

Millburn

February 2023 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	30 Rosedale Avenue	Colonial	3	1.1	23	\$725,000	\$699,000	\$710,000	101.57%	\$560,600	1.27
2	58 Locust Avenue	Tudor	3	1.1	10	\$799,000	\$799,000	\$838,950	105.00%	\$737,100	1.14
3	20 Brookside Drive	Colonial	4	3.0	83	\$1,695,000	\$1,695,000	\$1,680,000	99.12%		
4	64 Whittingham Terrace	Colonial	5	4.2	13	\$1,899,000	\$1,899,000	\$2,008,000	105.74%		
5	3 Southern Slope Drive	Colonial	5	4.1	29	\$2,288,000	\$2,288,000	\$2,200,000	96.15%	\$1,260,200	1.75
AVERAGE					32	\$1,481,200	\$1,476,000	\$1,487,390	101.52%		1.38

"Active" Listings in Millburn

Number of Units: 4
Average List Price: \$1,410,000
Average Days on Market: 63

"Under Contract" Listings in Millburn

Number of Units: 7
Average List Price: \$944,557
Average Days on Market: 55

Millburn 2023 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	35	32											33
List Price	\$1,097,667	\$1,476,000											\$1,334,125
Sales Price	\$1,098,667	\$1,487,390											\$1,341,619
SP:LP%	100.50%	101.52%											101.13%
SP to AV	1.49	1.38											1.44
# Units Sold	3	5											8
3 Mo Rate of Ab	1.76	2.53											2.15
Active Listings	6	4											5
Under Contracts	8	7											8

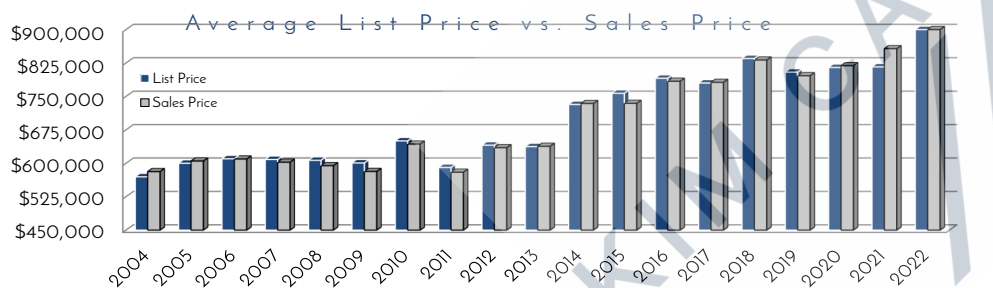
Flashback! YTD 2022 vs YTD 2023

YTD	2022	2023	% Change
DOM	21	33	59.88%
Sales Price	\$954,125	\$1,341,619	40.61%
LP:SP	105.00%	101.13%	-3.68%
SP:AV	1.26	1.44	13.95%

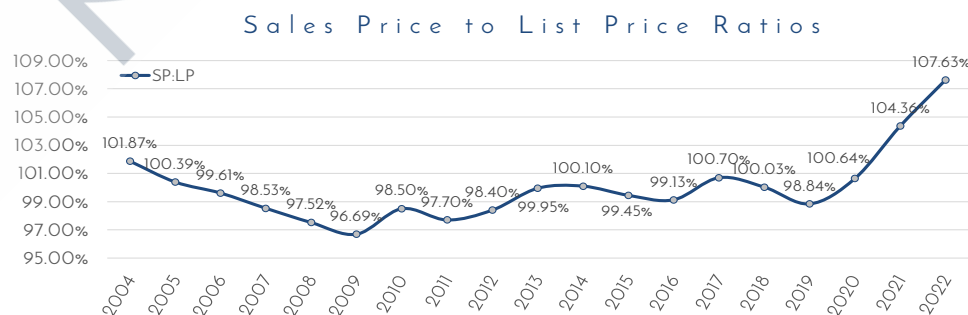
Prominent Properties
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YTD	2022	2023	% Change
# Units Sold	16	8	-50.00%
Rate of Ab 3 Mo	1.09	2.53	132.11%
Actives	5	4	-20.00%
Under Contracts	12	7	-39.13%

Millburn Yearly Market Trends



Millburn Yearly Market Trends



Year	LP	SP
2004	\$569,609	\$581,274
2005	\$599,980	\$604,983
2006	\$610,041	\$609,523
2007	\$608,441	\$602,349
2008	\$606,636	\$594,510
2009	\$600,629	\$581,626
2010	\$650,173	\$643,078
2011	\$590,527	\$579,916
2012	\$640,603	\$634,919
2013	\$637,344	\$638,079
2014	\$731,984	\$734,040
2015	\$757,032	\$754,490
2016	\$790,793	\$784,069
2017	\$780,104	\$781,605
2018	\$835,104	\$831,725
2019	\$804,479	\$796,411
2020	\$815,011	\$819,046
2021	\$816,271	\$857,058
2022	\$1,000,516	\$1,081,407

