

# Harding Twp.

## January 2024 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	10 Primroase Trail	CapeCod	3	3.0	28	\$825,000	\$825,000	\$817,500	99.09%	\$541,400	1.51
AVERAGE					28	\$825,000	\$825,000	\$817,500	99.09%		1.51

### "Active" Listings in Harding Twp.

Number of Units: 13  
 Average List Price: \$3,288,385  
 Average Days on Market: 172

### "Under Contract" Listings in Harding Twp.

Number of Units: 3  
 Average List Price: \$1,874,667  
 Average Days on Market: 30

# Harding Twp. 2024 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	28												28
List Price	\$825,000												\$825,000
Sales Price	\$817,500												\$817,500
SP:LP%	99.09%												99.09%
SP to AV	1.51												1.51
# Units Sold	1												1
3 Mo Rate of Ab	3.50												3.50
Active Listings	13												13
Under Contracts	3												3

## Flashback! YTD 2023 vs YTD 2024

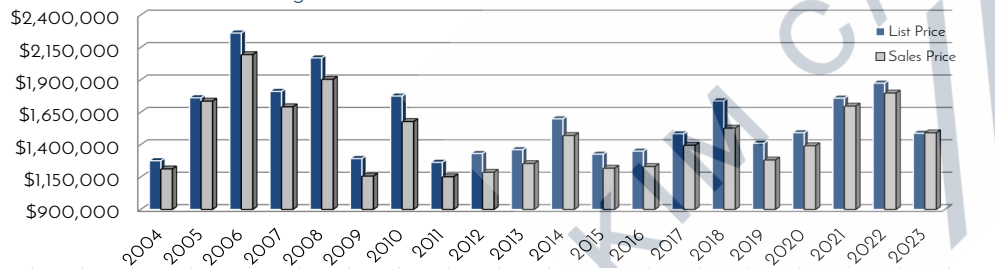
YTD	2023	2024	% Change
DOM	12	28	133.33%
Sales Price	\$1,987,000	\$817,500	-58.86%
LP:SP	105.22%	99.09%	-5.82%
SP:AV	1.294	1.510	16.68%

Prominent Properties  
Sotheby's  
INTERNATIONAL REALTY

YTD	2023	2024	% Change
# Units Sold	5	1	-80.00%
Rate of Ab 3 Mo	4.00	3.50	-12.50%
Actives	13	13	0.00%
Under Contracts	5	3	-40.00%

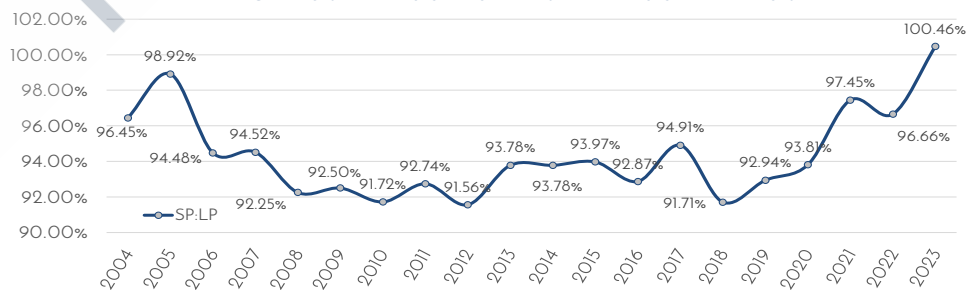
## Harding Twp. Yearly Market Trends

Average Sales Price vs. List Price

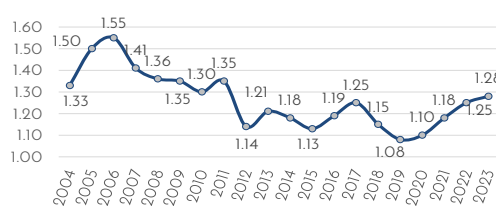


## Harding Twp. Yearly Market Trends

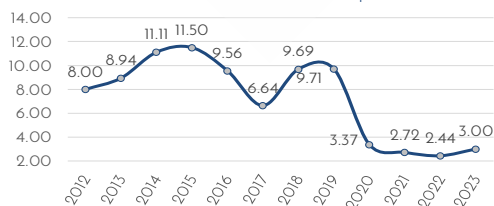
Sales Price to List Price Ratios



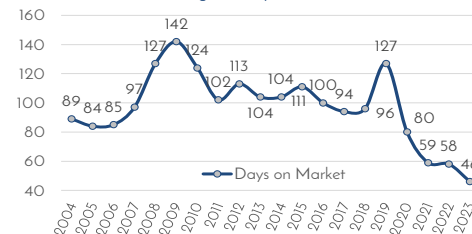
Sales Price to Assessed Value Ratio



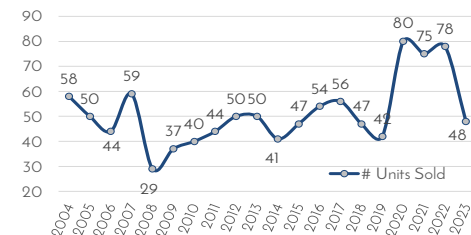
12 Month Rate of Absorption



Average Days on Market



Number of Units Sold



\*2007 Tax Re-evaluation

Data only available until 2012