



COMPASS

October 2022

Montvale Market Insights

Montvale

OCTOBER 2022

UNDER CONTRACT

11
Total
Properties

\$884K
Average
Price

\$799K
Median
Price

0%
Change From
Oct 2021

28%
Increase From
Oct 2021

29%
Increase From
Oct 2021

UNITS SOLD

14
Total
Properties

\$786K
Average
Price

\$724K
Median
Price

-7%
Decrease From
Oct 2021

20%
Increase From
Oct 2021

16%
Increase From
Oct 2021

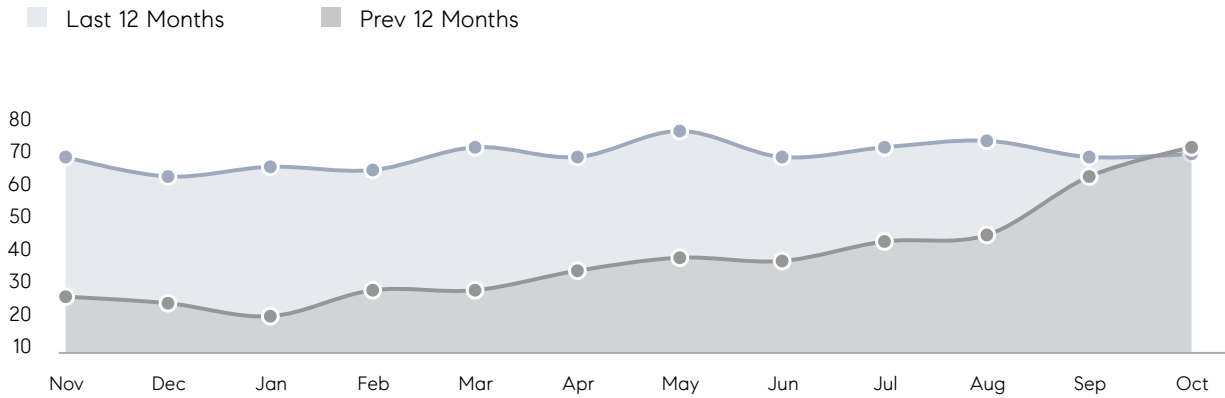
Property Statistics

		Oct 2022	Oct 2021	% Change
Overall	AVERAGE DOM	40	42	-5%
	% OF ASKING PRICE	99%	100%	
	AVERAGE SOLD PRICE	\$786,170	\$653,121	20.4%
	# OF CONTRACTS	11	11	0.0%
	NEW LISTINGS	11	20	-45%
Houses	AVERAGE DOM	29	69	-58%
	% OF ASKING PRICE	99%	101%	
	AVERAGE SOLD PRICE	\$866,875	\$712,429	22%
	# OF CONTRACTS	5	8	-37%
	NEW LISTINGS	5	9	-44%
Condo/Co-op/TH	AVERAGE DOM	54	19	184%
	% OF ASKING PRICE	98%	99%	
	AVERAGE SOLD PRICE	\$678,564	\$601,228	13%
	# OF CONTRACTS	6	3	100%
	NEW LISTINGS	6	11	-45%

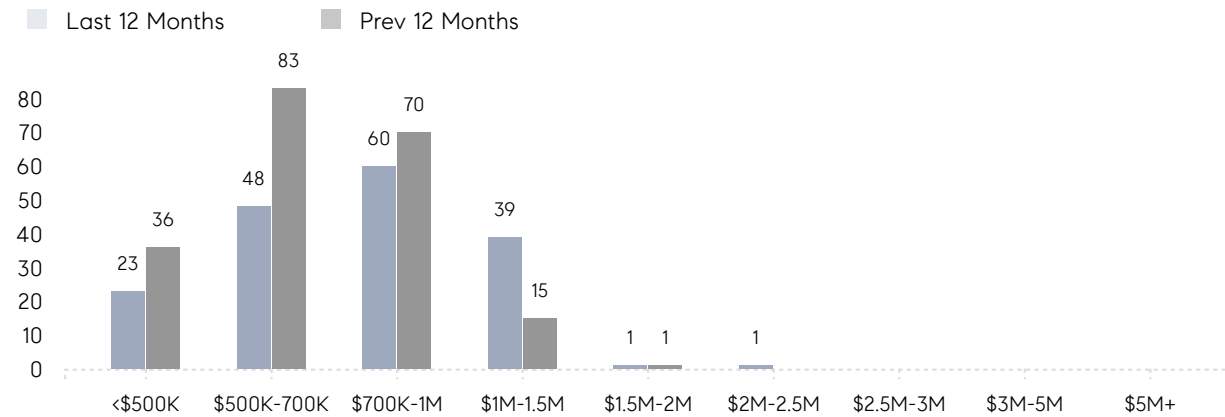
Montvale

OCTOBER 2022

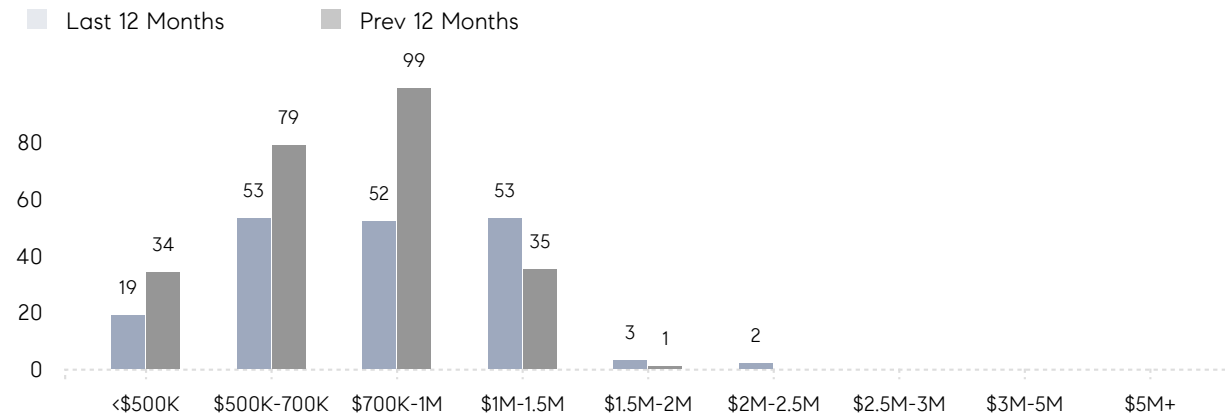
Monthly Inventory



Contracts By Price Range



Listings By Price Range





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