

Harding Twp.

January 2023 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	4 Forest Dale Drive	TwndEndUn	2	2.2	13	\$580,000	\$580,000	\$570,000	98.28%	\$527,000	1.08
2	129 Glen Alpin Road	Custom	4	3.1	15	\$1,550,000	\$1,550,000	\$1,570,000	101.29%	\$1,353,500	1.16
3	14 Meyersville Road	Colonial	5	2.3	14	\$1,700,000	\$1,700,000	\$1,700,000	100.00%	\$1,059,800	1.60
4	5 Pleasant Plains Road	Colonial	6	5.3	8	\$2,995,000	\$2,995,000	\$2,995,000	100.00%	\$2,250,400	1.33
5	554 Tempe Wick Road	Custom	5	7.1	10	\$2,450,000	\$2,450,000	\$3,100,000	126.53%		
AVERAGE					12	\$1,855,000	\$1,855,000	\$1,987,000	105.22%		1.29

"Active" Listings in Harding Twp.

Number of Units: 13
 Average List Price: \$2,259,464
 Average Days on Market: 148

"Under Contract" Listings in Harding Twp.

Number of Units: 5
 Average List Price: \$1,246,800
 Average Days on Market: 62

Harding 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	12												12
List Price	\$1,855,000												\$1,855,000
Sales Price	\$1,987,000												\$1,987,000
SP:LP%	105.22%												105.22%
SP to AV	1.29												1.29
# Units Sold	5												5
3 Mo Rate of Ab	4.00												4.00
Active Listings	13												13
Under Contracts	5												5

Flashback! YTD 2022 vs YTD 2023

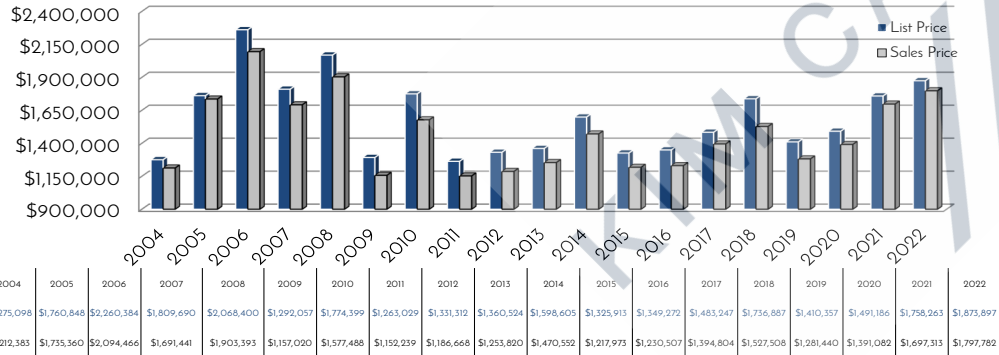
YTD	2022	2023	% Change
DOM	49	12	-75.40%
Sales Price	\$1,188,222	\$1,987,000	67.22%
LP:SP	96.40%	105.22%	9.15%
SP:AV	1.196	1.294	8.17%

Prominent Properties
Sotheby's
INTERNATIONAL REALTY

YTD	2022	2023	% Change
# Units Sold	9	5	-44.44%
Rate of Ab 3 Mo	2.10	4.00	90.48%
Actives	16	13	-18.75%
Under Contracts	11	5	-54.55%

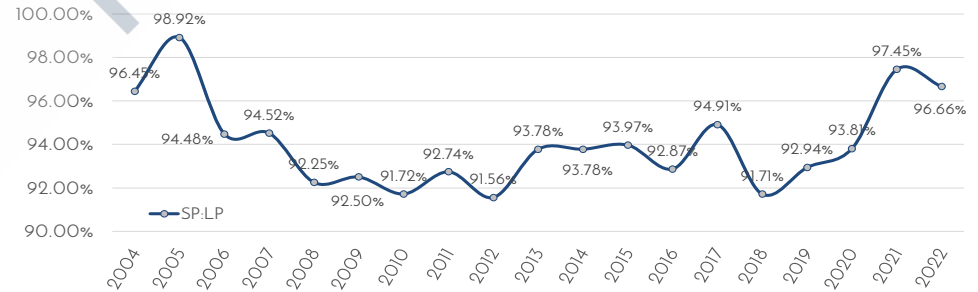
Harding Twp. Yearly Market Trends

Average Sales Price vs. List Price

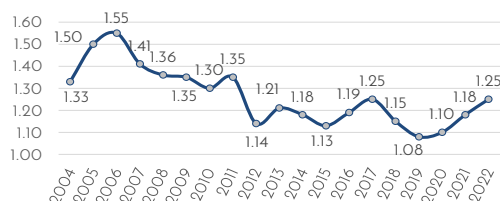


Harding Twp. Yearly Market Trends

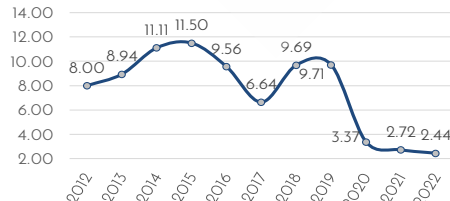
Sales Price to List Price Ratios



Sales Price to Assessed Value Ratio



12Month Rate of Absorption



Average Days on Market



Number of Units Sold

