

# Bernardsville

## March 2023 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 U8C	OneFloor	1	1.0	14	\$249,000	\$249,000	\$247,000	99.20%	\$187,200	1.32
2	29 Ann Street	Ranch	3	2.0	8	\$549,000	\$549,000	\$549,000	100.00%	\$412,200	1.33
3	25 Childsworth Avenue	SplitLev	4	2.1	24	\$649,000	\$649,000	\$635,000	97.84%	\$558,300	1.14
4	53 Hull Road	Colonial	3	2.1	12	\$775,000	\$775,000	\$745,000	96.13%	\$661,900	1.13
5	20 Crestview Drive	Custom	4	2.2	15	\$749,000	\$749,000	\$790,000	105.47%	\$646,300	1.22
6	9 Laurel Lane	Colonial	4	3.1	8	\$1,155,000	\$1,155,000	\$1,210,000	104.76%	\$882,100	1.37
7	70 Stone Fence Road	Colonial	4	3.2	88	\$1,340,000	\$1,299,999	\$1,300,000	100.00%	\$1,045,100	1.24
8	62 Carriage House Road	Custom	4	2.1	28	\$1,295,000	\$1,295,000	\$1,325,000	102.32%		
AVERAGE					25	\$845,125	\$840,125	\$850,125	100.72%		1.25

### "Active" Listings in Bernardsville

Number of Units: 15  
Average List Price: \$2,735,393  
Average Days on Market: 91

### "Under Contract" Listings in Bernardsville

Number of Units: 13  
Average List Price: \$952,523  
Average Days on Market: 42

# Bernardsville 2023 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	110	48	25										62
List Price	\$1,878,312	\$930,417	\$840,125										\$1,242,273
Sales Price	\$1,540,000	\$884,892	\$850,125										\$1,110,470
SP:LP%	91.61%	97.62%	100.72%										96.56%
SP to AV	1.18	1.29	1.25										1.24
# Units Sold	8	6	8										22
3 Mo Rate of Ab	2.86	2.57	2.18										2.54
Active Listings	22	20	15										19
Under Contracts	11	13	13										12

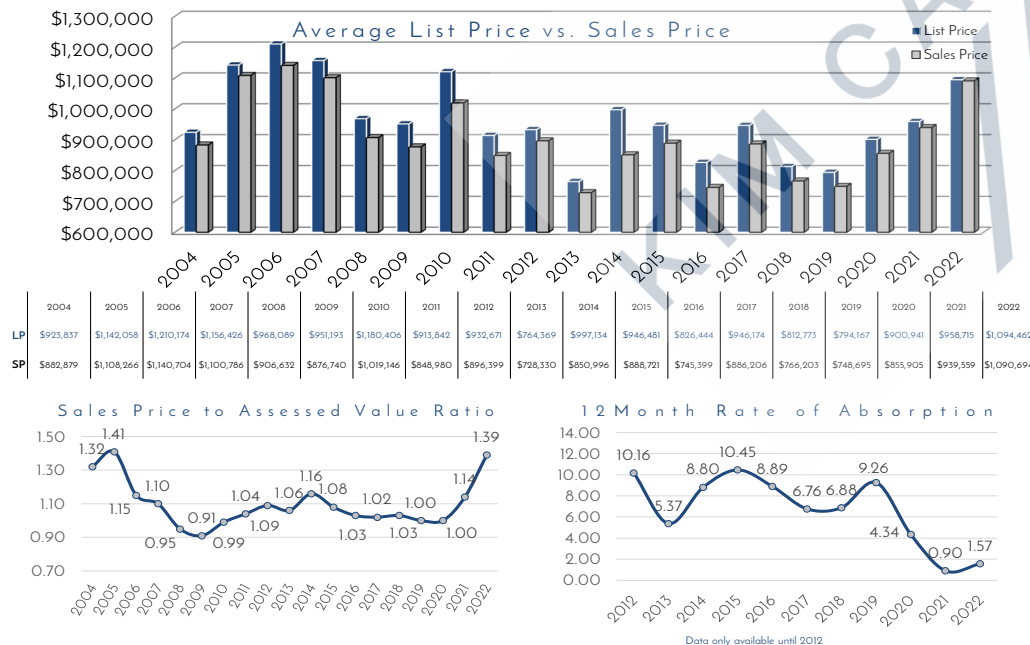
## Flashback! YTD 2022 vs YTD 2023

YTD	2022	2023	% Change
DOM	51	62	20.77%
Sales Price	\$1,148,566	\$1,110,470	-3.32%
LP:SP	100.83%	96.56%	-4.24%
SP:AV	1.242	1.239	-0.26%

Prominent  
Properties  
**Sotheby's**  
INTERNATIONAL REALTY

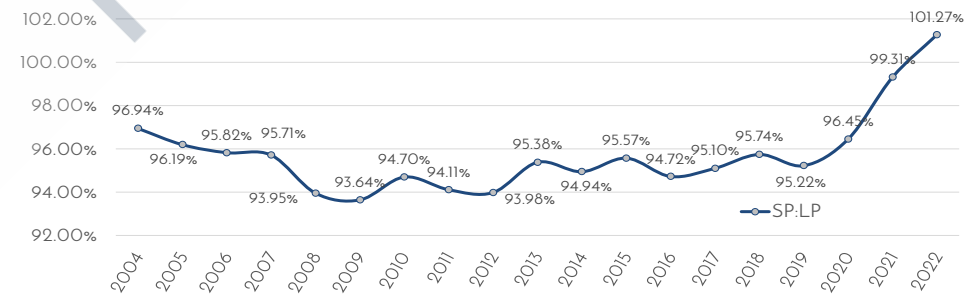
YTD	2022	2023	% Change
# Units Sold	19	22	15.79%
Rate of Ab 3 Mo	2.49	2.54	1.87%
Actives	17	19	9.62%
Under Contracts	21	12	-41.27%

## Bernardsville Yearly Market Trends

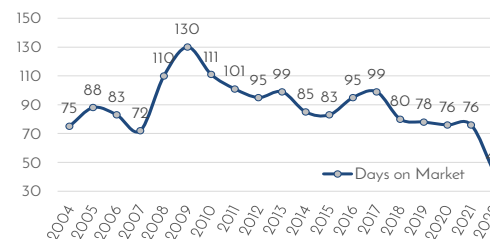


## Bernardsville Yearly Market Trends

Sales Price to List Price Ratios



## Average Days on Market



## Number of Units Sold

