

Chatham Boro

January 2023 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	5 Pihlman Place	Colonial	3	1.0	14	\$449,000	\$449,000	\$465,000	103.56%	\$416,500	1.12
2	71 Center Street	CapeCod	3	1.0	40	\$545,000	\$545,000	\$475,000	87.16%	\$534,000	0.89
3	89 Center Street	Colonial	4	2.0	13	\$700,000	\$700,000	\$700,000	100.00%	\$544,300	1.29
4	29 Cherry Lane	Colonial	3	2.0	20	\$799,000	\$799,000	\$755,000	94.49%	\$665,100	1.14
5	10 Hedges Avenue	Colonial	3	1.1	25	\$819,000	\$799,000	\$799,000	100.00%	\$480,000	1.66
6	22 Rose Terrace	Colonial	4	2.1	63	\$999,000	\$899,000	\$845,000	93.99%	\$773,600	1.09
7	66 Orchard Road	Colonial	3	2.1	7	\$879,000	\$879,000	\$922,000	104.89%	\$667,500	1.38
8	29 Rowan Road	Colonial	4	2.1	1	\$975,000	\$975,000	\$975,000	100.00%	\$707,500	1.38
9	2 Somerset Avenue	Colonial	4	2.1	17	\$1,350,000	\$1,350,000	\$1,325,000	98.15%	\$884,600	1.50
AVERAGE					22	\$835,000	\$821,667	\$806,778	98.03%	\$630,344	1.27

"Active" Listings in Chatham Boro

Number of Units: 5
Average List Price: \$1,263,800
Average Days on Market: 55

"Under Contract" Listings in Chatham Boro

Number of Units: 5
Average List Price: \$1,470,870
Average Days on Market: 14

Chatham Boro 2023 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	22												22
List Price	\$821,667												\$821,667
Sales Price	\$806,778												\$806,778
SP:LP%	98.03%												98.03%
SP to AV	1.27												1.27
# Units Sold	9												9
3 Mo Rate of Ab	1.28												1.28
Active Listings	5												5
Under Contracts	5												5

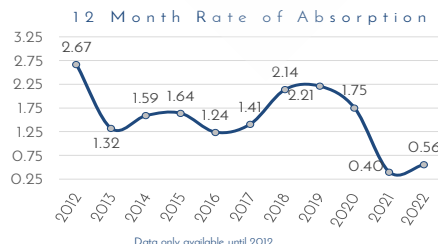
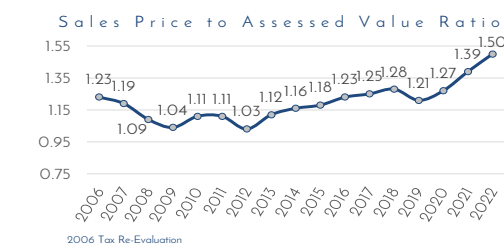
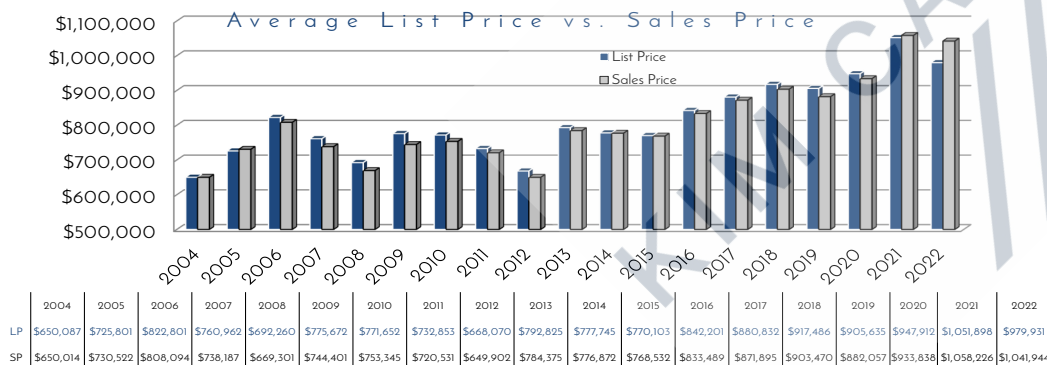
Flashback! YTD 2022 vs YTD 2023

YTD	2022	2023	% Change
DOM	54	22	-58.85%
Sales Price	\$762,000	\$806,778	5.88%
LP:SP	108.22%	98.03%	-9.42%
SP:AV	1.46	1.27	-12.70%

Prominent
Properties
Sotheby's
INTERNATIONAL REALTY

YTD	2022	2023	% Change
# Units Sold	6	9	50.00%
Rate of Ab 3 Mo	0.88	1.28	45.45%
Actives	9	5	-44.44%
Under Contracts	13	5	-61.54%

Chatham Boro Yearly Market Trends



Chatham Boro Yearly Market Trends

