

# Bernardsville

## September 2022 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	132 Claremont Road	OneFloor	1	1.0	14	\$225,000	\$225,000	\$222,000	98.67%	\$184,700	1.20
2	55 Claremont Road	Colonial	4	1.0	42	\$375,000	\$335,000	\$305,000	91.04%	\$266,300	1.15
3	8C Somerset Hills Court	TwndUn	3	2.1	14	\$320,000	\$320,000	\$352,000	110.00%	\$414,400	0.85
4	5 Seney Drive	Colonial	3	1.1	58	\$595,000	\$595,000	\$510,000	85.71%	\$537,400	0.95
5	16 Stevens Street	SplitLev	4	2.1	8	\$699,000	\$699,000	\$750,000	107.30%	\$603,200	1.24
6	101 Peachcroft Drive	Ranch	3	3.1	75	\$1,099,000	\$1,099,000	\$999,000	90.90%	\$841,600	1.19
7	80 Claremont Road	OneFloor	2	2.1	26	\$1,139,900	\$1,139,900	\$1,105,000	96.94%	\$921,600	1.20
8	301 Claremont Road	Cottage	4	3.1	14	\$1,195,000	\$1,195,000	\$1,200,000	100.42%	\$935,100	1.28
9	94 Crest Drive	Ranch	4	2.3	49	\$1,395,000	\$1,395,000	\$1,260,000	90.32%	\$1,023,300	1.23
10	20 Clark Road	Custom,	5	3.2	1	\$2,800,000	\$2,800,000	\$3,100,000	110.71%	\$1,463,900	2.12
11	8 Crownview Lane	Custom	7	6.2	204	\$5,900,000	\$5,900,000	\$5,200,000	88.14%	\$2,216,600	2.35
<b>AVERAGE</b>					46	\$1,431,173	\$1,427,536	\$1,363,909	97.29%		1.34

### "Active" Listings in Bernardsville

Number of Units: 35  
 Average List Price: \$2,345,274  
 Average Days on Market: 81

### "Under Contract" Listings in Bernardsville

Number of Units: 12  
 Average List Price: \$1,323,158  
 Average Days on Market: 38

# Bernardsville 2022 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	42	95	19	100	18	14	22	24	46				42
List Price	\$980,571	\$1,612,833	\$917,667	\$1,043,941	\$851,461	\$937,857	\$1,022,164	\$1,097,733	\$1,427,536				\$1,074,057
Sales Price	\$940,321	\$1,563,917	\$976,167	\$1,029,215	\$871,556	\$977,501	\$1,066,873	\$1,110,333	\$1,363,909				\$1,077,282
SP:LP%	97.00%	98.96%	107.18%	100.94%	103.14%	104.96%	102.22%	101.79%	134.12%				101.63%
SP to AV	1.15	1.31	1.30	1.84	1.27	1.34	1.32	1.26	1.34				1.39
# Units Sold	7	6	6	17	13	14	11	15	11				100
3 Mo Rate of Ab	1.26	2.04	4.17	2.30	2.76	3.00	2.67	1.95	2.92				2.56
Active Listings	10	20	22	19	36	43	29	24	35				26
Under Contracts	15	21	27	30	22	19	22	14	12				20

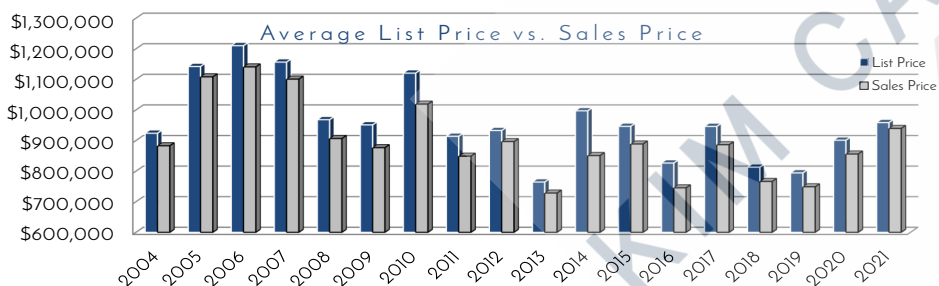
## Flashback! YTD 2021 vs YTD 2022

YTD	2021	2022	% Change
DOM	77	42	-45.35%
Sales Price	\$920,357	\$1,077,282	17.05%
LP:SP	99.51%	101.63%	2.14%
SP:AV	1.14	1.39	21.74%

Prominent Properties  
Sotheby's  
INTERNATIONAL REALTY

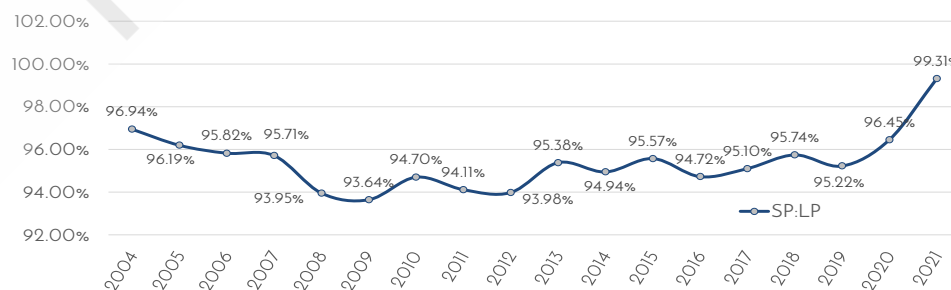
YTD	2021	2022	% Change
# Units Sold	145	100	-31.03%
Rate of Ab 3 Mo	3.18	2.92	-8.18%
Actives	35	35	0.00%
Under Contracts	31	12	-61.29%

## Bernardsville Yearly Market Trends

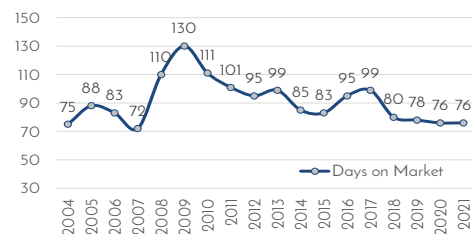


## Bernardsville Yearly Market Trends

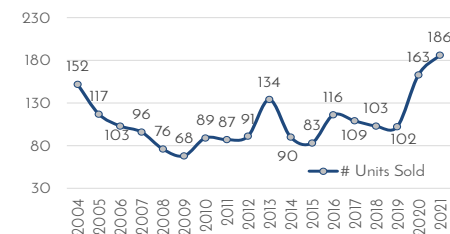
### Sales Price to List Price Ratios



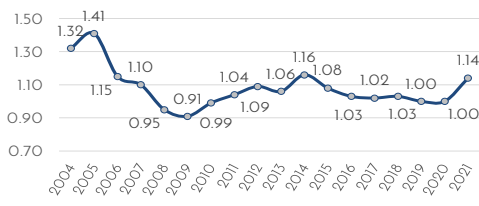
### Average Days on Market



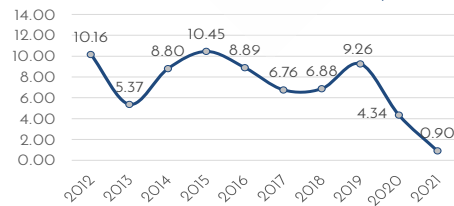
### Number of Units Sold



### Sales Price to Assessed Value Ratio



### 12 Month Rate of Absorption



Data only available until 2012