

# Bernard's Twp.

## January 2023 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Assessment	SP:AV
1	319 English Place	OneFloor	2	1.0	34	\$205,780	\$205,780	\$202,780	98.54%	\$185,000	1.10
2	301 Potomac Drive	OneFloor	1	1.0	10	\$274,900	\$274,900	\$286,000	104.04%	\$233,400	1.23
3	111 Irving Place	OneFloor	2	2.0	46	\$295,000	\$295,000	\$295,000	100.00%	\$259,600	1.14
4	163 Jamestown Road	OneFloor	2	1.0	75	\$319,000	\$319,000	\$305,000	95.61%	\$254,100	1.20
5	32 Commonwealth Drive	OneFloor	2	2.0	9	\$325,000	\$325,000	\$350,000	107.69%	\$270,700	1.29
6	48 Alexandria Way	OneFloor	2	2.0	6	\$339,000	\$339,000	\$350,000	103.24%	\$269,000	1.30
7	244 Alexandria Way	TwndUn	2	2.0	10	\$375,000	\$375,000	\$383,000	102.13%	\$317,000	1.21
8	96 Sycamore Court	TwndUn	2	2.1	6	\$430,000	\$430,000	\$430,000	100.00%	\$409,600	1.05
9	131 Church Street	CapeCod	3	1.0	1	\$515,000	\$515,000	\$515,000	100.00%	\$357,800	1.44
10	16 Dorchester Drive	TwndUn	2	2.1	9	\$515,000	\$515,000	\$525,000	101.94%	\$427,300	1.23
11	345 Martinsville Road	Ranch	3	3.0	14	\$799,900	\$799,900	\$735,000	91.89%	\$619,400	1.19
12	43 Cannon Court	TwndUn	4	2.1	9	\$729,000	\$729,000	\$736,000	100.96%	\$629,500	1.17
13	22 Prospect Avenue	Custom	4	2.1	10	\$650,000	\$650,000	\$740,000	113.85%	\$637,300	1.16
14	453 King George Road	Colonial	4	3.1	17	\$819,000	\$819,000	\$879,299	107.36%	\$678,200	1.30
15	42 Carlisle Road	Colonial	4	2.1	12	\$929,000	\$929,000	\$939,000	101.08%	\$855,500	1.10
16	33 Palmerston Place	Colonial	5	3.1	29	\$1,025,000	\$1,025,000	\$995,000	97.07%	\$894,600	1.11
17	60 Galloping Hill Road	Colonial	4	2.1	15	\$1,250,000	\$1,250,000	\$1,150,000	92.00%	\$977,100	1.18
18	14 Cedar Street	Colonial	4	3.1	1	\$1,300,000	\$1,300,000	\$1,312,000	100.92%	\$929,000	1.41
19	26 Culberson Road	Custom	6	5.1	68	\$2,200,000	\$1,999,999	\$2,000,000	100.00%		
AVERAGE					20	\$699,767	\$689,241	\$690,952	100.96%		1.21

### "Active" Listings in Bernards Twp

Number of Units: 29  
Average List Price: \$1,068,327  
Average Days on Market: 81

### "Under Contract" Listings in Bernards Twp

Number of Units: 32  
Average List Price: \$934,984  
Average Days on Market: 66

# Bernards Twp 2023 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	20												20
List Price	\$689,241												\$689,241
Sales Price	\$690,952												\$690,952
SP:LP%	100.96%												100.96%
SP to AV	1.21												1.21
# Units Sold	19												19
3 Mo Rate of Ab	0.99												0.99
Active Listings	29												29
Under Contracts	32												32

## Flashback! YTD 2022 vs YTD 2023

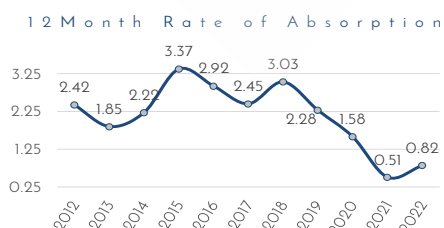
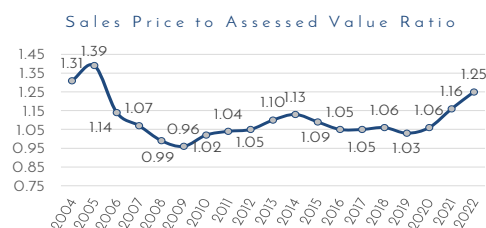
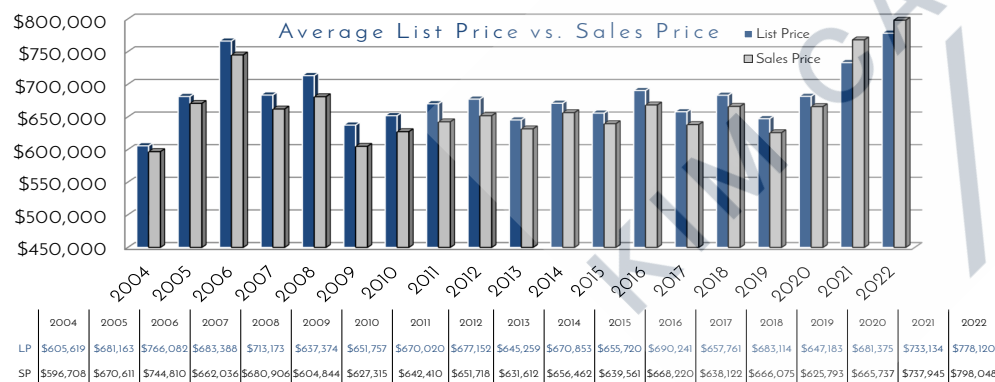
YTD	2022	2023	% Change
DOM	37	20	-45.75%
Sales Price	\$708,200	\$690,952	-2.44%
LP:SP	100.94%	100.96%	0.03%
SP:AV	1.23	1.21	-1.79%

Prominent  
Properties

**Sotheby's**  
INTERNATIONAL REALTY

YTD	2022	2023	% Change
# Units Sold	30	19	-36.67%
Rate of Ab 3 Mo	0.65	0.99	52.31%
Actives	20	29	45.00%
Under Contracts	33	32	-3.03%

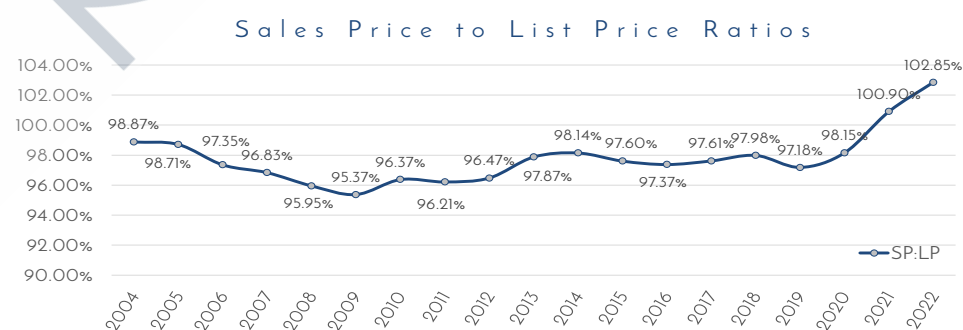
## Bernard's Township Yearly Market Trends



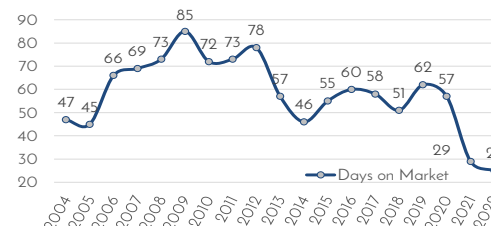
Data only available until 2012

Information compiled from the Garden State Multiple Listing Service. Deemed Reliable but not Guaranteed.

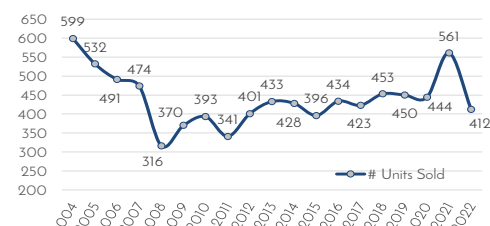
## Bernard's Township Yearly Market Trends



### Average Days on Market



### Number of Units Sold



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Not intended to solicit a property already listed.