

Q3 2022

Saddle Brook Market Report

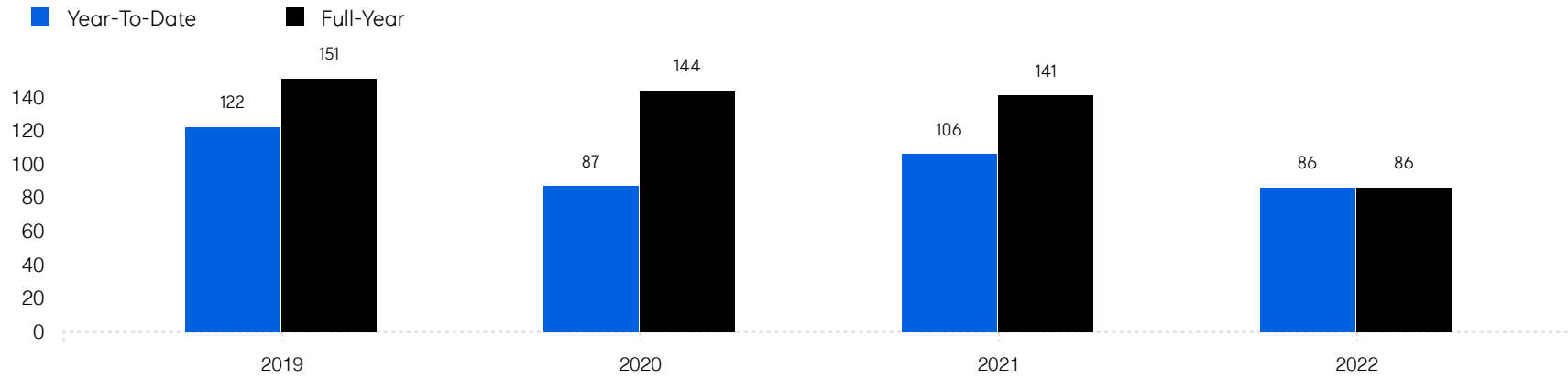
COMPASS

Saddle Brook

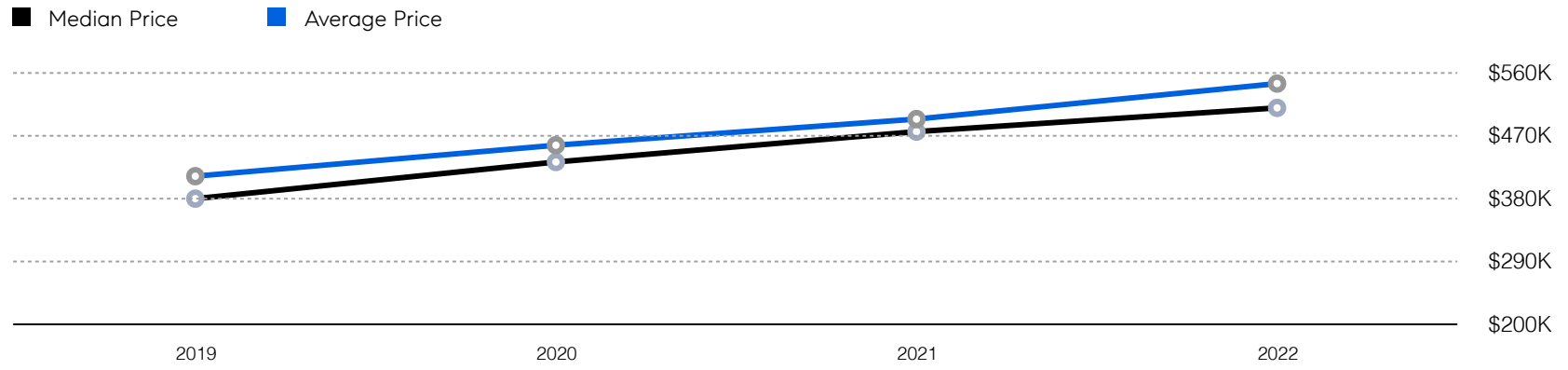
		YTD 2021	YTD 2022	% Change
Single-Family	# OF SALES	93	79	-15.1%
	SALES VOLUME	\$47,512,172	\$44,595,000	-6.1%
	MEDIAN PRICE	\$485,000	\$520,000	7.2%
	AVERAGE PRICE	\$510,884	\$564,494	10.5%
	AVERAGE DOM	35	32	-8.6%
	# OF CONTRACTS	101	87	-13.9%
	# NEW LISTINGS	125	102	-18.4%
Condo/Co-op/Townhouse	# OF SALES	13	7	-46.2%
	SALES VOLUME	\$3,767,550	\$2,259,000	-40.0%
	MEDIAN PRICE	\$285,000	\$319,000	11.9%
	AVERAGE PRICE	\$289,812	\$322,714	11.4%
	AVERAGE DOM	38	28	-26.3%
	# OF CONTRACTS	12	9	-25.0%
	# NEW LISTINGS	9	10	11.1%

Saddle Brook

Historic Sales



Historic Sales Prices



COMPASS

Source: Garden State MLS, 01/01/2020 to 09/30/2022
Source: NJMLS, 01/01/2020 to 09/30/2022
Source: Hudson MLS, 01/01/2020 to 09/30/2022

Compass is a licensed real estate broker and abides by Equal Housing Opportunity laws. All material presented herein is intended for informational purposes only. Information is compiled from sources deemed reliable but is subject to errors, omissions, changes in price, condition, sale, or withdrawal without notice. No statement is made as to the accuracy of any description. All measurements and square footages are approximate. This is not intended to solicit property already listed. Nothing herein shall be construed as legal, accounting or other professional advice outside the realm of real estate brokerage.