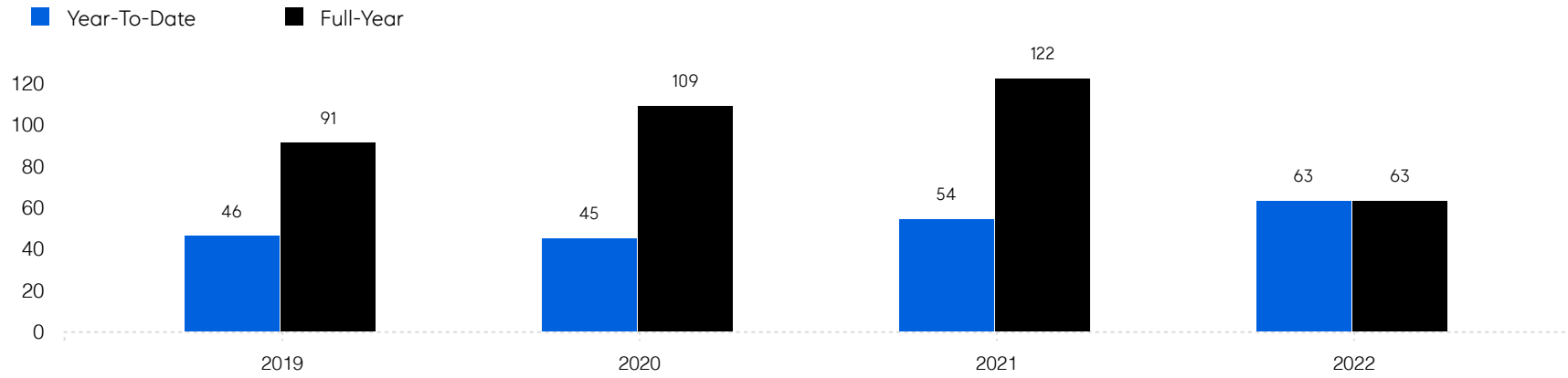
COMPASS

Millburn

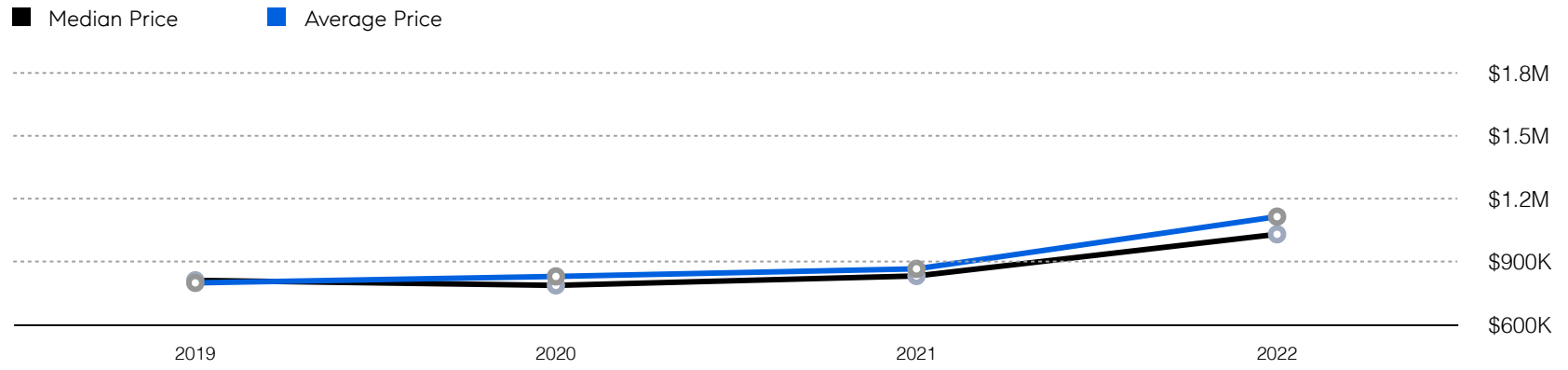
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	47	56	19.1%
	SALES VOLUME	\$44,185,594	\$66,241,735	49.9%
	MEDIAN PRICE	\$875,000	\$1,100,000	25.7%
	AVERAGE PRICE	\$940,119	\$1,182,888	25.8%
	AVERAGE DOM	34	18	-47.1%
	# OF CONTRACTS	68	70	2.9%
	# NEW LISTINGS	66	85	28.8%
Condo/Co-op/Townhouse	# OF SALES	7	7	0.0%
	SALES VOLUME	\$2,622,500	\$3,952,500	50.7%
	MEDIAN PRICE	\$275,000	\$440,000	60.0%
	AVERAGE PRICE	\$374,643	\$564,643	50.7%
	AVERAGE DOM	16	26	62.5%
	# OF CONTRACTS	13	7	-46.2%
	# NEW LISTINGS	17	13	-23.5%

Millburn

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Montclair Market Report

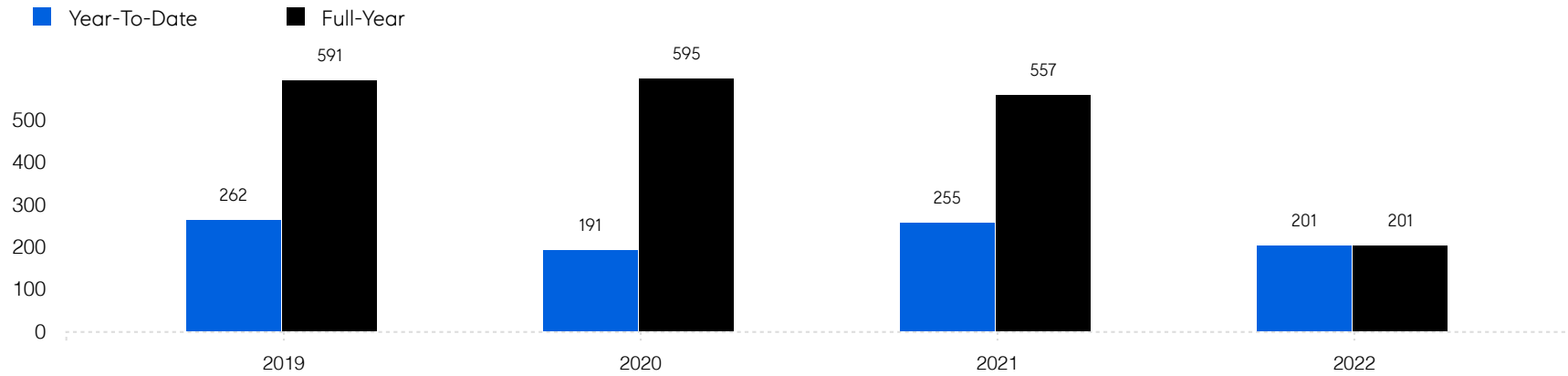
COMPASS

Montclair

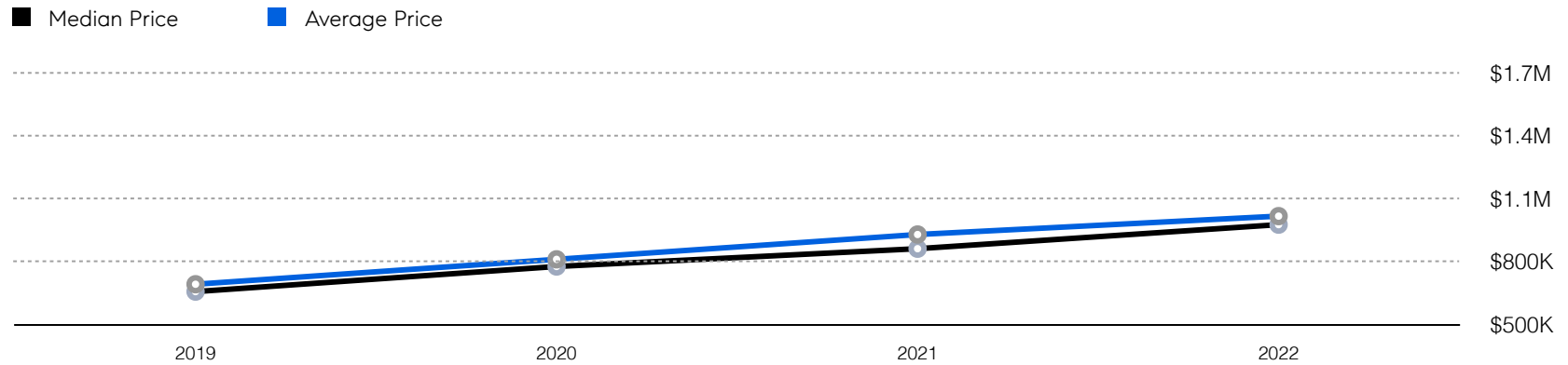
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	190	145	-23.7%
	SALES VOLUME	\$207,187,025	\$182,683,066	-11.8%
	MEDIAN PRICE	\$940,000	\$1,190,000	26.6%
	AVERAGE PRICE	\$1,090,458	\$1,268,632	16.3%
	AVERAGE DOM	21	23	9.5%
	# OF CONTRACTS	278	230	-17.3%
	# NEW LISTINGS	307	250	-18.6%
Condo/Co-op/Townhouse	# OF SALES	65	56	-13.8%
	SALES VOLUME	\$26,959,300	\$20,439,400	-24.2%
	MEDIAN PRICE	\$375,000	\$300,000	-20.0%
	AVERAGE PRICE	\$414,758	\$364,989	-12.0%
	AVERAGE DOM	38	44	15.8%
	# OF CONTRACTS	78	67	-14.1%
	# NEW LISTINGS	89	75	-15.7%

Montclair

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Montvale Market Report

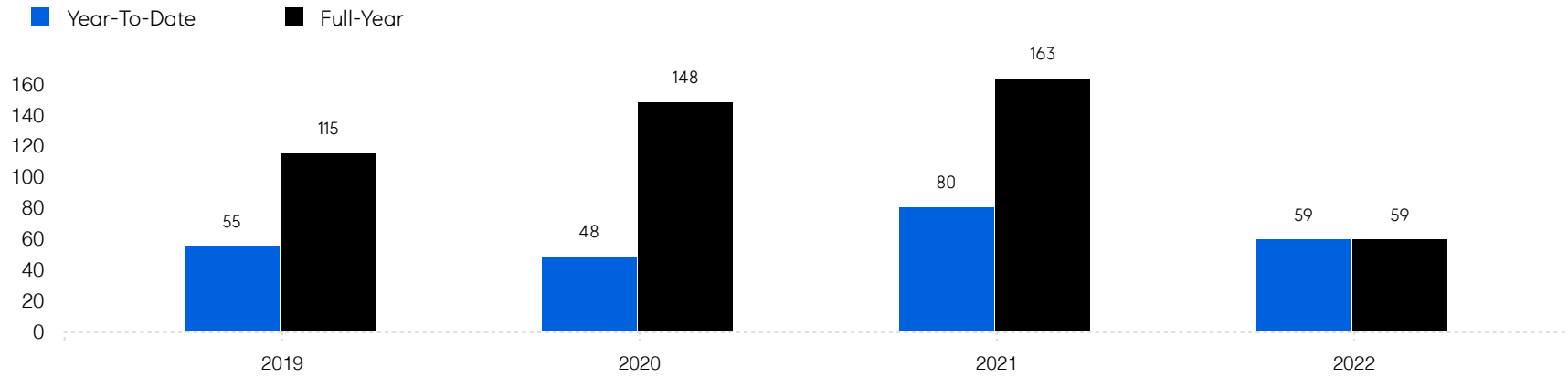
COMPASS

Montvale

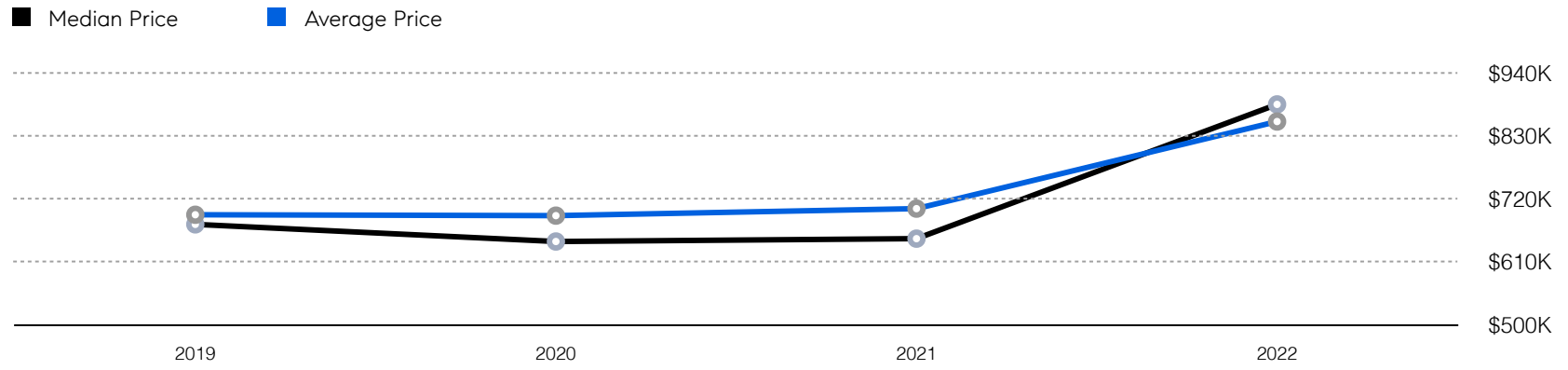
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	49	31	-36.7%
	SALES VOLUME	\$36,137,900	\$24,981,400	-30.9%
	MEDIAN PRICE	\$650,000	\$700,000	7.7%
	AVERAGE PRICE	\$737,508	\$805,852	9.3%
	AVERAGE DOM	42	25	-40.5%
	# OF CONTRACTS	55	49	-10.9%
	# NEW LISTINGS	63	59	-6.3%
Condo/Co-op/Townhouse	# OF SALES	31	28	-9.7%
	SALES VOLUME	\$18,228,183	\$25,463,404	39.7%
	MEDIAN PRICE	\$550,000	\$946,685	72.1%
	AVERAGE PRICE	\$588,006	\$909,407	54.7%
	AVERAGE DOM	43	108	151.2%
	# OF CONTRACTS	42	39	-7.1%
	# NEW LISTINGS	49	38	-22.4%

Montvale

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Montville Market Report

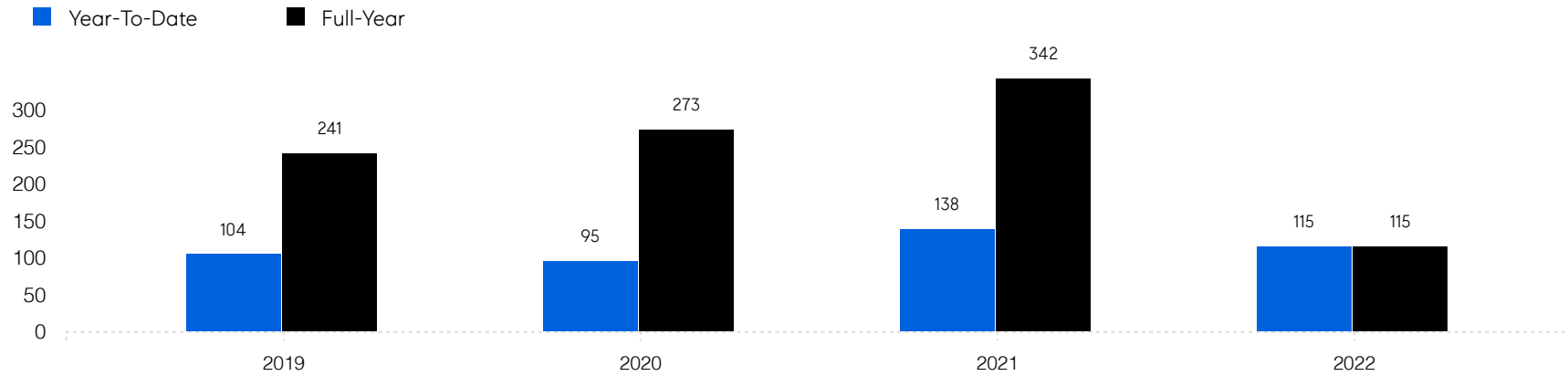
COMPASS

Montville

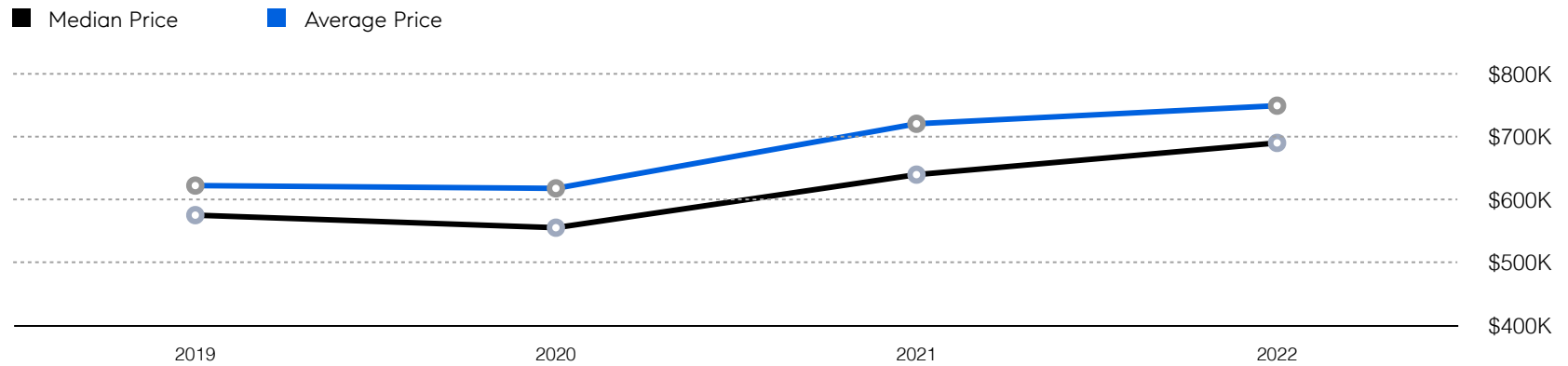
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	95	77	-18.9%
	SALES VOLUME	\$74,781,179	\$64,129,264	-14.2%
	MEDIAN PRICE	\$680,000	\$737,000	8.4%
	AVERAGE PRICE	\$787,170	\$832,848	5.8%
	AVERAGE DOM	40	27	-32.5%
	# OF CONTRACTS	133	96	-27.8%
	# NEW LISTINGS	167	132	-21.0%
Condo/Co-op/Townhouse	# OF SALES	43	38	-11.6%
	SALES VOLUME	\$20,427,176	\$22,042,001	7.9%
	MEDIAN PRICE	\$500,000	\$623,000	24.6%
	AVERAGE PRICE	\$475,051	\$580,053	22.1%
	AVERAGE DOM	29	17	-41.4%
	# OF CONTRACTS	51	46	-9.8%
	# NEW LISTINGS	65	52	-20.0%

Montville

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Moonachie Market Report

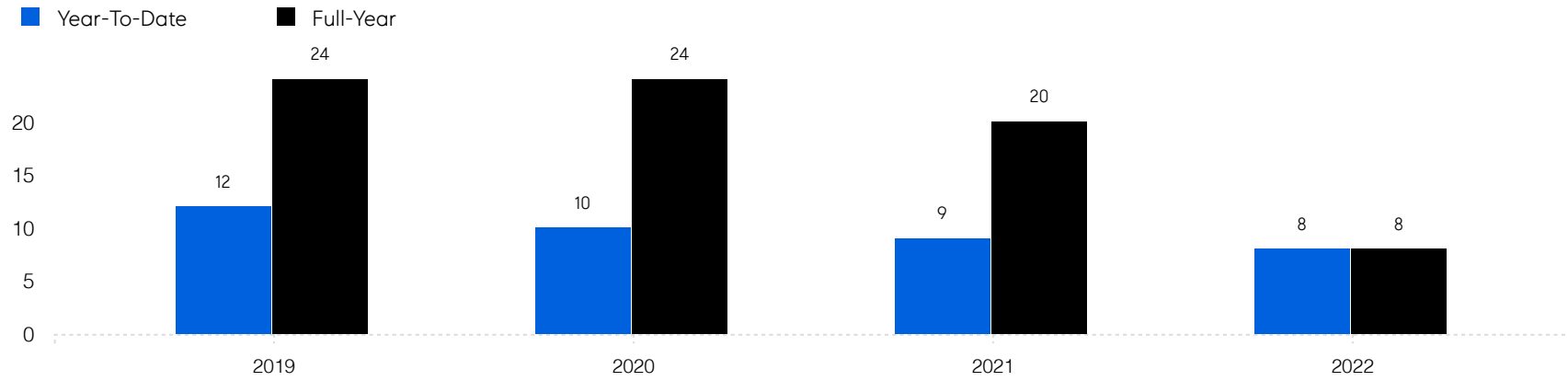
COMPASS

Moonachie

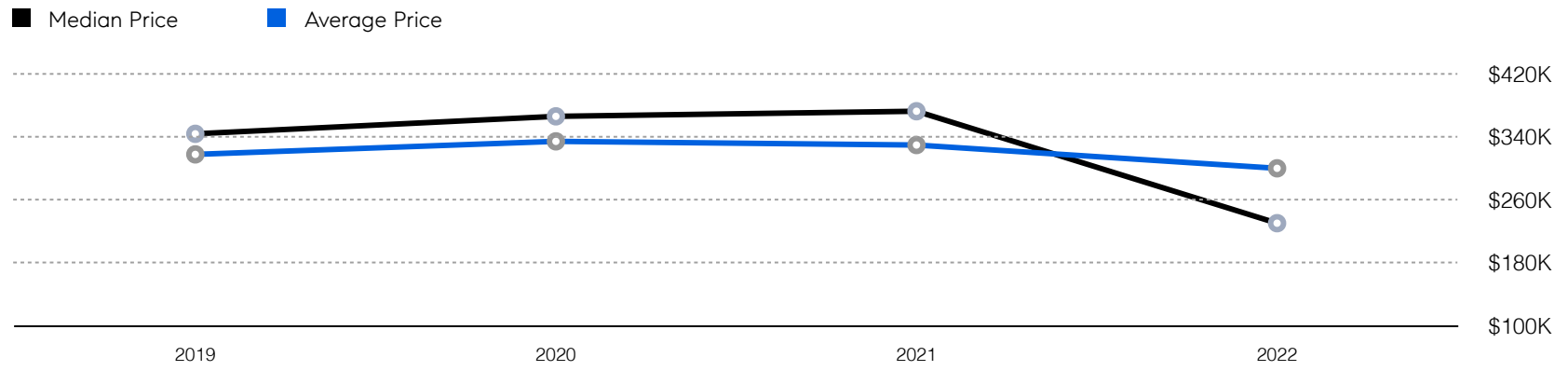
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	9	8	-11.1%
	SALES VOLUME	\$3,652,000	\$2,398,900	-34.3%
	MEDIAN PRICE	\$396,000	\$230,000	-41.9%
	AVERAGE PRICE	\$405,778	\$299,863	-26.1%
	AVERAGE DOM	35	50	42.9%
	# OF CONTRACTS	8	10	25.0%
	# NEW LISTINGS	12	17	41.7%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	0	0.0%

Moonachie

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Morris Plains Market Report

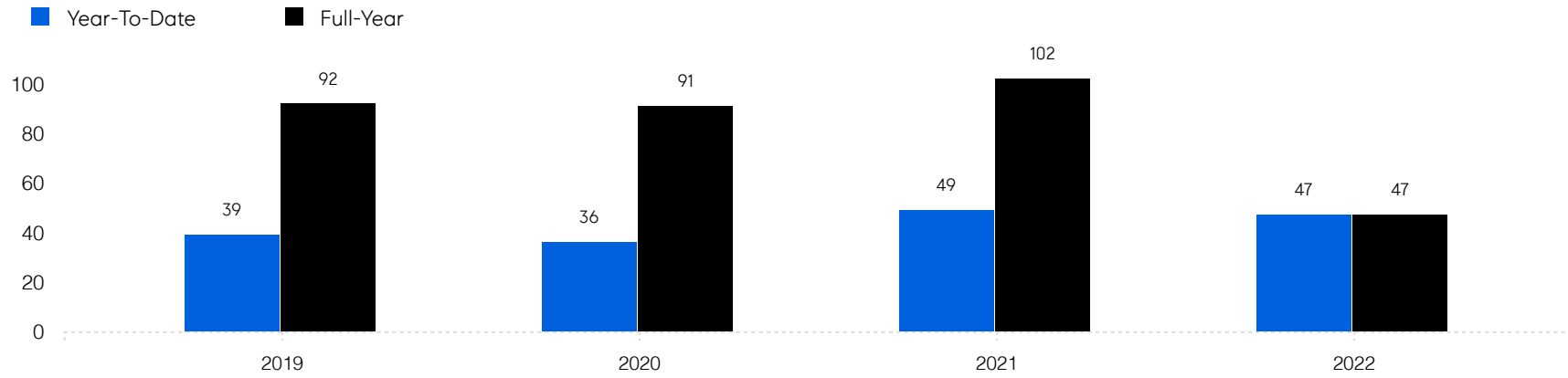
COMPASS

Morris Plains

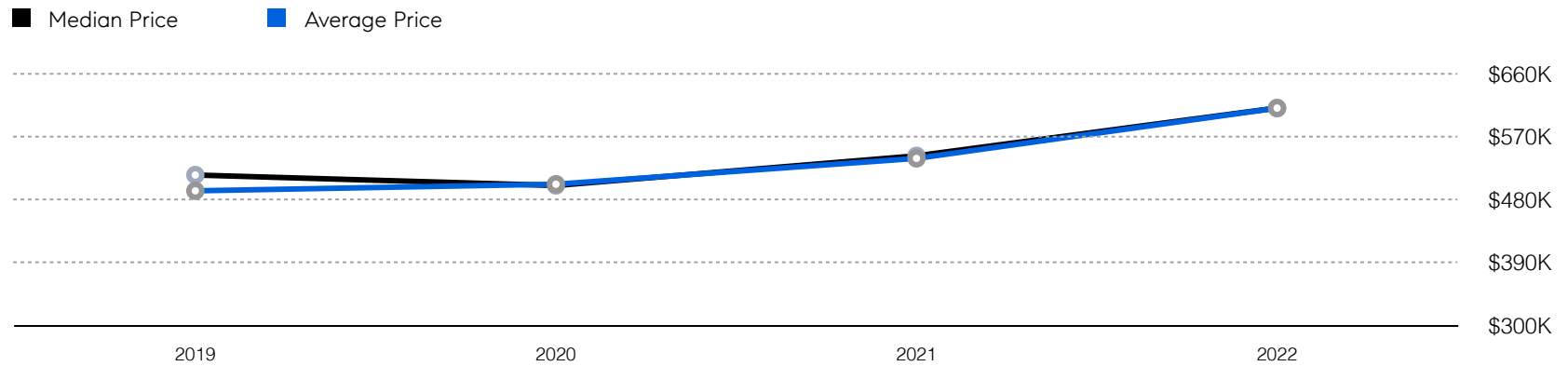
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	40	30	-25.0%
	SALES VOLUME	\$23,046,069	\$19,355,023	-16.0%
	MEDIAN PRICE	\$560,500	\$645,500	15.2%
	AVERAGE PRICE	\$576,152	\$645,167	12.0%
	AVERAGE DOM	24	20	-16.7%
	# OF CONTRACTS	41	37	-9.8%
	# NEW LISTINGS	57	46	-19.3%
Condo/Co-op/Townhouse	# OF SALES	9	17	88.9%
	SALES VOLUME	\$3,151,500	\$9,357,750	196.9%
	MEDIAN PRICE	\$337,500	\$529,990	57.0%
	AVERAGE PRICE	\$350,167	\$550,456	57.2%
	AVERAGE DOM	50	20	-60.0%
	# OF CONTRACTS	9	21	133.3%
	# NEW LISTINGS	13	57	338.5%

Morris Plains

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Morris Township Market Report

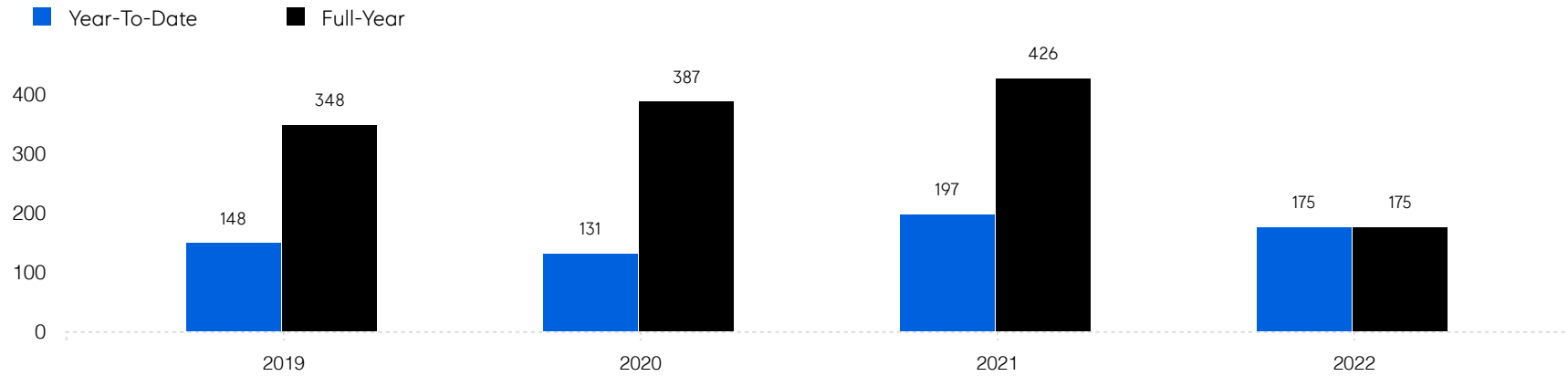
COMPASS

Morris Township

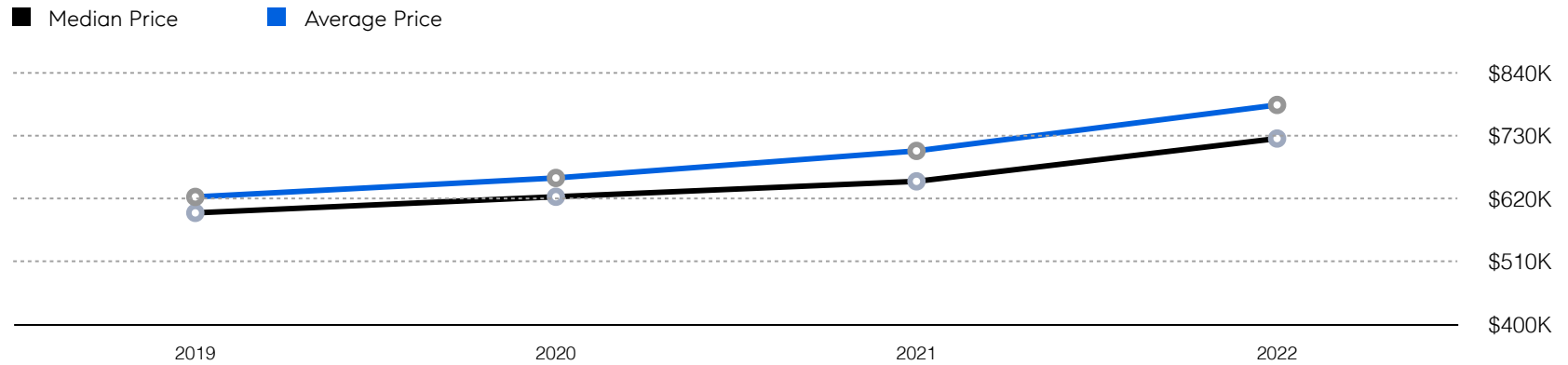
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	131	121	-7.6%
	SALES VOLUME	\$99,295,049	\$102,414,101	3.1%
	MEDIAN PRICE	\$699,900	\$765,000	9.3%
	AVERAGE PRICE	\$757,977	\$846,398	11.7%
	AVERAGE DOM	33	29	-12.1%
	# OF CONTRACTS	148	146	-1.4%
	# NEW LISTINGS	195	162	-16.9%
Condo/Co-op/Townhouse	# OF SALES	66	54	-18.2%
	SALES VOLUME	\$39,650,515	\$34,760,835	-12.3%
	MEDIAN PRICE	\$596,000	\$594,950	-0.2%
	AVERAGE PRICE	\$600,765	\$643,719	7.1%
	AVERAGE DOM	37	23	-37.8%
	# OF CONTRACTS	70	56	-20.0%
	# NEW LISTINGS	79	62	-21.5%

Morris Township

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Morristown Market Report

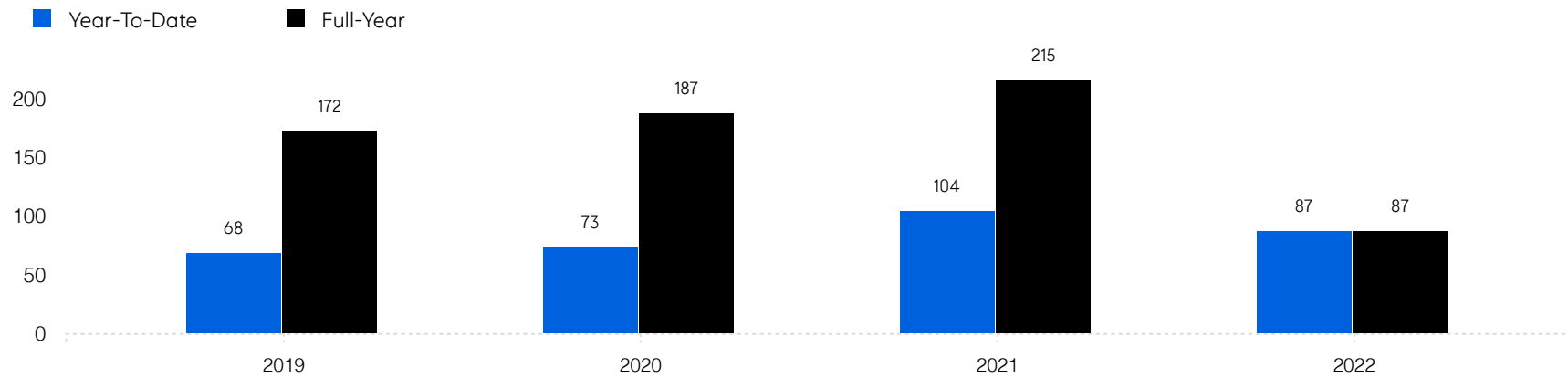
COMPASS

Morristown

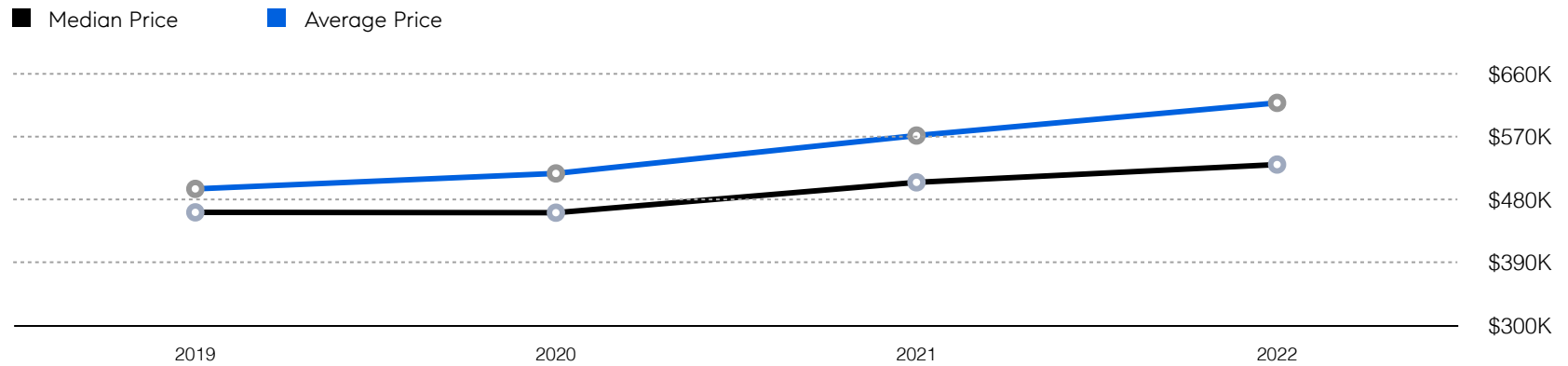
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	51	34	-33.3%
	SALES VOLUME	\$29,027,400	\$24,812,340	-14.5%
	MEDIAN PRICE	\$545,000	\$691,450	26.9%
	AVERAGE PRICE	\$569,165	\$729,775	28.2%
	AVERAGE DOM	31	31	0.0%
	# OF CONTRACTS	52	38	-26.9%
	# NEW LISTINGS	67	54	-19.4%
Condo/Co-op/Townhouse	# OF SALES	53	53	0.0%
	SALES VOLUME	\$30,268,000	\$28,987,925	-4.2%
	MEDIAN PRICE	\$460,000	\$475,000	3.3%
	AVERAGE PRICE	\$571,094	\$546,942	-4.2%
	AVERAGE DOM	59	35	-40.7%
	# OF CONTRACTS	52	56	7.7%
	# NEW LISTINGS	73	58	-20.5%

Morristown

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
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Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Mountain Lakes Market Report

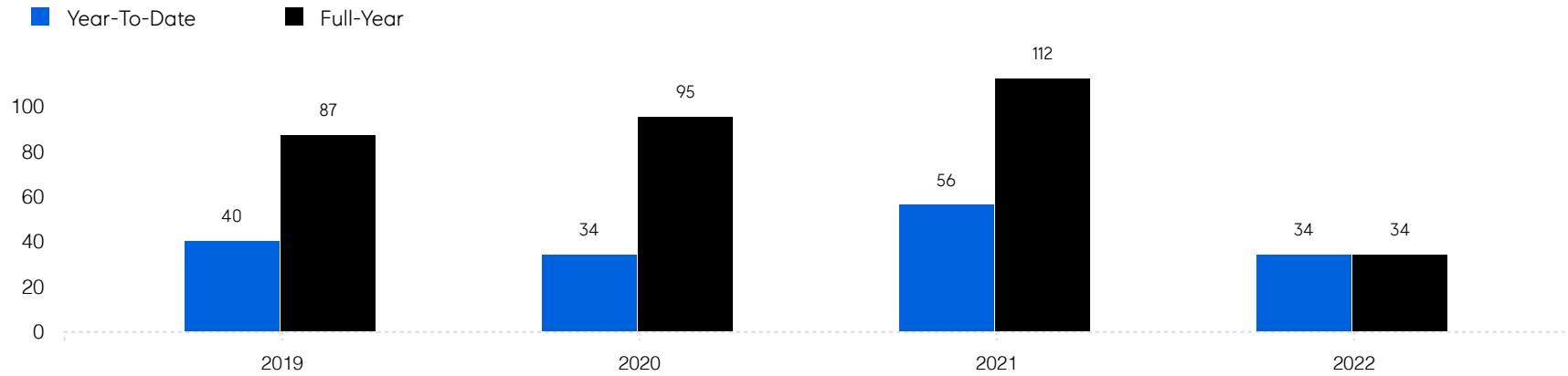
COMPASS

Mountain Lakes

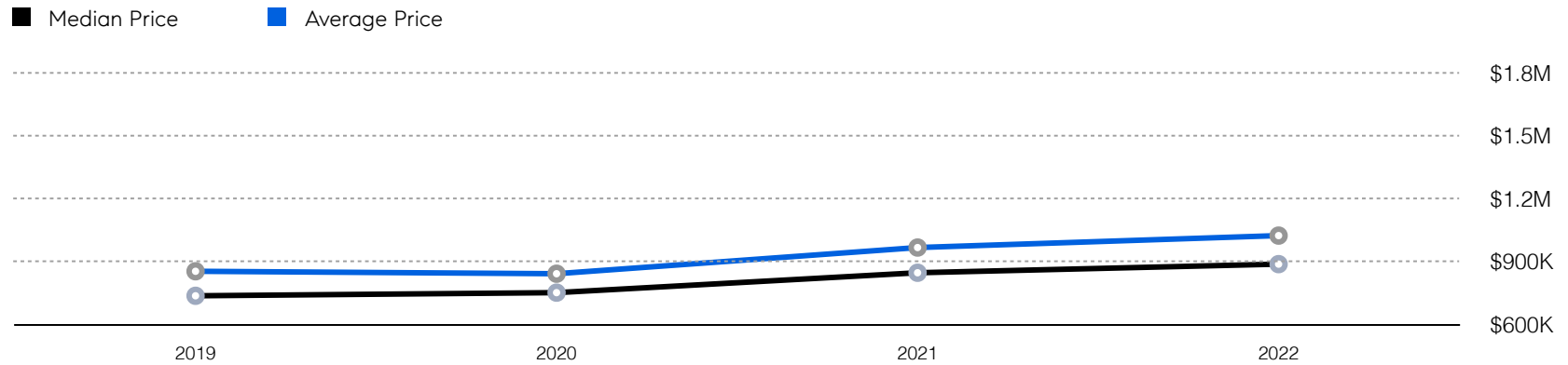
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	47	25	-46.8%
	SALES VOLUME	\$45,439,027	\$27,961,000	-38.5%
	MEDIAN PRICE	\$871,900	\$975,000	11.8%
	AVERAGE PRICE	\$966,788	\$1,118,440	15.7%
	AVERAGE DOM	46	31	-32.6%
	# OF CONTRACTS	56	37	-33.9%
	# NEW LISTINGS	58	43	-25.9%
Condo/Co-op/Townhouse	# OF SALES	9	9	0.0%
	SALES VOLUME	\$5,864,611	\$6,806,500	16.1%
	MEDIAN PRICE	\$620,000	\$720,000	16.1%
	AVERAGE PRICE	\$651,623	\$756,278	16.1%
	AVERAGE DOM	40	26	-35.0%
	# OF CONTRACTS	15	13	-13.3%
	# NEW LISTINGS	13	15	15.4%

Mountain Lakes

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Mountainside Market Report

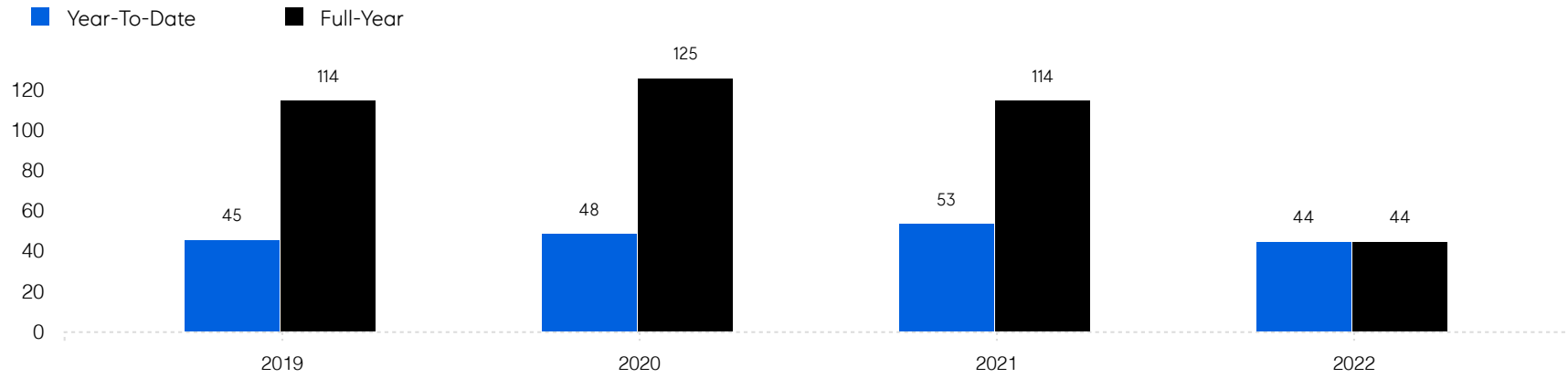
COMPASS

Mountainside

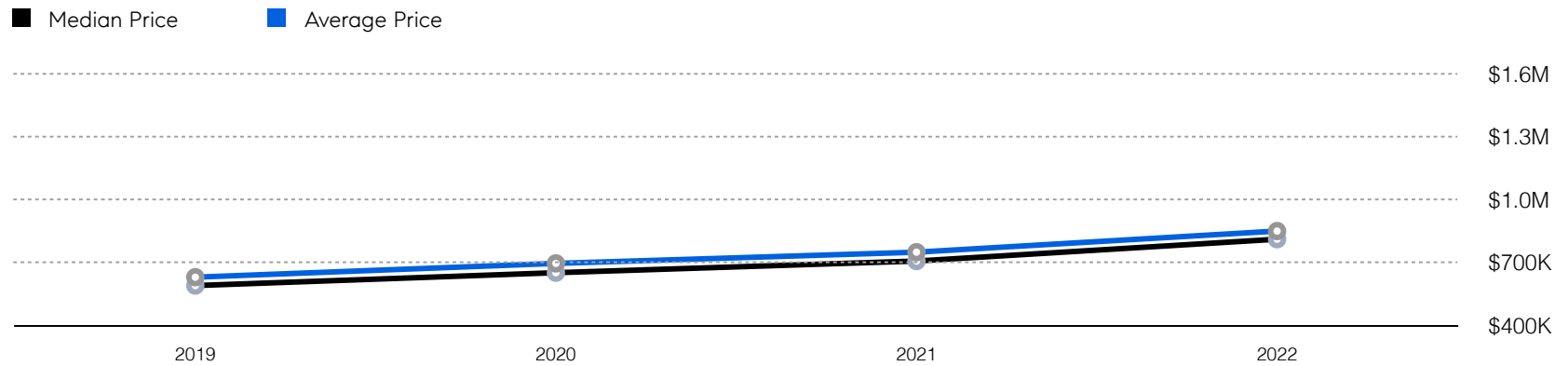
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	53	43	-18.9%
	SALES VOLUME	\$40,070,591	\$36,489,231	-8.9%
	MEDIAN PRICE	\$706,500	\$805,000	13.9%
	AVERAGE PRICE	\$756,049	\$848,587	12.2%
	AVERAGE DOM	39	52	33.3%
	# OF CONTRACTS	61	40	-34.4%
	# NEW LISTINGS	85	50	-41.2%
Condo/Co-op/Townhouse	# OF SALES	0	1	0.0%
	SALES VOLUME	-	\$865,000	-
	MEDIAN PRICE	-	\$865,000	-
	AVERAGE PRICE	-	\$865,000	-
	AVERAGE DOM	-	18	-
	# OF CONTRACTS	1	2	100.0%
	# NEW LISTINGS	1	2	100.0%

Mountainside

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

New Milford Market Report

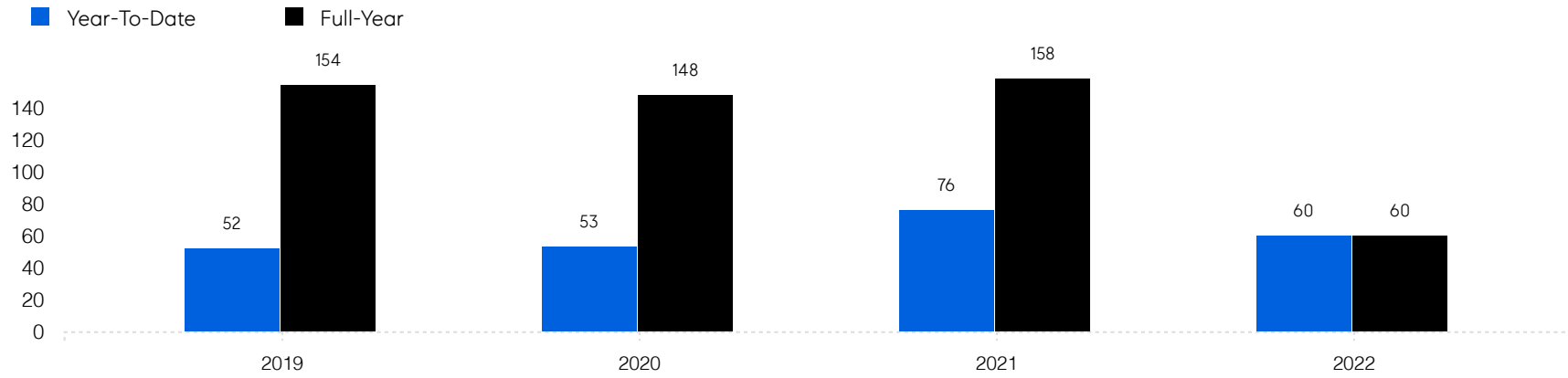
COMPASS

New Milford

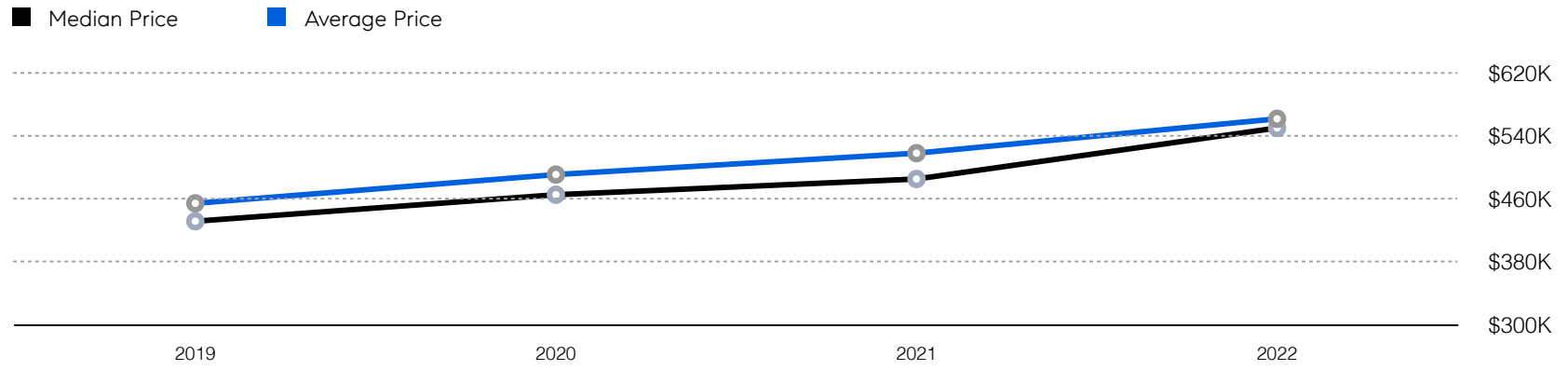
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	70	54	-22.9%
	SALES VOLUME	\$34,343,636	\$30,842,502	-10.2%
	MEDIAN PRICE	\$480,000	\$565,000	17.7%
	AVERAGE PRICE	\$490,623	\$571,157	16.4%
	AVERAGE DOM	28	30	7.1%
	# OF CONTRACTS	89	70	-21.3%
	# NEW LISTINGS	98	91	-7.1%
Condo/Co-op/Townhouse	# OF SALES	6	6	0.0%
	SALES VOLUME	\$2,369,500	\$2,856,438	20.6%
	MEDIAN PRICE	\$431,000	\$522,500	21.2%
	AVERAGE PRICE	\$394,917	\$476,073	20.6%
	AVERAGE DOM	36	33	-8.3%
	# OF CONTRACTS	4	8	100.0%
	# NEW LISTINGS	8	7	-12.5%

New Milford

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

New Providence Market Report

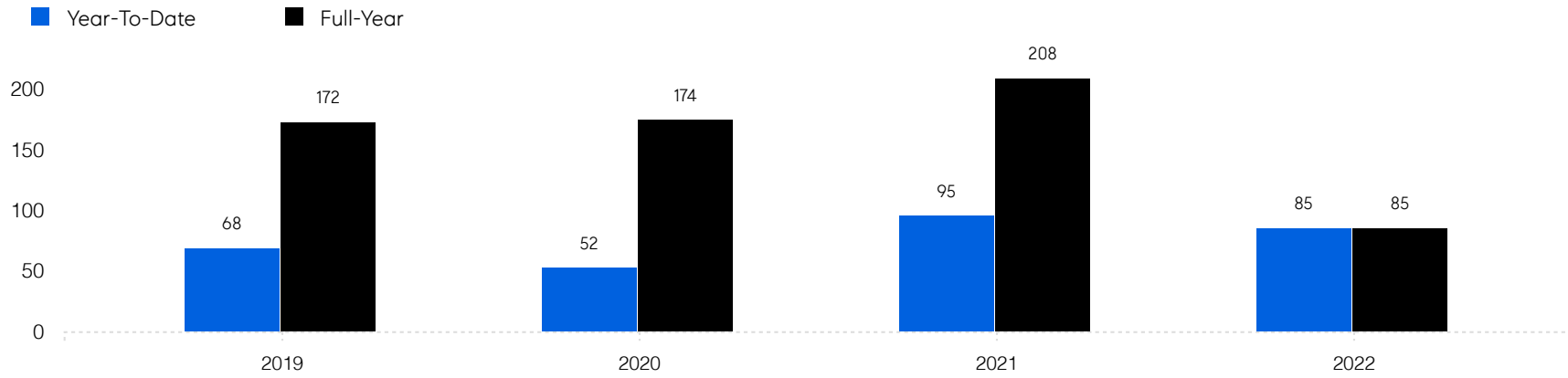
COMPASS

New Providence

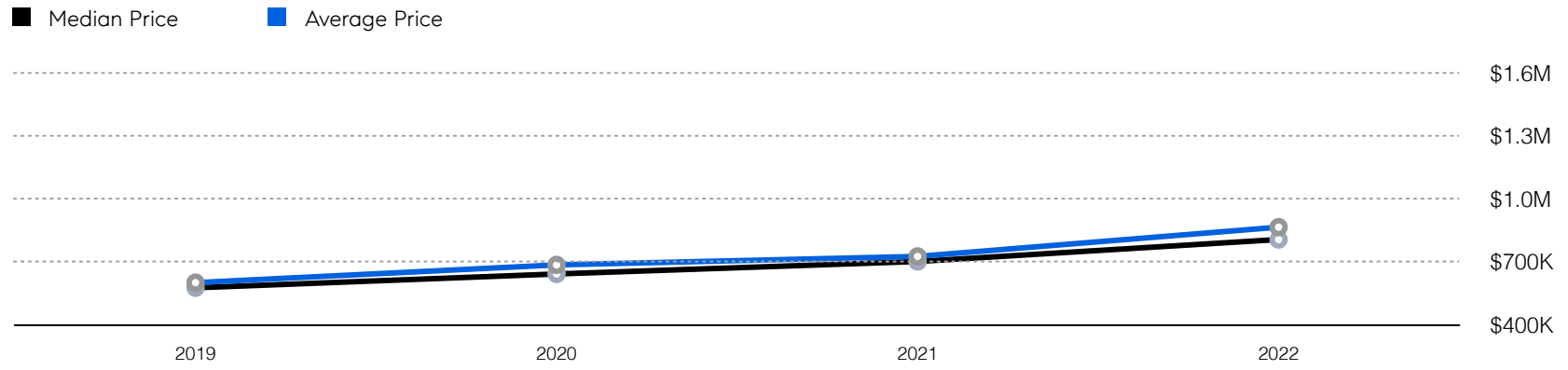
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	75	81	8.0%
	SALES VOLUME	\$55,374,699	\$70,712,597	27.7%
	MEDIAN PRICE	\$730,000	\$805,000	10.3%
	AVERAGE PRICE	\$738,329	\$872,995	18.2%
	AVERAGE DOM	26	17	-34.6%
	# OF CONTRACTS	100	91	-9.0%
	# NEW LISTINGS	132	111	-15.9%
Condo/Co-op/Townhouse	# OF SALES	20	4	-80.0%
	SALES VOLUME	\$11,925,000	\$2,724,000	-77.2%
	MEDIAN PRICE	\$555,000	\$667,000	20.2%
	AVERAGE PRICE	\$596,250	\$681,000	14.2%
	AVERAGE DOM	25	88	252.0%
	# OF CONTRACTS	23	5	-78.3%
	# NEW LISTINGS	30	7	-76.7%

New Providence

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Newark Market Report

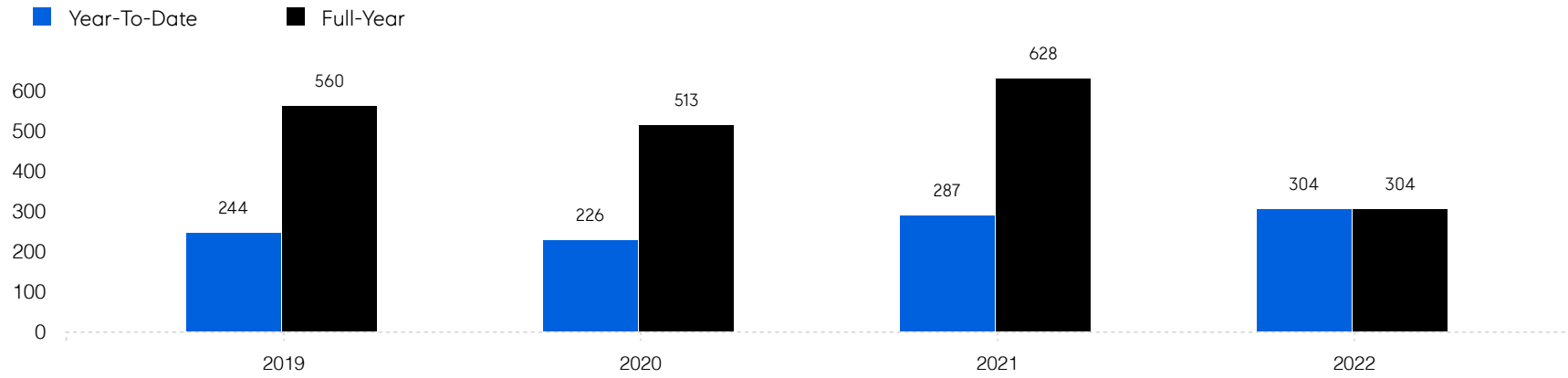
COMPASS

Newark

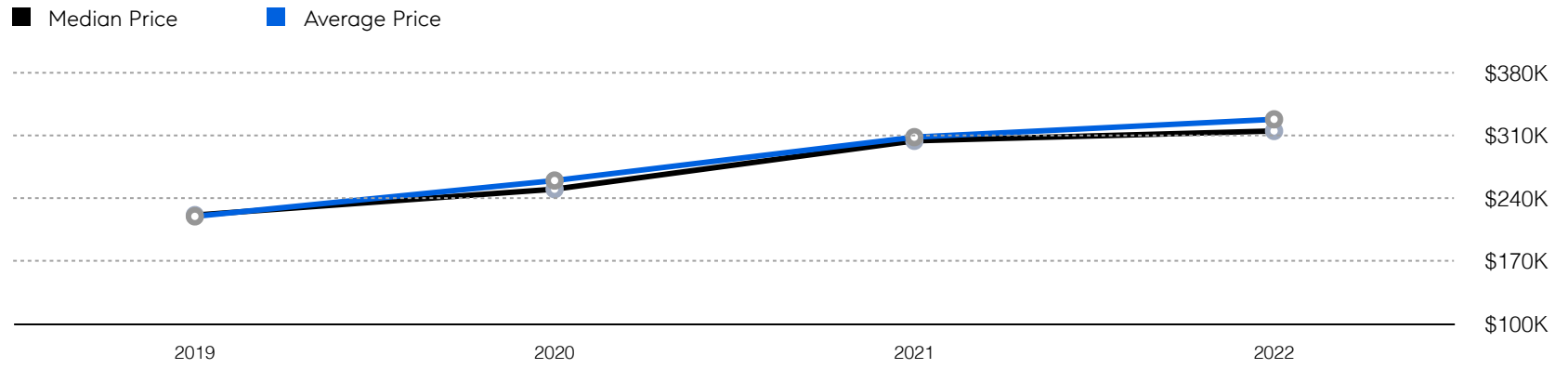
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	205	223	8.8%
	SALES VOLUME	\$62,632,564	\$76,443,525	22.1%
	MEDIAN PRICE	\$299,900	\$340,000	13.4%
	AVERAGE PRICE	\$305,525	\$342,796	12.2%
	AVERAGE DOM	55	60	9.1%
	# OF CONTRACTS	235	281	19.6%
	# NEW LISTINGS	361	400	10.8%
Condo/Co-op/Townhouse	# OF SALES	82	81	-1.2%
	SALES VOLUME	\$21,426,399	\$23,270,500	8.6%
	MEDIAN PRICE	\$276,000	\$279,000	1.1%
	AVERAGE PRICE	\$261,298	\$287,290	9.9%
	AVERAGE DOM	55	50	-9.1%
	# OF CONTRACTS	99	86	-13.1%
	# NEW LISTINGS	156	110	-29.5%

Newark

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

North Arlington Market Report

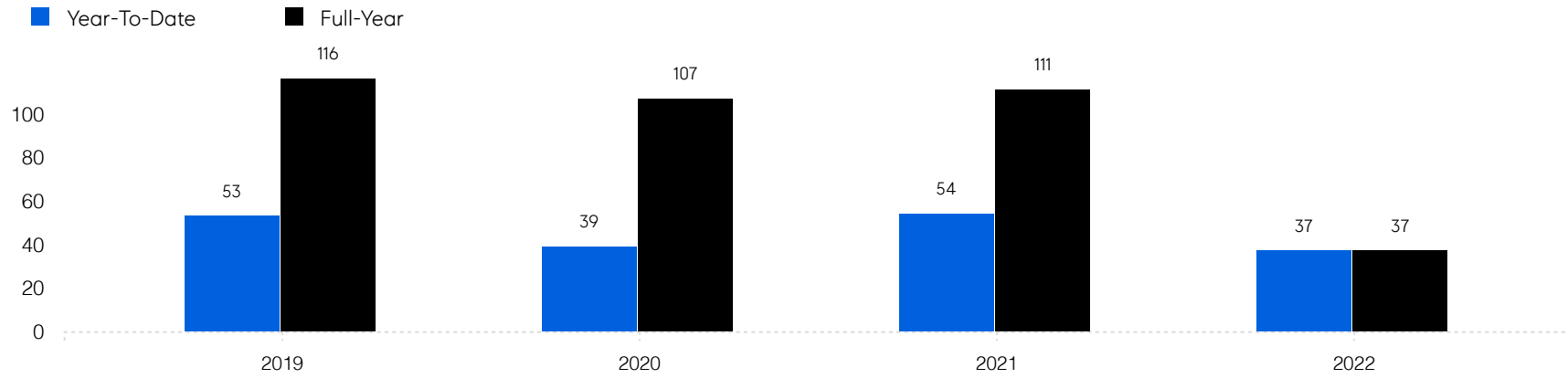
COMPASS

North Arlington

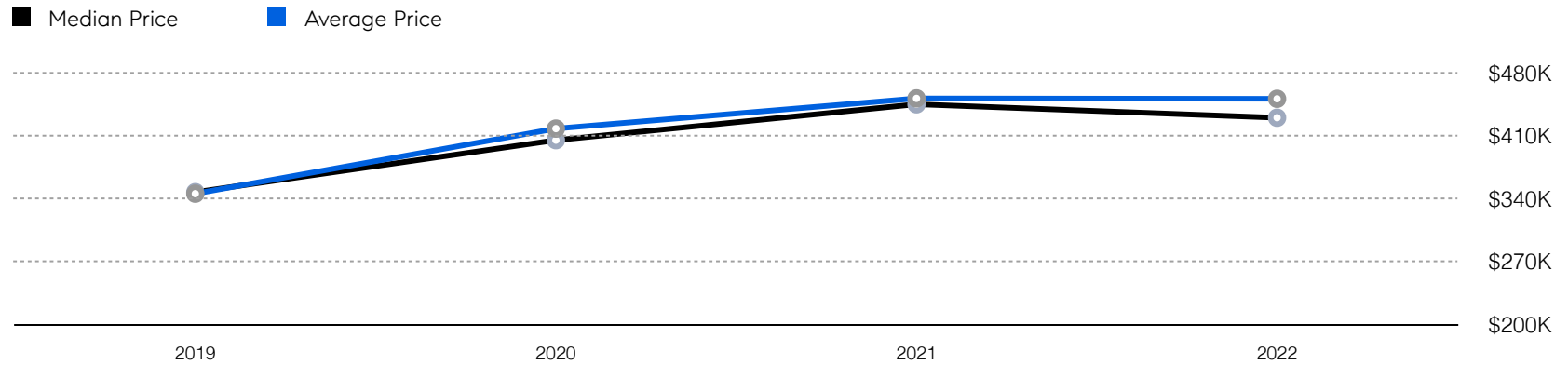
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	53	34	-35.8%
	SALES VOLUME	\$23,835,024	\$15,885,800	-33.4%
	MEDIAN PRICE	\$445,000	\$440,000	-1.1%
	AVERAGE PRICE	\$449,717	\$467,229	3.9%
	AVERAGE DOM	39	42	7.7%
	# OF CONTRACTS	66	37	-43.9%
	# NEW LISTINGS	68	60	-11.8%
Condo/Co-op/Townhouse	# OF SALES	1	3	200.0%
	SALES VOLUME	\$200,000	\$805,000	302.5%
	MEDIAN PRICE	\$200,000	\$285,000	42.5%
	AVERAGE PRICE	\$200,000	\$268,333	34.2%
	AVERAGE DOM	8	47	487.5%
	# OF CONTRACTS	1	2	100.0%
	# NEW LISTINGS	1	6	500.0%

North Arlington

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

North Bergen Market Report

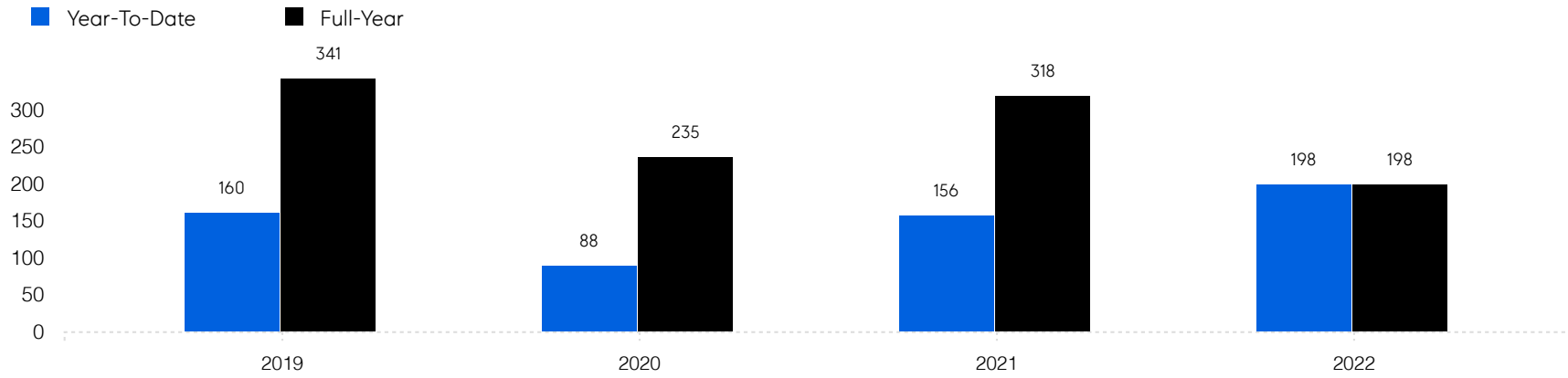
COMPASS

North Bergen

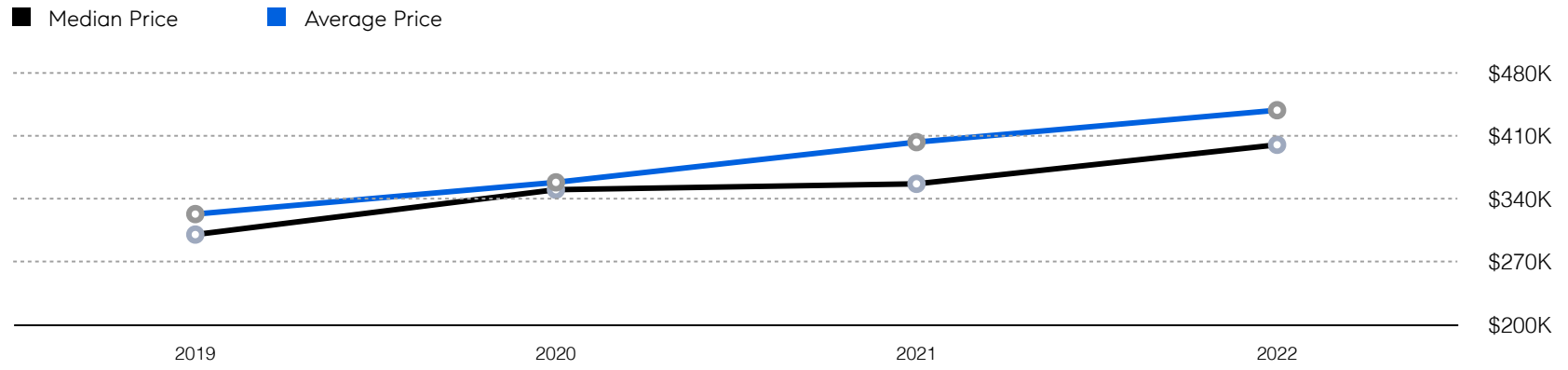
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	46	58	26.1%
	SALES VOLUME	\$20,894,599	\$30,712,661	47.0%
	MEDIAN PRICE	\$413,500	\$529,000	27.9%
	AVERAGE PRICE	\$454,230	\$538,819	18.6%
	AVERAGE DOM	36	40	11.1%
	# OF CONTRACTS	50	42	-16.0%
	# NEW LISTINGS	82	72	-12.2%
Condo/Co-op/Townhouse	# OF SALES	110	140	27.3%
	SALES VOLUME	\$36,975,100	\$50,413,688	36.3%
	MEDIAN PRICE	\$295,000	\$320,000	8.5%
	AVERAGE PRICE	\$336,137	\$393,857	17.2%
	AVERAGE DOM	50	47	-6.0%
	# OF CONTRACTS	131	132	0.8%
	# NEW LISTINGS	251	229	-8.8%

North Bergen

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

North Caldwell Market Report

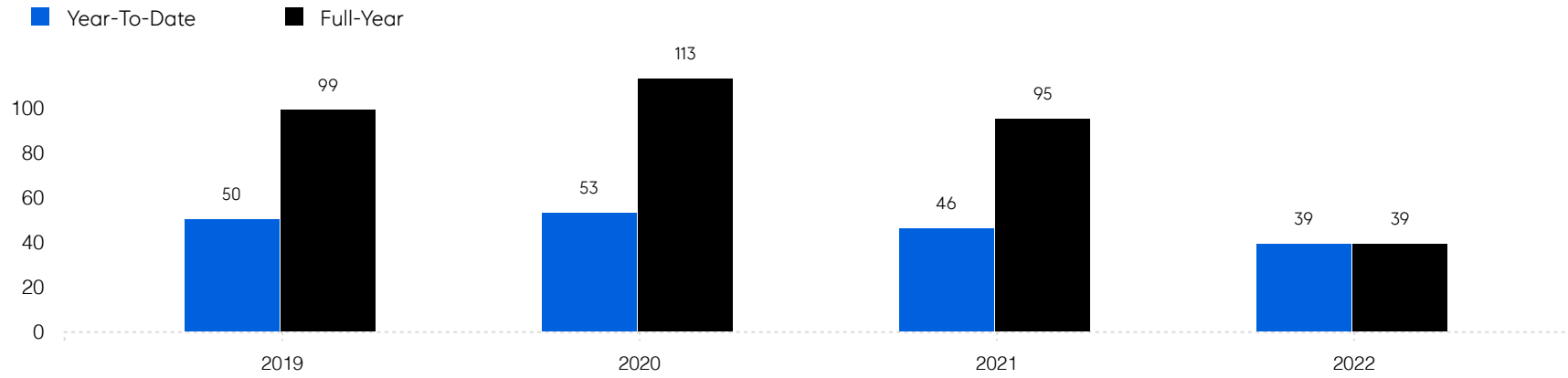
COMPASS

North Caldwell

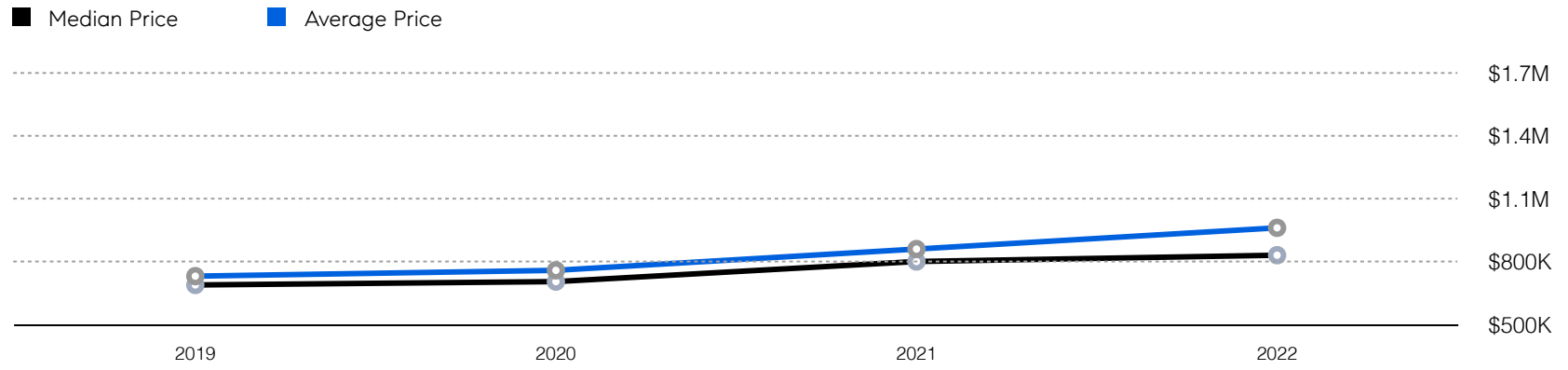
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	39	33	-15.4%
	SALES VOLUME	\$34,643,362	\$32,838,114	-5.2%
	MEDIAN PRICE	\$875,000	\$840,000	-4.0%
	AVERAGE PRICE	\$888,291	\$995,094	12.0%
	AVERAGE DOM	41	23	-43.9%
	# OF CONTRACTS	42	40	-4.8%
	# NEW LISTINGS	47	53	12.8%
Condo/Co-op/Townhouse	# OF SALES	7	6	-14.3%
	SALES VOLUME	\$3,733,900	\$4,630,000	24.0%
	MEDIAN PRICE	\$419,900	\$790,000	88.1%
	AVERAGE PRICE	\$533,414	\$771,667	44.7%
	AVERAGE DOM	35	59	68.6%
	# OF CONTRACTS	7	7	0.0%
	# NEW LISTINGS	7	6	-14.3%

North Caldwell

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Northvale Market Report

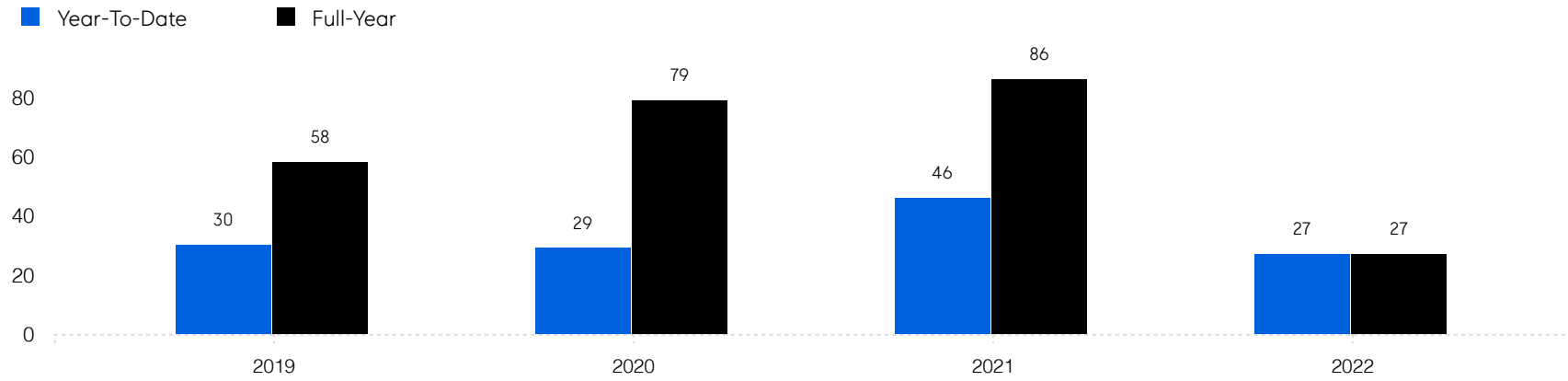
COMPASS

Northvale

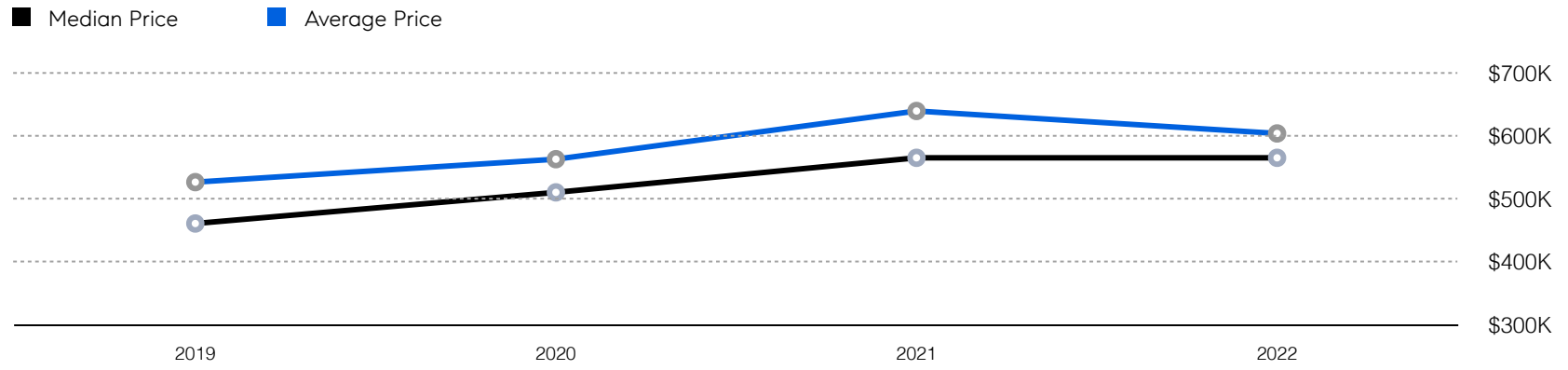
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	34	27	-20.6%
	SALES VOLUME	\$25,380,000	\$16,302,000	-35.8%
	MEDIAN PRICE	\$562,500	\$565,000	0.4%
	AVERAGE PRICE	\$746,471	\$603,778	-19.1%
	AVERAGE DOM	53	47	-11.3%
	# OF CONTRACTS	41	31	-24.4%
	# NEW LISTINGS	46	34	-26.1%
Condo/Co-op/Townhouse	# OF SALES	12	0	0.0%
	SALES VOLUME	\$5,414,800	-	-
	MEDIAN PRICE	\$514,950	-	-
	AVERAGE PRICE	\$451,233	-	-
	AVERAGE DOM	77	-	-
	# OF CONTRACTS	5	19	280.0%
	# NEW LISTINGS	1	21	2,000.0%

Northvale

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Norwood Market Report

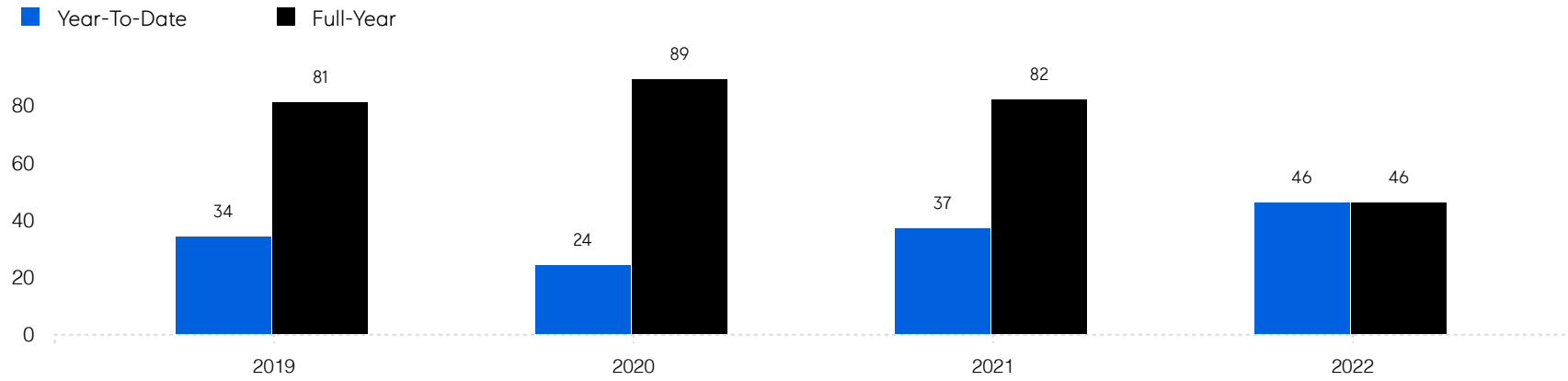
COMPASS

Norwood

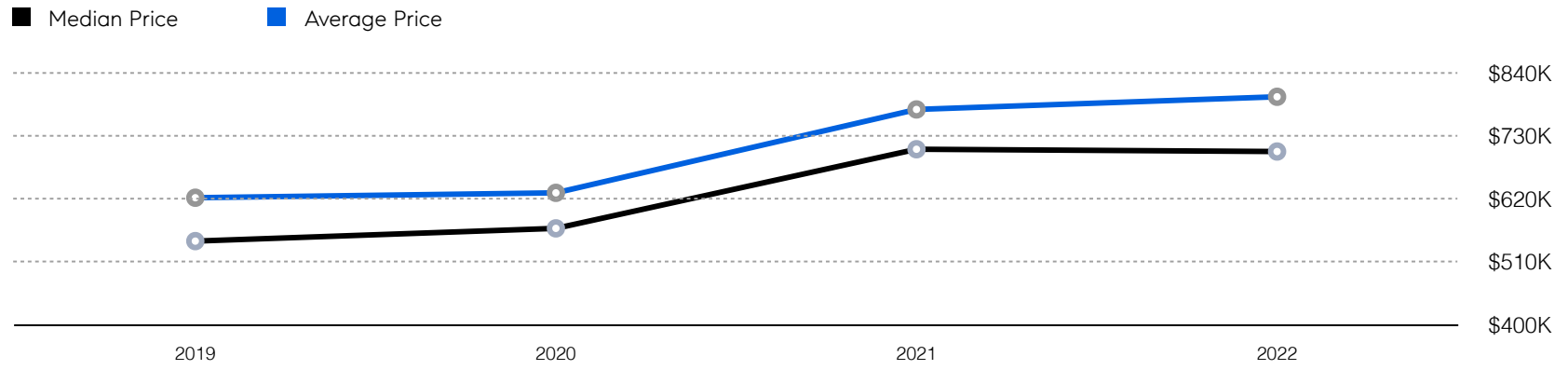
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	35	35	0.0%
	SALES VOLUME	\$27,512,249	\$29,119,554	5.8%
	MEDIAN PRICE	\$676,000	\$752,000	11.2%
	AVERAGE PRICE	\$786,064	\$831,987	5.8%
	AVERAGE DOM	43	24	-44.2%
	# OF CONTRACTS	34	40	17.6%
	# NEW LISTINGS	44	48	9.1%
Condo/Co-op/Townhouse	# OF SALES	2	11	450.0%
	SALES VOLUME	\$805,000	\$7,602,990	844.5%
	MEDIAN PRICE	\$402,500	\$700,000	73.9%
	AVERAGE PRICE	\$402,500	\$691,181	71.7%
	AVERAGE DOM	59	35	-40.7%
	# OF CONTRACTS	5	10	100.0%
	# NEW LISTINGS	8	14	75.0%

Norwood

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Nutley Market Report

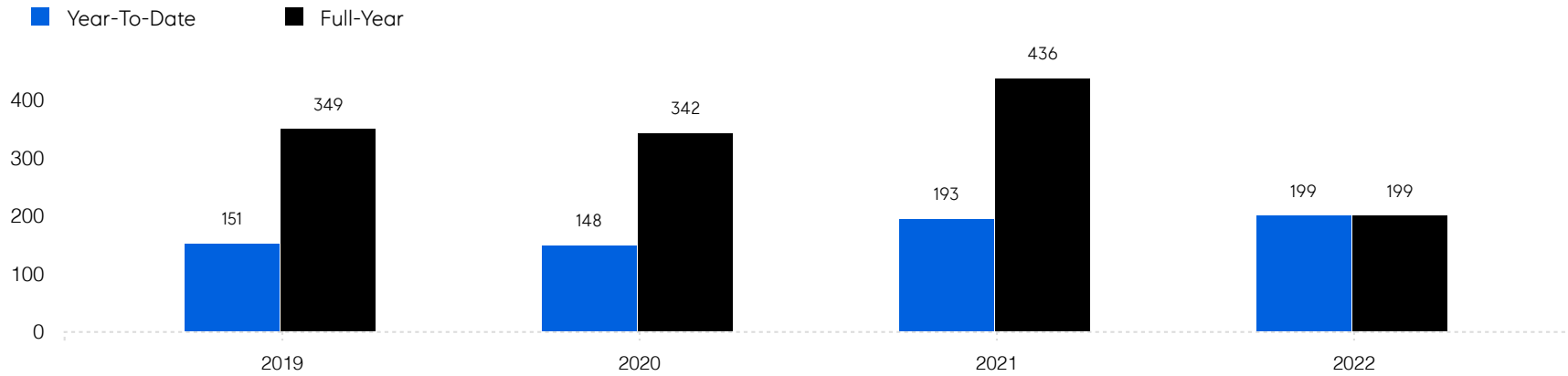
COMPASS

Nutley

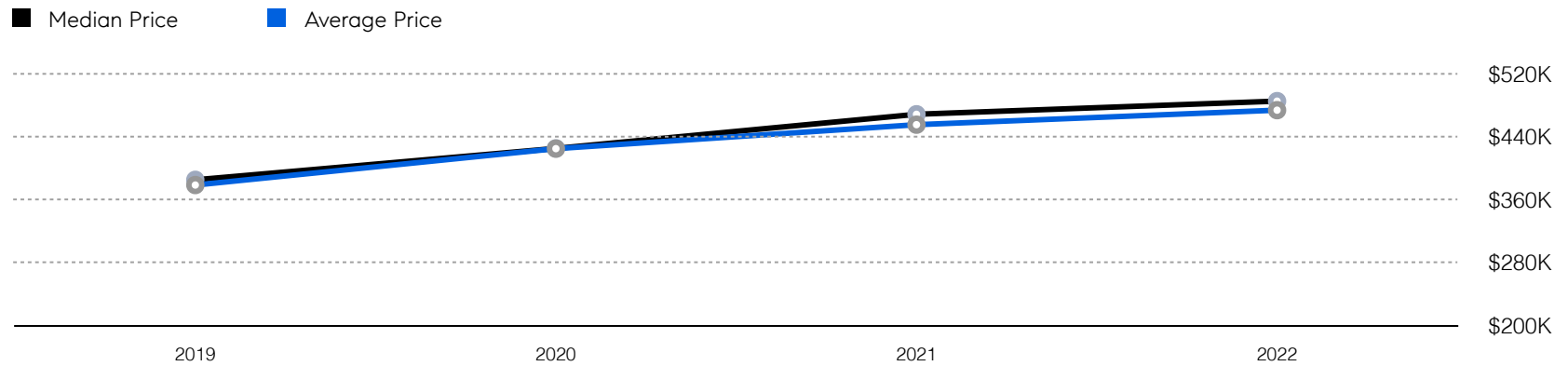
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	137	130	-5.1%
	SALES VOLUME	\$70,208,254	\$71,528,681	1.9%
	MEDIAN PRICE	\$495,000	\$530,000	7.1%
	AVERAGE PRICE	\$512,469	\$550,221	7.4%
	AVERAGE DOM	32	36	12.5%
	# OF CONTRACTS	173	148	-14.5%
	# NEW LISTINGS	228	178	-21.9%
Condo/Co-op/Townhouse	# OF SALES	56	69	23.2%
	SALES VOLUME	\$17,767,499	\$22,744,000	28.0%
	MEDIAN PRICE	\$310,000	\$311,000	0.3%
	AVERAGE PRICE	\$317,277	\$329,623	3.9%
	AVERAGE DOM	36	34	-5.6%
	# OF CONTRACTS	62	76	22.6%
	# NEW LISTINGS	82	83	1.2%

Nutley

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Oakland Market Report

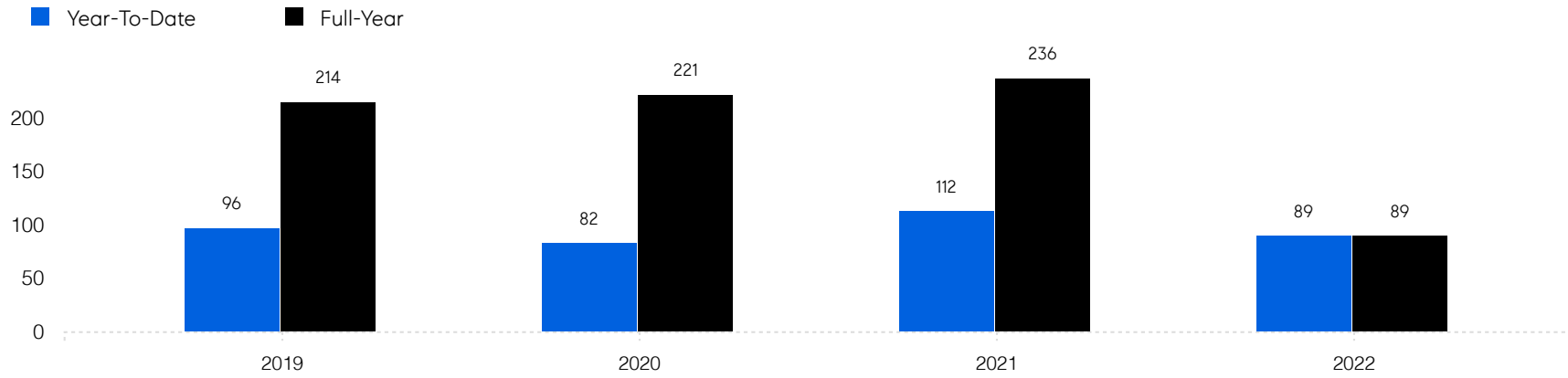
COMPASS

Oakland

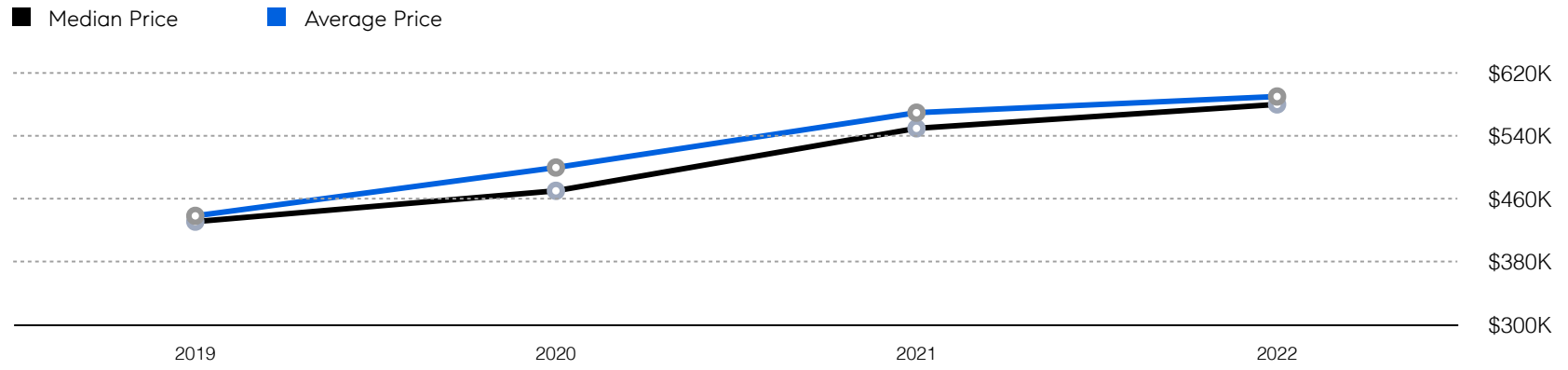
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	108	81	-25.0%
	SALES VOLUME	\$58,381,750	\$47,757,958	-18.2%
	MEDIAN PRICE	\$500,000	\$580,000	16.0%
	AVERAGE PRICE	\$540,572	\$589,604	9.1%
	AVERAGE DOM	37	25	-32.4%
	# OF CONTRACTS	133	90	-32.3%
	# NEW LISTINGS	157	113	-28.0%
Condo/Co-op/Townhouse	# OF SALES	4	8	100.0%
	SALES VOLUME	\$2,250,000	\$4,756,668	111.4%
	MEDIAN PRICE	\$637,500	\$647,450	1.6%
	AVERAGE PRICE	\$562,500	\$594,584	5.7%
	AVERAGE DOM	80	22	-72.5%
	# OF CONTRACTS	8	7	-12.5%
	# NEW LISTINGS	6	8	33.3%

Oakland

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Old Tappan Market Report

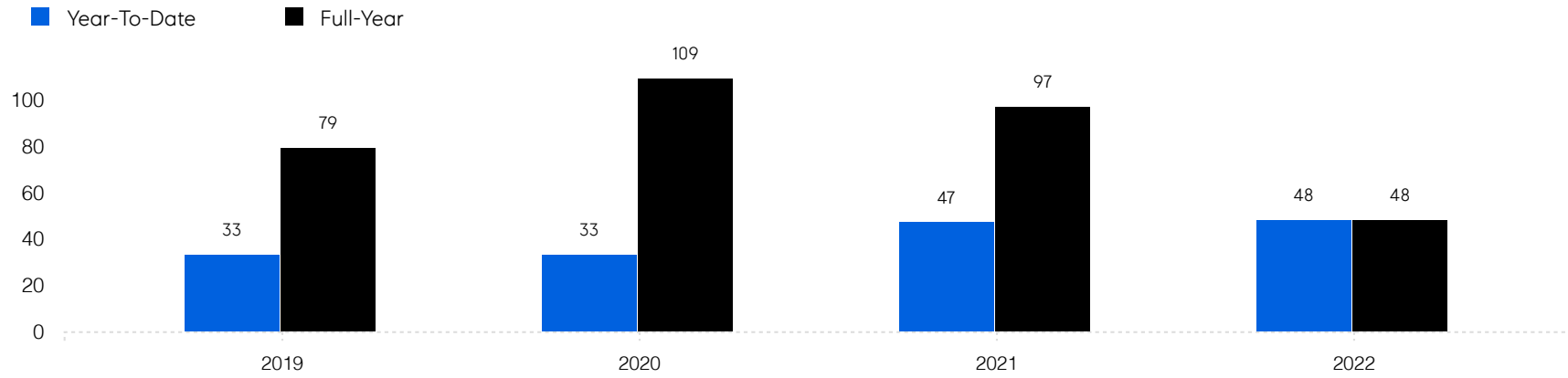
COMPASS

Old Tappan

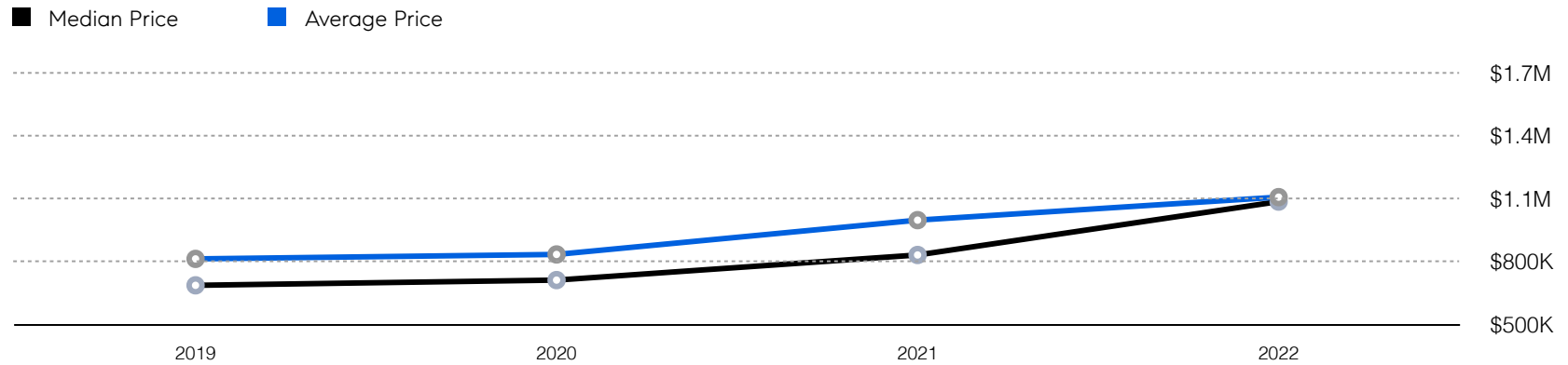
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	30	40	33.3%
	SALES VOLUME	\$31,625,075	\$46,734,694	47.8%
	MEDIAN PRICE	\$880,000	\$1,200,000	36.4%
	AVERAGE PRICE	\$1,054,169	\$1,198,325	13.7%
	AVERAGE DOM	61	39	-36.1%
	# OF CONTRACTS	38	38	0.0%
	# NEW LISTINGS	49	51	4.1%
Condo/Co-op/Townhouse	# OF SALES	17	8	-52.9%
	SALES VOLUME	\$10,959,000	\$5,269,296	-51.9%
	MEDIAN PRICE	\$645,000	\$752,500	16.7%
	AVERAGE PRICE	\$644,647	\$658,662	2.2%
	AVERAGE DOM	83	41	-50.6%
	# OF CONTRACTS	18	34	88.9%
	# NEW LISTINGS	14	42	200.0%

Old Tappan

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Oradell Market Report

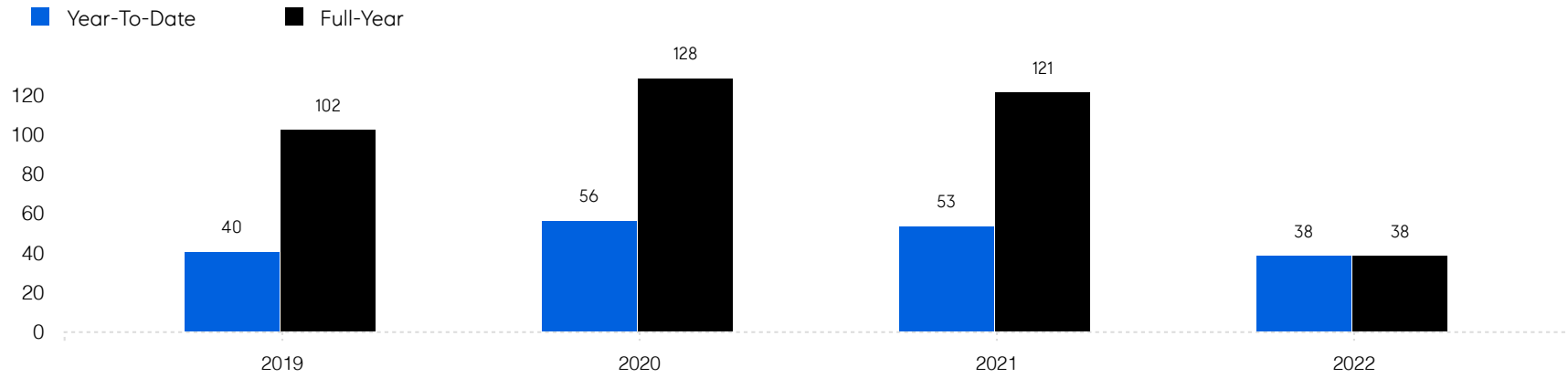
COMPASS

Oradell

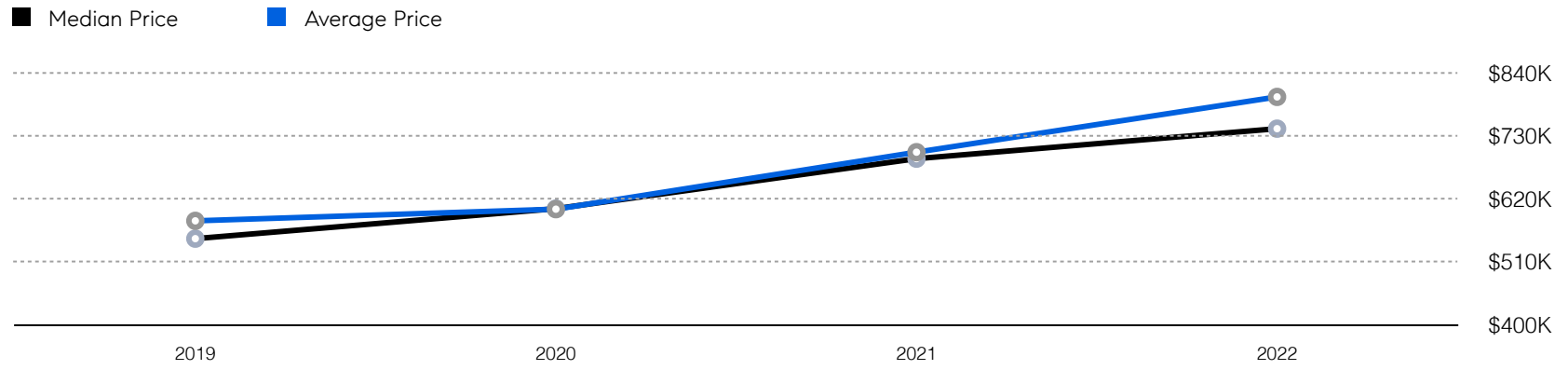
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	53	38	-28.3%
	SALES VOLUME	\$38,212,999	\$30,327,888	-20.6%
	MEDIAN PRICE	\$725,000	\$742,500	2.4%
	AVERAGE PRICE	\$721,000	\$798,102	10.7%
	AVERAGE DOM	33	26	-21.2%
	# OF CONTRACTS	64	46	-28.1%
	# NEW LISTINGS	74	65	-12.2%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	1	0	0.0%
	# NEW LISTINGS	1	0	0.0%

Oradell

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Orange Market Report

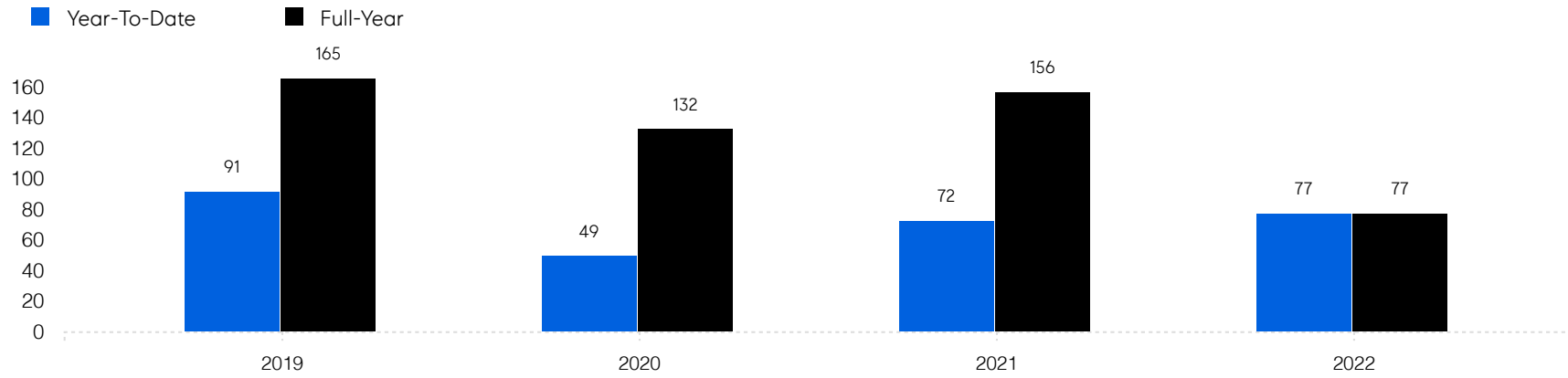
COMPASS

Orange

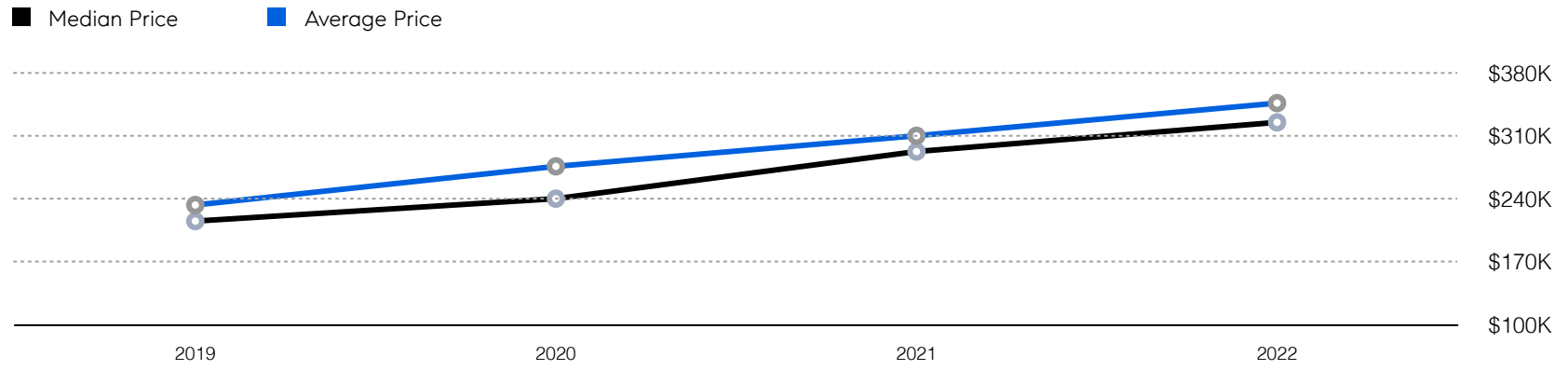
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	55	61	10.9%
	SALES VOLUME	\$15,961,299	\$22,477,800	40.8%
	MEDIAN PRICE	\$299,000	\$340,000	13.7%
	AVERAGE PRICE	\$290,205	\$368,489	27.0%
	AVERAGE DOM	62	51	-17.7%
	# OF CONTRACTS	65	68	4.6%
	# NEW LISTINGS	79	86	8.9%
Condo/Co-op/Townhouse	# OF SALES	17	16	-5.9%
	SALES VOLUME	\$3,131,000	\$4,196,900	34.0%
	MEDIAN PRICE	\$185,000	\$277,500	50.0%
	AVERAGE PRICE	\$184,176	\$262,306	42.4%
	AVERAGE DOM	37	69	86.5%
	# OF CONTRACTS	16	26	62.5%
	# NEW LISTINGS	30	25	-16.7%

Orange

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Palisades Park Market Report

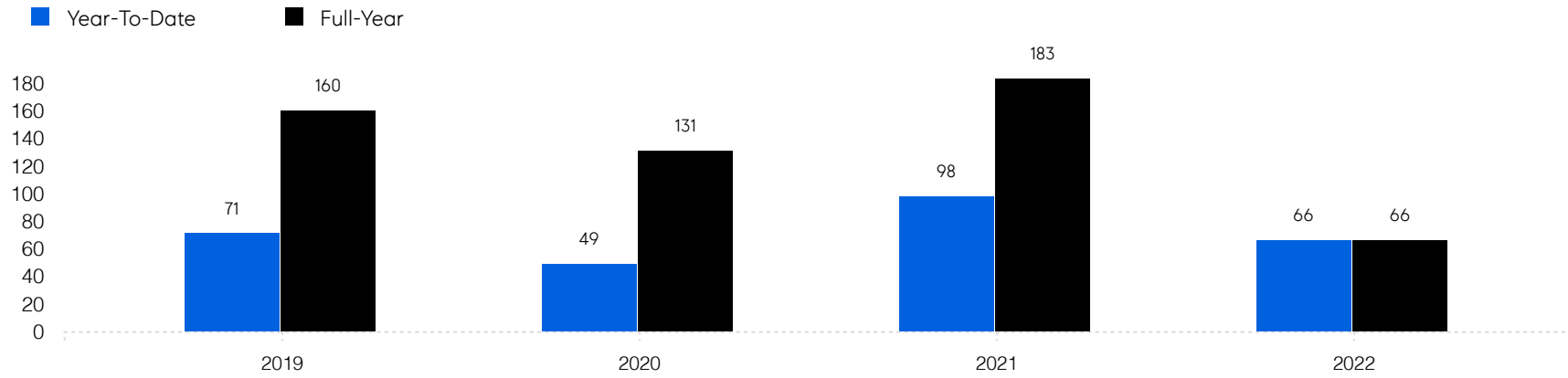
COMPASS

Palisades Park

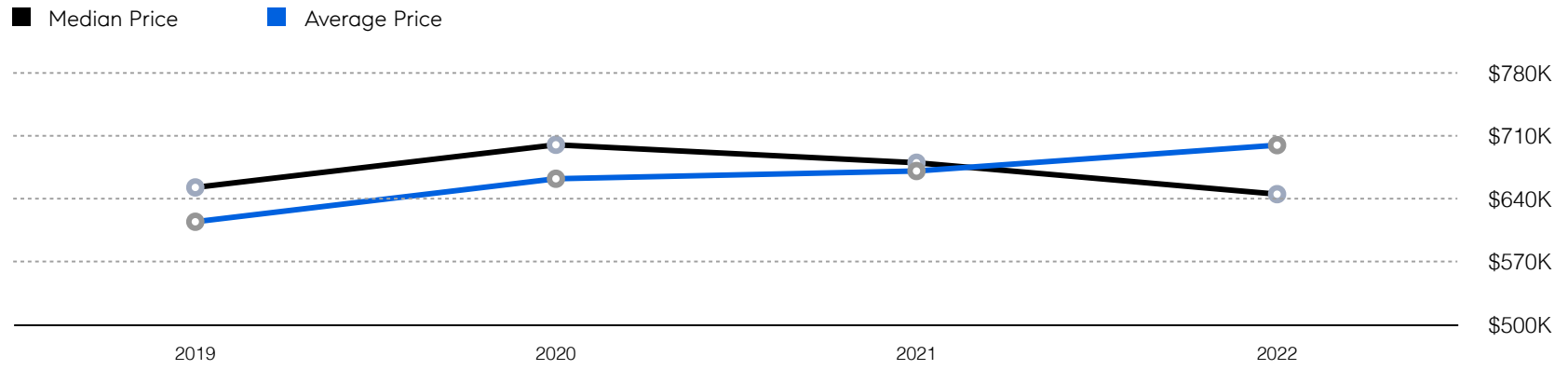
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	7	9	28.6%
	SALES VOLUME	\$4,007,500	\$6,539,300	63.2%
	MEDIAN PRICE	\$620,000	\$620,000	-
	AVERAGE PRICE	\$572,500	\$726,589	26.9%
	AVERAGE DOM	112	74	-33.9%
	# OF CONTRACTS	11	11	0.0%
	# NEW LISTINGS	11	9	-18.2%
Condo/Co-op/Townhouse	# OF SALES	91	57	-37.4%
	SALES VOLUME	\$57,968,500	\$39,633,901	-31.6%
	MEDIAN PRICE	\$645,000	\$670,000	3.9%
	AVERAGE PRICE	\$637,016	\$695,332	9.2%
	AVERAGE DOM	69	48	-30.4%
	# OF CONTRACTS	109	51	-53.2%
	# NEW LISTINGS	105	64	-39.0%

Palisades Park

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Paramus Market Report

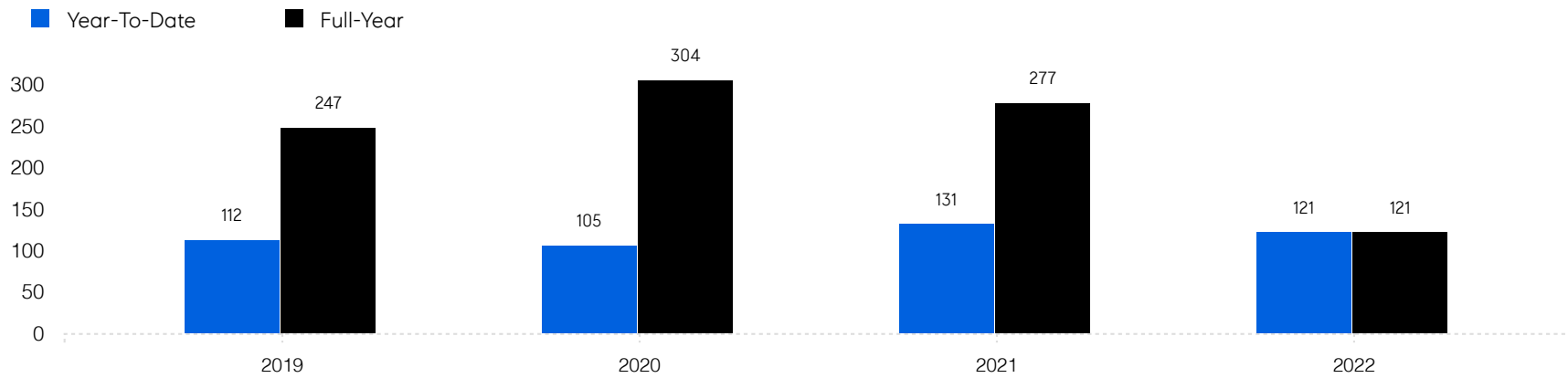
COMPASS

Paramus

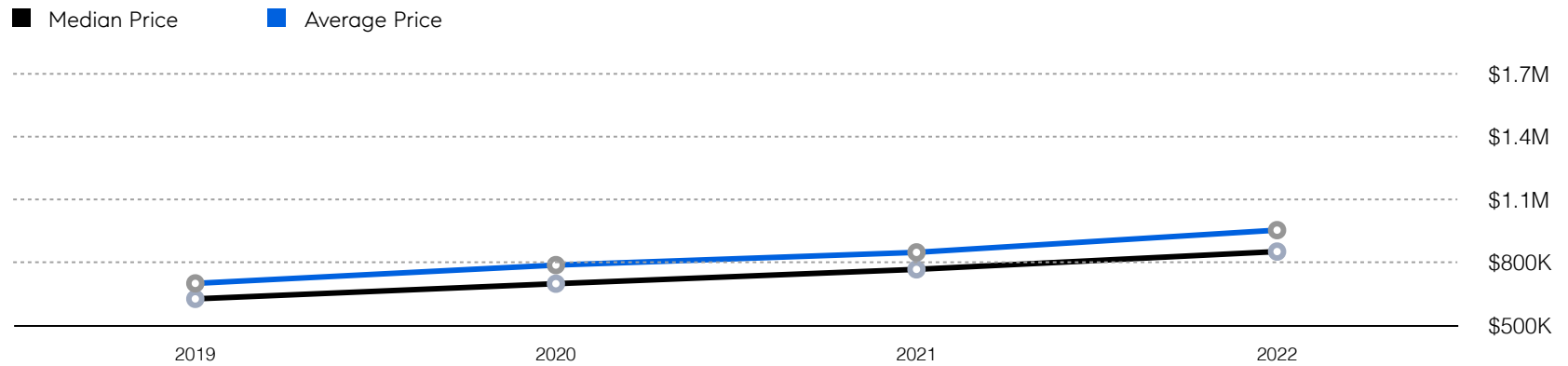
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	122	110	-9.8%
	SALES VOLUME	\$106,362,494	\$107,396,038	1.0%
	MEDIAN PRICE	\$767,000	\$850,000	10.8%
	AVERAGE PRICE	\$871,824	\$976,328	12.0%
	AVERAGE DOM	45	33	-26.7%
	# OF CONTRACTS	139	150	7.9%
	# NEW LISTINGS	158	167	5.7%
Condo/Co-op/Townhouse	# OF SALES	9	11	22.2%
	SALES VOLUME	\$6,862,000	\$7,959,795	16.0%
	MEDIAN PRICE	\$770,000	\$910,000	18.2%
	AVERAGE PRICE	\$762,444	\$723,618	-5.1%
	AVERAGE DOM	27	59	118.5%
	# OF CONTRACTS	13	11	-15.4%
	# NEW LISTINGS	13	8	-38.5%

Paramus

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Park Ridge Market Report

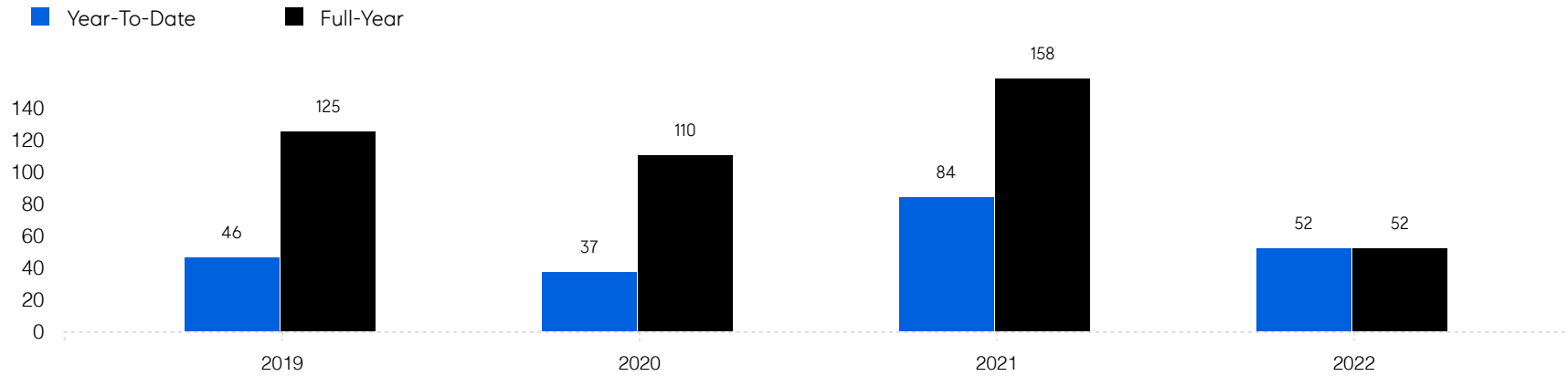
COMPASS

Park Ridge

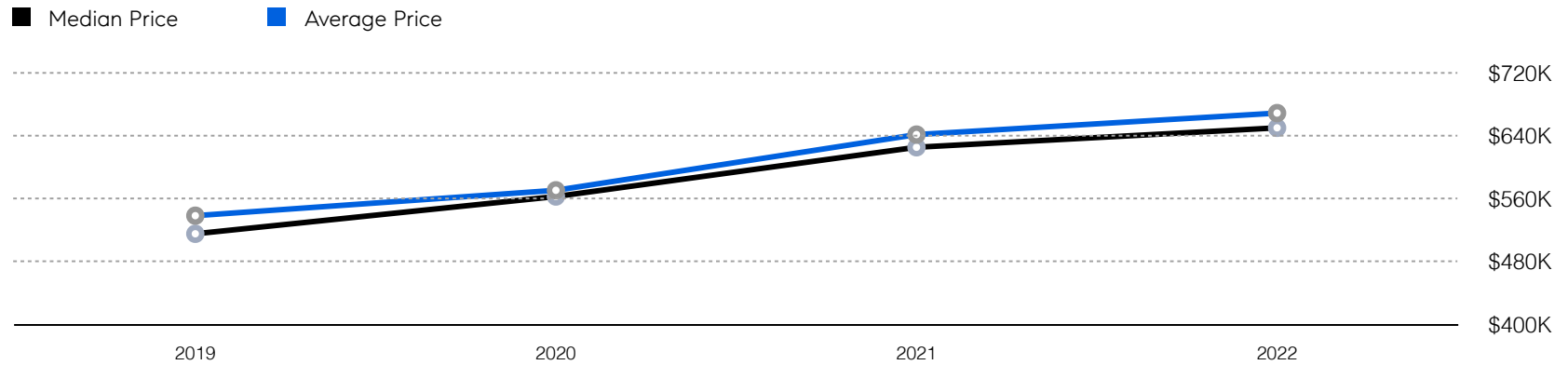
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	61	39	-36.1%
	SALES VOLUME	\$38,462,279	\$27,286,499	-29.1%
	MEDIAN PRICE	\$585,000	\$669,000	14.4%
	AVERAGE PRICE	\$630,529	\$699,654	11.0%
	AVERAGE DOM	32	28	-12.5%
	# OF CONTRACTS	68	42	-38.2%
	# NEW LISTINGS	77	58	-24.7%
Condo/Co-op/Townhouse	# OF SALES	23	13	-43.5%
	SALES VOLUME	\$12,490,000	\$7,491,000	-40.0%
	MEDIAN PRICE	\$475,000	\$536,000	12.8%
	AVERAGE PRICE	\$543,043	\$576,231	6.1%
	AVERAGE DOM	62	17	-72.6%
	# OF CONTRACTS	22	13	-40.9%
	# NEW LISTINGS	16	19	18.8%

Park Ridge

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Parsippany Market Report

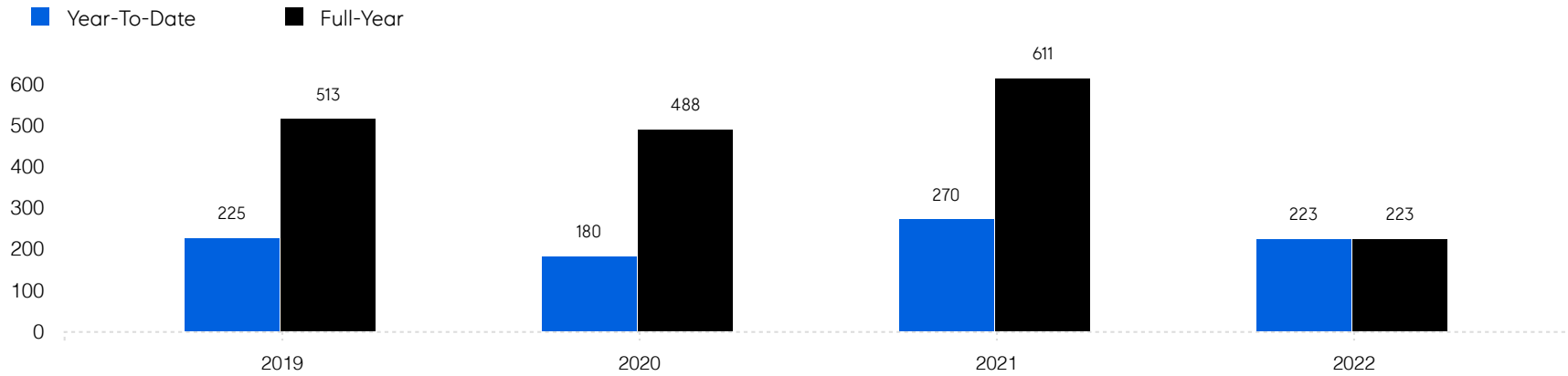
COMPASS

Parsippany

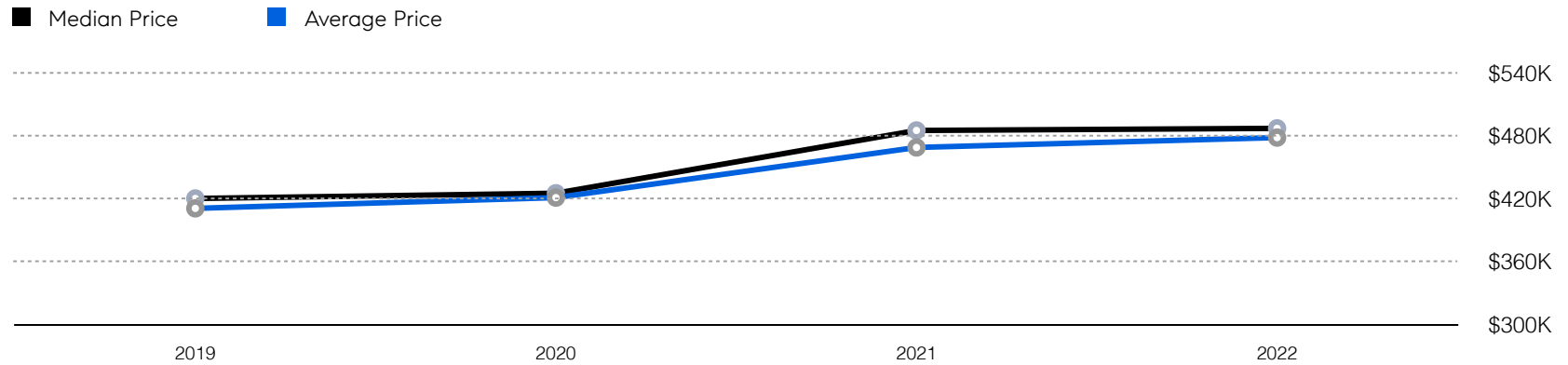
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	192	143	-25.5%
	SALES VOLUME	\$100,586,552	\$81,201,300	-19.3%
	MEDIAN PRICE	\$517,500	\$565,000	9.2%
	AVERAGE PRICE	\$523,888	\$567,841	8.4%
	AVERAGE DOM	26	31	19.2%
	# OF CONTRACTS	217	164	-24.4%
	# NEW LISTINGS	290	216	-25.5%
Condo/Co-op/Townhouse	# OF SALES	78	80	2.6%
	SALES VOLUME	\$21,979,654	\$25,431,344	15.7%
	MEDIAN PRICE	\$193,000	\$219,000	13.5%
	AVERAGE PRICE	\$281,790	\$317,892	12.8%
	AVERAGE DOM	40	22	-45.0%
	# OF CONTRACTS	72	79	9.7%
	# NEW LISTINGS	106	93	-12.3%

Parsippany

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Peapack Gladstone Market Report

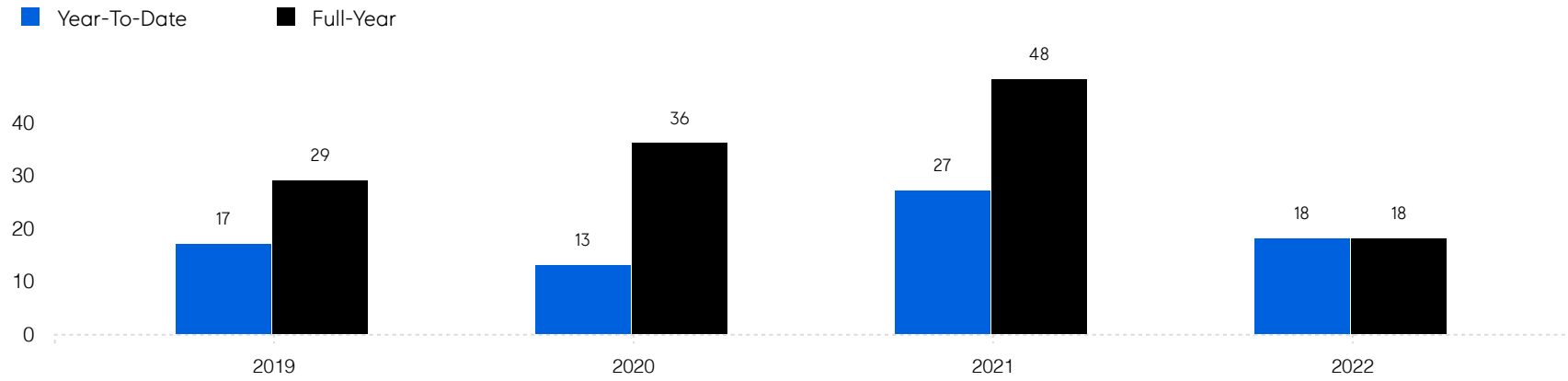
COMPASS

Peapack Gladstone

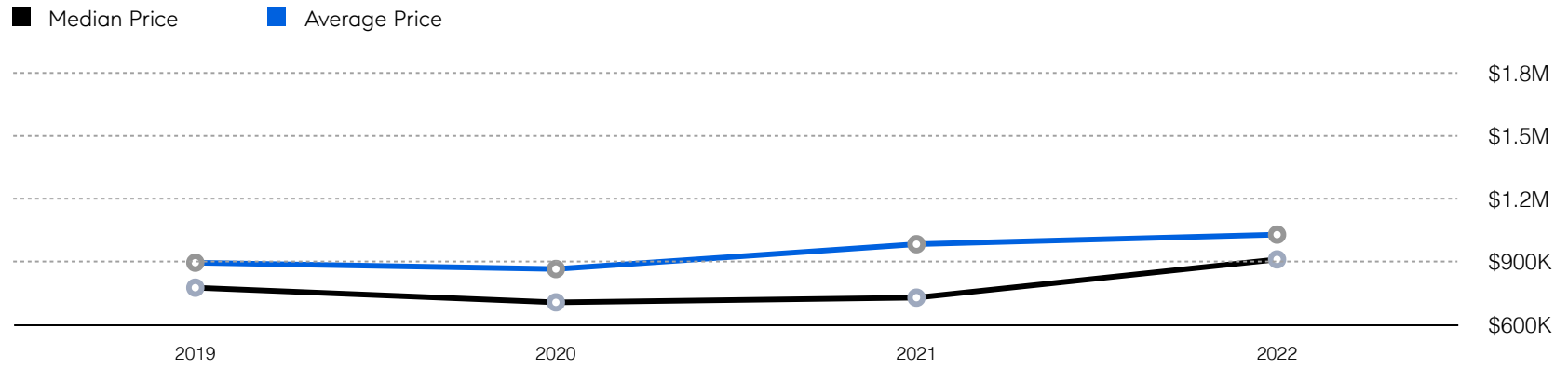
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	26	18	-30.8%
	SALES VOLUME	\$28,102,625	\$18,511,849	-34.1%
	MEDIAN PRICE	\$739,500	\$910,000	23.1%
	AVERAGE PRICE	\$1,080,870	\$1,028,436	-4.9%
	AVERAGE DOM	65	25	-61.5%
	# OF CONTRACTS	22	20	-9.1%
	# NEW LISTINGS	37	29	-21.6%
Condo/Co-op/Townhouse	# OF SALES	1	0	0.0%
	SALES VOLUME	\$285,000	-	-
	MEDIAN PRICE	\$285,000	-	-
	AVERAGE PRICE	\$285,000	-	-
	AVERAGE DOM	15	-	-
	# OF CONTRACTS	1	0	0.0%
	# NEW LISTINGS	1	0	0.0%

Peapack Gladstone

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Ramsey Market Report

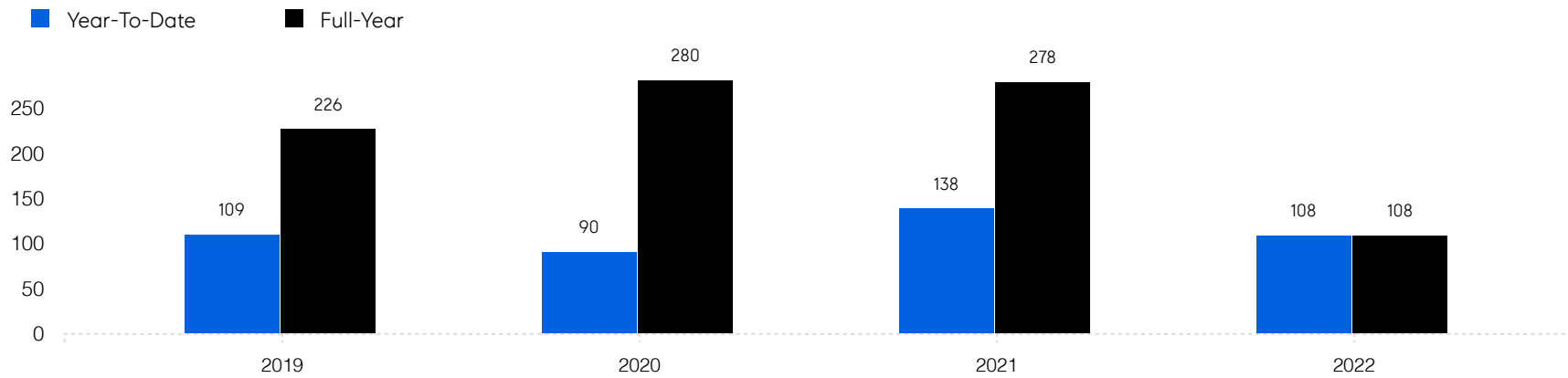
COMPASS

Ramsey

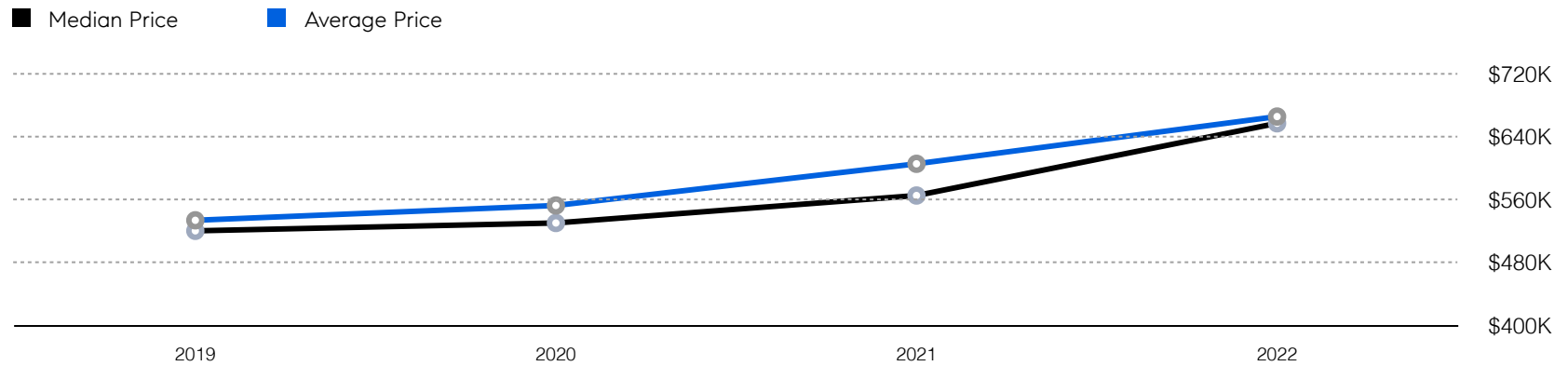
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	95	64	-32.6%
	SALES VOLUME	\$66,392,482	\$52,892,423	-20.3%
	MEDIAN PRICE	\$636,000	\$795,000	25.0%
	AVERAGE PRICE	\$698,868	\$839,562	20.1%
	AVERAGE DOM	31	29	-6.5%
	# OF CONTRACTS	125	88	-29.6%
	# NEW LISTINGS	144	114	-20.8%
Condo/Co-op/Townhouse	# OF SALES	43	44	2.3%
	SALES VOLUME	\$16,823,100	\$18,326,226	8.9%
	MEDIAN PRICE	\$361,000	\$422,500	17.0%
	AVERAGE PRICE	\$391,235	\$416,505	6.5%
	AVERAGE DOM	36	21	-41.7%
	# OF CONTRACTS	46	47	2.2%
	# NEW LISTINGS	43	53	23.3%

Ramsey

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Randolph Market Report

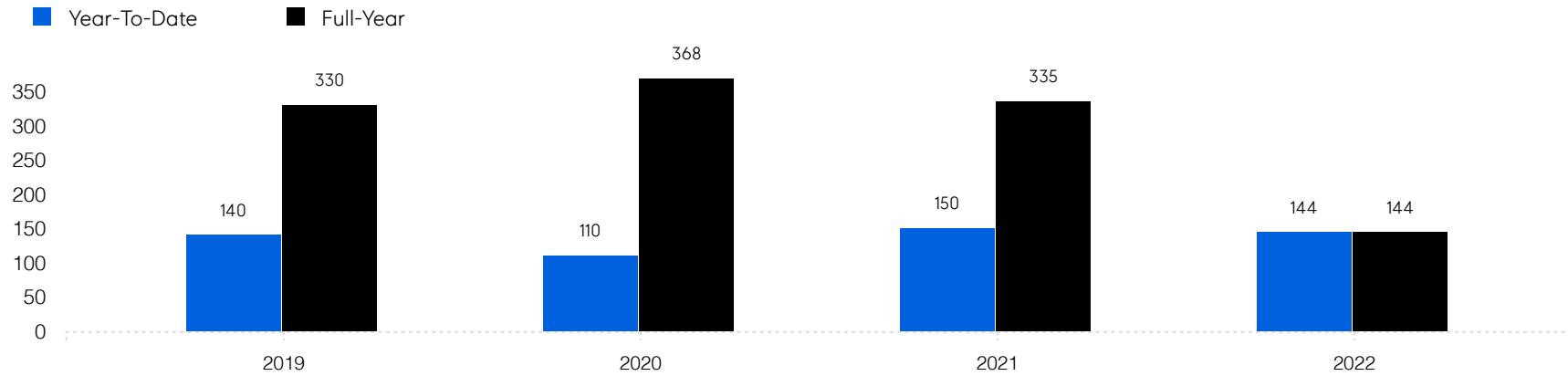
COMPASS

Randolph

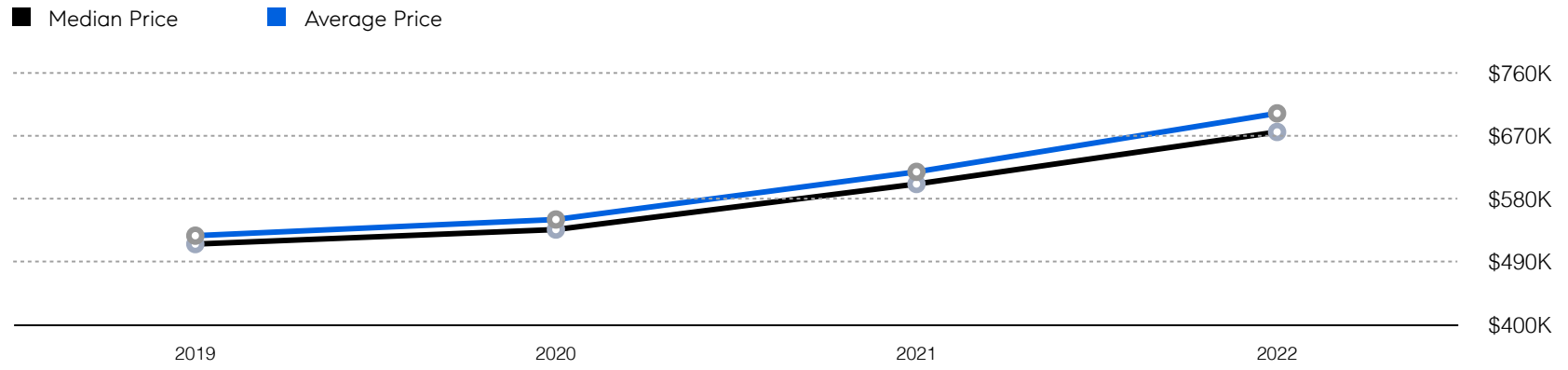
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	128	131	2.3%
	SALES VOLUME	\$83,220,015	\$94,614,390	13.7%
	MEDIAN PRICE	\$642,500	\$690,000	7.4%
	AVERAGE PRICE	\$650,156	\$722,247	11.1%
	AVERAGE DOM	38	30	-21.1%
	# OF CONTRACTS	143	155	8.4%
	# NEW LISTINGS	178	190	6.7%
Condo/Co-op/Townhouse	# OF SALES	22	13	-40.9%
	SALES VOLUME	\$9,653,399	\$6,496,216	-32.7%
	MEDIAN PRICE	\$410,500	\$457,500	11.4%
	AVERAGE PRICE	\$438,791	\$499,709	13.9%
	AVERAGE DOM	46	29	-37.0%
	# OF CONTRACTS	20	16	-20.0%
	# NEW LISTINGS	25	21	-16.0%

Randolph

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
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Q2 2022

Raritan Township Market Report

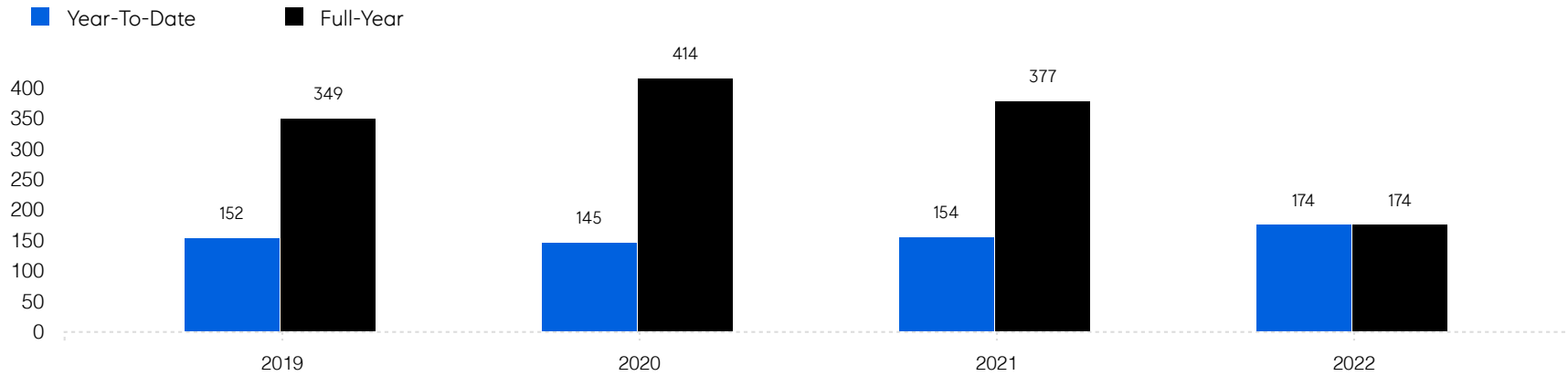
COMPASS

Raritan Township

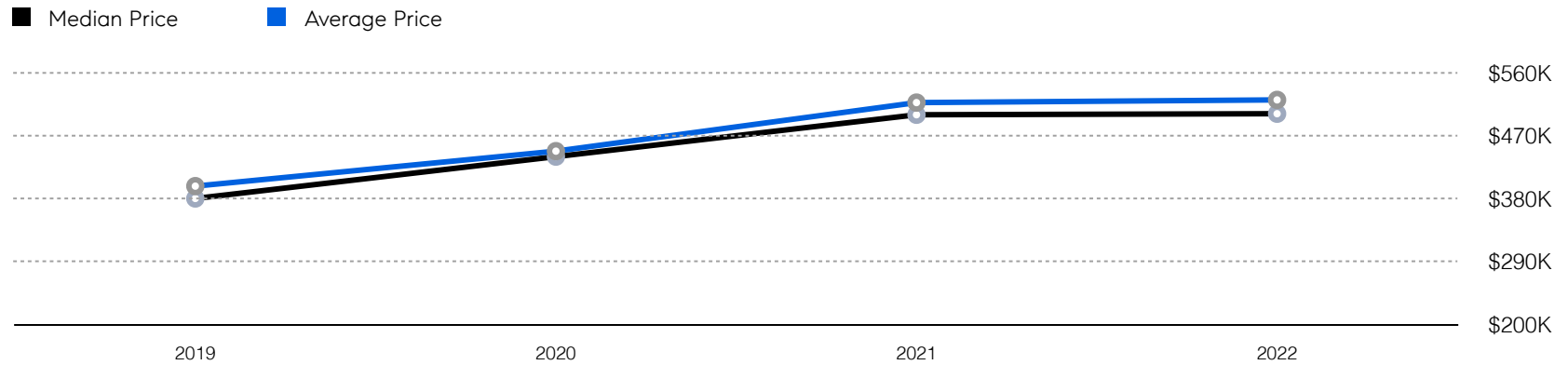
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	112	106	-5.4%
	SALES VOLUME	\$61,626,276	\$68,106,199	10.5%
	MEDIAN PRICE	\$528,000	\$632,500	19.8%
	AVERAGE PRICE	\$550,235	\$642,511	16.8%
	AVERAGE DOM	44	31	-29.5%
	# OF CONTRACTS	135	134	-0.7%
	# NEW LISTINGS	166	165	-0.6%
Condo/Co-op/Townhouse	# OF SALES	42	68	61.9%
	SALES VOLUME	\$11,537,700	\$22,600,800	95.9%
	MEDIAN PRICE	\$285,000	\$328,000	15.1%
	AVERAGE PRICE	\$274,707	\$332,365	21.0%
	AVERAGE DOM	26	19	-26.9%
	# OF CONTRACTS	52	72	38.5%
	# NEW LISTINGS	56	78	39.3%

Raritan Township

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Ridgefield Market Report

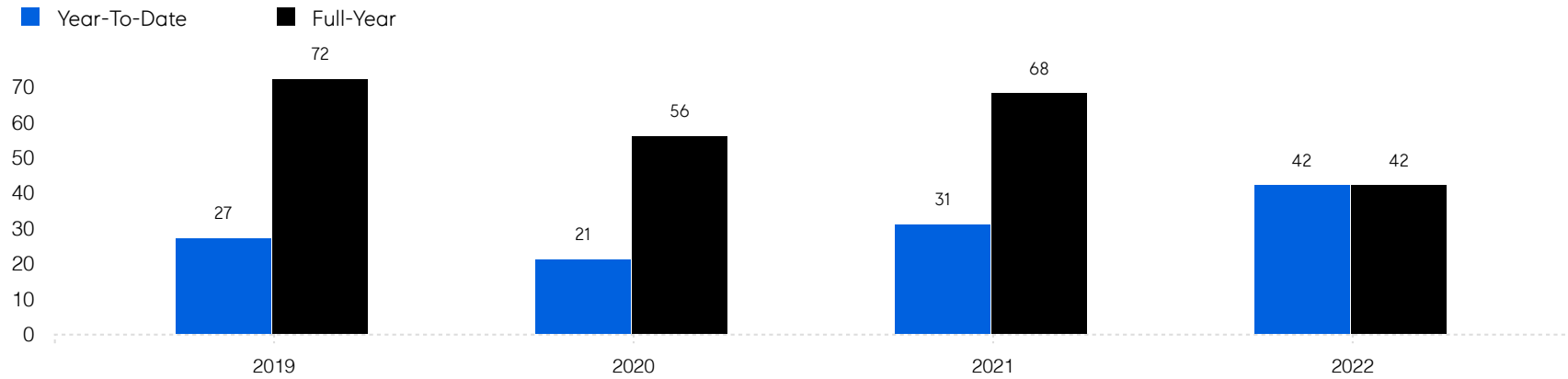
COMPASS

Ridgefield

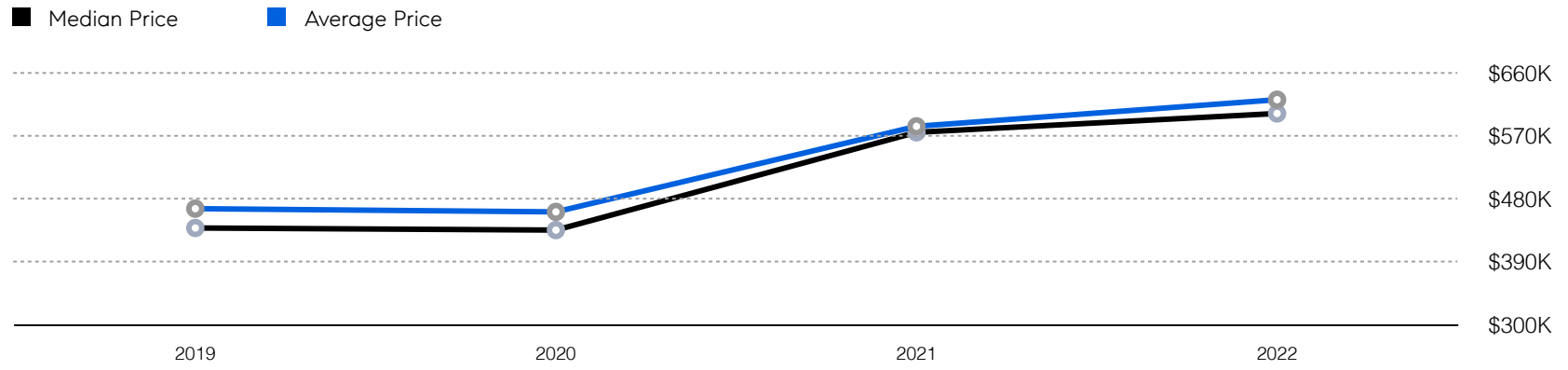
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	20	39	95.0%
	SALES VOLUME	\$11,036,000	\$24,849,900	125.2%
	MEDIAN PRICE	\$567,500	\$603,000	6.3%
	AVERAGE PRICE	\$551,800	\$637,177	15.5%
	AVERAGE DOM	53	50	-5.7%
	# OF CONTRACTS	25	39	56.0%
	# NEW LISTINGS	41	46	12.2%
Condo/Co-op/Townhouse	# OF SALES	11	3	-72.7%
	SALES VOLUME	\$6,010,500	\$1,262,000	-79.0%
	MEDIAN PRICE	\$660,500	\$340,000	-48.5%
	AVERAGE PRICE	\$546,409	\$420,667	-23.0%
	AVERAGE DOM	103	57	-44.7%
	# OF CONTRACTS	4	5	25.0%
	# NEW LISTINGS	5	5	0.0%

Ridgefield

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
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Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Ridgefield Park Market Report

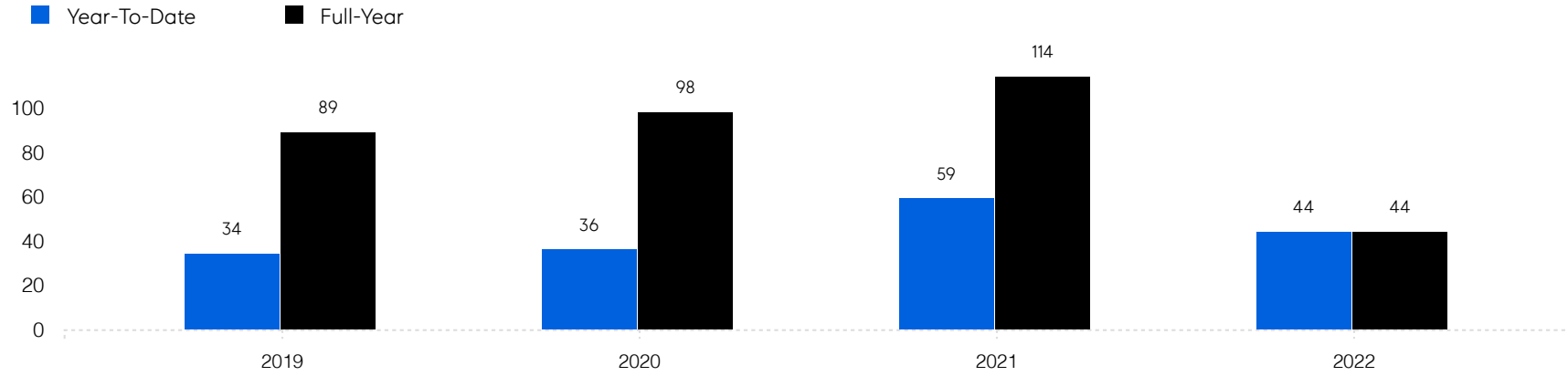
COMPASS

Ridgefield Park

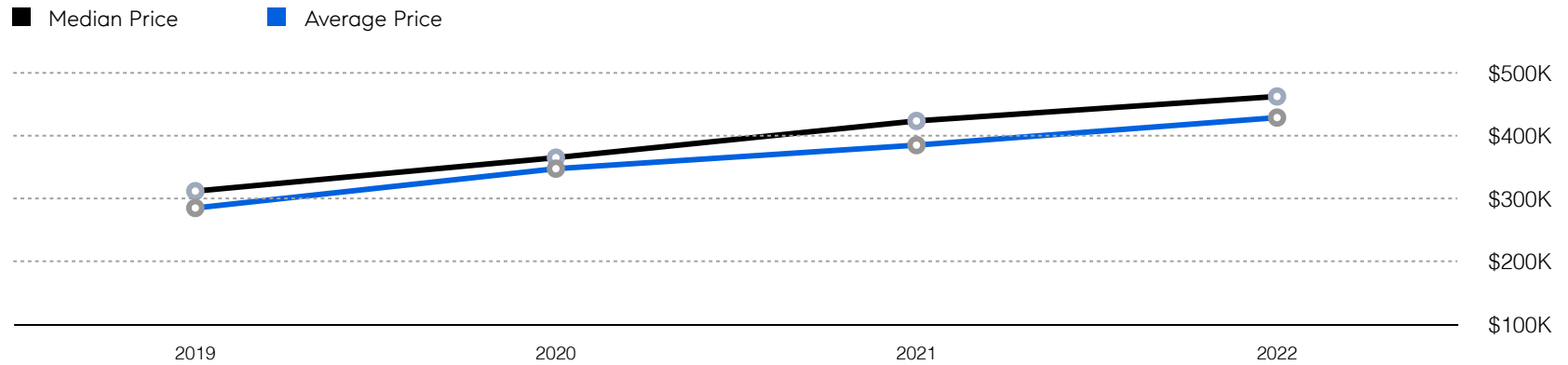
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	37	35	-5.4%
	SALES VOLUME	\$15,921,900	\$17,426,000	9.4%
	MEDIAN PRICE	\$430,000	\$480,000	11.6%
	AVERAGE PRICE	\$430,322	\$497,886	15.7%
	AVERAGE DOM	41	27	-34.1%
	# OF CONTRACTS	55	40	-27.3%
	# NEW LISTINGS	59	42	-28.8%
Condo/Co-op/Townhouse	# OF SALES	22	9	-59.1%
	SALES VOLUME	\$4,896,500	\$1,441,500	-70.6%
	MEDIAN PRICE	\$200,000	\$200,000	-
	AVERAGE PRICE	\$222,568	\$160,167	-28.0%
	AVERAGE DOM	77	38	-50.6%
	# OF CONTRACTS	18	13	-27.8%
	# NEW LISTINGS	21	16	-23.8%

Ridgefield Park

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
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Q2 2022

Ridgewood Market Report

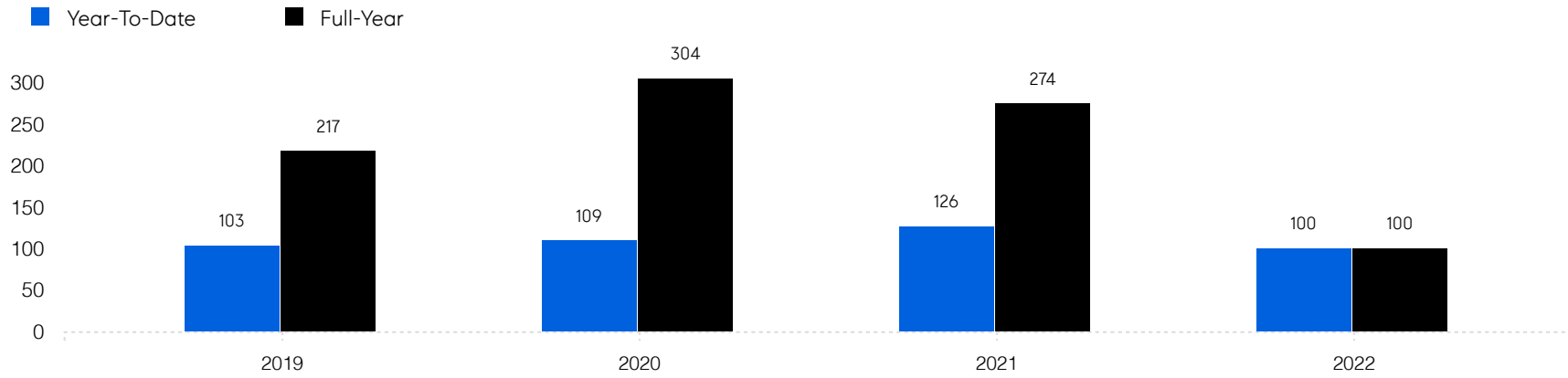
COMPASS

Ridgewood

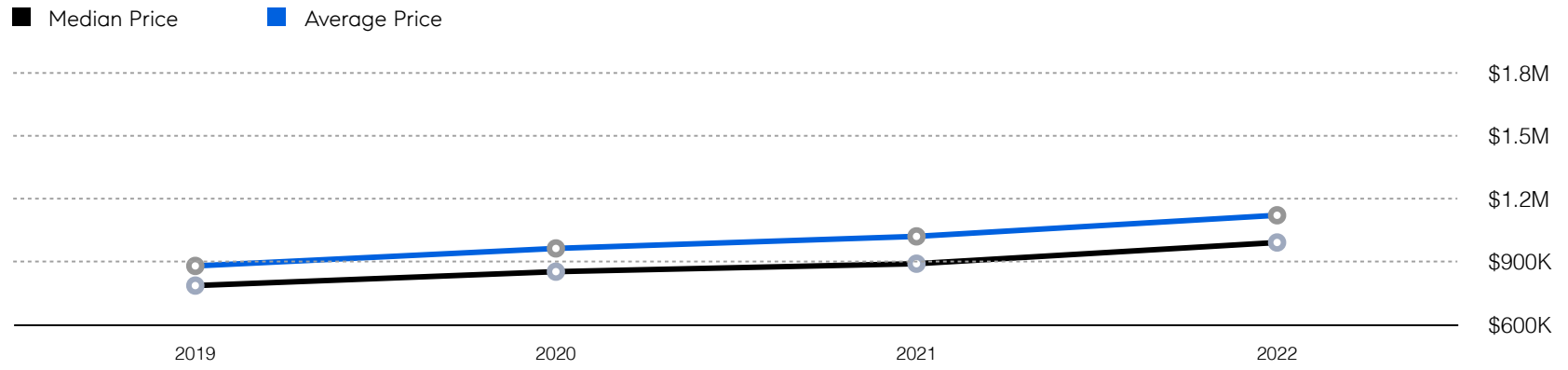
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	124	96	-22.6%
	SALES VOLUME	\$118,811,051	\$110,410,100	-7.1%
	MEDIAN PRICE	\$802,500	\$999,000	24.5%
	AVERAGE PRICE	\$958,154	\$1,150,105	20.0%
	AVERAGE DOM	30	28	-6.7%
	# OF CONTRACTS	164	141	-14.0%
	# NEW LISTINGS	216	145	-32.9%
Condo/Co-op/Townhouse	# OF SALES	2	4	100.0%
	SALES VOLUME	\$625,000	\$1,659,000	165.4%
	MEDIAN PRICE	\$312,500	\$416,500	33.3%
	AVERAGE PRICE	\$312,500	\$414,750	32.7%
	AVERAGE DOM	21	18	-14.3%
	# OF CONTRACTS	1	3	200.0%
	# NEW LISTINGS	5	3	-40.0%

Ridgewood

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

River Edge Market Report

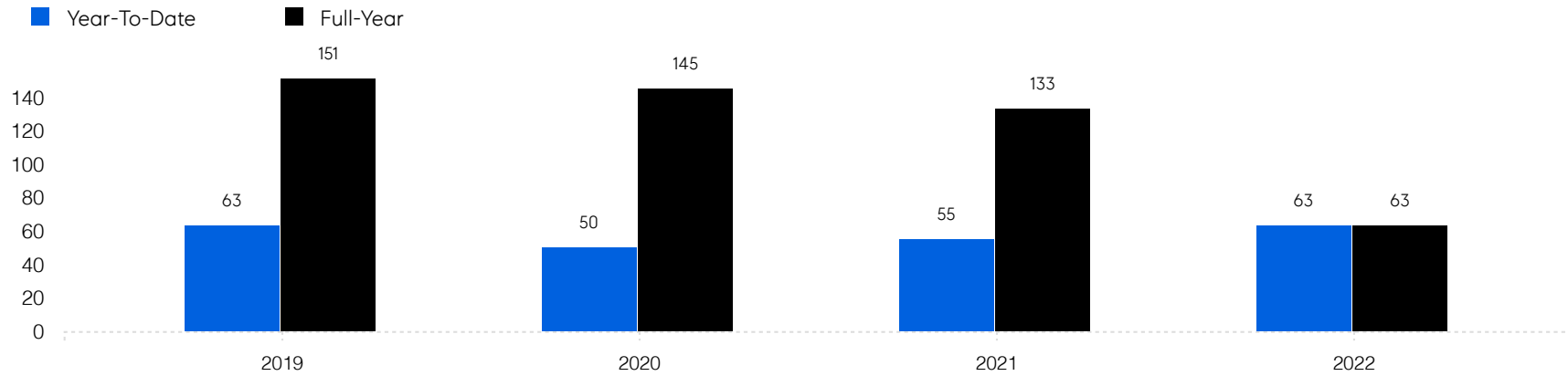
COMPASS

River Edge

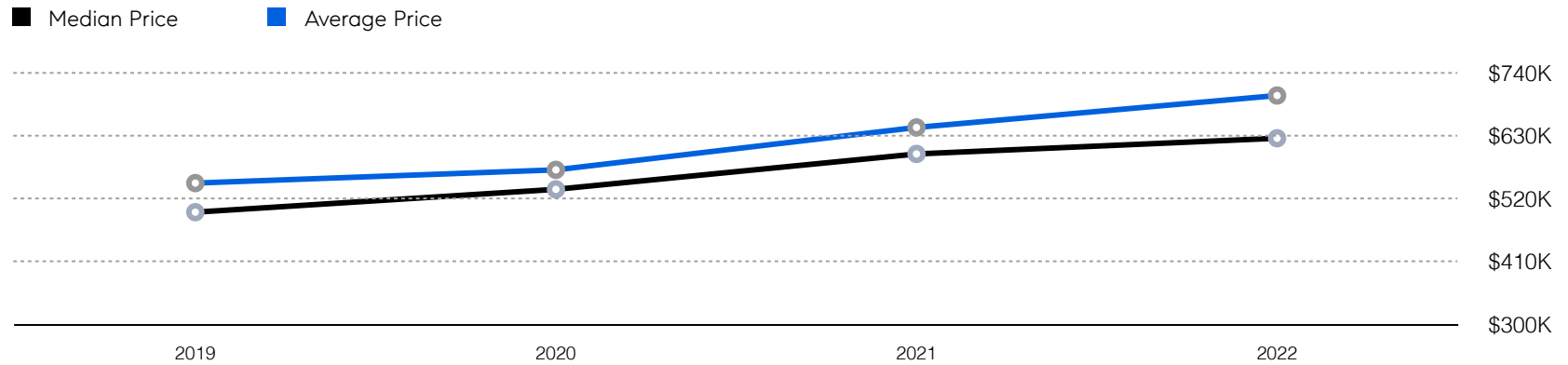
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	53	58	9.4%
	SALES VOLUME	\$32,541,277	\$42,097,143	29.4%
	MEDIAN PRICE	\$587,000	\$641,000	9.2%
	AVERAGE PRICE	\$613,986	\$725,813	18.2%
	AVERAGE DOM	30	30	0.0%
	# OF CONTRACTS	61	65	6.6%
	# NEW LISTINGS	72	67	-6.9%
Condo/Co-op/Townhouse	# OF SALES	2	5	150.0%
	SALES VOLUME	\$935,000	\$2,026,599	116.7%
	MEDIAN PRICE	\$467,500	\$435,000	-7.0%
	AVERAGE PRICE	\$467,500	\$405,320	-13.3%
	AVERAGE DOM	13	31	138.5%
	# OF CONTRACTS	4	7	75.0%
	# NEW LISTINGS	8	6	-25.0%

River Edge

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

River Vale Market Report

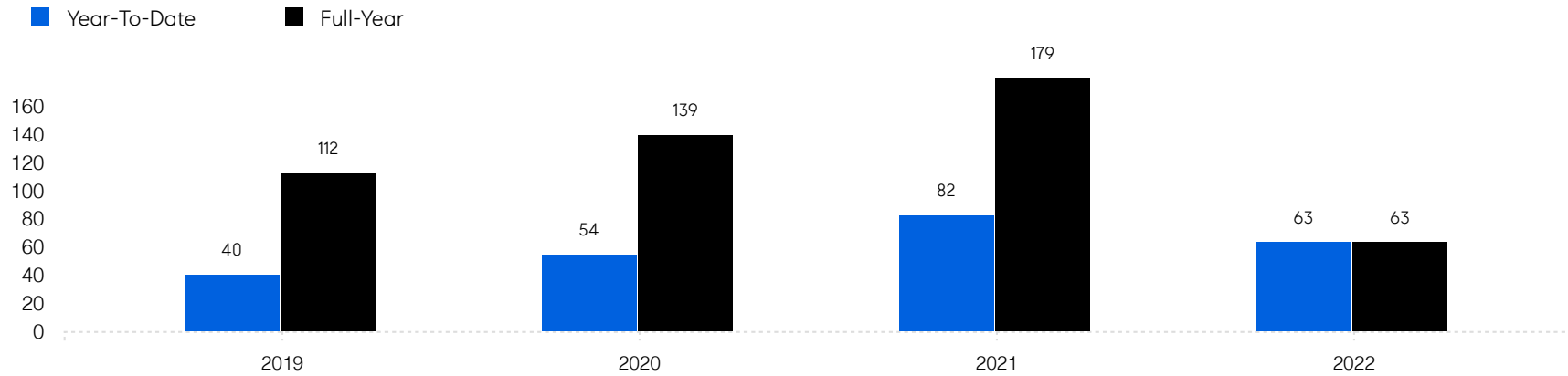
COMPASS

River Vale

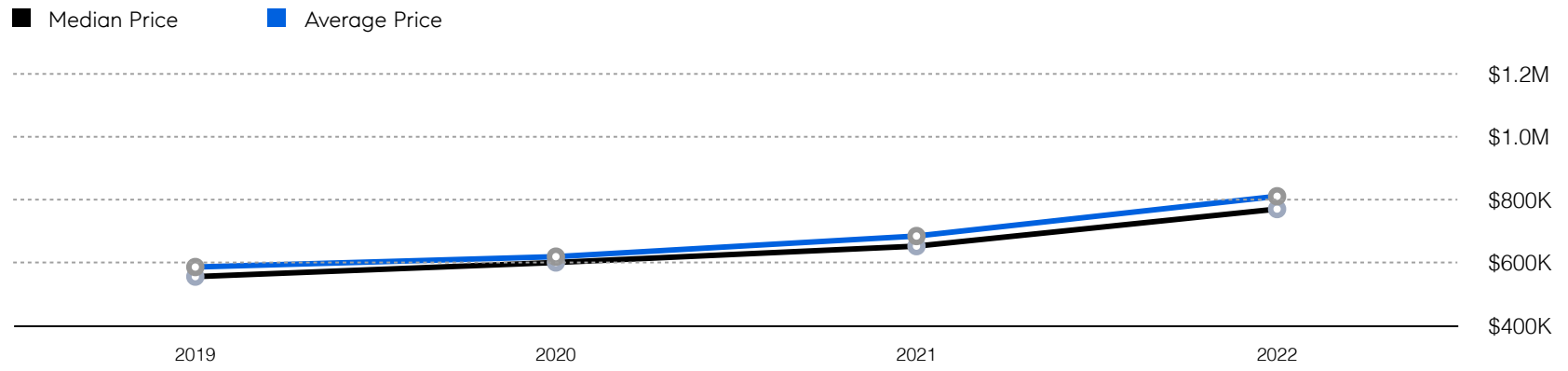
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	68	51	-25.0%
	SALES VOLUME	\$46,357,702	\$42,407,350	-8.5%
	MEDIAN PRICE	\$669,125	\$800,000	19.6%
	AVERAGE PRICE	\$681,731	\$831,517	22.0%
	AVERAGE DOM	42	33	-21.4%
	# OF CONTRACTS	84	74	-11.9%
	# NEW LISTINGS	98	75	-23.5%
Condo/Co-op/Townhouse	# OF SALES	14	12	-14.3%
	SALES VOLUME	\$6,948,900	\$8,667,255	24.7%
	MEDIAN PRICE	\$515,000	\$492,950	-4.3%
	AVERAGE PRICE	\$496,350	\$722,271	45.5%
	AVERAGE DOM	60	85	41.7%
	# OF CONTRACTS	24	18	-25.0%
	# NEW LISTINGS	29	15	-48.3%

River Vale

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Rochelle Park Market Report

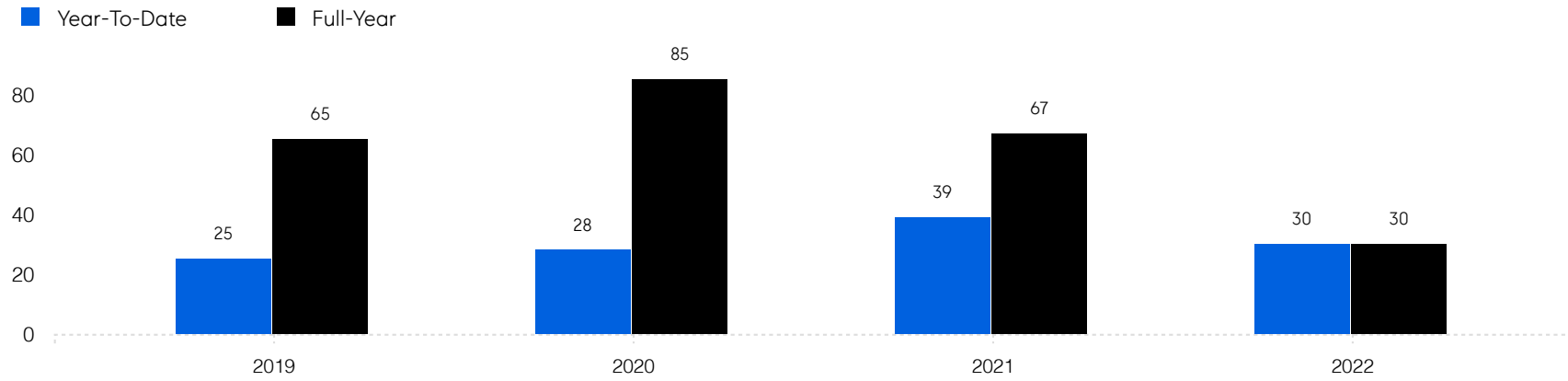
COMPASS

Rochelle Park

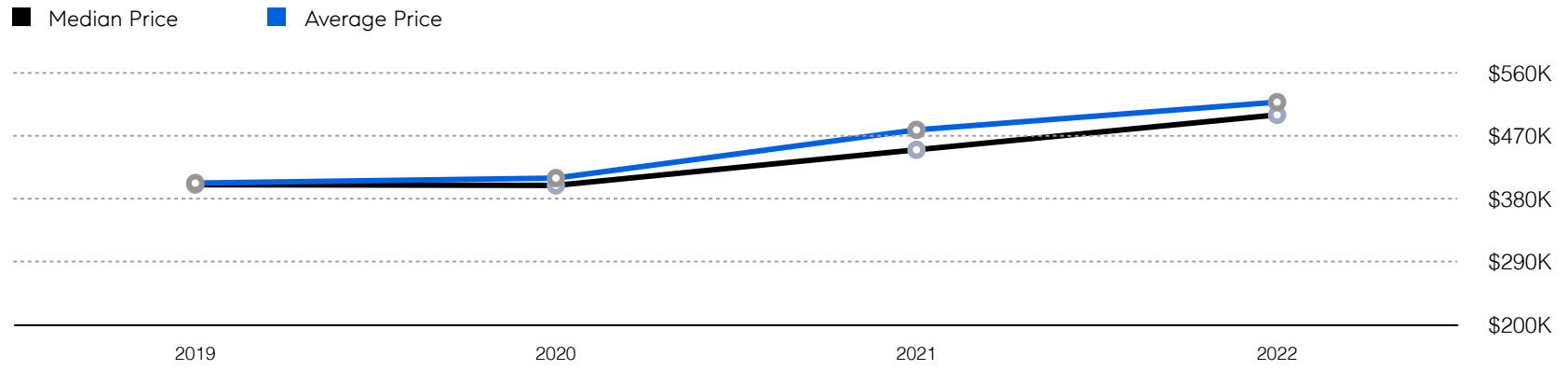
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	37	28	-24.3%
	SALES VOLUME	\$17,747,200	\$14,797,000	-16.6%
	MEDIAN PRICE	\$440,000	\$505,000	14.8%
	AVERAGE PRICE	\$479,654	\$528,464	10.2%
	AVERAGE DOM	29	28	-3.4%
	# OF CONTRACTS	43	38	-11.6%
	# NEW LISTINGS	42	50	19.0%
Condo/Co-op/Townhouse	# OF SALES	2	2	0.0%
	SALES VOLUME	\$831,600	\$751,000	-9.7%
	MEDIAN PRICE	\$415,800	\$375,500	-9.7%
	AVERAGE PRICE	\$415,800	\$375,500	-9.7%
	AVERAGE DOM	9	53	488.9%
	# OF CONTRACTS	3	3	0.0%
	# NEW LISTINGS	4	3	-25.0%

Rochelle Park

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Rockaway Market Report

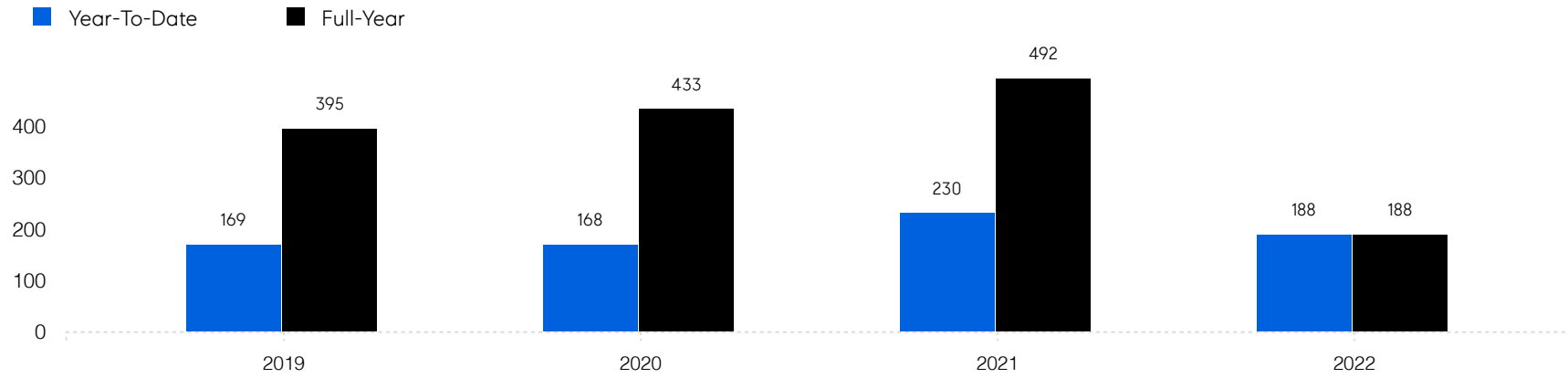
COMPASS

Rockaway

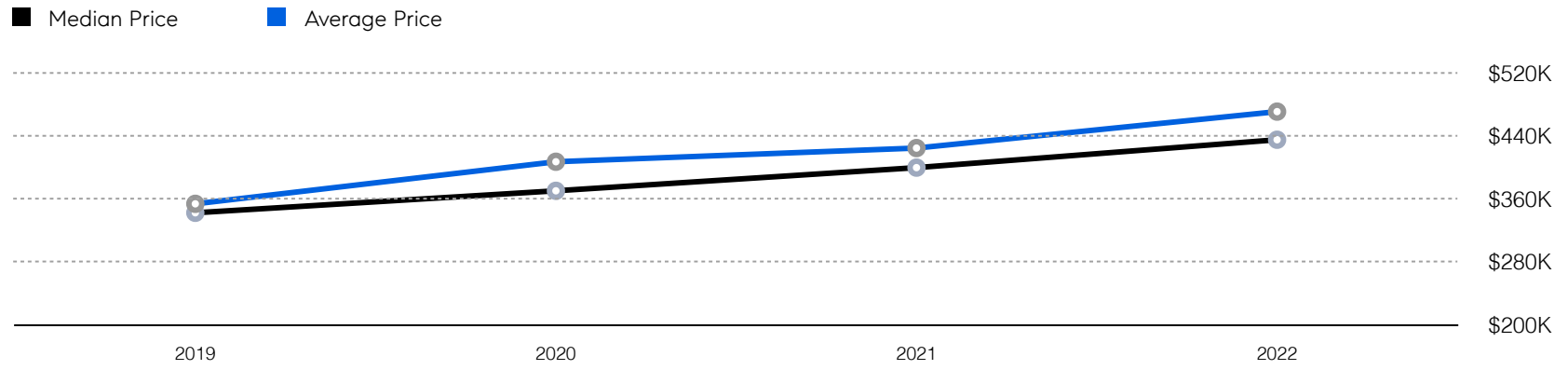
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	163	132	-19.0%
	SALES VOLUME	\$75,066,107	\$66,188,456	-11.8%
	MEDIAN PRICE	\$412,500	\$457,500	10.9%
	AVERAGE PRICE	\$460,528	\$501,428	8.9%
	AVERAGE DOM	38	30	-21.1%
	# OF CONTRACTS	172	151	-12.2%
	# NEW LISTINGS	223	171	-23.3%
Condo/Co-op/Townhouse	# OF SALES	67	56	-16.4%
	SALES VOLUME	\$21,296,711	\$22,321,611	4.8%
	MEDIAN PRICE	\$330,000	\$391,000	18.5%
	AVERAGE PRICE	\$317,861	\$398,600	25.4%
	AVERAGE DOM	40	28	-30.0%
	# OF CONTRACTS	72	67	-6.9%
	# NEW LISTINGS	80	73	-8.7%

Rockaway

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Roseland Market Report

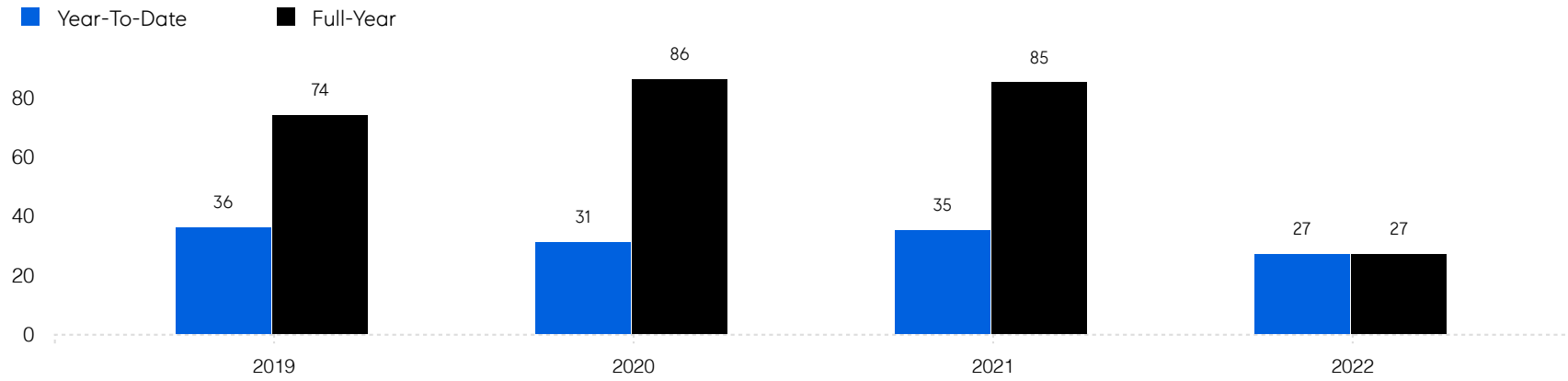
COMPASS

Roseland

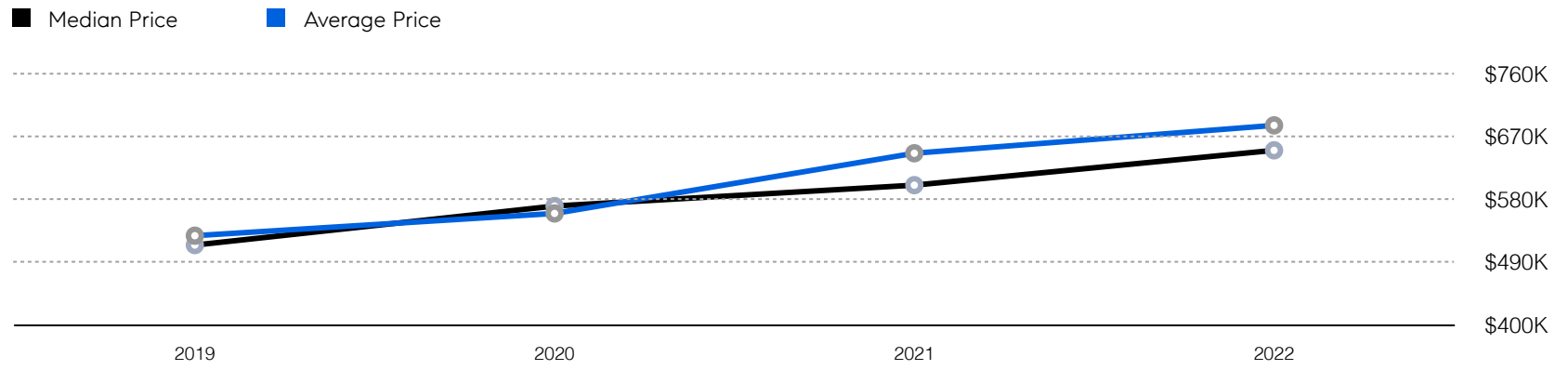
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	25	20	-20.0%
	SALES VOLUME	\$16,846,000	\$14,440,900	-14.3%
	MEDIAN PRICE	\$640,000	\$655,000	2.3%
	AVERAGE PRICE	\$673,840	\$722,045	7.2%
	AVERAGE DOM	36	21	-41.7%
	# OF CONTRACTS	24	33	37.5%
	# NEW LISTINGS	35	41	17.1%
Condo/Co-op/Townhouse	# OF SALES	10	7	-30.0%
	SALES VOLUME	\$5,818,000	\$4,077,000	-29.9%
	MEDIAN PRICE	\$537,000	\$560,000	4.3%
	AVERAGE PRICE	\$581,800	\$582,429	0.1%
	AVERAGE DOM	34	24	-29.4%
	# OF CONTRACTS	15	10	-33.3%
	# NEW LISTINGS	19	13	-31.6%

Roseland

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Roselle Park Market Report

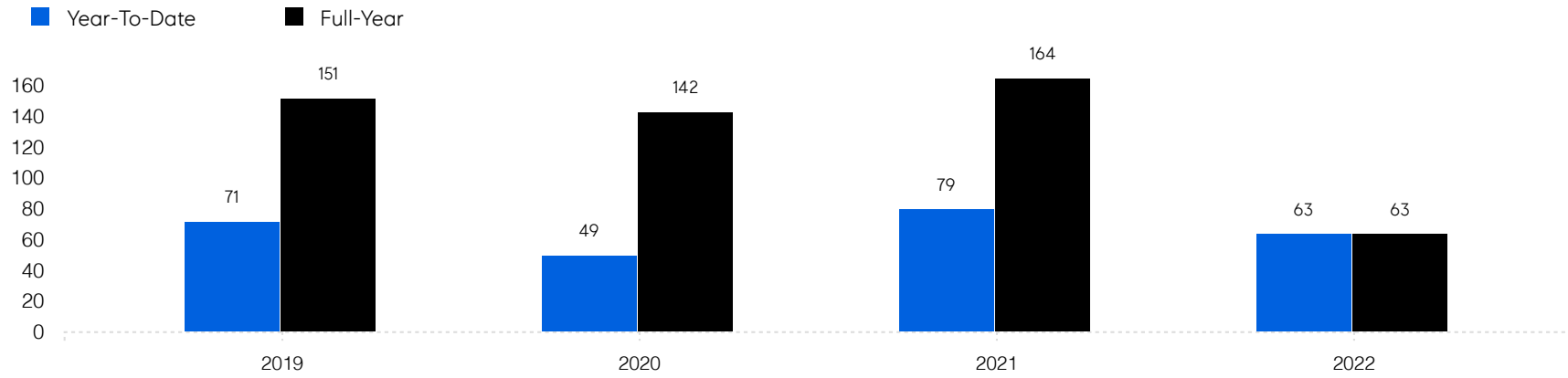
COMPASS

Roselle Park

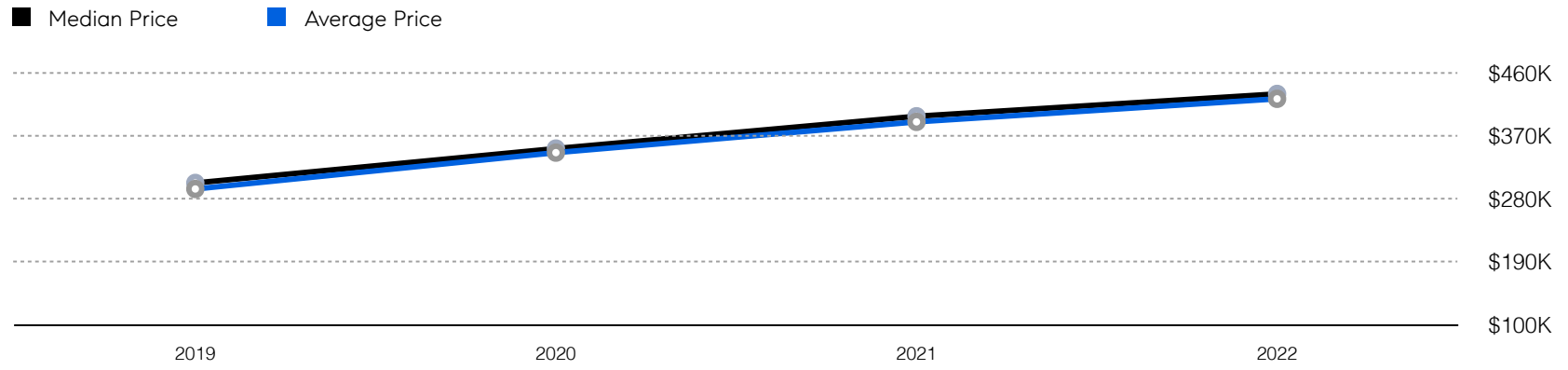
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	77	58	-24.7%
	SALES VOLUME	\$30,321,500	\$25,552,900	-15.7%
	MEDIAN PRICE	\$385,000	\$430,000	11.7%
	AVERAGE PRICE	\$393,786	\$440,567	11.9%
	AVERAGE DOM	36	27	-25.0%
	# OF CONTRACTS	86	57	-33.7%
	# NEW LISTINGS	107	77	-28.0%
Condo/Co-op/Townhouse	# OF SALES	2	5	150.0%
	SALES VOLUME	\$370,000	\$1,095,000	195.9%
	MEDIAN PRICE	\$185,000	\$230,000	24.3%
	AVERAGE PRICE	\$185,000	\$219,000	18.4%
	AVERAGE DOM	28	51	82.1%
	# OF CONTRACTS	5	4	-20.0%
	# NEW LISTINGS	7	6	-14.3%

Roselle Park

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Rutherford Market Report

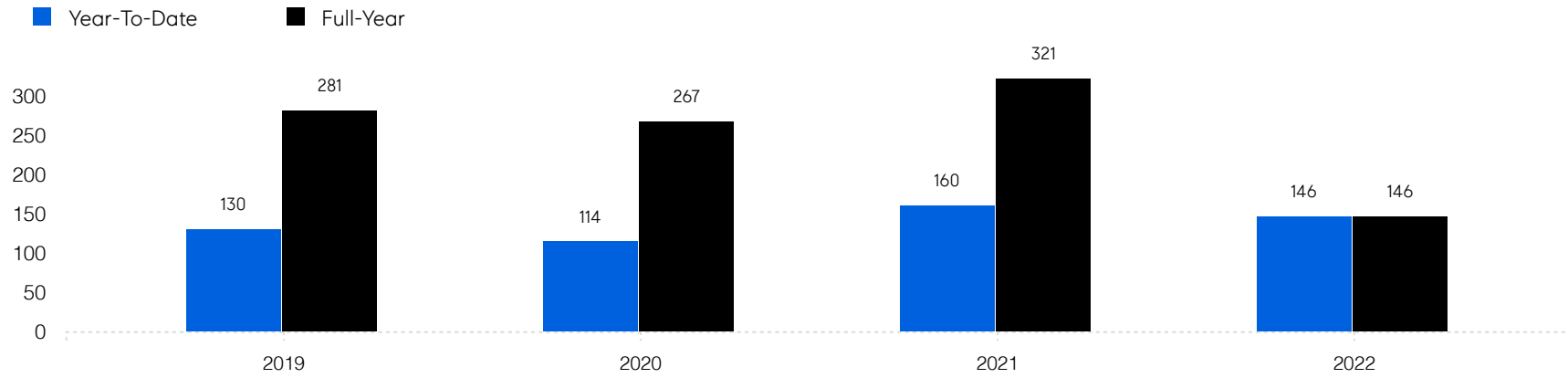
COMPASS

Rutherford

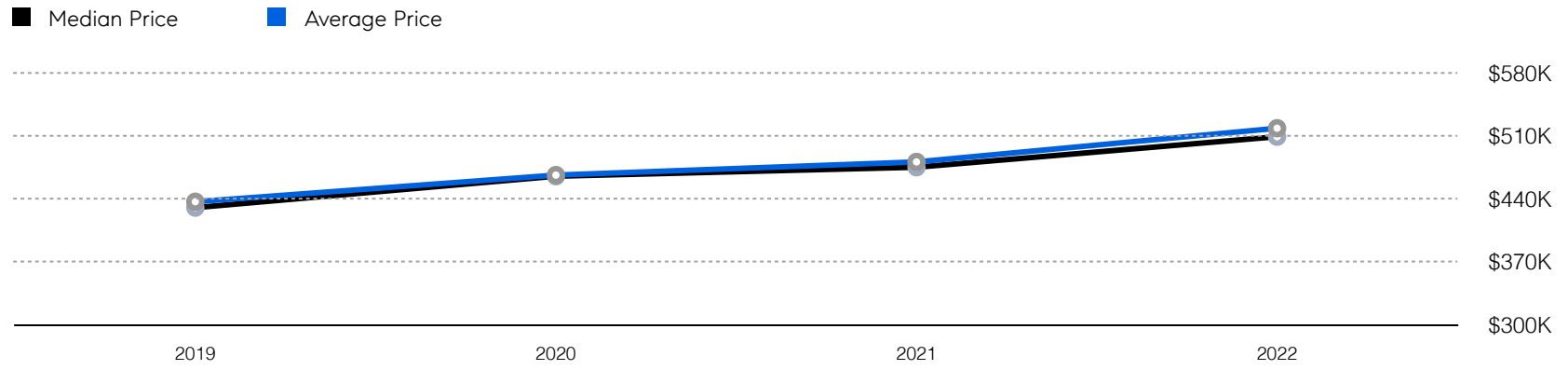
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	96	95	-1.0%
	SALES VOLUME	\$56,029,411	\$60,392,507	7.8%
	MEDIAN PRICE	\$562,500	\$570,000	1.3%
	AVERAGE PRICE	\$583,640	\$635,711	8.9%
	AVERAGE DOM	38	49	28.9%
	# OF CONTRACTS	136	112	-17.6%
	# NEW LISTINGS	161	118	-26.7%
Condo/Co-op/Townhouse	# OF SALES	64	51	-20.3%
	SALES VOLUME	\$18,410,499	\$15,299,722	-16.9%
	MEDIAN PRICE	\$286,000	\$270,000	-5.6%
	AVERAGE PRICE	\$287,664	\$299,995	4.3%
	AVERAGE DOM	31	44	41.9%
	# OF CONTRACTS	70	51	-27.1%
	# NEW LISTINGS	75	51	-32.0%

Rutherford

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Saddle Brook Market Report

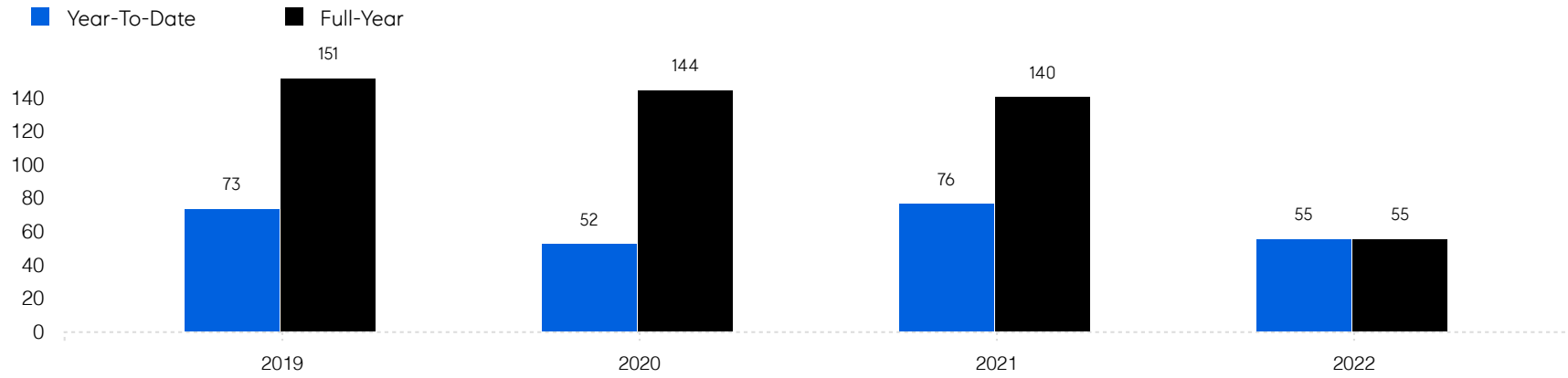
COMPASS

Saddle Brook

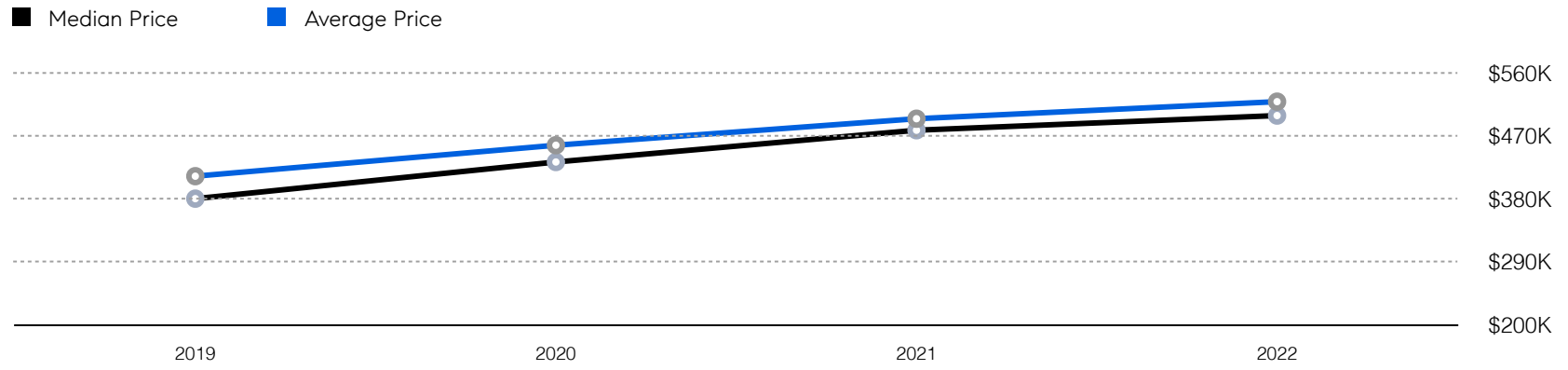
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	70	49	-30.0%
	SALES VOLUME	\$35,685,003	\$26,601,000	-25.5%
	MEDIAN PRICE	\$488,000	\$510,000	4.5%
	AVERAGE PRICE	\$509,786	\$542,878	6.5%
	AVERAGE DOM	38	34	-10.5%
	# OF CONTRACTS	70	58	-17.1%
	# NEW LISTINGS	78	68	-12.8%
Condo/Co-op/Townhouse	# OF SALES	6	6	0.0%
	SALES VOLUME	\$1,534,050	\$1,940,000	26.5%
	MEDIAN PRICE	\$205,000	\$320,000	56.1%
	AVERAGE PRICE	\$255,675	\$323,333	26.5%
	AVERAGE DOM	49	24	-51.0%
	# OF CONTRACTS	7	7	0.0%
	# NEW LISTINGS	6	8	33.3%

Saddle Brook

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Saddle River Market Report

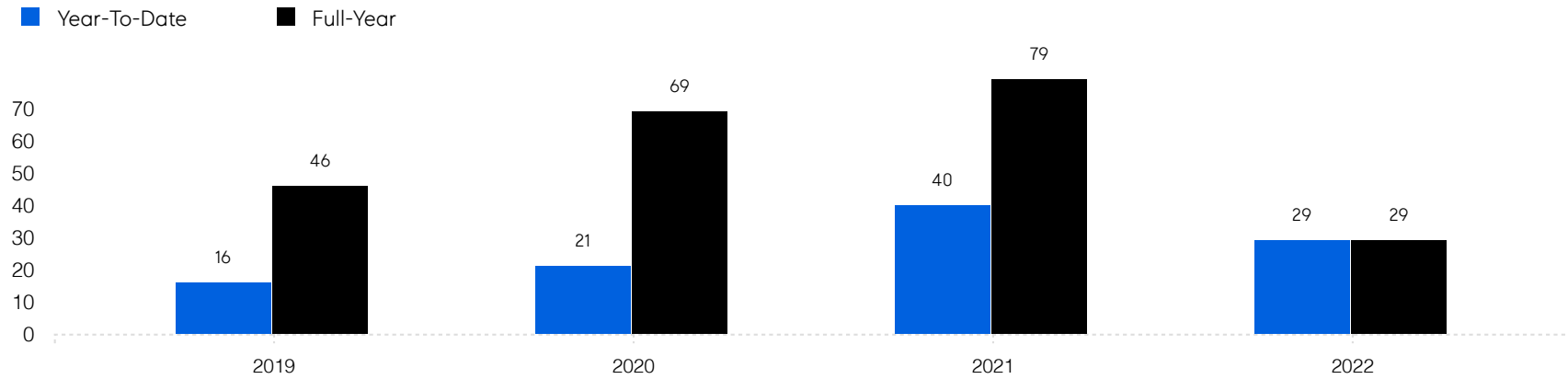
COMPASS

Saddle River

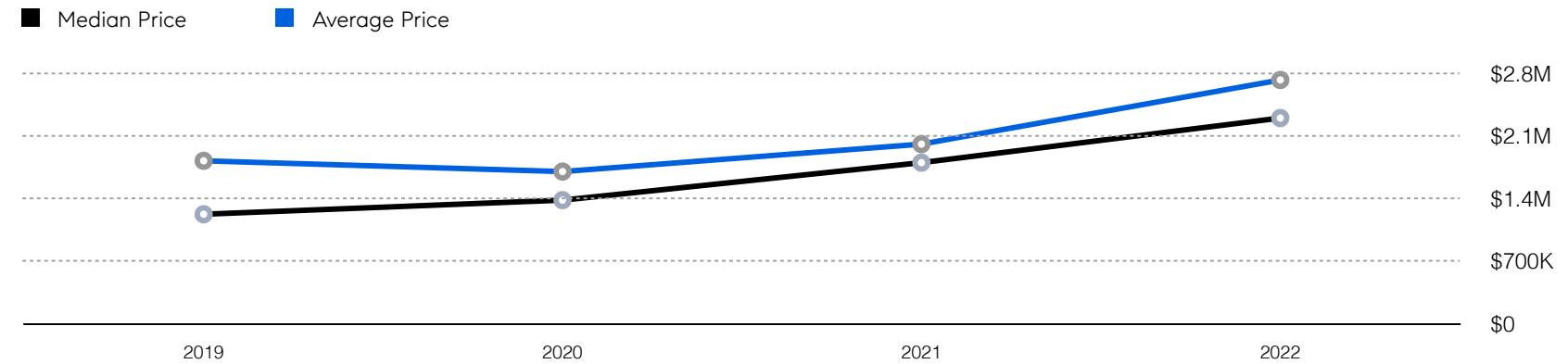
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	39	28	-28.2%
	SALES VOLUME	\$77,832,999	\$78,958,000	1.4%
	MEDIAN PRICE	\$1,757,000	\$2,300,000	30.9%
	AVERAGE PRICE	\$1,995,718	\$2,819,929	41.3%
	AVERAGE DOM	153	80	-47.7%
	# OF CONTRACTS	44	34	-22.7%
	# NEW LISTINGS	66	45	-31.8%
Condo/Co-op/Townhouse	# OF SALES	1	1	0.0%
	SALES VOLUME	\$1,850,000	\$118,590	-93.6%
	MEDIAN PRICE	\$1,850,000	\$118,590	-93.6%
	AVERAGE PRICE	\$1,850,000	\$118,590	-93.6%
	AVERAGE DOM	103	13	-87.4%
	# OF CONTRACTS	0	1	0.0%
	# NEW LISTINGS	1	4	300.0%

Saddle River

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Scotch Plains Market Report

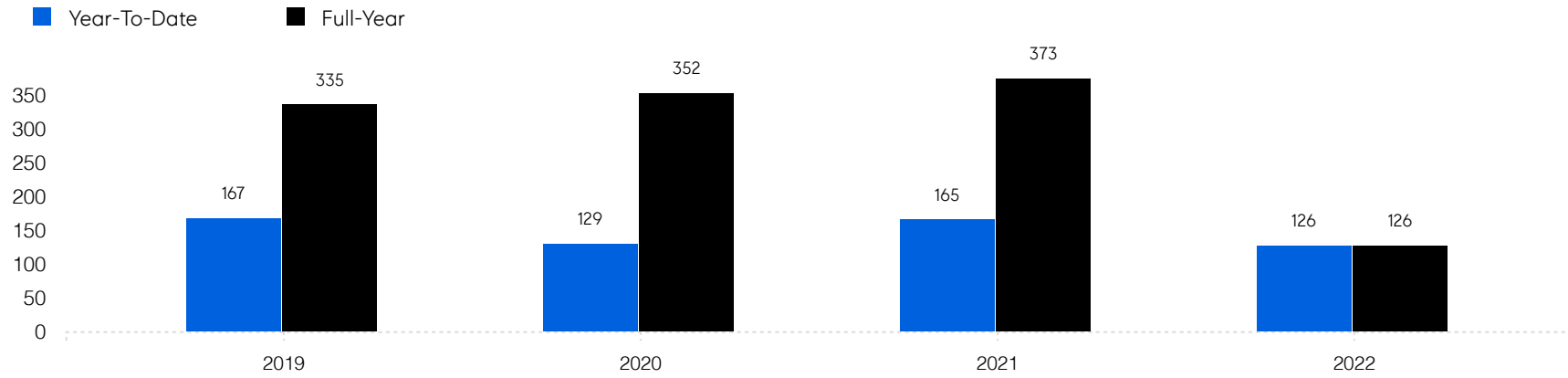
COMPASS

Scotch Plains

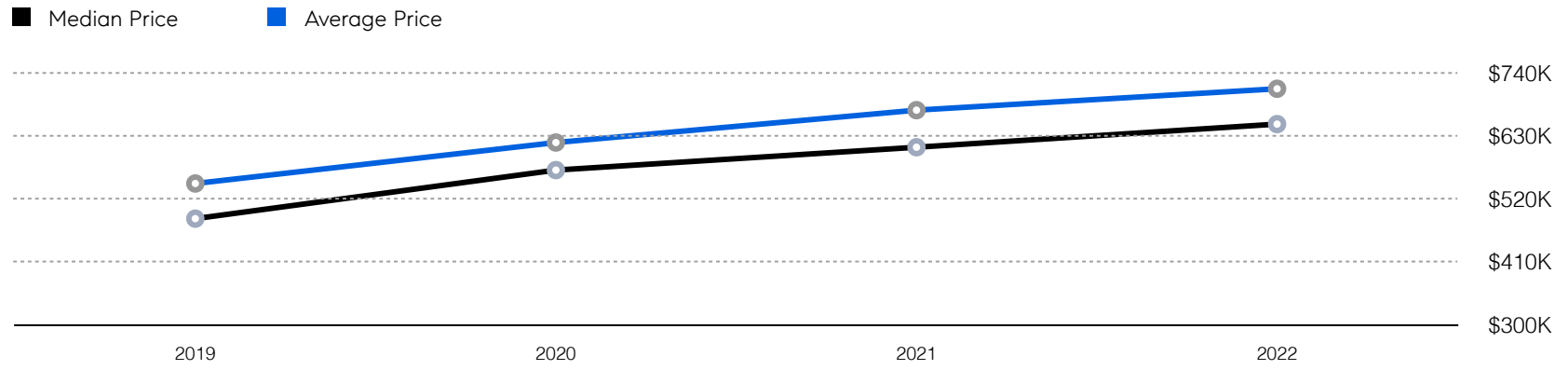
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	151	113	-25.2%
	SALES VOLUME	\$104,212,020	\$84,843,162	-18.6%
	MEDIAN PRICE	\$640,000	\$685,000	7.0%
	AVERAGE PRICE	\$690,146	\$750,824	8.8%
	AVERAGE DOM	36	26	-27.8%
	# OF CONTRACTS	173	144	-16.8%
	# NEW LISTINGS	210	181	-13.8%
Condo/Co-op/Townhouse	# OF SALES	14	13	-7.1%
	SALES VOLUME	\$5,019,800	\$4,913,750	-2.1%
	MEDIAN PRICE	\$380,000	\$398,000	4.7%
	AVERAGE PRICE	\$358,557	\$377,981	5.4%
	AVERAGE DOM	38	23	-39.5%
	# OF CONTRACTS	16	18	12.5%
	# NEW LISTINGS	21	22	4.8%

Scotch Plains

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Secaucus Market Report

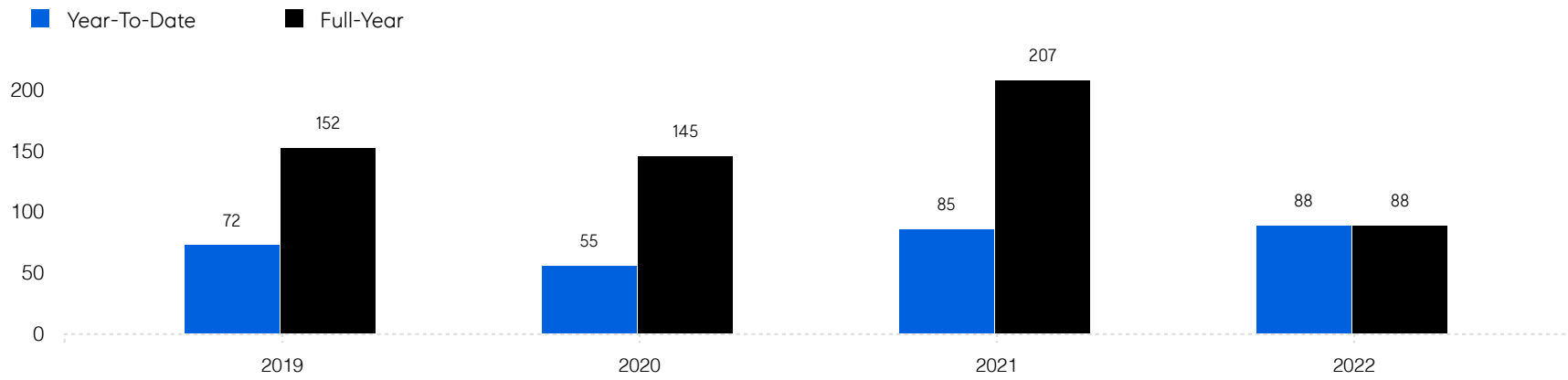
COMPASS

Secaucus

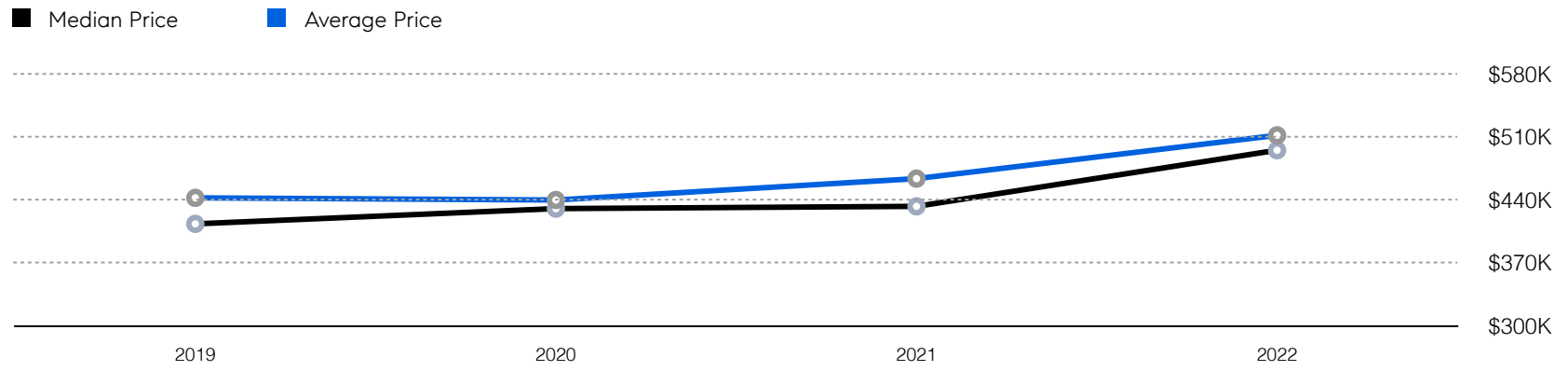
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	24	21	-12.5%
	SALES VOLUME	\$13,887,521	\$14,317,500	3.1%
	MEDIAN PRICE	\$585,000	\$672,500	15.0%
	AVERAGE PRICE	\$578,647	\$681,786	17.8%
	AVERAGE DOM	70	46	-34.3%
	# OF CONTRACTS	32	23	-28.1%
	# NEW LISTINGS	42	31	-26.2%
Condo/Co-op/Townhouse	# OF SALES	61	67	9.8%
	SALES VOLUME	\$24,159,899	\$28,147,594	16.5%
	MEDIAN PRICE	\$355,000	\$445,750	25.6%
	AVERAGE PRICE	\$396,064	\$453,993	14.6%
	AVERAGE DOM	45	32	-28.9%
	# OF CONTRACTS	58	80	37.9%
	# NEW LISTINGS	120	140	16.7%

Secaucus

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Short Hills Market Report

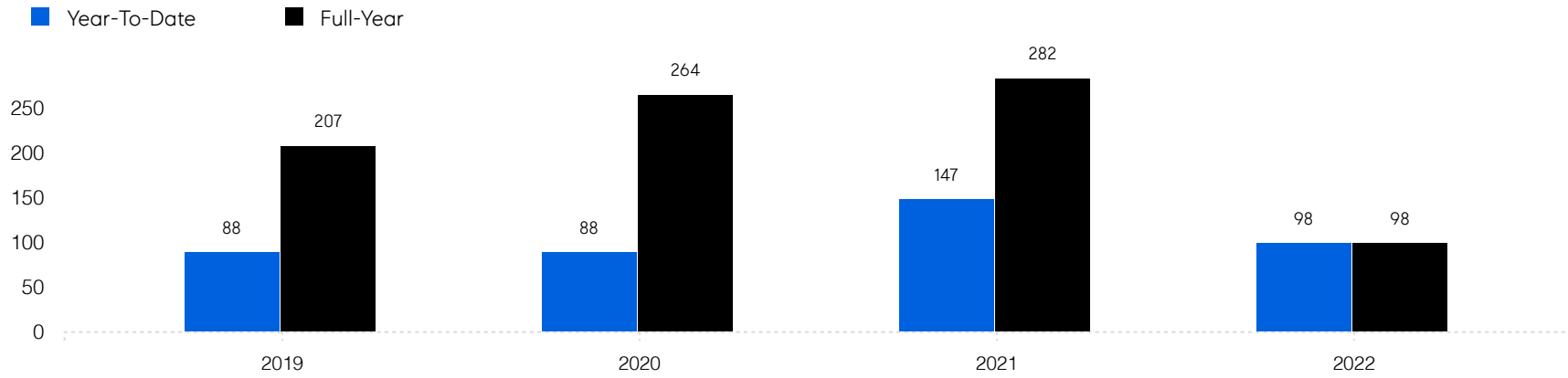
COMPASS

Short Hills

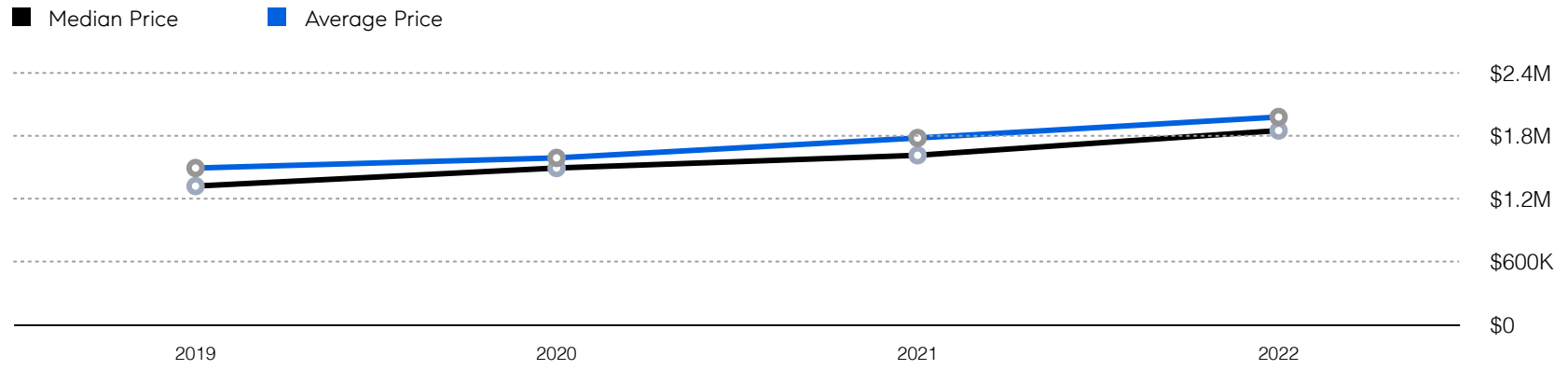
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	147	98	-33.3%
	SALES VOLUME	\$256,621,999	\$193,994,115	-24.4%
	MEDIAN PRICE	\$1,573,250	\$1,850,000	17.6%
	AVERAGE PRICE	\$1,745,728	\$1,979,532	13.4%
	AVERAGE DOM	41	25	-39.0%
	# OF CONTRACTS	161	131	-18.6%
	# NEW LISTINGS	221	165	-25.3%
Condo/Co-op/Townhouse	# OF SALES	0	0	0.0%
	SALES VOLUME	-	-	-
	MEDIAN PRICE	-	-	-
	AVERAGE PRICE	-	-	-
	AVERAGE DOM	-	-	-
	# OF CONTRACTS	1	0	0.0%
	# NEW LISTINGS	2	2	0.0%

Short Hills

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Somerville Market Report

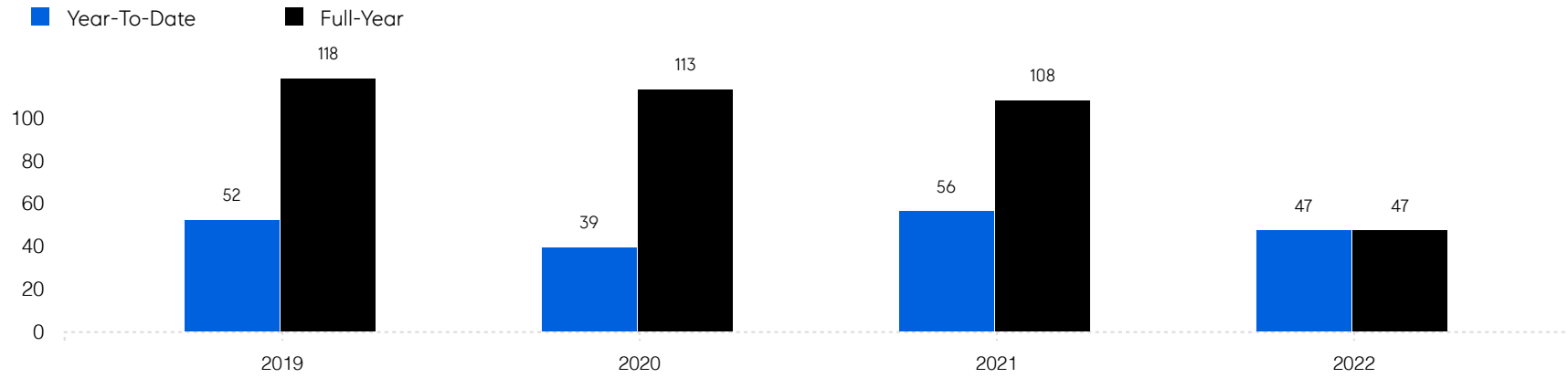
COMPASS

Somerville

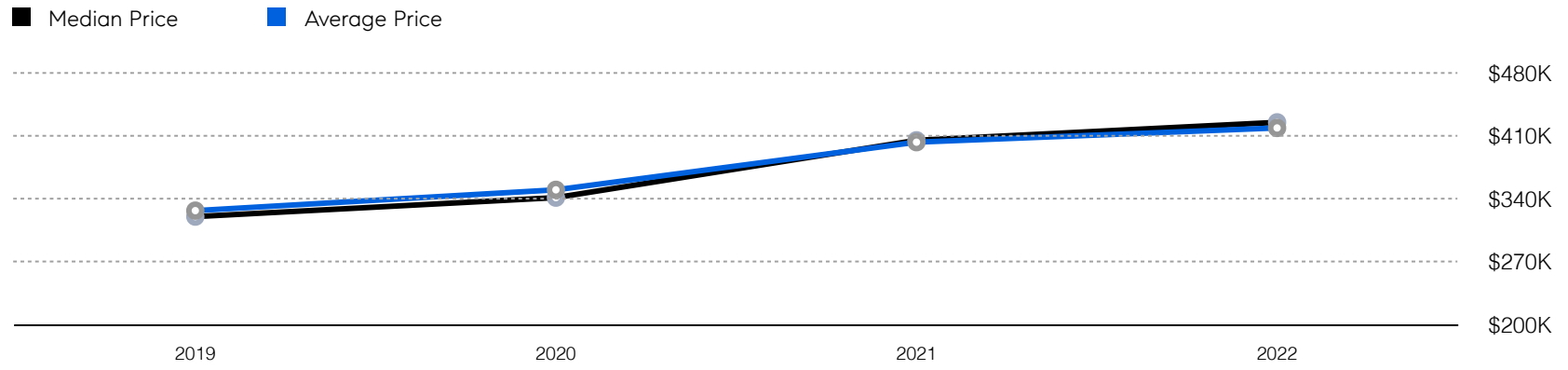
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	55	44	-20.0%
	SALES VOLUME	\$23,145,667	\$18,856,988	-18.5%
	MEDIAN PRICE	\$415,000	\$427,500	3.0%
	AVERAGE PRICE	\$420,830	\$428,568	1.8%
	AVERAGE DOM	29	30	3.4%
	# OF CONTRACTS	50	58	16.0%
	# NEW LISTINGS	60	77	28.3%
Condo/Co-op/Townhouse	# OF SALES	1	3	200.0%
	SALES VOLUME	\$320,000	\$825,000	157.8%
	MEDIAN PRICE	\$320,000	\$275,000	-14.1%
	AVERAGE PRICE	\$320,000	\$275,000	-14.1%
	AVERAGE DOM	12	19	58.3%
	# OF CONTRACTS	2	4	100.0%
	# NEW LISTINGS	5	6	20.0%

Somerville

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

South Orange Market Report

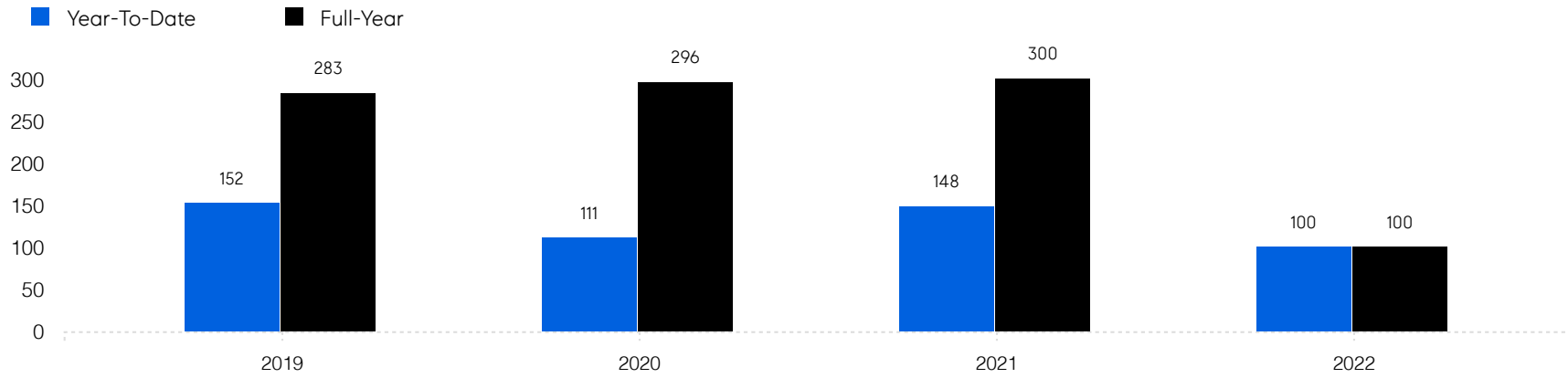
COMPASS

South Orange

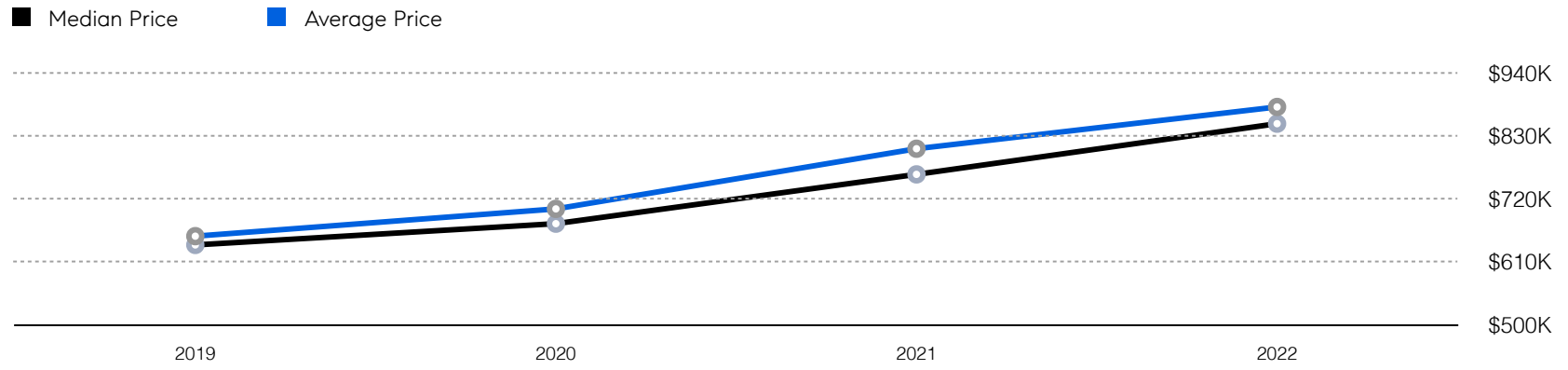
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	128	83	-35.2%
	SALES VOLUME	\$111,786,614	\$80,635,341	-27.9%
	MEDIAN PRICE	\$835,000	\$956,000	14.5%
	AVERAGE PRICE	\$873,333	\$971,510	11.2%
	AVERAGE DOM	25	20	-20.0%
	# OF CONTRACTS	145	104	-28.3%
	# NEW LISTINGS	168	118	-29.8%
Condo/Co-op/Townhouse	# OF SALES	20	17	-15.0%
	SALES VOLUME	\$9,858,000	\$7,416,600	-24.8%
	MEDIAN PRICE	\$385,750	\$357,600	-7.3%
	AVERAGE PRICE	\$492,900	\$436,271	-11.5%
	AVERAGE DOM	40	35	-12.5%
	# OF CONTRACTS	23	16	-30.4%
	# NEW LISTINGS	31	19	-38.7%

South Orange

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Springfield Market Report

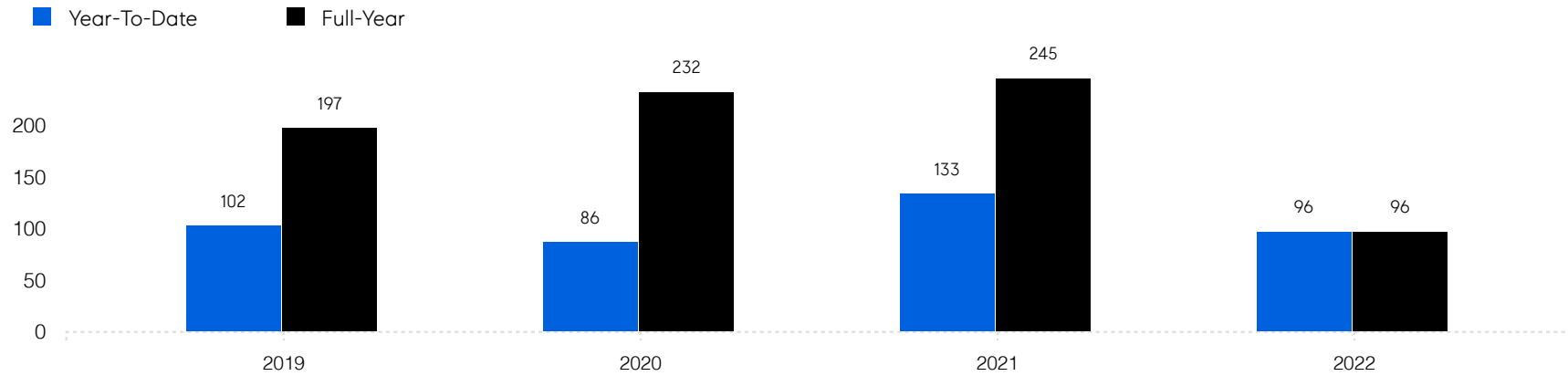
COMPASS

Springfield

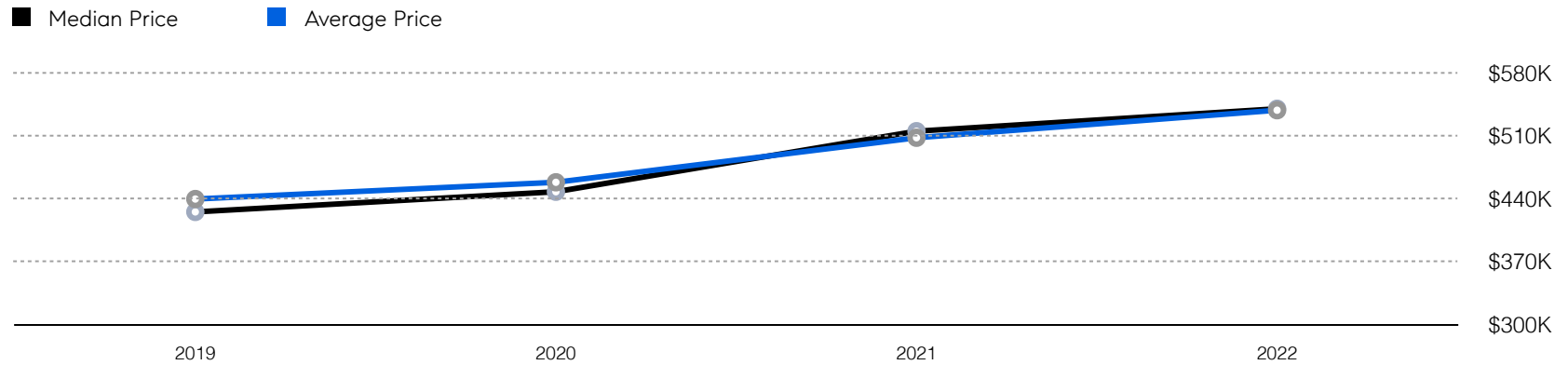
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	97	72	-25.8%
	SALES VOLUME	\$56,206,487	\$45,126,986	-19.7%
	MEDIAN PRICE	\$548,000	\$577,750	5.4%
	AVERAGE PRICE	\$579,448	\$626,764	8.2%
	AVERAGE DOM	35	22	-37.1%
	# OF CONTRACTS	94	84	-10.6%
	# NEW LISTINGS	118	111	-5.9%
Condo/Co-op/Townhouse	# OF SALES	36	24	-33.3%
	SALES VOLUME	\$10,583,900	\$6,559,700	-38.0%
	MEDIAN PRICE	\$249,000	\$252,500	1.4%
	AVERAGE PRICE	\$293,997	\$273,321	-7.0%
	AVERAGE DOM	47	29	-38.3%
	# OF CONTRACTS	38	25	-34.2%
	# NEW LISTINGS	43	25	-41.9%

Springfield

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Summit Market Report

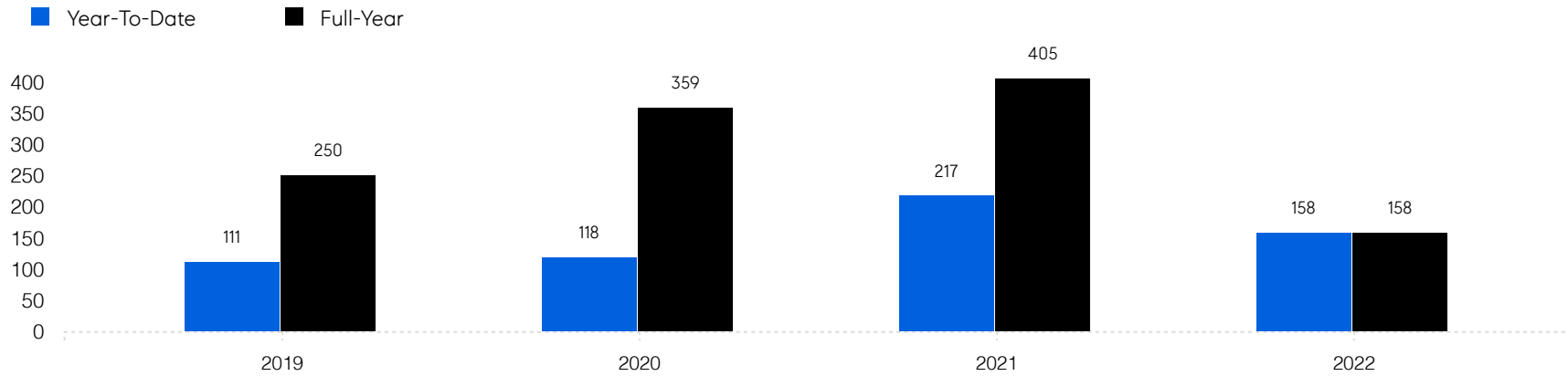
COMPASS

Summit

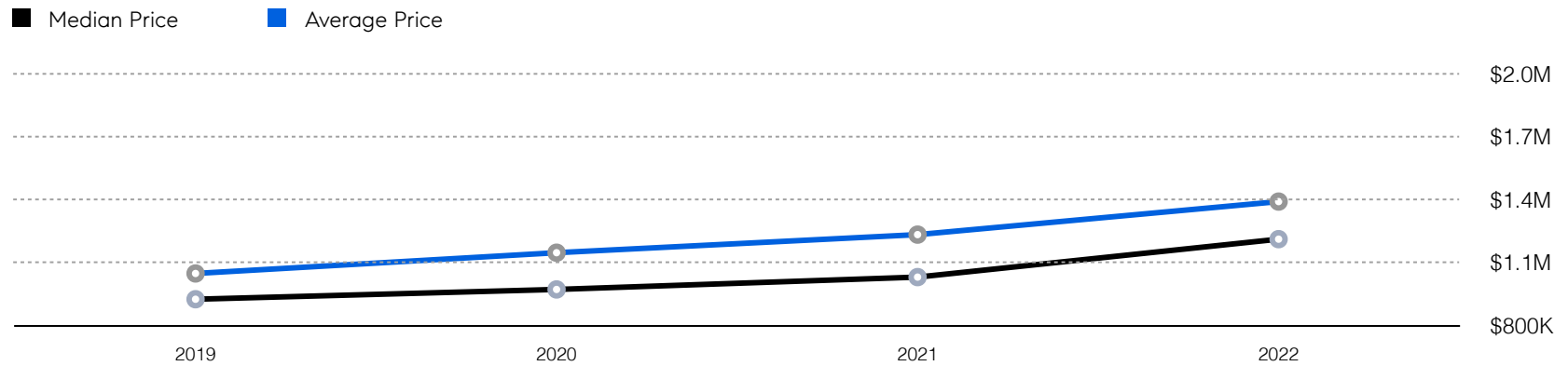
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	179	130	-27.4%
	SALES VOLUME	\$230,814,794	\$203,121,989	-12.0%
	MEDIAN PRICE	\$1,151,000	\$1,400,000	21.6%
	AVERAGE PRICE	\$1,289,468	\$1,562,477	21.2%
	AVERAGE DOM	29	18	-37.9%
	# OF CONTRACTS	191	162	-15.2%
	# NEW LISTINGS	238	197	-17.2%
Condo/Co-op/Townhouse	# OF SALES	38	28	-26.3%
	SALES VOLUME	\$26,587,000	\$16,455,998	-38.1%
	MEDIAN PRICE	\$512,250	\$452,500	-11.7%
	AVERAGE PRICE	\$699,658	\$587,714	-16.0%
	AVERAGE DOM	65	39	-40.0%
	# OF CONTRACTS	43	33	-23.3%
	# NEW LISTINGS	54	39	-27.8%

Summit

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Teaneck Market Report

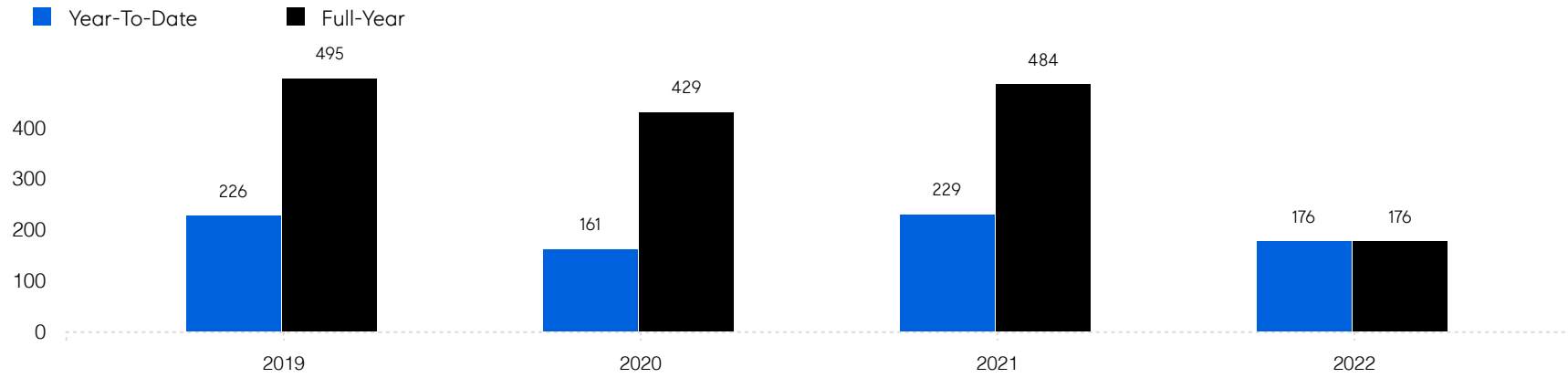
COMPASS

Teaneck

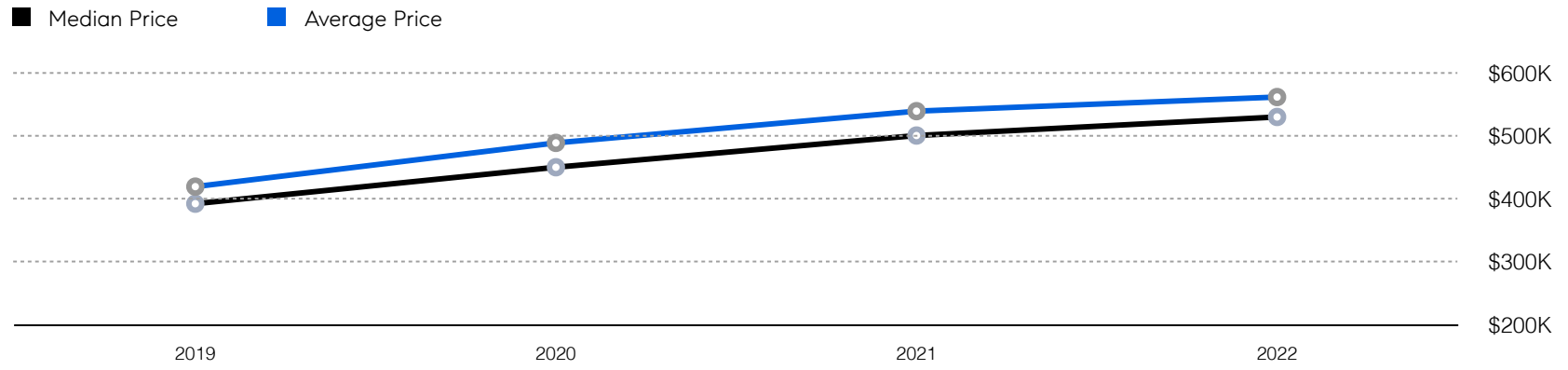
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	198	150	-24.2%
	SALES VOLUME	\$112,541,827	\$91,131,644	-19.0%
	MEDIAN PRICE	\$501,500	\$542,500	8.2%
	AVERAGE PRICE	\$568,393	\$607,544	6.9%
	AVERAGE DOM	42	44	4.8%
	# OF CONTRACTS	245	175	-28.6%
	# NEW LISTINGS	257	195	-24.1%
Condo/Co-op/Townhouse	# OF SALES	31	26	-16.1%
	SALES VOLUME	\$9,295,865	\$7,724,999	-16.9%
	MEDIAN PRICE	\$275,000	\$308,500	12.2%
	AVERAGE PRICE	\$299,867	\$297,115	-0.9%
	AVERAGE DOM	69	63	-8.7%
	# OF CONTRACTS	37	39	5.4%
	# NEW LISTINGS	28	42	50.0%

Teaneck

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Tenaflly Market Report

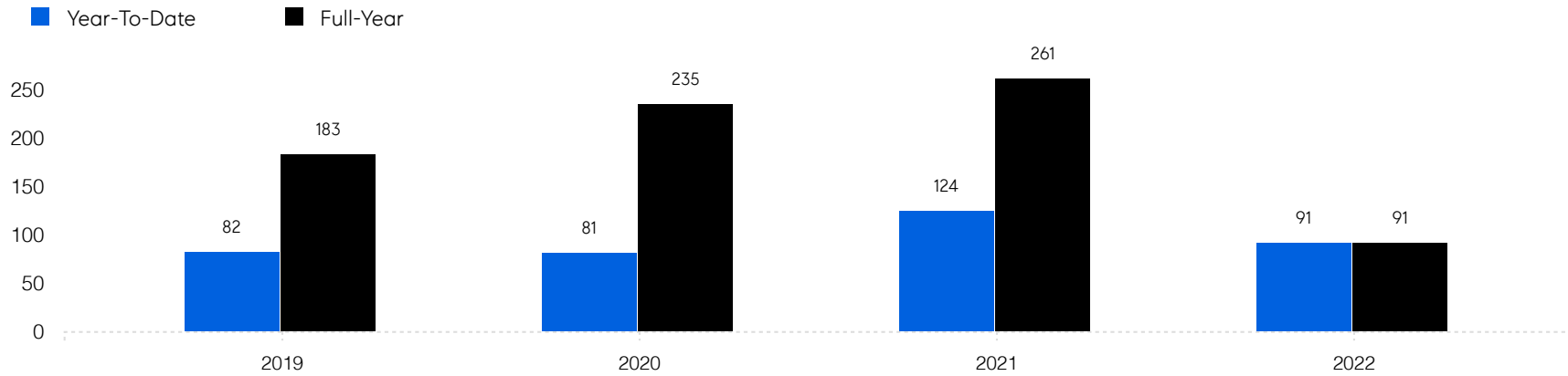
COMPASS

Tenafly

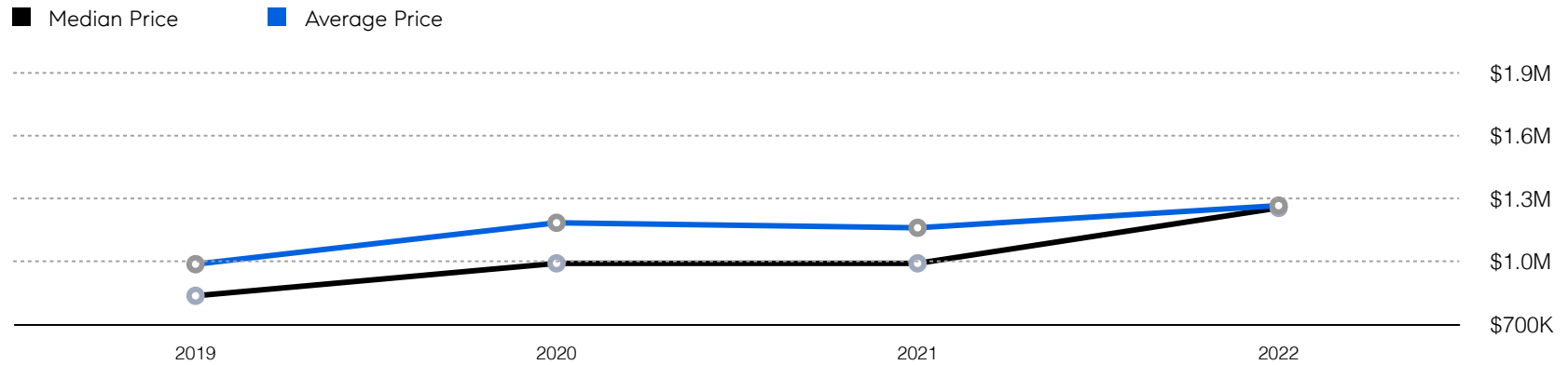
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	111	78	-29.7%
	SALES VOLUME	\$129,657,999	\$108,734,499	-16.1%
	MEDIAN PRICE	\$1,030,000	\$1,287,500	25.0%
	AVERAGE PRICE	\$1,168,090	\$1,394,032	19.3%
	AVERAGE DOM	54	44	-18.5%
	# OF CONTRACTS	164	90	-45.1%
	# NEW LISTINGS	203	118	-41.9%
Condo/Co-op/Townhouse	# OF SALES	13	13	0.0%
	SALES VOLUME	\$8,427,000	\$5,189,000	-38.4%
	MEDIAN PRICE	\$625,000	\$230,500	-63.1%
	AVERAGE PRICE	\$648,231	\$432,417	-33.3%
	AVERAGE DOM	88	42	-52.3%
	# OF CONTRACTS	22	19	-13.6%
	# NEW LISTINGS	31	25	-19.4%

Tenaflly

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Tewksbury Township Market Report

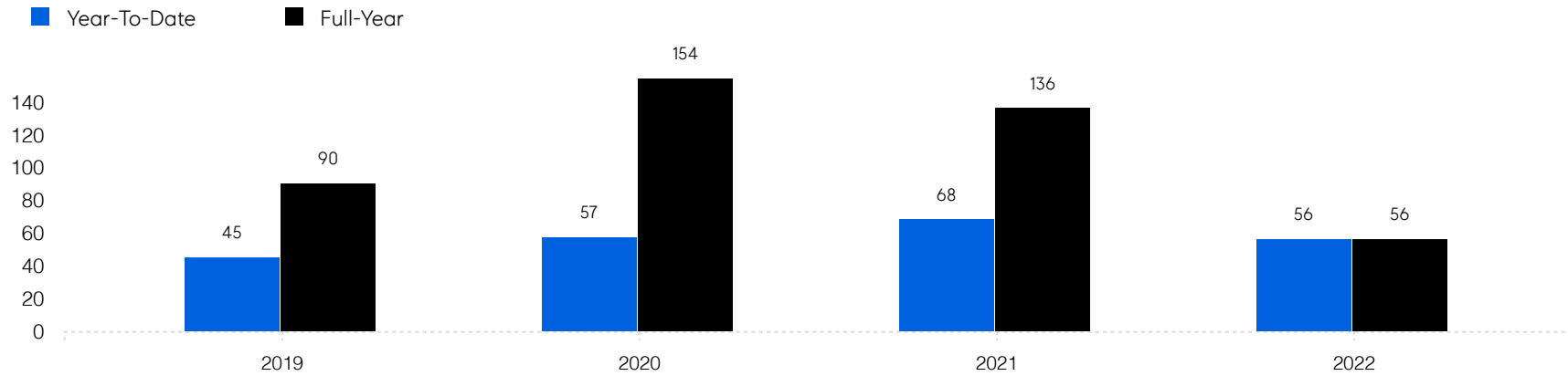
COMPASS

Tewksbury Township

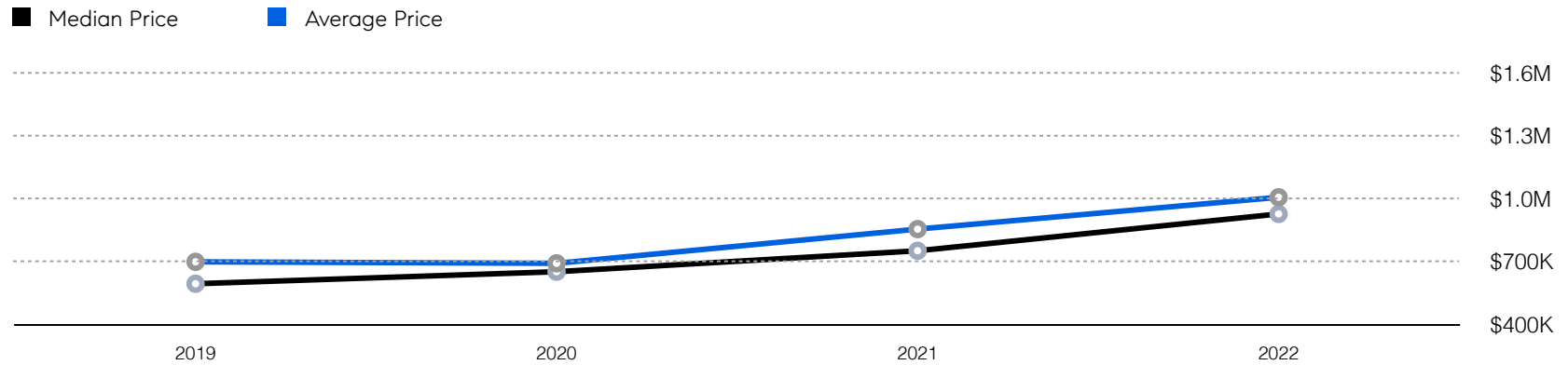
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	63	53	-15.9%
	SALES VOLUME	\$54,125,036	\$54,316,999	0.4%
	MEDIAN PRICE	\$775,000	\$935,000	20.6%
	AVERAGE PRICE	\$859,128	\$1,024,849	19.3%
	AVERAGE DOM	88	67	-23.9%
	# OF CONTRACTS	72	60	-16.7%
	# NEW LISTINGS	79	80	1.3%
Condo/Co-op/Townhouse	# OF SALES	5	3	-40.0%
	SALES VOLUME	\$2,755,000	\$2,003,000	-27.3%
	MEDIAN PRICE	\$499,000	\$725,000	45.3%
	AVERAGE PRICE	\$551,000	\$667,667	21.2%
	AVERAGE DOM	62	16	-74.2%
	# OF CONTRACTS	7	6	-14.3%
	# NEW LISTINGS	9	8	-11.1%

Tewksbury Township

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Union City Market Report

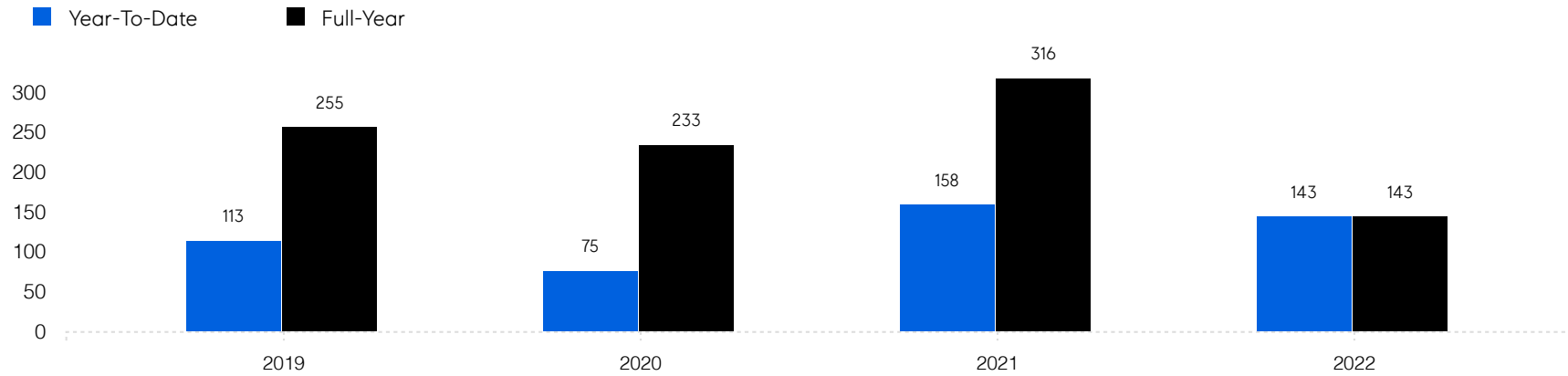
COMPASS

Union City

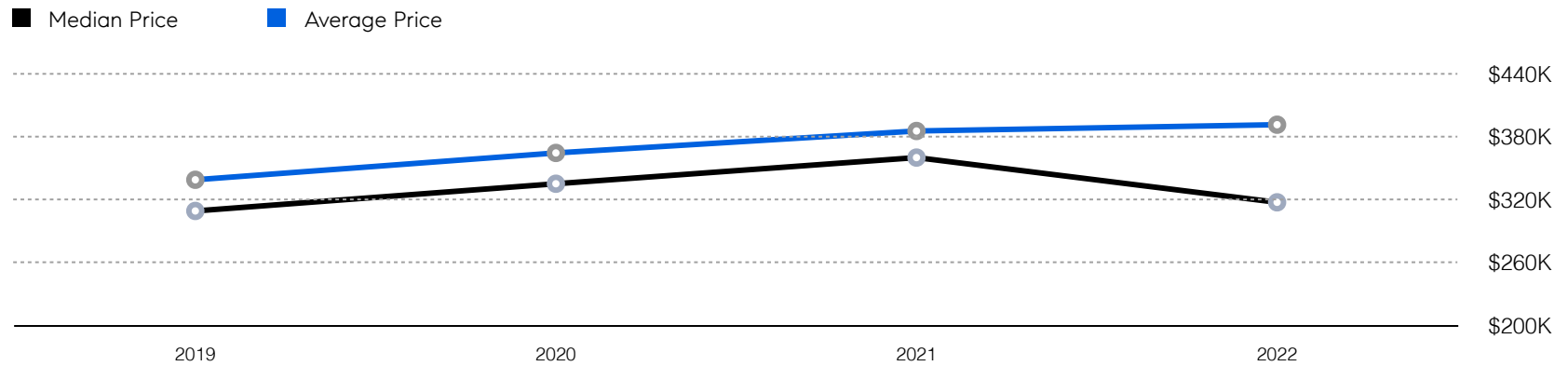
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	19	16	-15.8%
	SALES VOLUME	\$7,597,500	\$8,405,500	10.6%
	MEDIAN PRICE	\$419,750	\$575,000	37.0%
	AVERAGE PRICE	\$422,083	\$600,393	42.2%
	AVERAGE DOM	52	47	-9.6%
	# OF CONTRACTS	22	23	4.5%
	# NEW LISTINGS	35	30	-14.3%
Condo/Co-op/Townhouse	# OF SALES	139	127	-8.6%
	SALES VOLUME	\$50,482,100	\$43,260,103	-14.3%
	MEDIAN PRICE	\$359,000	\$305,000	-15.0%
	AVERAGE PRICE	\$363,181	\$366,611	0.9%
	AVERAGE DOM	48	48	0.0%
	# OF CONTRACTS	193	147	-23.8%
	# NEW LISTINGS	280	234	-16.4%

Union City

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Upper Saddle River Market Report

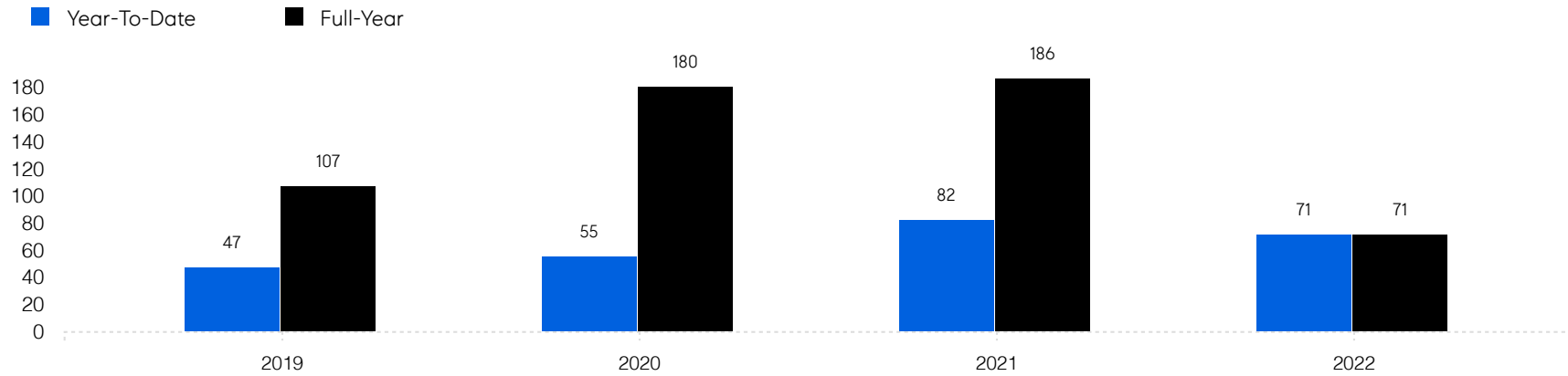
COMPASS

Upper Saddle River

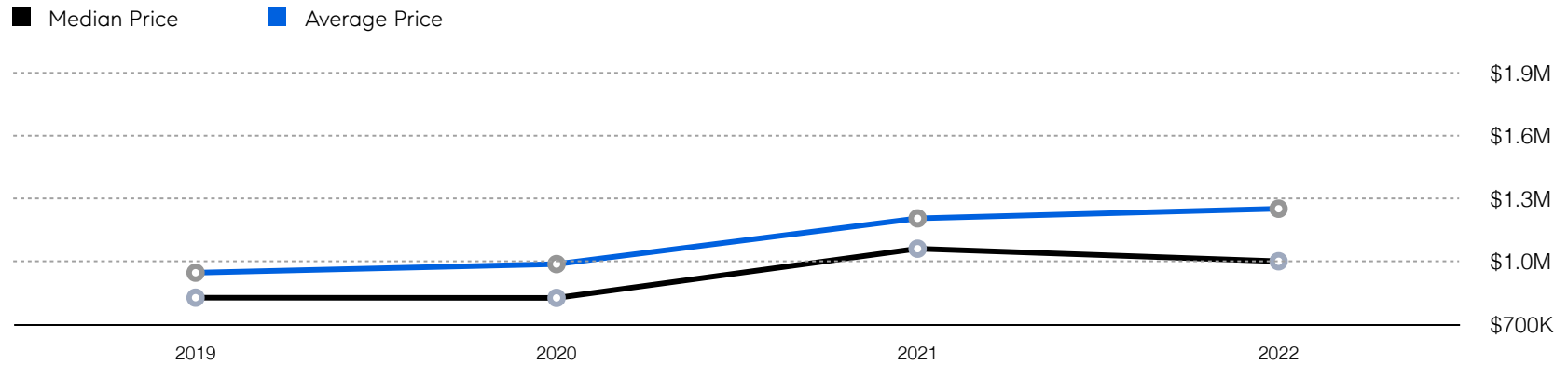
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	82	52	-36.6%
	SALES VOLUME	\$96,368,542	\$70,965,947	-26.4%
	MEDIAN PRICE	\$1,058,000	\$1,199,500	13.4%
	AVERAGE PRICE	\$1,175,226	\$1,364,730	16.1%
	AVERAGE DOM	48	49	2.1%
	# OF CONTRACTS	98	71	-27.6%
	# NEW LISTINGS	121	95	-21.5%
Condo/Co-op/Townhouse	# OF SALES	0	19	0.0%
	SALES VOLUME	-	\$17,862,891	-
	MEDIAN PRICE	-	\$969,693	-
	AVERAGE PRICE	-	\$940,152	-
	AVERAGE DOM	-	34	-
	# OF CONTRACTS	23	19	-17.4%
	# NEW LISTINGS	32	19	-40.6%

Upper Saddle River

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Verona Market Report

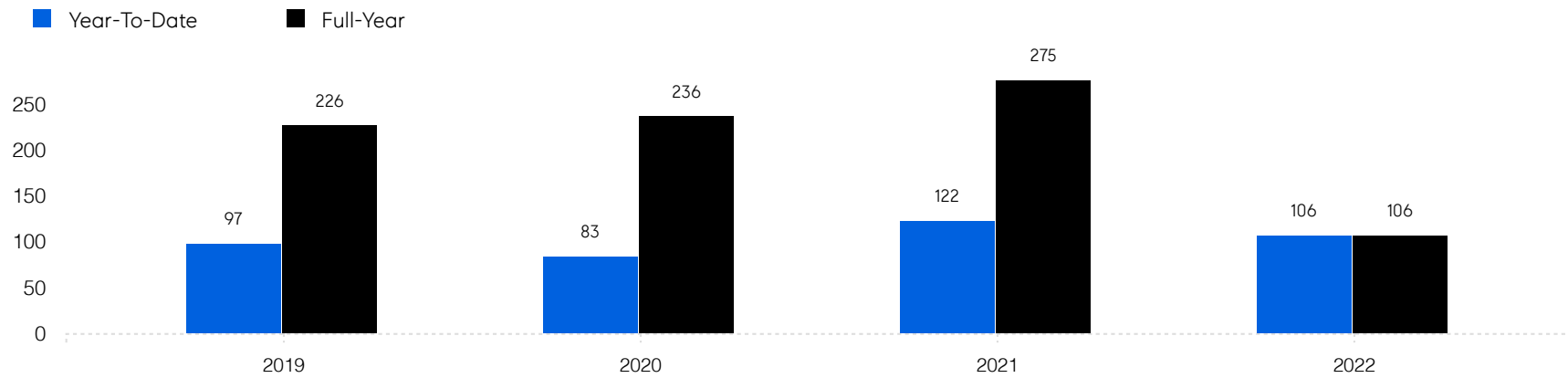
COMPASS

Verona

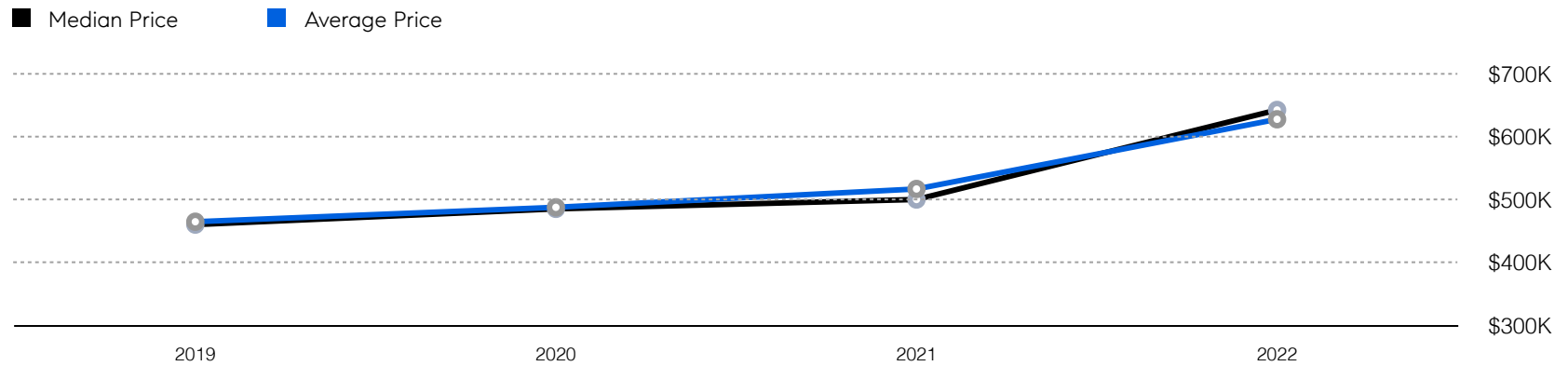
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	75	72	-4.0%
	SALES VOLUME	\$49,014,420	\$53,199,077	8.5%
	MEDIAN PRICE	\$605,100	\$705,000	16.5%
	AVERAGE PRICE	\$653,526	\$738,876	13.1%
	AVERAGE DOM	33	21	-36.4%
	# OF CONTRACTS	85	84	-1.2%
	# NEW LISTINGS	108	100	-7.4%
Condo/Co-op/Townhouse	# OF SALES	47	34	-27.7%
	SALES VOLUME	\$12,982,500	\$13,331,000	2.7%
	MEDIAN PRICE	\$232,000	\$310,500	33.8%
	AVERAGE PRICE	\$276,223	\$392,088	41.9%
	AVERAGE DOM	58	68	17.2%
	# OF CONTRACTS	43	31	-27.9%
	# NEW LISTINGS	55	43	-21.8%

Verona

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Waldwick Market Report

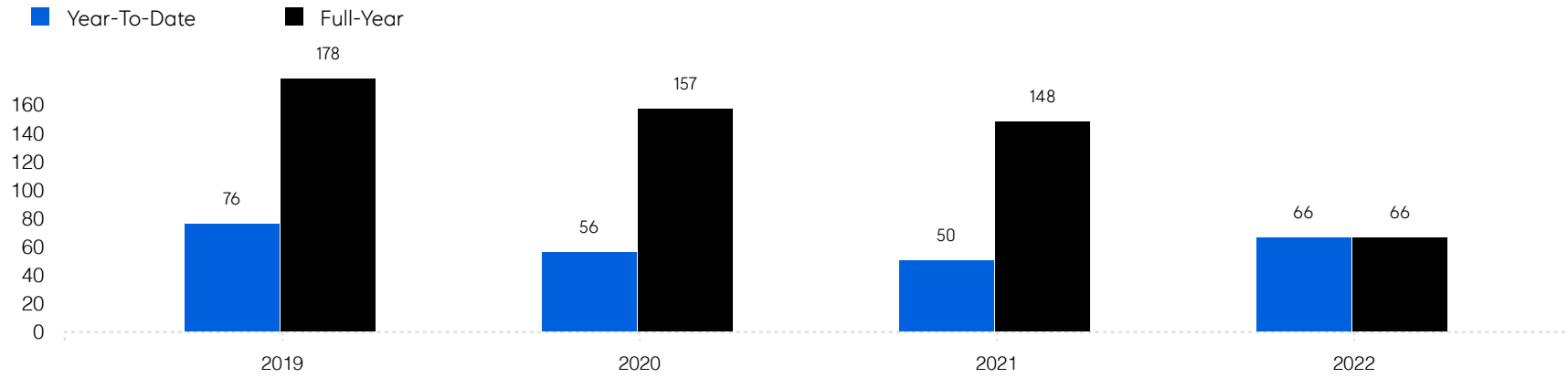
COMPASS

Waldwick

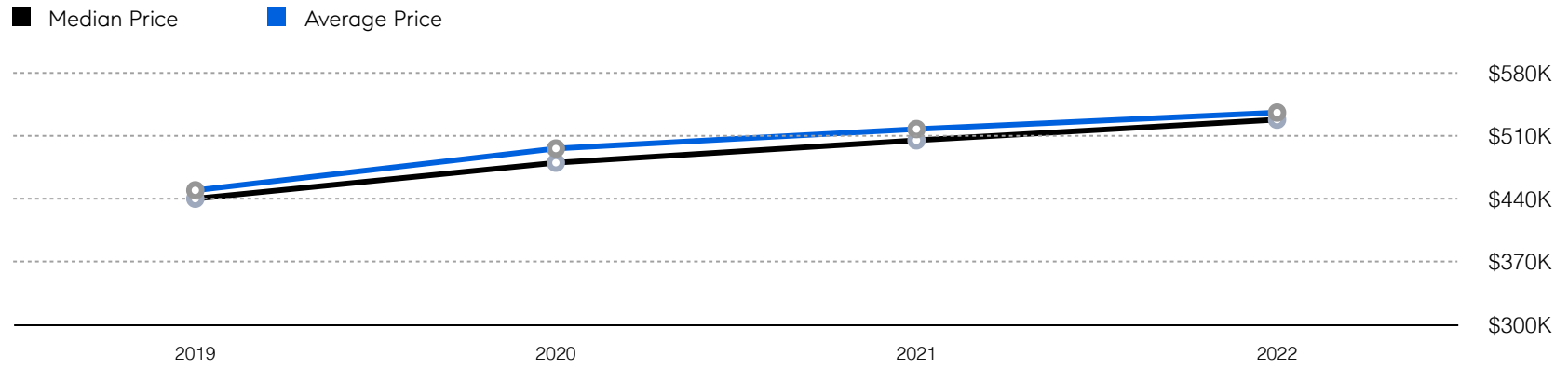
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	41	57	39.0%
	SALES VOLUME	\$21,238,037	\$31,452,870	48.1%
	MEDIAN PRICE	\$500,000	\$535,000	7.0%
	AVERAGE PRICE	\$518,001	\$551,805	6.5%
	AVERAGE DOM	16	20	25.0%
	# OF CONTRACTS	67	63	-6.0%
	# NEW LISTINGS	82	71	-13.4%
Condo/Co-op/Townhouse	# OF SALES	9	9	0.0%
	SALES VOLUME	\$3,544,400	\$3,911,900	10.4%
	MEDIAN PRICE	\$344,500	\$391,000	13.5%
	AVERAGE PRICE	\$393,822	\$434,656	10.4%
	AVERAGE DOM	33	11	-66.7%
	# OF CONTRACTS	13	5	-61.5%
	# NEW LISTINGS	14	6	-57.1%

Waldwick

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Wallington Market Report

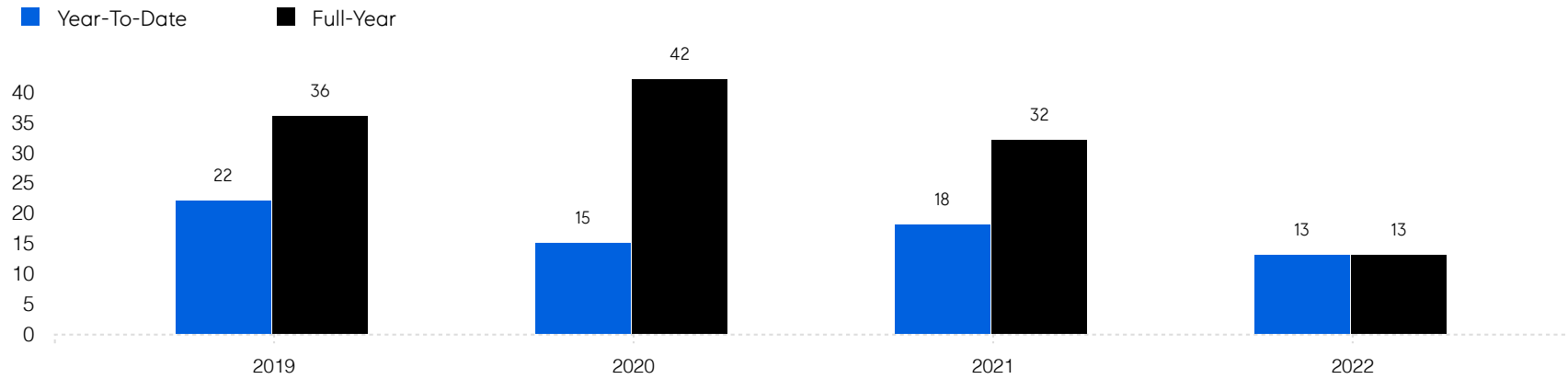
COMPASS

Wallington

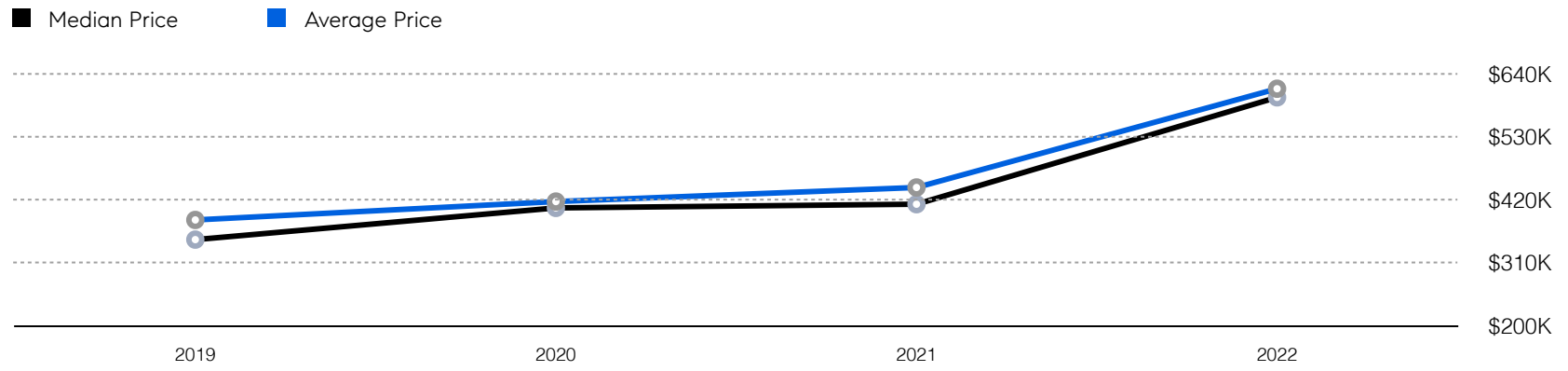
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	17	13	-23.5%
	SALES VOLUME	\$7,177,500	\$7,982,800	11.2%
	MEDIAN PRICE	\$399,000	\$599,000	50.1%
	AVERAGE PRICE	\$422,206	\$614,062	45.4%
	AVERAGE DOM	53	34	-35.8%
	# OF CONTRACTS	16	15	-6.2%
	# NEW LISTINGS	17	19	11.8%
Condo/Co-op/Townhouse	# OF SALES	1	0	0.0%
	SALES VOLUME	\$349,000	-	-
	MEDIAN PRICE	\$349,000	-	-
	AVERAGE PRICE	\$349,000	-	-
	AVERAGE DOM	147	-	-
	# OF CONTRACTS	0	0	0.0%
	# NEW LISTINGS	0	1	0.0%

Wallington

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Warren Market Report

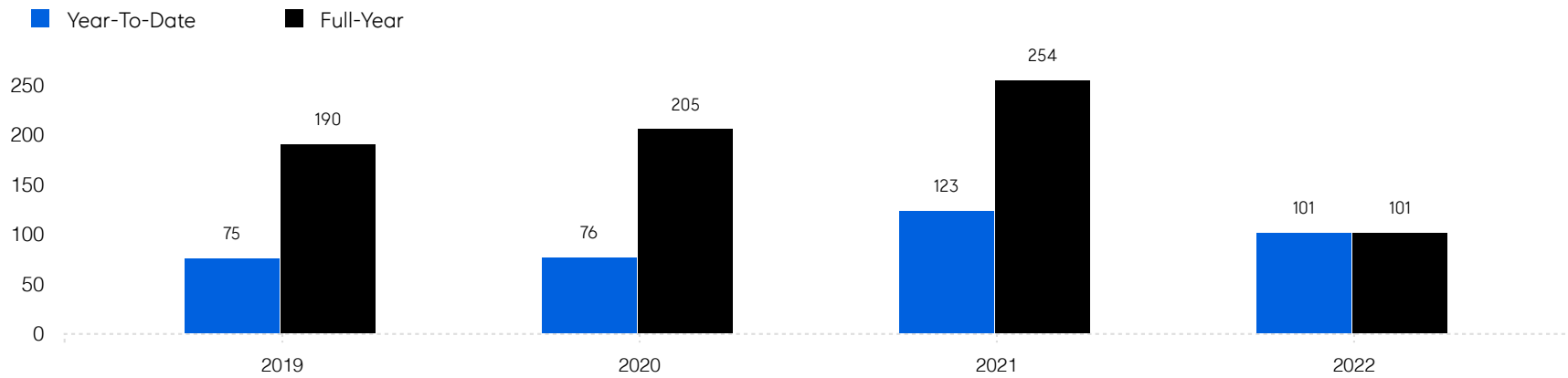
COMPASS

Warren

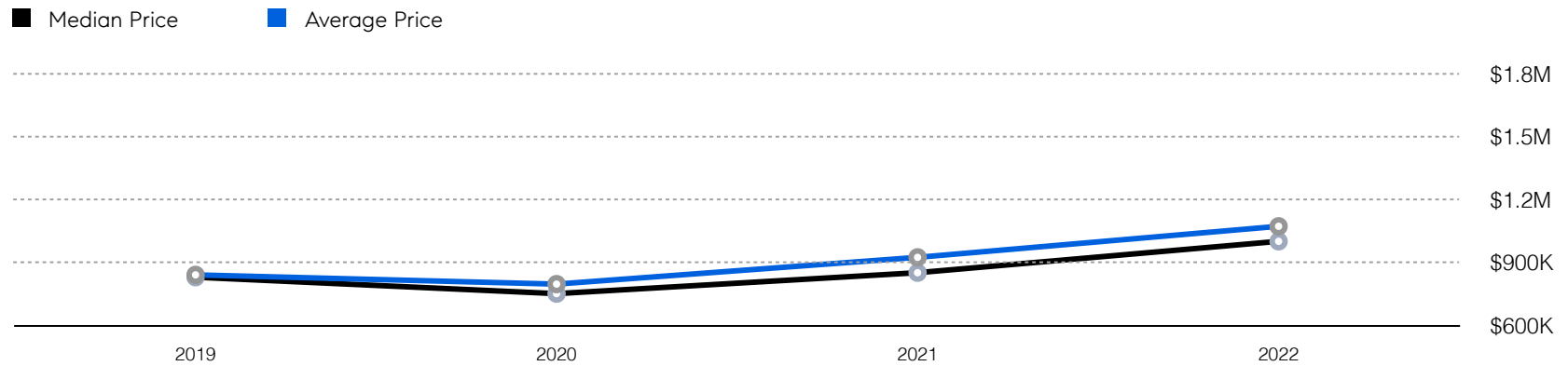
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	120	97	-19.2%
	SALES VOLUME	\$107,209,116	\$103,409,493	-3.5%
	MEDIAN PRICE	\$828,500	\$985,000	18.9%
	AVERAGE PRICE	\$893,409	\$1,066,077	19.3%
	AVERAGE DOM	47	44	-6.4%
	# OF CONTRACTS	150	96	-36.0%
	# NEW LISTINGS	187	156	-16.6%
Condo/Co-op/Townhouse	# OF SALES	3	4	33.3%
	SALES VOLUME	\$2,491,999	\$4,833,330	94.0%
	MEDIAN PRICE	\$999,999	\$1,211,182	21.1%
	AVERAGE PRICE	\$830,666	\$1,208,333	45.5%
	AVERAGE DOM	250	60	-76.0%
	# OF CONTRACTS	8	14	75.0%
	# NEW LISTINGS	11	15	36.4%

Warren

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Washington Township Market Report

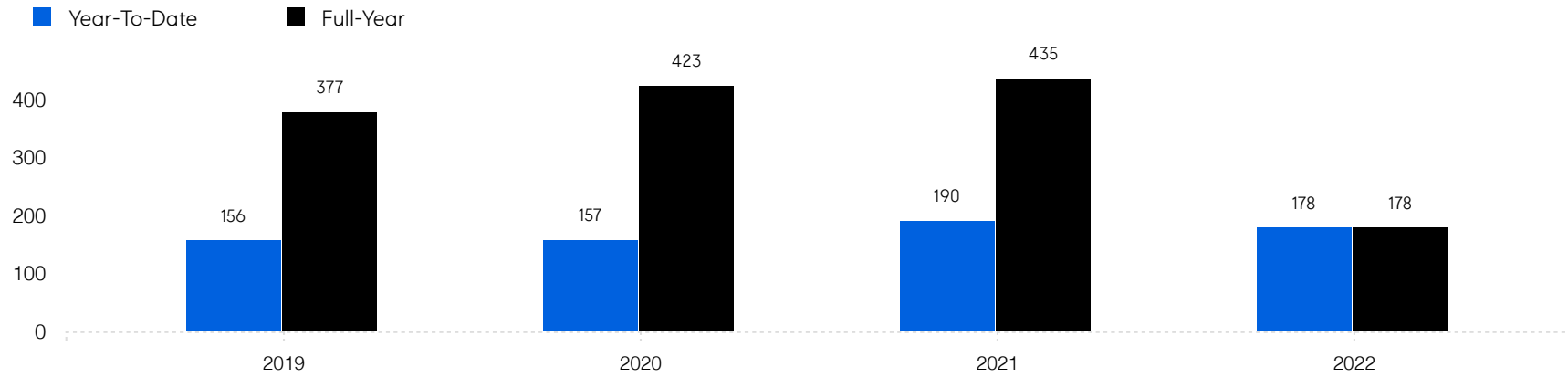
COMPASS

Washington Township

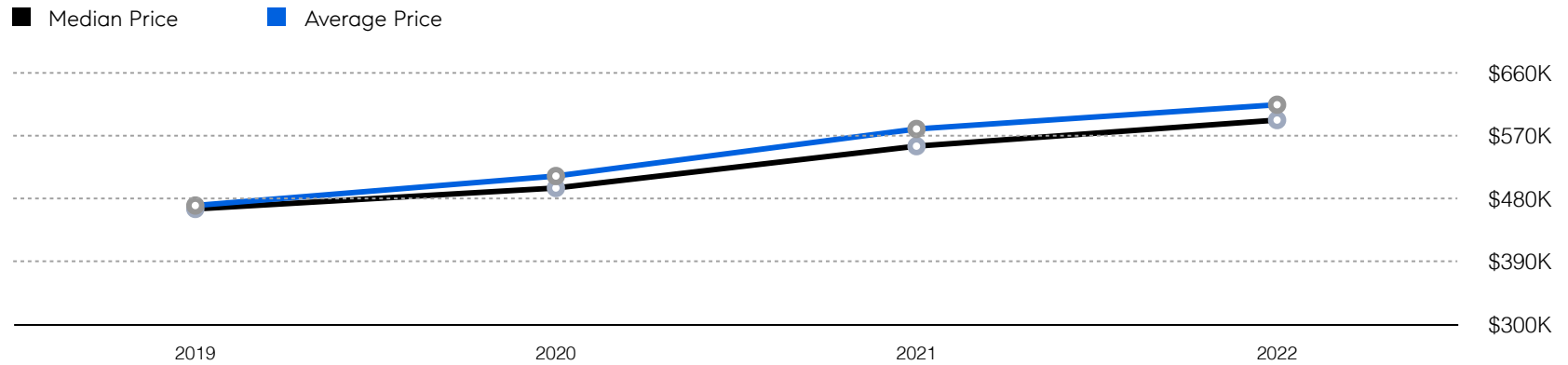
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	171	148	-13.5%
	SALES VOLUME	\$96,690,016	\$95,263,024	-1.5%
	MEDIAN PRICE	\$551,000	\$600,934	9.1%
	AVERAGE PRICE	\$565,439	\$643,669	13.8%
	AVERAGE DOM	31	31	0.0%
	# OF CONTRACTS	210	202	-3.8%
	# NEW LISTINGS	253	238	-5.9%
Condo/Co-op/Townhouse	# OF SALES	19	30	57.9%
	SALES VOLUME	\$7,942,215	\$14,095,000	77.5%
	MEDIAN PRICE	\$455,000	\$462,500	1.6%
	AVERAGE PRICE	\$418,011	\$469,833	12.4%
	AVERAGE DOM	35	20	-42.9%
	# OF CONTRACTS	27	30	11.1%
	# NEW LISTINGS	28	35	25.0%

Washington Township

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Watchung Market Report

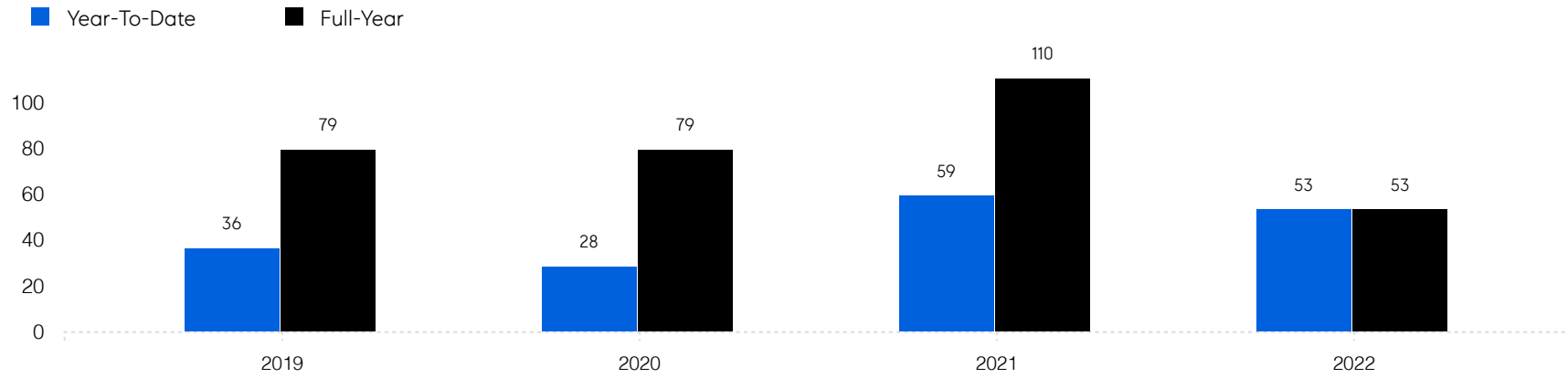
COMPASS

Watchung

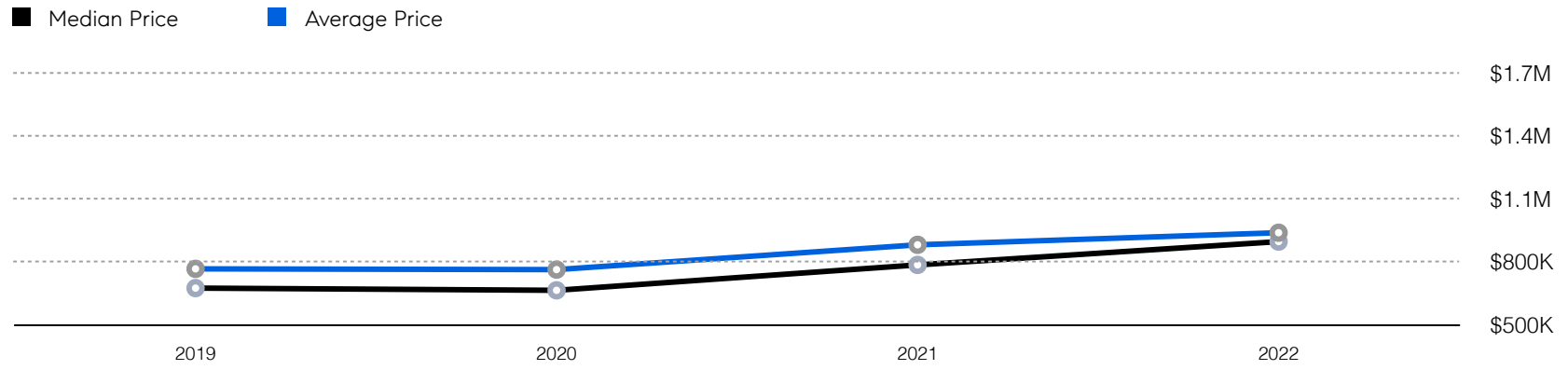
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	53	45	-15.1%
	SALES VOLUME	\$47,637,923	\$44,504,342	-6.6%
	MEDIAN PRICE	\$849,900	\$900,000	5.9%
	AVERAGE PRICE	\$898,829	\$988,985	10.0%
	AVERAGE DOM	53	44	-17.0%
	# OF CONTRACTS	55	46	-16.4%
	# NEW LISTINGS	70	63	-10.0%
Condo/Co-op/Townhouse	# OF SALES	6	8	33.3%
	SALES VOLUME	\$2,821,000	\$5,178,000	83.6%
	MEDIAN PRICE	\$455,000	\$577,000	26.8%
	AVERAGE PRICE	\$470,167	\$647,250	37.7%
	AVERAGE DOM	96	87	-9.4%
	# OF CONTRACTS	4	5	25.0%
	# NEW LISTINGS	4	7	75.0%

Watchung

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Weehawken Market Report

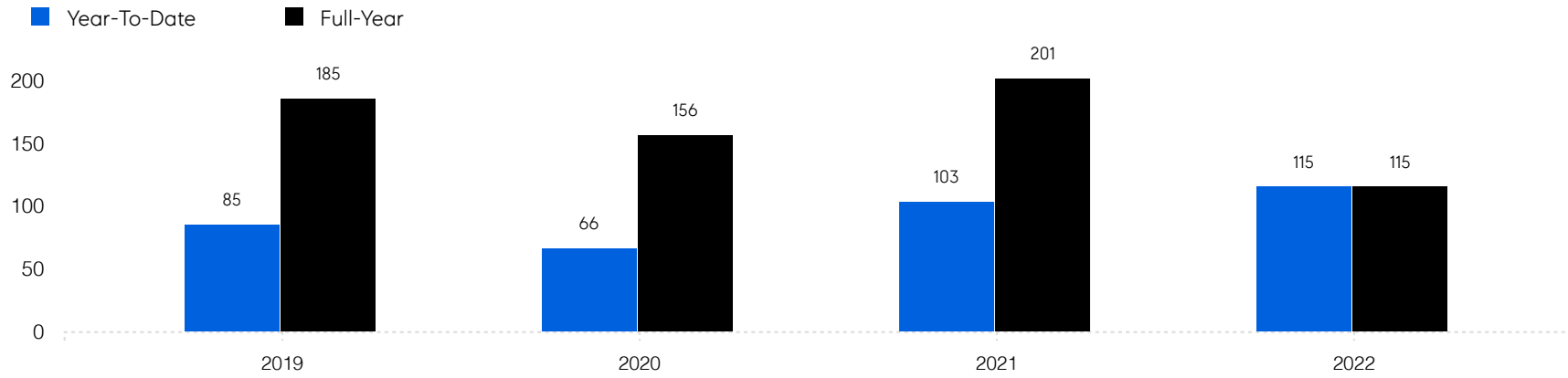
COMPASS

Weehawken

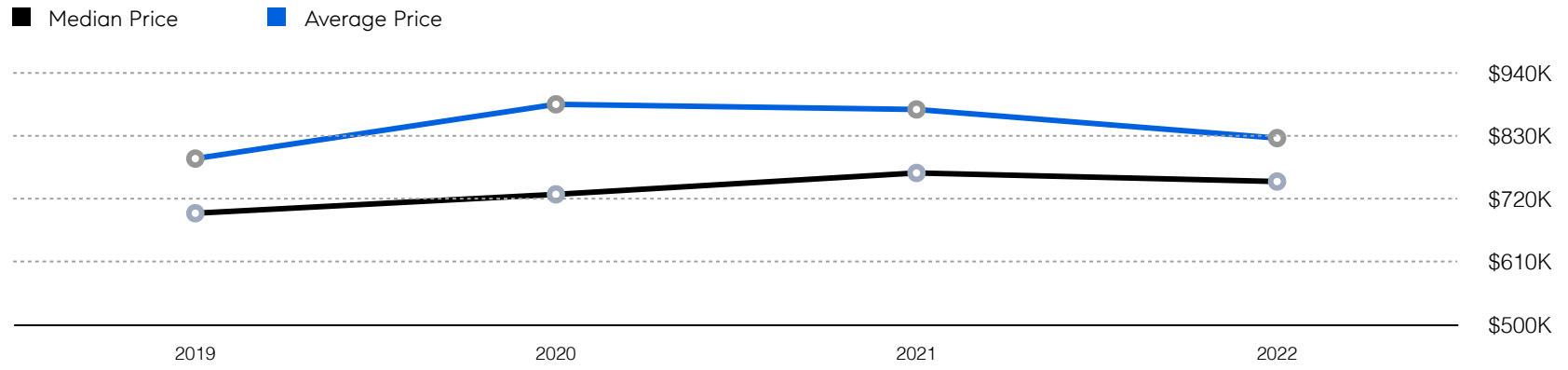
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	19	21	10.5%
	SALES VOLUME	\$20,284,000	\$20,912,998	3.1%
	MEDIAN PRICE	\$1,150,000	\$999,999	-13.0%
	AVERAGE PRICE	\$1,067,579	\$1,100,684	3.1%
	AVERAGE DOM	57	65	14.0%
	# OF CONTRACTS	23	30	30.4%
	# NEW LISTINGS	33	36	9.1%
Condo/Co-op/Townhouse	# OF SALES	84	94	11.9%
	SALES VOLUME	\$70,783,800	\$64,991,488	-8.2%
	MEDIAN PRICE	\$635,250	\$607,500	-4.4%
	AVERAGE PRICE	\$842,664	\$764,606	-9.3%
	AVERAGE DOM	61	61	0.0%
	# OF CONTRACTS	119	129	8.4%
	# NEW LISTINGS	195	177	-9.2%

Weehawken

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

West Caldwell Market Report

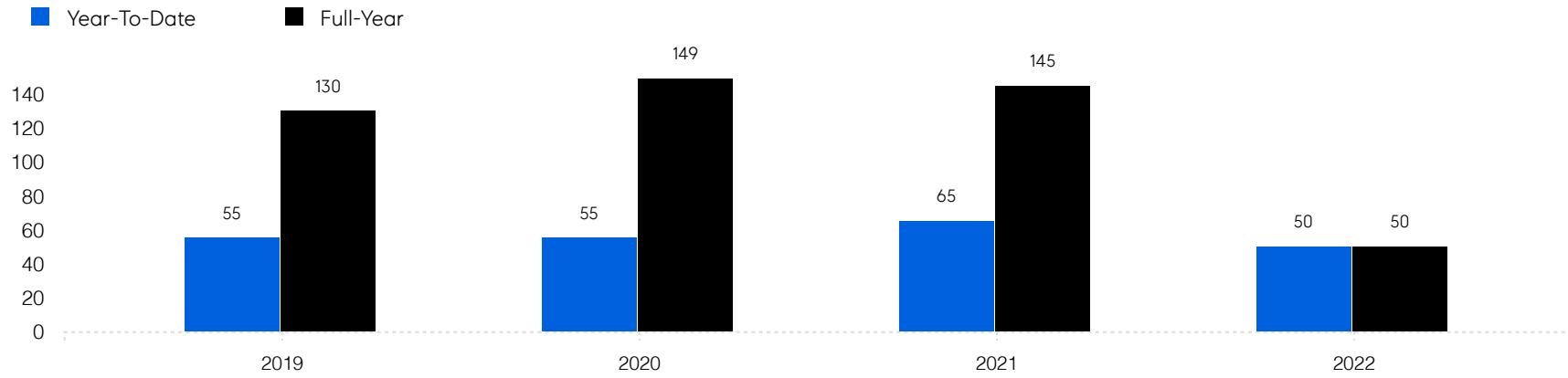
COMPASS

West Caldwell

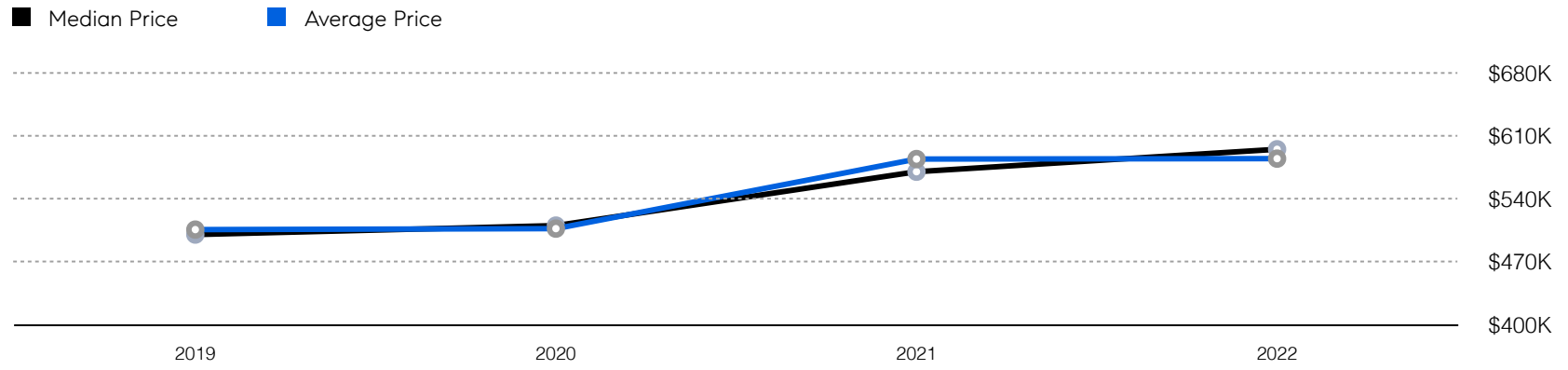
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	60	46	-23.3%
	SALES VOLUME	\$35,226,430	\$27,244,223	-22.7%
	MEDIAN PRICE	\$550,000	\$600,000	9.1%
	AVERAGE PRICE	\$587,107	\$605,427	3.1%
	AVERAGE DOM	24	30	25.0%
	# OF CONTRACTS	75	52	-30.7%
	# NEW LISTINGS	80	65	-18.7%
Condo/Co-op/Townhouse	# OF SALES	5	4	-20.0%
	SALES VOLUME	\$1,804,000	\$1,400,000	-22.4%
	MEDIAN PRICE	\$295,000	\$342,500	16.1%
	AVERAGE PRICE	\$360,800	\$350,000	-3.0%
	AVERAGE DOM	21	47	123.8%
	# OF CONTRACTS	7	5	-28.6%
	# NEW LISTINGS	9	5	-44.4%

West Caldwell

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

West New York Market Report

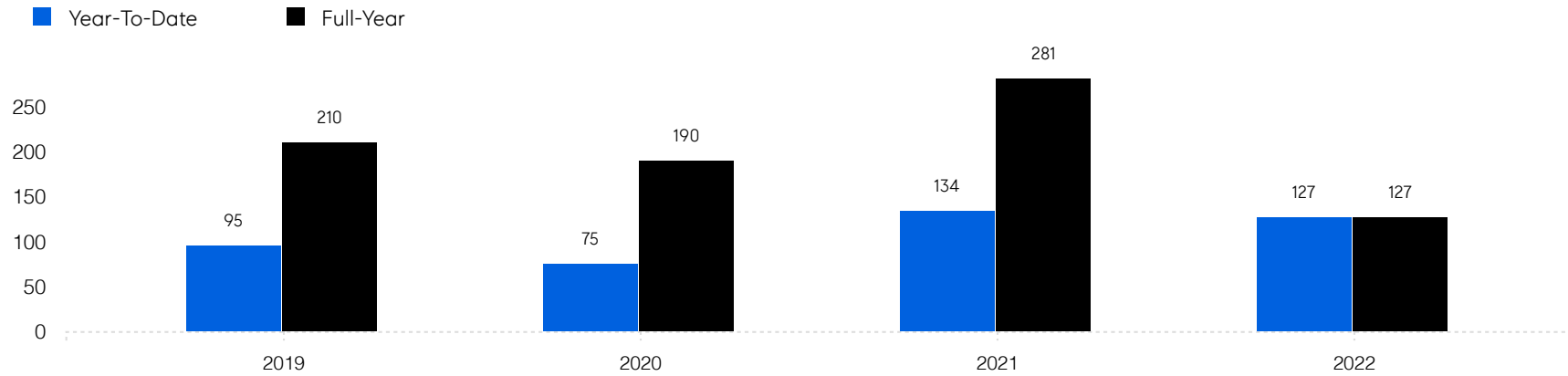
COMPASS

West New York

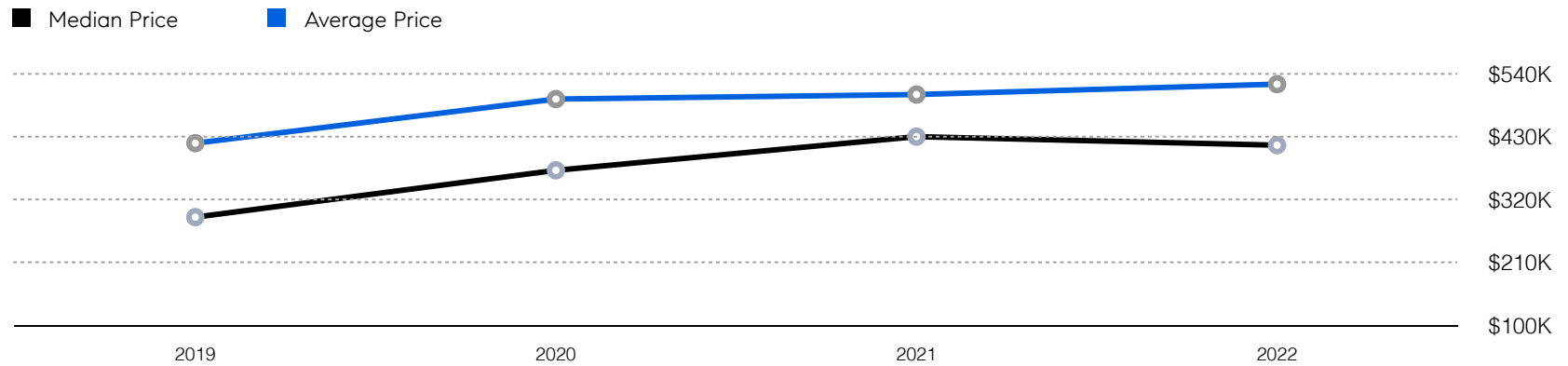
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	6	14	133.3%
	SALES VOLUME	\$3,326,000	\$6,045,000	81.7%
	MEDIAN PRICE	\$458,000	\$540,000	17.9%
	AVERAGE PRICE	\$554,333	\$549,545	-0.9%
	AVERAGE DOM	39	41	5.1%
	# OF CONTRACTS	6	13	116.7%
	# NEW LISTINGS	12	17	41.7%
Condo/Co-op/Townhouse	# OF SALES	128	113	-11.7%
	SALES VOLUME	\$63,576,529	\$53,975,998	-15.1%
	MEDIAN PRICE	\$429,500	\$395,000	-8.0%
	AVERAGE PRICE	\$496,692	\$519,000	4.5%
	AVERAGE DOM	71	54	-23.9%
	# OF CONTRACTS	152	117	-23.0%
	# NEW LISTINGS	290	189	-34.8%

West New York

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

West Orange Market Report

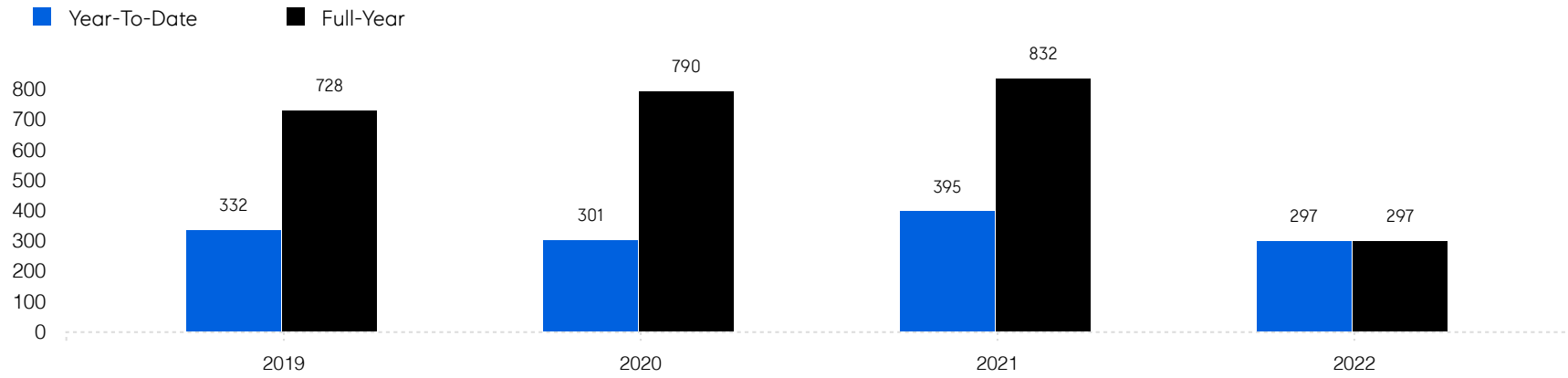
COMPASS

West Orange

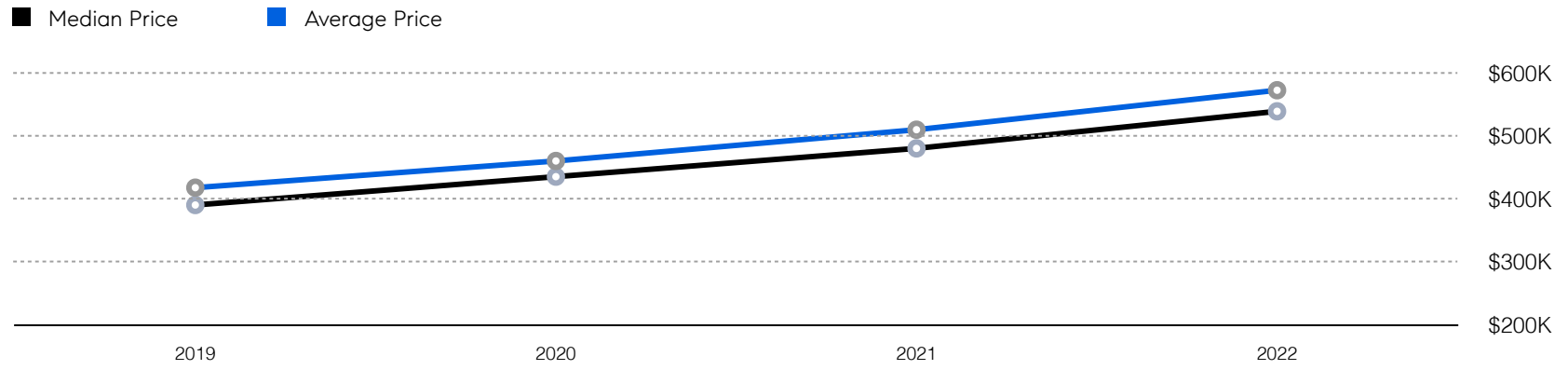
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	247	213	-13.8%
	SALES VOLUME	\$137,772,393	\$133,843,086	-2.9%
	MEDIAN PRICE	\$515,000	\$596,000	15.7%
	AVERAGE PRICE	\$557,783	\$628,371	12.7%
	AVERAGE DOM	32	34	6.3%
	# OF CONTRACTS	310	311	0.3%
	# NEW LISTINGS	371	349	-5.9%
Condo/Co-op/Townhouse	# OF SALES	148	84	-43.2%
	SALES VOLUME	\$57,049,599	\$36,194,855	-36.6%
	MEDIAN PRICE	\$362,500	\$440,450	21.5%
	AVERAGE PRICE	\$385,470	\$430,891	11.8%
	AVERAGE DOM	37	29	-21.6%
	# OF CONTRACTS	177	98	-44.6%
	# NEW LISTINGS	191	107	-44.0%

West Orange

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Westfield Market Report

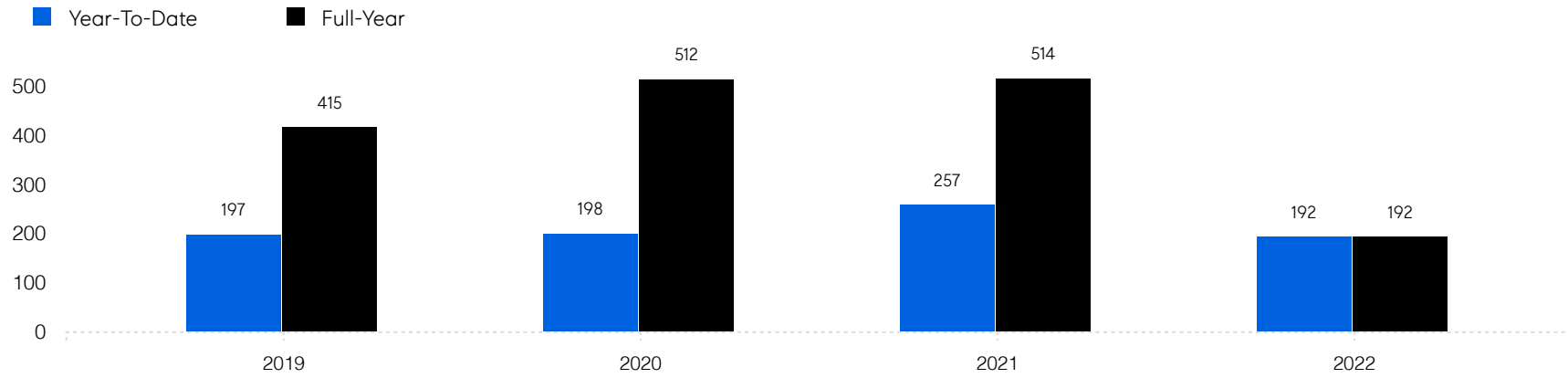
COMPASS

Westfield

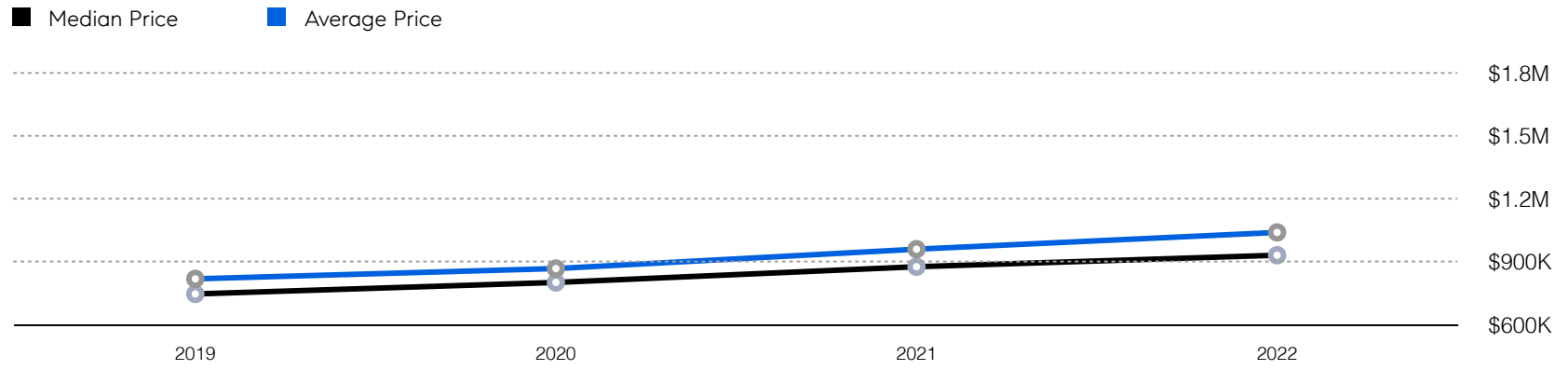
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	239	180	-24.7%
	SALES VOLUME	\$233,030,092	\$194,890,578	-16.4%
	MEDIAN PRICE	\$885,000	\$950,000	7.3%
	AVERAGE PRICE	\$975,021	\$1,082,725	11.0%
	AVERAGE DOM	34	24	-29.4%
	# OF CONTRACTS	277	207	-25.3%
	# NEW LISTINGS	365	245	-32.9%
Condo/Co-op/Townhouse	# OF SALES	18	12	-33.3%
	SALES VOLUME	\$12,444,400	\$4,558,725	-63.4%
	MEDIAN PRICE	\$736,250	\$358,913	-51.3%
	AVERAGE PRICE	\$691,356	\$379,894	-45.1%
	AVERAGE DOM	82	38	-53.7%
	# OF CONTRACTS	16	11	-31.2%
	# NEW LISTINGS	17	14	-17.6%

Westfield

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Westwood Market Report

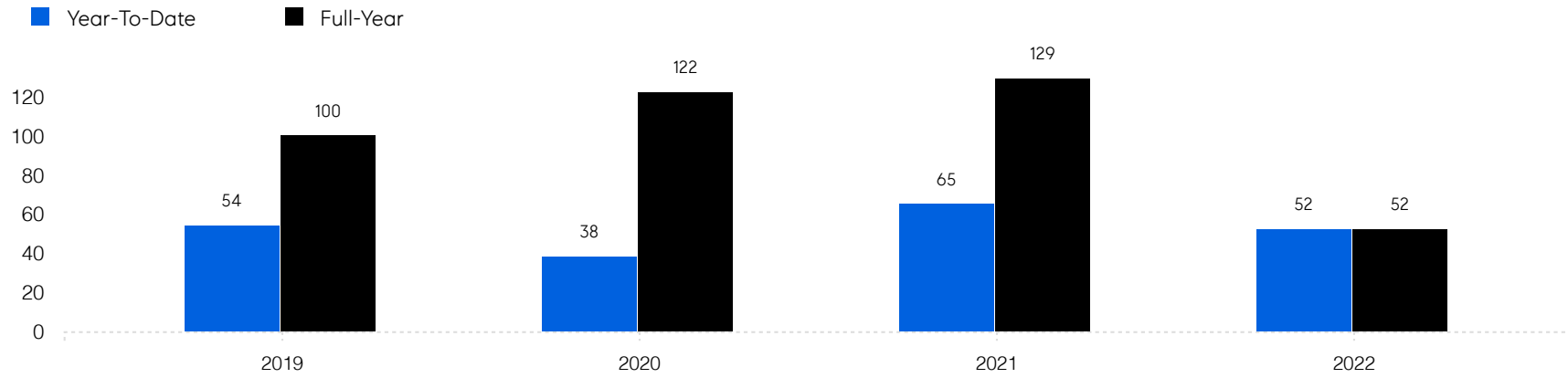
COMPASS

Westwood

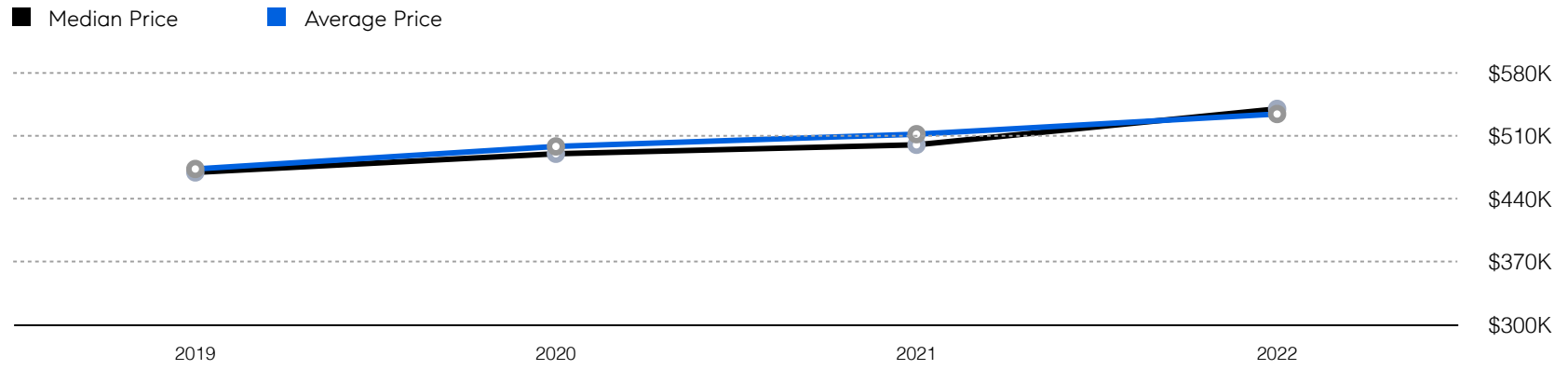
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	59	46	-22.0%
	SALES VOLUME	\$31,076,826	\$26,463,000	-14.8%
	MEDIAN PRICE	\$485,000	\$573,000	18.1%
	AVERAGE PRICE	\$526,726	\$575,283	9.2%
	AVERAGE DOM	33	34	3.0%
	# OF CONTRACTS	64	56	-12.5%
	# NEW LISTINGS	76	67	-11.8%
Condo/Co-op/Townhouse	# OF SALES	6	6	0.0%
	SALES VOLUME	\$1,387,500	\$1,320,250	-4.8%
	MEDIAN PRICE	\$231,250	\$225,000	-2.7%
	AVERAGE PRICE	\$231,250	\$220,042	-4.8%
	AVERAGE DOM	26	47	80.8%
	# OF CONTRACTS	7	7	0.0%
	# NEW LISTINGS	7	5	-28.6%

Westwood

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Whippany Market Report

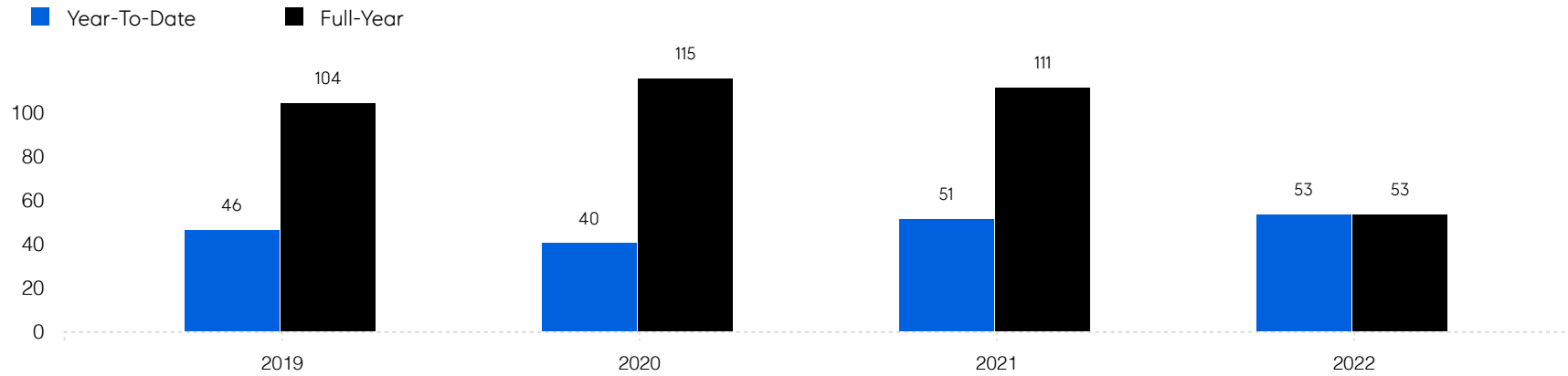
COMPASS

Whippany

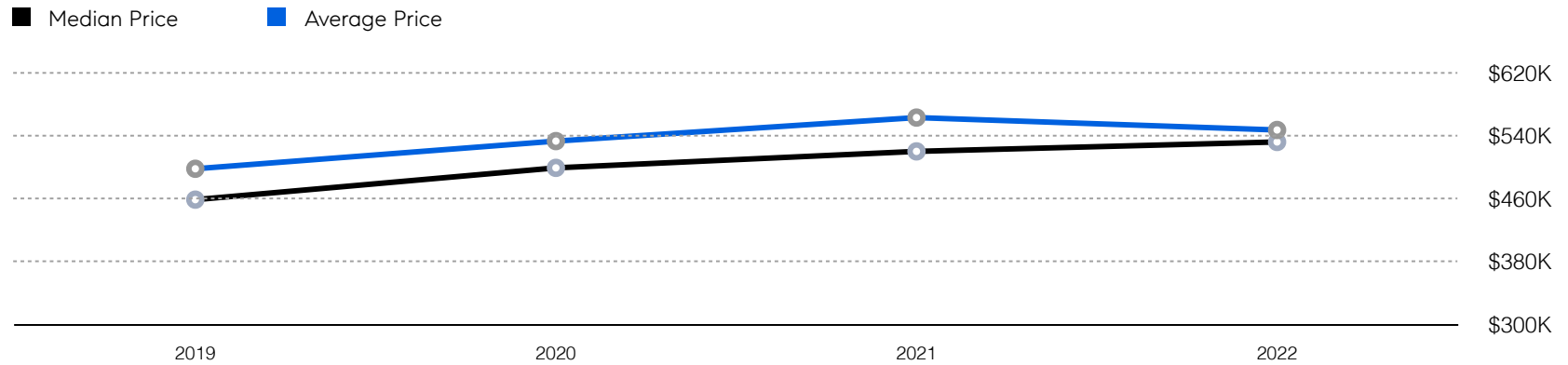
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	33	27	-18.2%
	SALES VOLUME	\$20,780,021	\$16,802,950	-19.1%
	MEDIAN PRICE	\$609,000	\$635,000	4.3%
	AVERAGE PRICE	\$629,698	\$622,331	-1.2%
	AVERAGE DOM	23	23	0.0%
	# OF CONTRACTS	34	29	-14.7%
	# NEW LISTINGS	54	39	-27.8%
Condo/Co-op/Townhouse	# OF SALES	18	26	44.4%
	SALES VOLUME	\$7,358,100	\$12,201,999	65.8%
	MEDIAN PRICE	\$414,000	\$446,500	7.9%
	AVERAGE PRICE	\$408,783	\$469,308	14.8%
	AVERAGE DOM	24	24	0.0%
	# OF CONTRACTS	19	22	15.8%
	# NEW LISTINGS	22	23	4.5%

Whippany

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Wood-Ridge Market Report

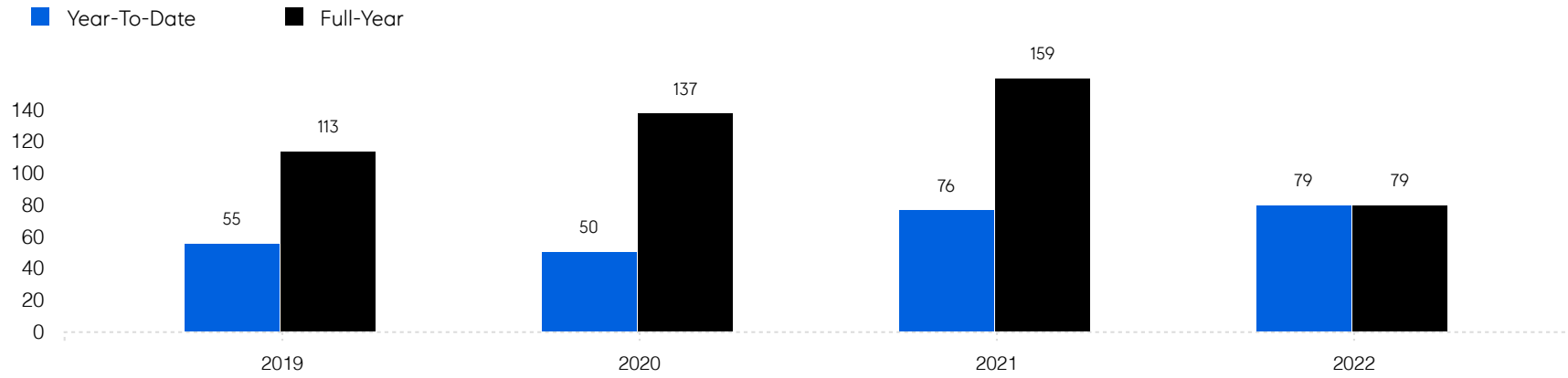
COMPASS

Wood-Ridge

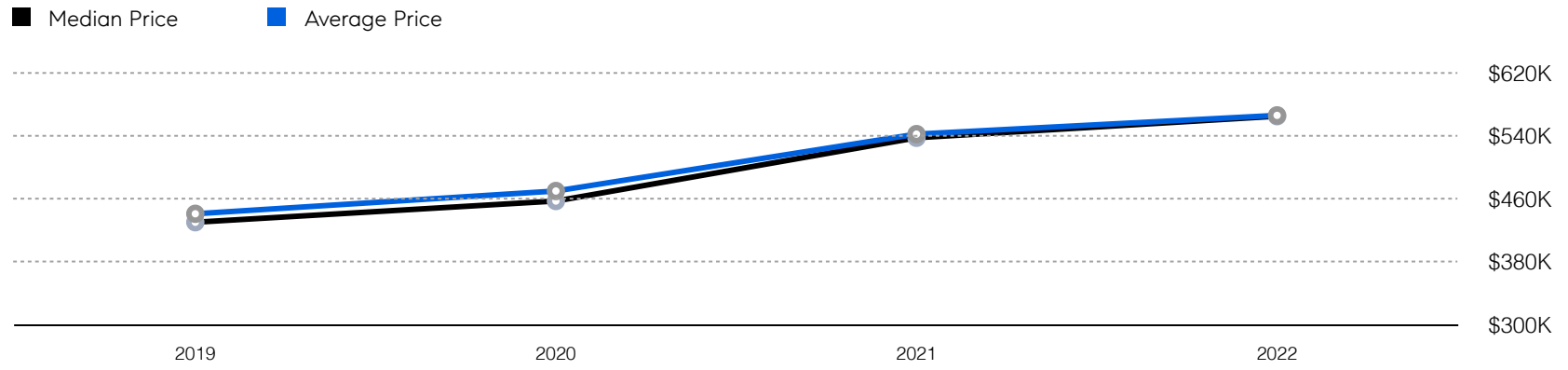
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	37	42	13.5%
	SALES VOLUME	\$20,916,499	\$22,746,677	8.7%
	MEDIAN PRICE	\$535,000	\$541,500	1.2%
	AVERAGE PRICE	\$565,311	\$541,588	-4.2%
	AVERAGE DOM	26	29	11.5%
	# OF CONTRACTS	44	53	20.5%
	# NEW LISTINGS	59	60	1.7%
Condo/Co-op/Townhouse	# OF SALES	39	37	-5.1%
	SALES VOLUME	\$19,800,375	\$21,969,135	11.0%
	MEDIAN PRICE	\$540,000	\$648,472	20.1%
	AVERAGE PRICE	\$507,702	\$593,760	17.0%
	AVERAGE DOM	41	43	4.9%
	# OF CONTRACTS	54	38	-29.6%
	# NEW LISTINGS	50	41	-18.0%

Wood-Ridge

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Woodbridge Township Market Report

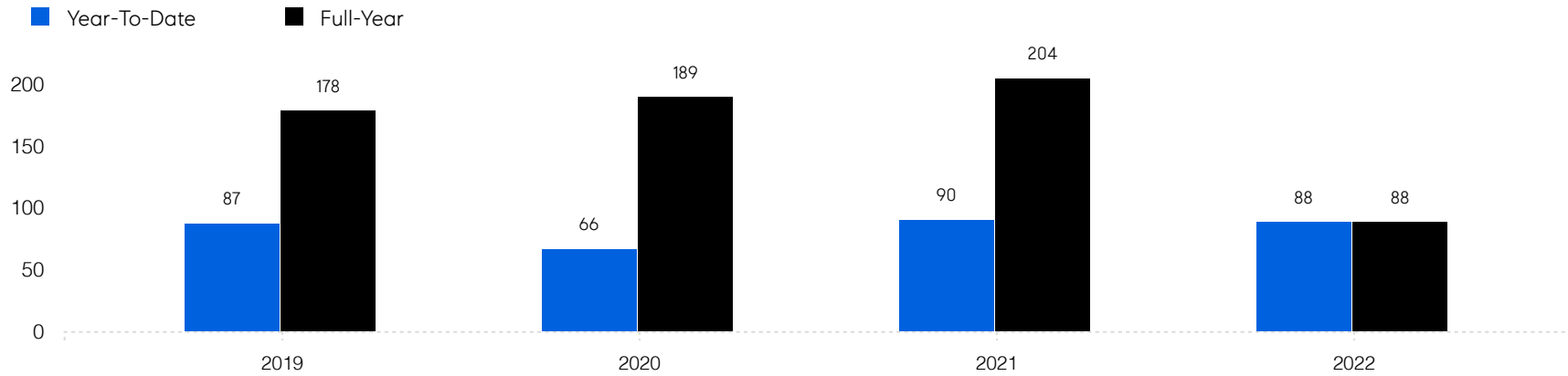
COMPASS

Woodbridge Township

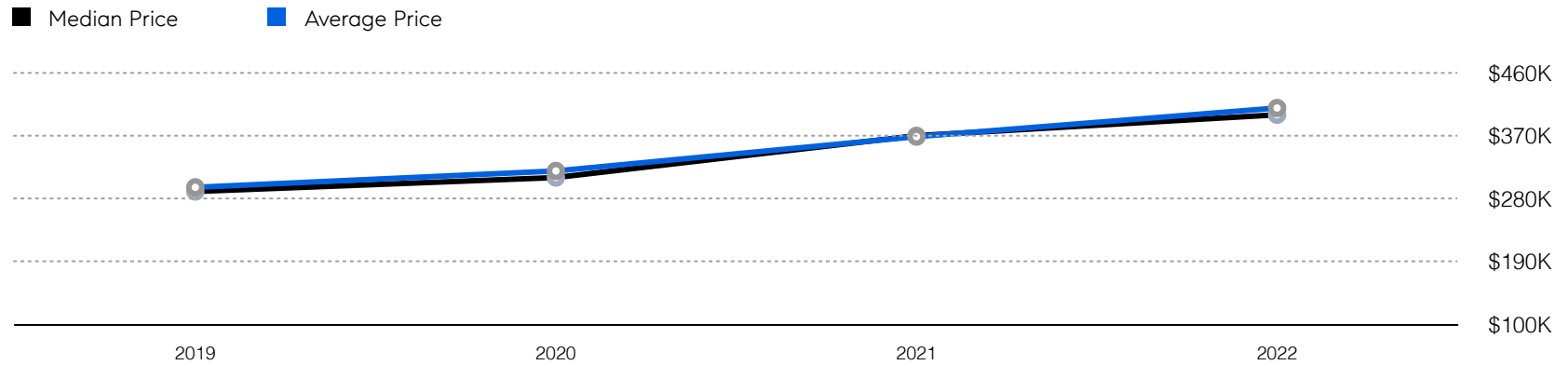
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	66	71	7.6%
	SALES VOLUME	\$26,078,500	\$30,941,500	18.6%
	MEDIAN PRICE	\$385,000	\$435,000	13.0%
	AVERAGE PRICE	\$395,129	\$435,796	10.3%
	AVERAGE DOM	42	35	-16.7%
	# OF CONTRACTS	66	81	22.7%
	# NEW LISTINGS	101	106	5.0%
Condo/Co-op/Townhouse	# OF SALES	24	17	-29.2%
	SALES VOLUME	\$6,085,908	\$5,109,900	-16.0%
	MEDIAN PRICE	\$252,500	\$315,000	24.8%
	AVERAGE PRICE	\$253,580	\$300,582	18.5%
	AVERAGE DOM	35	33	-5.7%
	# OF CONTRACTS	24	15	-37.5%
	# NEW LISTINGS	28	22	-21.4%

Woodbridge Township

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Woodcliff Lake Market Report

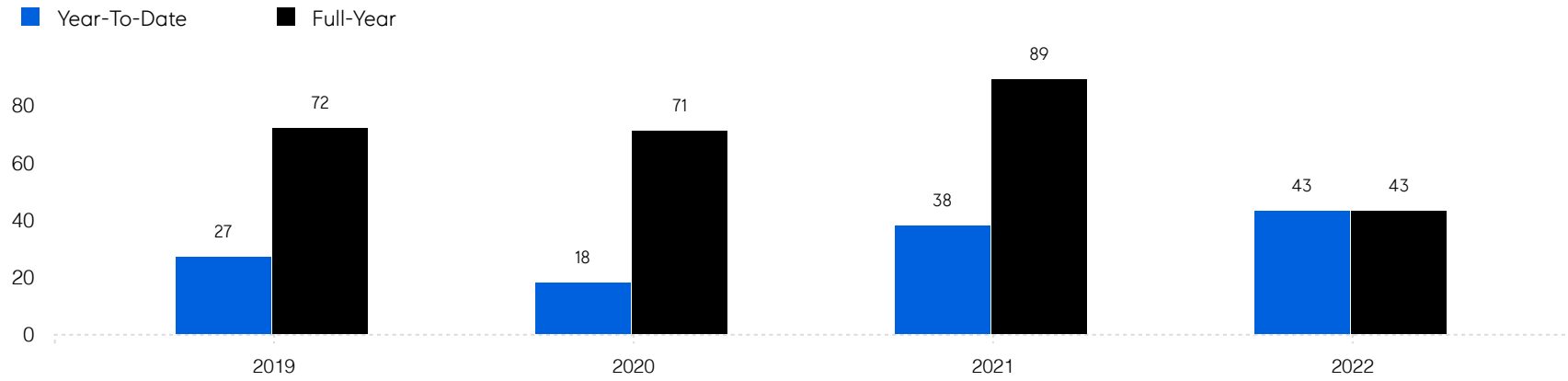
COMPASS

Woodcliff Lake

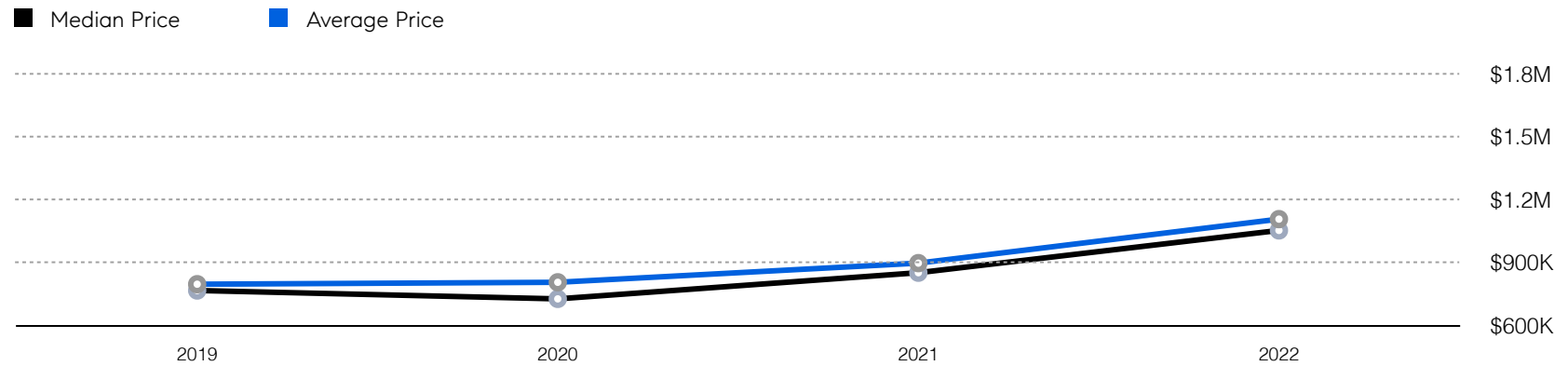
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	35	40	14.3%
	SALES VOLUME	\$30,964,100	\$45,034,977	45.4%
	MEDIAN PRICE	\$785,000	\$1,117,500	42.4%
	AVERAGE PRICE	\$884,689	\$1,125,874	27.3%
	AVERAGE DOM	54	27	-50.0%
	# OF CONTRACTS	45	48	6.7%
	# NEW LISTINGS	55	65	18.2%
Condo/Co-op/Townhouse	# OF SALES	3	3	0.0%
	SALES VOLUME	\$2,482,000	\$2,521,000	1.6%
	MEDIAN PRICE	\$802,000	\$845,000	5.4%
	AVERAGE PRICE	\$827,333	\$840,333	1.6%
	AVERAGE DOM	49	8	-83.7%
	# OF CONTRACTS	4	5	25.0%
	# NEW LISTINGS	4	7	75.0%

Woodcliff Lake

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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Q2 2022

Wyckoff Market Report

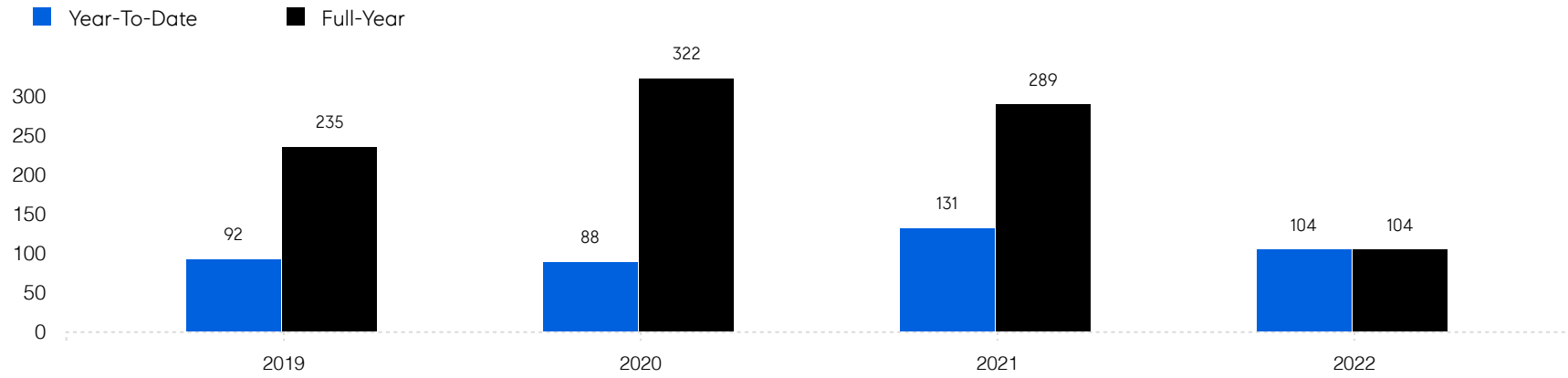
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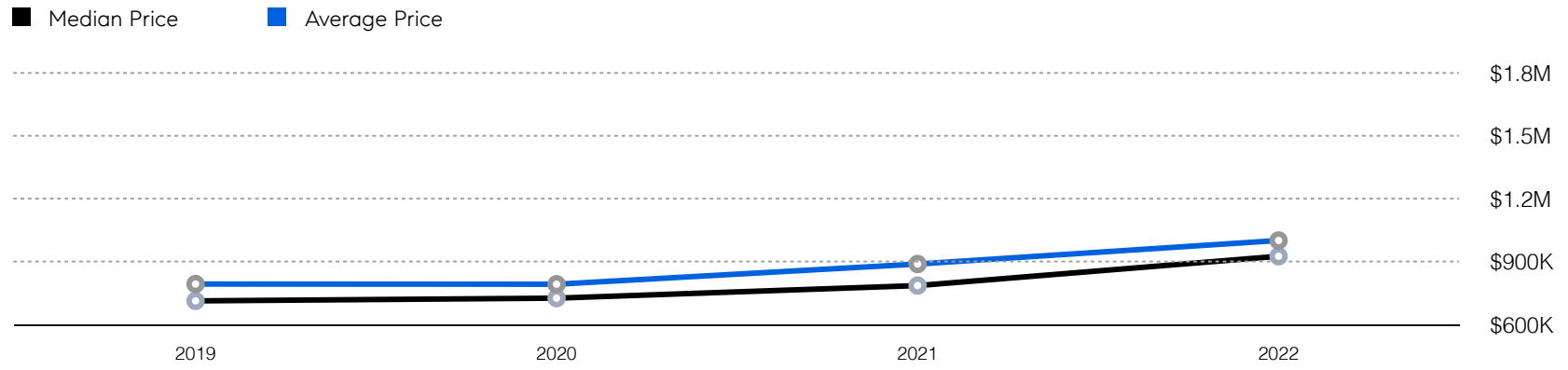
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	114	98	-14.0%
	SALES VOLUME	\$110,073,305	\$99,530,251	-9.6%
	MEDIAN PRICE	\$807,500	\$941,000	16.5%
	AVERAGE PRICE	\$965,555	\$1,015,615	5.2%
	AVERAGE DOM	54	28	-48.1%
	# OF CONTRACTS	168	101	-39.9%
	# NEW LISTINGS	200	120	-40.0%
Condo/Co-op/Townhouse	# OF SALES	17	6	-64.7%
	SALES VOLUME	\$10,830,300	\$4,509,000	-58.4%
	MEDIAN PRICE	\$660,000	\$740,000	12.1%
	AVERAGE PRICE	\$637,076	\$751,500	18.0%
	AVERAGE DOM	92	13	-85.9%
	# OF CONTRACTS	19	9	-52.6%
	# NEW LISTINGS	21	10	-52.4%

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Historic Sales



Historic Sales Prices



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Source: Garden State MLS, 01/01/2020 to 06/30/2022
Source: NJMLS, 01/01/2020 to 06/30/2022
Source: Hudson MLS, 01/01/2020 to 06/30/2022

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