



COMPASS

November 2022

Montclair Market Insights

Montclair

NOVEMBER 2022

UNDER CONTRACT

20
Total
Properties

\$1.0M
Average
Price

\$998K
Median
Price

-41%
Decrease From
Nov 2021

13%
Increase From
Nov 2021

14%
Increase From
Nov 2021

UNITS SOLD

26
Total
Properties

\$1.0M
Average
Price

\$1.0M
Median
Price

-40%
Decrease From
Nov 2021

6%
Increase From
Nov 2021

20%
Increase From
Nov 2021

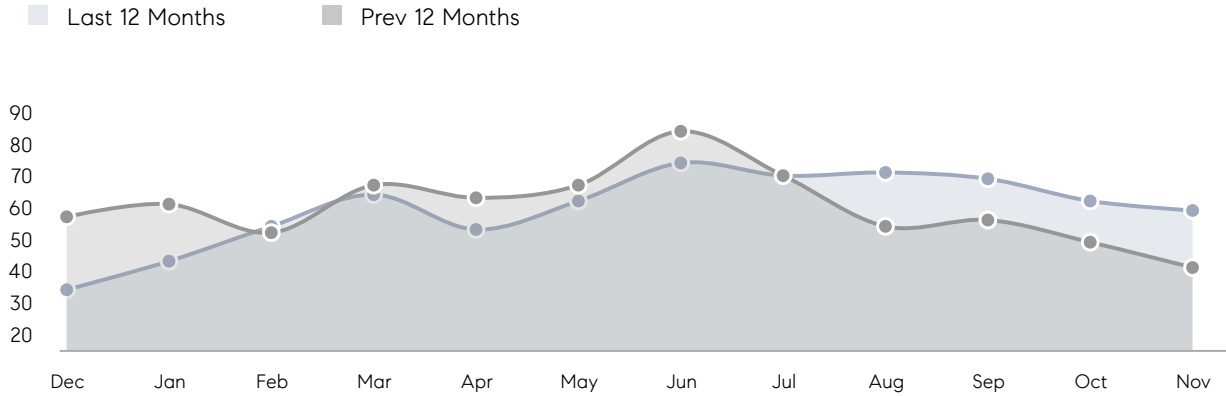
Property Statistics

		Nov 2022	Nov 2021	% Change
Overall	AVERAGE DOM	27	28	-4%
	% OF ASKING PRICE	117%	117%	
	AVERAGE SOLD PRICE	\$1,041,627	\$981,642	6.1%
	# OF CONTRACTS	20	34	-41.2%
	NEW LISTINGS	18	22	-18%
Houses	AVERAGE DOM	29	30	-3%
	% OF ASKING PRICE	118%	120%	
	AVERAGE SOLD PRICE	\$1,136,057	\$1,129,427	1%
	# OF CONTRACTS	17	27	-37%
	NEW LISTINGS	15	13	15%
Condo/Co-op/TH	AVERAGE DOM	19	20	-5%
	% OF ASKING PRICE	106%	104%	
	AVERAGE SOLD PRICE	\$317,667	\$423,347	-25%
	# OF CONTRACTS	3	7	-57%
	NEW LISTINGS	3	9	-67%

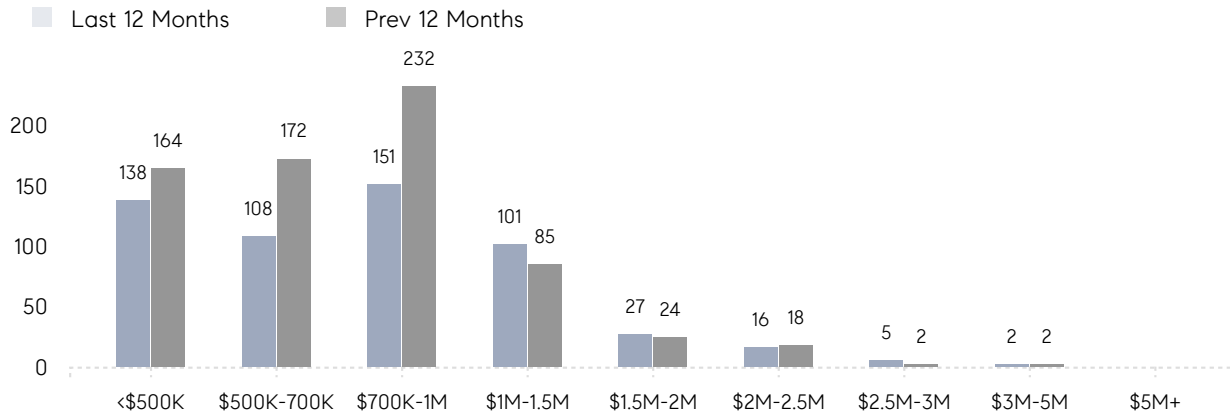
Montclair

NOVEMBER 2022

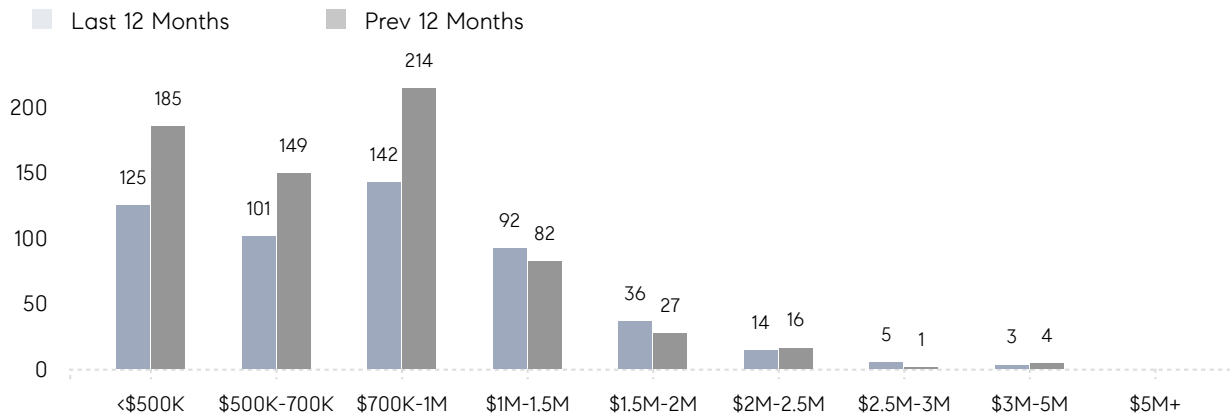
Monthly Inventory



Contracts By Price Range



Listings By Price Range





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