

Bernard's Twp.

November 2022 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Assessment	SP:AV
1	34 Commonwealth Drive	OneFloor	2	2.0	44	\$310,000	\$310,000	\$290,000	93.55%	\$275,500	1.05
2	83 Potomac Drive	FirstFlr	2	1.0	28	\$327,500	\$317,000	\$320,000	100.95%	\$264,500	1.21
3	214 Potomac Drive	OneFloor	1	1.0	18	\$325,000	\$325,000	\$327,000	100.62%	\$240,400	1.36
4	105 Irving Place	FirstFlr	2	2.0	15	\$329,000	\$329,000	\$327,000	99.39%	\$295,400	1.11
5	99 Woodward Lane	OneFloor	2	2.0	16	\$329,000	\$329,000	\$330,000	100.30%	\$286,100	1.15
6	255 English Place	TwndEndUn	2	2.0	10	\$315,000	\$315,000	\$332,000	105.40%	\$289,400	1.15
7	79 Woodward Lane	TwndIntUn	2	2.1	28	\$365,000	\$355,000	\$335,000	94.37%	\$337,000	0.99
8	216 Alexandria Way	TwndEndUn	2	2.0	31	\$349,000	\$349,000	\$340,000	97.42%	\$268,800	1.26
9	269 Penns Way	TwndIntUn	2	2.1	34	\$335,000	\$345,000	\$358,800	104.00%	\$326,700	1.10
10	410 Penns Way	TwndEndUn	2	2.1	47	\$395,000	\$379,000	\$365,000	96.31%	\$342,400	1.07
11	105 Countryside Drive	MultiFlr	2	2.1	13	\$399,900	\$399,900	\$410,000	102.53%	\$361,000	1.14
12	465 Penns Way	TwndEndUn	3	2.1	11	\$415,000	\$415,000	\$444,000	106.99%	\$370,400	1.20
13	151 Firethorne Trail	TwndEndUn	2	2.1	15	\$460,000	\$460,000	\$450,000	97.83%	\$404,200	1.11
14	2 Lee Place	CapeCod	3	1.1	35	\$499,000	\$499,000	\$499,000	100.00%	\$398,400	1.25
15	79 Constitution Way	TwndIntUn	2	2.1	18	\$469,000	\$469,000	\$502,000	107.04%	\$424,900	1.18
16	31 Arbor Circle	HalfDupl	3	2.1	22	\$525,000	\$525,000	\$515,000	98.10%	\$450,100	1.14
17	22 Constitution Way	TwndIntUn	2	2.1	22	\$549,000	\$549,000	\$553,000	100.73%	\$489,900	1.13
18	41 Roberts Circle	TwndIntUn	2	2.1	8	\$565,000	\$565,000	\$569,000	100.71%	\$504,900	1.13
19	5 Clark Court	TwndEndUn	3	2.1	26	\$625,000	\$625,000	\$635,000	101.60%	\$515,100	1.23
20	50 Church Street	Colonial	3	1.1	14	\$629,000	\$629,000	\$651,000	103.50%	\$534,700	1.22
21	32 Mayflower Drive	TwndIntUn	3	2.1	15	\$685,000	\$685,000	\$688,000	100.44%	\$569,400	1.21
22	100 Patriot Hill Drive	TwndIntUn	4	2.1	10	\$699,000	\$699,000	\$710,000	101.57%	\$640,700	1.11
23	30 Georgetown Court	TwndEndUn	3	2.1	34	\$775,000	\$759,000	\$750,000	98.81%	\$637,800	1.18
24	22 Goltra Drive	Bi-Level	4	2.1	26	\$799,000	\$799,000	\$799,000	100.00%	\$618,900	1.29
25	4 Austin Drive	TwndEndUn	4	3.1	51	\$889,000	\$859,000	\$820,000	95.46%	\$735,300	1.12

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26	42 Peachtree Road	Custom	3	2.1	4	\$849,000	\$849,000	\$849,000	100.00%	\$689,000	1.23
27	35 Hickory Drive	Colonial	4	2.1	10	\$929,000	\$929,000	\$935,000	100.65%	\$826,300	1.13
28	74 Berkeley Circle	Colonial	5	3.1	92	\$1,043,000	\$999,000	\$990,000	99.10%	\$900,600	1.10
29	15 Coddington Court	Colonial	5	2.1	9	\$929,000	\$929,000	\$995,000	107.10%	\$873,500	1.14
30	5 Sullivan Drive	Colonial	4	2.1	1	\$999,999	\$999,999	\$999,999	100.00%	\$864,200	1.16
31	11 Maple Run	Colonial	5	3.1	19	\$1,090,000	\$1,090,000	\$1,090,000	100.00%	\$880,000	1.24
32	152 Annin Road	Colonial	6	4.1	28	\$1,169,000	\$1,099,000	\$1,100,000	100.09%	\$931,600	1.18
33	11 E Ash Street	Colonial	4	2.1	10	\$1,075,000	\$1,075,000	\$1,175,000	109.30%	\$933,600	1.26
34	2 Paddock Court	Colonial	4	3.1	10	\$1,399,000	\$1,399,000	\$1,357,000	97.00%	\$1,117,500	1.21
35	55 Meeker Road	Colonial	5	5.1	77	\$1,649,000	\$1,649,000	\$1,649,000	100.00%	\$1,416,100	1.16
36	50 Liberty Corner Road	Colonial	5	4.2	14	\$1,750,000	\$1,750,000	\$1,750,000	100.00%	\$1,276,500	1.37
AVERAGE					24	\$701,233	\$696,053	\$700,272	100.58%		1.17

"Active" Listings in Bernards Twp

Number of Units: 41
 Average List Price: \$987,663
 Average Days on Market: 77

"Under Contract" Listings in Bernards Twp

Number of Units: 39
 Average List Price: \$820,738
 Average Days on Market: 49

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
List Price	\$701,590	\$787,103	\$595,223	\$746,277	\$763,403	\$902,358	\$872,244	\$806,335	\$854,074	\$704,383	\$696,053		\$784,566
Sales Price	\$708,200	\$804,117	\$626,277	\$771,083	\$790,213	\$953,350	\$895,459	\$824,246	\$855,970	\$709,565	\$700,272		\$805,752
SP:LP%	100.94%	101.48%	106.08%	104.43%	104.05%	105.93%	103.62%	101.86%	100.67%	100.93%	100.58%		103.01%
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		1.24
# Units Sold	30	19	26	35	34	52	59	46	31	23	36		391
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		1.27
Active Listings	20	34	20	43	53	52	57	42	60	50	41		43
Under Contracts	33	46	81	72	93	88	59	60	44	48	39		60

Flashback! YTD 2021 vs YTD 2022

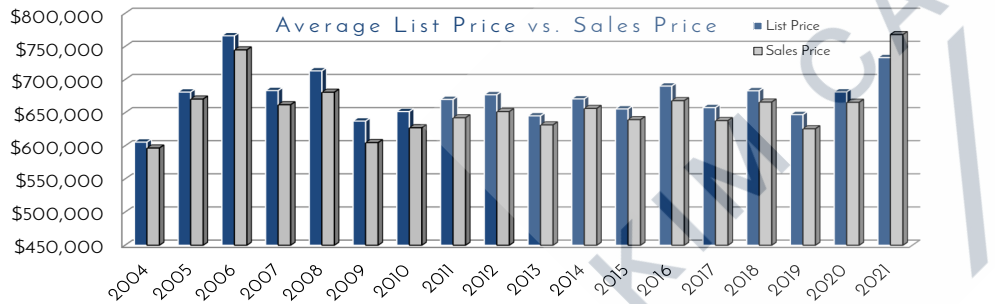
YTD	2021	2022	% Change
DOM	30	25	-15.81%
Sales Price	\$739,501	\$805,752	8.96%
LP:SP	100.85%	103.01%	2.14%
SP:AV	1.16	1.24	6.27%

Prominent Properties

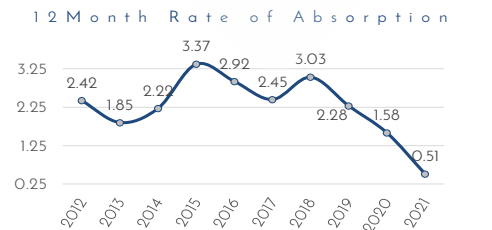
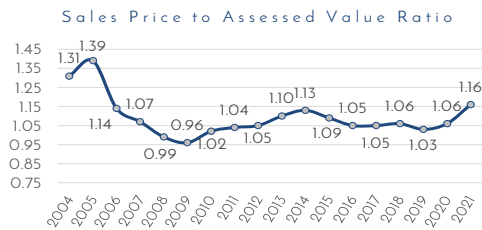
Sotheby's
INTERNATIONAL REALTY

YTD	2021	2022	% Change
# Units Sold	521	391	-24.95%
Rate of Ab 3 Mo	0.93	1.40	50.54%
Actives	36	41	13.89%
Under Contracts	61	39	-36.07%

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

