

Bernard's Twp.

December 2022 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Assessment	SP:AV
1	93 Jamestown Road	OneFloor	1	1.0	9	\$245,000	\$245,000	\$261,000	106.53%	\$196,700	1.33
2	35 Countryside Drive	OneFloor	1	1.0	37	\$285,000	\$285,000	\$290,000	101.75%	\$209,300	1.39
3	215 Alexandria Way	OneFloor	2	1.0	23	\$325,000	\$325,000	\$320,000	98.46%	\$254,900	1.26
4	101 Jamestown Road	OneFloor	2	2.0	14	\$349,999	\$349,999	\$340,000	97.14%	\$262,900	1.29
5	205 Irving Place	OneFloor	2	2.0	9	\$335,000	\$335,000	\$350,000	104.48%	\$276,900	1.26
6	19 Potomac Drive	OneFloor	2	1.0	7	\$355,000	\$355,000	\$355,000	100.00%	\$265,800	1.34
7	4 Smithfield Court	OneFloor	2	2.0	21	\$350,000	\$350,000	\$360,000	102.86%	\$292,500	1.23
8	218 Arrowood Way	TwnEndUn	2	2.1	99	\$449,000	\$425,000	\$430,000	101.18%	\$371,500	1.16
9	76 Aspen Drive	TwnEndUn	2	2.0	43	\$475,000	\$459,000	\$442,000	96.30%	\$365,100	1.21
10	194 Locust Lane	TwnEndUn	2	2.1	1	\$470,000	\$470,000	\$470,000	100.00%	\$384,000	1.22
11	11 Evergreen Place	CapeCod	3	2.0	25	\$549,900	\$520,000	\$492,000	94.62%	\$485,100	1.01
12	302 Alexandria Way	Colonial	3	2.1	15	\$500,000	\$500,000	\$505,000	101.00%	\$498,700	1.01
13	51 Aspen Drive	TwnEndUn	3	3.0	42	\$525,000	\$525,000	\$525,000	100.00%	\$435,100	1.21
14	235 Patriot Hill Drive	TwnEndUn	3	2.1	20	\$729,000	\$729,000	\$740,000	101.51%	\$649,200	1.14
15	35 Fawn Lane	Colonial	5	3.0	24	\$849,000	\$849,000	\$834,000	98.23%	\$750,000	1.11
16	2 Hadley Court	TwnEndUn	4	3.1	15	\$875,000	\$875,000	\$860,000	98.29%	\$771,500	1.11
17	10 Dryden Road	SplitLev	5	4.1	69	\$1,049,000	\$975,000	\$876,676	89.92%	\$835,200	1.05
18	15 Kensington Road	Colonial	5	2.1	7	\$999,000	\$999,000	\$999,000	100.00%	\$980,300	1.02
19	12 Whittingham Road	Colonial	4	3.2	13	\$1,099,000	\$1,149,000	\$1,202,000	104.61%	\$939,400	1.28
20	33 Hunters Lane	Colonial	5	4.1	10	\$1,425,000	\$1,425,000	\$1,525,000	107.02%	\$1,180,800	1.29
21	26 Chapin Lane	Colonial	5	3.2	29	\$1,750,000	\$1,675,000	\$1,570,000	93.73%	\$1,341,000	1.17
AVERAGE					25	\$666,138	\$658,095	\$654,604	99.89%		1.19

"Active" Listings in Bernards Twp

Number of Units: 28
 Average List Price: \$1,000,932
 Average Days on Market: 95

"Under Contract" Listings in Bernards Twp

Number of Units: 34
 Average List Price: \$920,173
 Average Days on Market: 63

Bernards Twp 2022 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	37	40	25	23	22	22	23	21	29	27	24	25	25
List Price	\$701,590	\$787,103	\$595,223	\$746,277	\$763,403	\$902,358	\$872,244	\$806,335	\$854,074	\$704,383	\$696,053	\$658,095	\$778,120
Sales Price	\$708,200	\$804,117	\$626,277	\$771,083	\$790,213	\$953,350	\$895,459	\$824,246	\$855,970	\$709,565	\$700,272	\$654,604	\$798,048
SP:LP%	100.94%	101.48%	106.08%	104.43%	104.05%	105.93%	103.62%	101.86%	100.67%	100.93%	100.58%	99.89%	102.85%
SP to AV	1.23	1.18	1.25	1.29	1.28	1.28	1.25	1.20	1.21	1.16	1.17	1.19	1.23
# Units Sold	30	19	26	35	34	52	59	46	31	23	36	21	412
3 Mo Rate of Ab	0.65	1.04	0.96	1.77	1.58	1.47	1.31	0.90	1.47	1.38	1.40	1.09	1.25
Active Listings	20	34	20	43	53	52	57	42	60	50	41	28	42
Under Contracts	33	46	81	72	93	88	59	60	44	48	39	34	58

Flashback! YTD 2021 vs YTD 2022

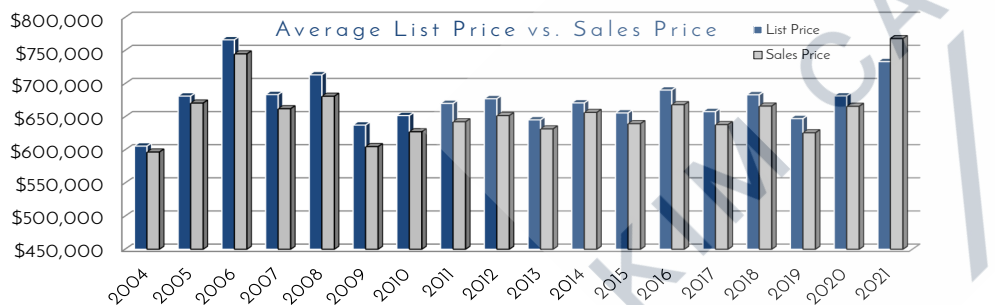
YTD	2021	2022	% Change
DOM	29	25	-14.42%
Sales Price	\$737,945	\$798,048	8.14%
LP:SP	100.90%	102.85%	1.93%
SP:AV	1.16	1.23	6.02%

Prominent Properties

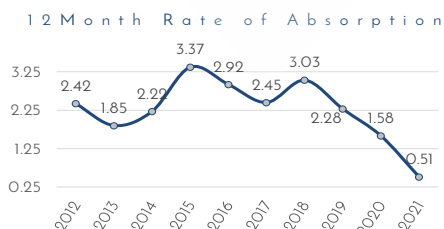
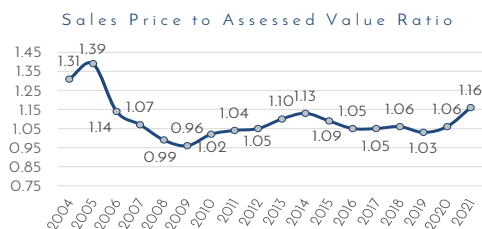
Sotheby's
INTERNATIONAL REALTY

YTD	2021	2022	% Change
# Units Sold	561	412	-26.56%
Rate of Ab 3 Mo	1.35	1.25	-7.34%
Actives	56	42	-25.04%
Under Contracts	83	58	-30.02%

Bernard's Township Yearly Market Trends



Year	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021
LP	\$605,619	\$681,163	\$766,092	\$683,388	\$713,173	\$637,374	\$651,757	\$670,020	\$677,152	\$645,259	\$670,853	\$655,720	\$690,241	\$657,761	\$683,114	\$647,183	\$681,375	\$733,134
SP	\$596,708	\$670,611	\$744,810	\$662,036	\$680,906	\$604,844	\$627,315	\$642,410	\$651,718	\$631,612	\$656,462	\$639,561	\$668,220	\$638,122	\$666,075	\$625,793	\$665,737	\$737,945



Bernard's Township Yearly Market Trends

