

Chatham Twp.

March 2022 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	291 Riveredge Drive	TwnIntUn	3	3.0	14	\$699,000	\$699,000	\$902,000	129.04%	\$560,000	1.61
2	689 River Road	Colonial	5	4.0	54	\$999,000	\$999,000	\$950,000	95.10%	\$585,200	1.62
3	5 Pembroke Road	Colonial	4	2.1	13	\$955,000	\$955,000	\$985,000	103.14%	\$719,900	1.37
4	21 Wynwood Road	Contemp	6	4.1	1	\$1,399,000	\$1,399,000	\$1,400,000	100.07%	\$1,234,400	1.13
5	34 Sterling Drive	TwnIntUn	3	3.1	14	\$1,575,000	\$1,575,000	\$1,575,000	100.00%	\$1,180,100	1.33
6	587 Fairmount Avenue	Colonial	6	5.1	40	\$1,890,000	\$1,890,000	\$1,890,000	100.00%		
7	31 Oak Hill Road	Custom	5	5.0	1	\$1,995,000	\$1,995,000	\$2,100,500	105.29%	\$1,485,800	1.41
8	20 Yarmouth Road	Colonial	6	6.0	29	\$2,299,000	\$2,299,000	\$2,299,000	100.00%		
9	26 Overlook Road	Colonial	6	6.2	1	\$2,850,000	\$2,850,000	\$2,850,000	100.00%	\$2,050,000	1.39
AVERAGE					19	\$1,629,000	\$1,629,000	\$1,661,278	103.63%		1.41

"Active" Listings in Chatham Twp.

Number of Units: 23
 Average List Price: \$1,590,808
 Average Days on Market: 82

"Under Contract" Listings in Chatham Twp.

Number of Units: 36
 Average List Price: \$1,480,966
 Average Days on Market: 30

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										53
List Price	\$1,146,660	\$1,096,694	\$1,629,000										\$1,235,200
Sales Price	\$1,155,533	\$1,114,761	\$1,661,278										\$1,253,017
SP:LP%	100.21%	100.63%	103.63%										101.15%
SP to AV	1.28	1.32	1.41										1.32
# Units Sold	15	16	9										40
3 Mo Rate of Ab	1.56	1.53	1.93										1.67
Active Listings	24	27	23										25
Under Contracts	28	23	36										29

Flashback! YTD 2021 vs YTD 2022

YTD	2021	2022	% Change
DOM	39	53	35.45%
Sales Price	\$1,090,637	\$1,253,017	14.89%
LP:SP	99.48%	101.15%	1.67%
SP:AV	1.21	1.32	9.14%

Prominent Properties
Sotheby's
INTERNATIONAL REALTY

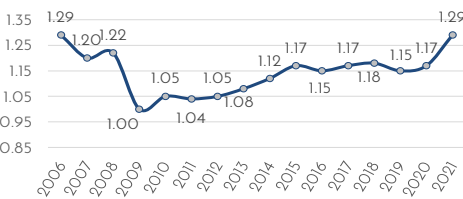
YTD	2021	2022	% Change
# Units Sold	42	40	-4.76%
Rate of Ab 3 Mo	2.85	1.93	-32.28%
Actives	39	23	-41.03%
Under Contracts	40	36	-10.00%

Chatham Twp. Yearly Market Trends

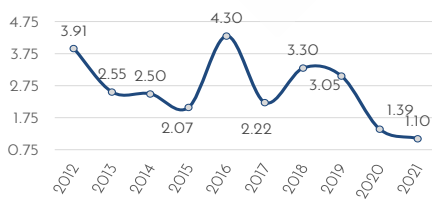


	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021
LP	\$655,122	\$841,583	\$955,741	\$1,080,590	\$1,012,666	\$866,267	\$939,518	\$895,719	\$933,235	\$953,162	\$1,007,505	\$1,045,004	\$1,086,303	\$1,073,298	\$1,104,439	\$1,172,851	\$1,100,931	\$1,125,536
SP	\$651,060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

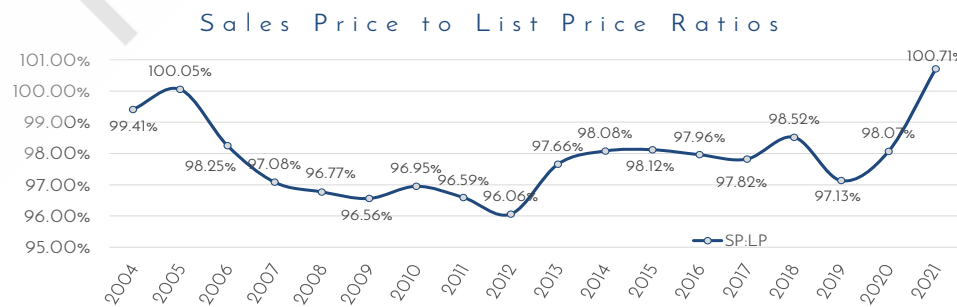
Sales Price to Assessed Value Ratio



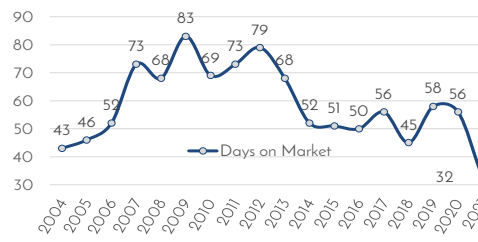
12 Month Rate of Absorption



Chatham Twp. Yearly Market Trends



Average Days on Market



Number of Units Sold

