



Home Sales July 2021 Berkeley Heights, NJ

	Property Address	Original List Price OLP	List Price at Contract LP	Sold Price SP	Days on Market	Ratio SP/LP
266	EMERSON LN*	\$399,000	\$399,000	\$399,000	94	100.00%
261	River Bend Rd*	\$429,000	\$429,000	\$439,000	11	102.33%
657	Plainfield Ave*	\$498,000	\$479,000	\$487,500	69	101.77%
275	Grant St*	\$539,000	\$539,000	\$525,000	35	97.40%
912	Mountain Ave*	\$519,000	\$519,000	\$545,000	6	105.01%
160	Diamond Hill Rd*	\$529,000	\$529,000	\$559,000	14	105.67%
5	Eaton Ct*	\$629,000	\$629,000	\$629,000	28	100.00%
128	Chaucer Dr*	\$625,000	\$625,000	\$644,000	22	103.04%
22	Greenbriar Dr*	\$639,000	\$639,000	\$675,000	14	105.63%
24	Timber Dr*	\$670,000	\$670,000	\$685,000	9	102.24%
350	Timber Dr*	\$645,000	\$645,000	\$695,000	15	107.75%
6	Woglum Pl*	\$690,000	\$690,000	\$700,000	22	101.45%
7	Valley Rd*	\$759,000	\$735,000	\$730,000	54	99.32%
305	Mountain Ave*	\$759,000	\$759,000	\$745,000	29	98.16%
5	Tip Top Way	\$719,000	\$719,000	\$750,000	14	104.31%
30	Oak Ridge Rd*	\$699,000	\$699,000	\$785,000	11	112.30%
125	Roland Rd*	\$775,000	\$775,000	\$800,000	11	103.23%
37	Rogers Pl*	\$749,000	\$749,000	\$801,500	7	107.01%
29	Cinnamon Tree Ln*	\$825,000	\$799,000	\$825,000	51	103.25%
515	Mountain Ave*	\$849,000	\$849,000	\$849,000	7	100.00%
90	Lincoln St*	\$949,000	\$949,000	\$917,500	17	96.68%
270	Hamilton Ave*	\$899,000	\$899,000	\$953,000	9	106.01%
191	Lorraine Dr*	\$979,000	\$979,000	\$1,021,000	14	104.29%
300	Mountain Ave*	\$1,079,000	\$1,079,000	\$1,100,000	11	101.95%
679	Plainfield Ave*	\$1,199,999	\$1,199,999	\$1,110,000	67	92.50%
111	WINCHIP RD*	\$1,239,900	\$1,239,900	\$1,185,000	42	95.57%
39	OLD FARM RD*	\$1,399,000	\$1,399,000	\$1,350,000	63	96.50%

Month of	Average List Price	\$763,737
July-21	Average Sold Price	\$774,241
	Average Days on Market	27.63
	Ratio SP/LP	101.38%