

Chatham Twp.

June 2022 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	1 Woodland Road	Ranch	3	1.1	12	\$775,000	\$775,000	\$800,000	103.23%	\$482,300	1.66
2	543 River Road	Colonial	4	2.2	10	\$849,999	\$849,999	\$860,000	101.18%	\$687,800	1.25
3	107 Riveredge Drive	TwnIntUn	3	3.0	9	\$749,000	\$749,000	\$905,750	120.93%	\$550,000	1.65
4	25 Fairfax Terrace	Colonial	3	1.1	12	\$925,000	\$925,000	\$999,999	108.11%	\$739,100	1.35
5	39 Robin Hood Lane	Colonial	4	2.1	21	\$1,150,000	\$1,150,000	\$1,095,000	95.22%	\$767,300	1.43
6	57 Huron Drive	Colonial	4	3.1	14	\$1,399,000	\$1,399,000	\$1,500,000	107.22%	\$1,145,200	1.31
7	17 Falmouth Road	Colonial	3	3.1	12	\$1,250,000	\$1,250,000	\$1,535,000	122.80%	\$780,500	1.97
8	128 Glenmere Drive	Colonial	4	3.1	20	\$1,550,000	\$1,550,000	\$1,652,000	106.58%	\$1,113,900	1.48
9	350 Lafayette Avenue	Custom	5	5.1	67	\$1,895,000	\$1,895,000	\$1,895,000	100.00%		
10	13 Westminster Road	CapeCod	5	3.2	11	\$1,825,000	\$1,825,000	\$1,900,000	104.11%	\$1,295,100	1.47
11	37 Glenmere Drive	Custom	5	3.1	11	\$1,895,000	\$1,895,000	\$2,010,000	106.07%	\$1,225,400	1.64
12	86 Noe Avenue	Colonial	6	5.2	9	\$2,250,000	\$2,250,000	\$2,300,000	102.22%	\$2,298,500	1.00
13	40 Rose Terrace	Colonial	6	5.2	13	\$2,100,000	\$2,100,000	\$2,350,000	111.90%	\$1,401,200	1.68
14	2 Maple Street	Colonial	6	5.1	9	\$2,150,000	\$2,150,000	\$2,410,000	112.09%	\$1,702,000	1.42
15	62 Dale Drive	Colonial	5	3.2	1	\$2,575,000	\$2,575,000	\$2,575,000	100.00%	\$1,621,900	1.59
AVERAGE					15	\$1,555,867	\$1,555,867	\$1,652,517	106.78%		1.49

"Active" Listings in Chatham Twp.

Number of Units: 37
 Average List Price: \$1,674,738
 Average Days on Market: 49

"Under Contract" Listings in Chatham Twp.

Number of Units: 50
 Average List Price: \$1,331,135
 Average Days on Market: 49

Chatham 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	43	81	19	26	24	15							36
List Price	\$1,146,660	\$1,096,694	\$1,629,000	\$973,861	\$1,527,564	\$1,555,867							\$1,298,385
Sales Price	\$1,155,533	\$1,114,761	\$1,661,278	\$1,017,554	\$1,566,136	\$1,652,517							\$1,338,314
SP:LP%	100.21%	100.63%	103.63%	103.48%	103.54%	106.78%							102.96%
SP to AV	1.28	1.32	1.41	1.32	1.56	1.49							1.39
# Units Sold	15	16	9	14	14	15							83
3 Mo Rate of Ab	1.56	1.53	1.93	2.41	3.63	2.85							2.32
Active Listings	24	27	23	31	44	37							31
Under Contracts	28	23	36	41	42	50							37

Flashback! YTD 2021 vs YTD 2022

YTD	2021	2022	% Change
DOM	34	36	7.71%
Sales Price	\$1,129,761	\$1,338,314	18.46%
LP:SP	100.38%	102.96%	2.57%
SP:AV	1.23	1.39	12.98%

Prominent Properties

Sotheby's
INTERNATIONAL REALTY

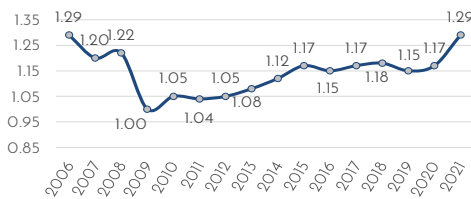
YTD	2021	2022	% Change
# Units Sold	98	83	-15.31%
Rate of Ab 3 Mo	2.29	2.85	24.45%
Actives	43	37	-13.95%
Under Contracts	48	50	4.17%

Chatham Twp. Yearly Market Trends

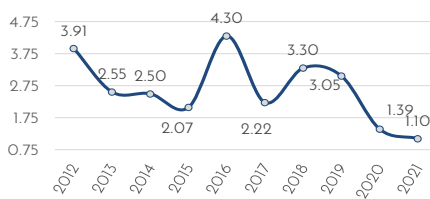


Year	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021
LP	\$655,122	\$841,583	\$955,741	\$1,080,590	\$1,012,666	\$866,267	\$939,518	\$895,719	\$933,235	\$953,162	\$1,007,505	\$1,045,004	\$1,086,303	\$1,073,298	\$1,104,439	\$1,172,851	\$1,100,931	\$1,125,536
SP	\$651,060	\$828,597	\$935,918	\$995,000	\$976,664	\$828,318	\$906,601	\$866,988	\$891,909	\$929,478	\$984,759	\$1,020,952	\$1,044,964	\$1,044,964	\$1,104,968	\$1,073,201	\$1,130,684	

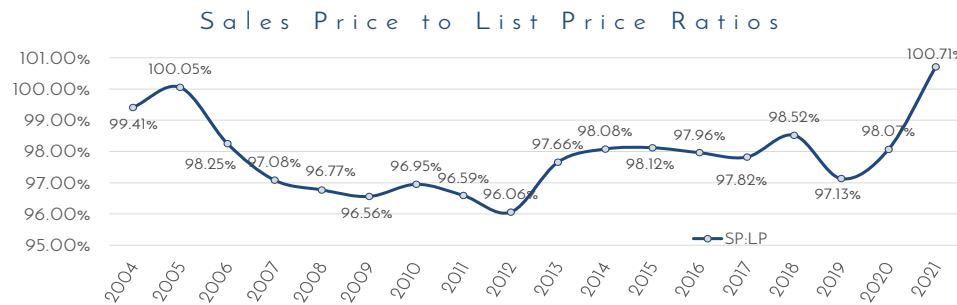
Sales Price to Assessed Value Ratio



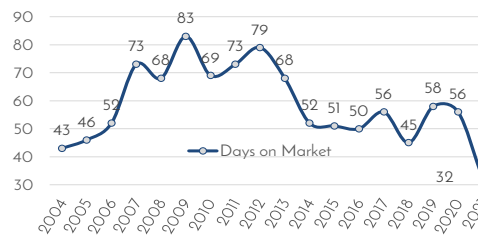
12 Month Rate of Absorption



Chatham Twp. Yearly Market Trends



Average Days on Market



Number of Units Sold

