

Harding 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	14 Village Road	Colonial	3	1.1	8	\$525,000	\$525,000	\$375,000	71.43%	\$489,700	0.77
2	30 Tiger Lily Lane	SplitLev	3	2.1	13	\$825,000	\$825,000	\$825,000	100.00%	\$485,300	1.70
3	3 Lake Trail	LakeStyl	3	3.1	20	\$998,000	\$998,000	\$1,150,000	115.23%		
4	41 Post House Road	Colonial	6	4.1	8	\$1,675,000	\$1,675,000	\$1,750,000	104.48%	\$1,399,600	1.25
5	33 Baileys Mill Road	Custom	6	6.1	15	\$2,650,000	\$2,650,000	\$2,725,000	102.83%	\$1,966,600	1.39
6	7 Cherry Lane	Colonial	5	5.2	386	\$5,300,000	\$5,300,000	\$4,800,000	90.57%	\$3,025,500	1.59
AVERAGE					75	\$1,995,500	\$1,995,500	\$1,937,500	97.42%		1.34

"Active" Listings in Harding Twp.

Number of Units: 15
 Average List Price: \$2,635,260
 Average Days on Market: 64

"Under Contract" Listings in Harding Twp.

Number of Units: 14
 Average List Price: \$2,023,786
 Average Days on Market: 66

Harding 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	49	49	142	80	104	75							82
List Price	\$1,228,111	\$2,350,000	\$1,810,200	\$1,547,429	\$2,077,000	\$1,995,500							\$1,705,706
Sales Price	\$1,188,222	\$2,287,500	\$1,722,700	\$1,486,964	\$2,107,000	\$1,937,500							\$1,660,331
SP:LP%	96.40%	94.69%	94.71%	100.15%	102.83%	97.42%							97.95%
SP to AV	1.20	1.25	1.22	1.16	1.36	1.34							1.24
# Units Sold	9	2	5	7	5	6							34
3 Mo Rate of Ab	2.10	2.69	3.80	3.40	2.50	2.21							2.78
Active Listings	16	13	17	14	14	15							15
Under Contracts	11	15	15	16	19	14							15

Flashback! YTD 2021 vs YTD 2022

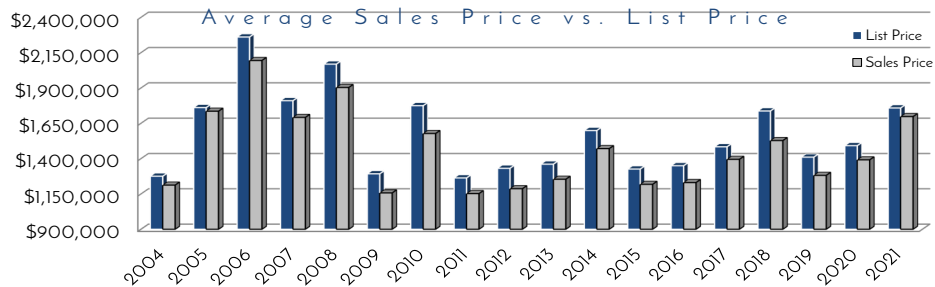
YTD	2021	2022	% Change
DOM	87	82	-6.45%
Sales Price	\$1,761,183	\$1,660,331	-5.73%
LP:SP	96.19%	97.95%	1.83%
SP:AV	1.112	1.243	11.73%

Prominent Properties

Sotheby's
INTERNATIONAL REALTY

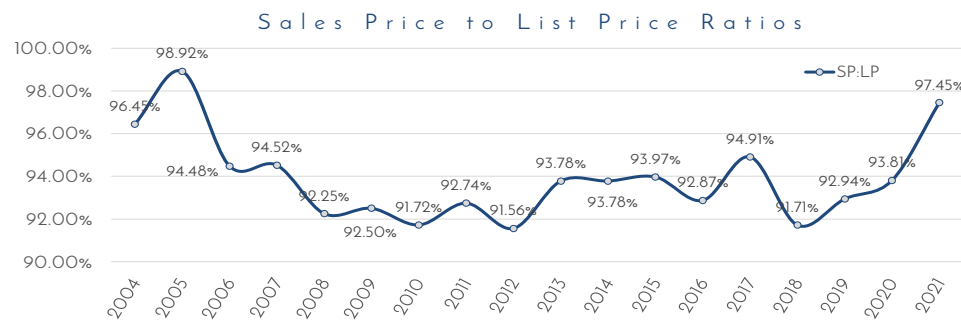
YTD	2021	2022	% Change
# Units Sold	35	34	-2.86%
Rate of Ab 3 Mo	3.38	2.21	-34.62%
Actives	27	15	-44.44%
Under Contracts	20	14	-30.00%

Harding Twp. Yearly Market Trends

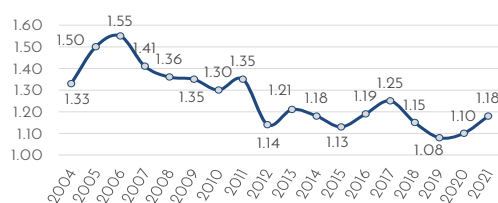


Year	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021
LP	\$1,275,098	\$1,760,848	\$2,260,384	\$1,809,690	\$2,068,400	\$1,292,057	\$1,774,399	\$1,263,029	\$1,331,312	\$1,360,524	\$1,598,605	\$1,325,913	\$1,349,272	\$1,483,247	\$1,736,887	\$1,410,357	\$1,491,186	\$1,758,263
SP	\$1,212,383	\$1,735,360	\$2,094,466	\$1,691,441	\$1,903,393	\$1,190,339	\$1,577,488	\$1,152,239	\$1,186,668	\$1,253,820	\$1,470,552	\$1,217,973	\$1,230,507	\$1,394,804	\$1,527,508	\$1,281,440	\$1,391,082	\$1,697,313

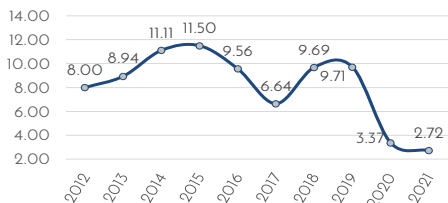
Harding Twp. Yearly Market Trends



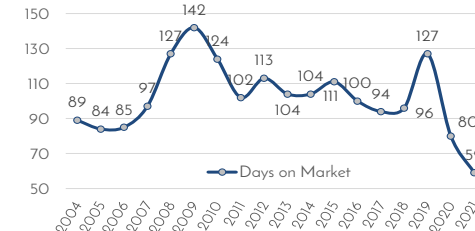
Sales Price to Assessed Value Ratio



12Month Rate of Absorption



Average Days on Market



Number of Units Sold

