

Chatham Twp.

October 2018 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	153 Riveredge Drive	OneFloor	1	1.0	48	\$295,000	\$287,000	\$281,000	97.91%	\$230,100	1.22
2	14E Kensington Road	OneFloor	1	1.1	128	\$365,000	\$365,000	\$350,000	95.89%	\$280,000	1.25
3	102 Riveredge Drive	TwnEndUn	2	2.0	21	\$439,000	\$439,000	\$445,000	101.37%	\$395,000	1.13
4	78 Canterbury Road	TwnIntUn	2	1.1	45	\$490,000	\$490,000	\$490,000	100.00%	\$390,000	1.26
5	135 Candace Lane	Colonial	4	3.1	111	\$875,000	\$840,000	\$810,000	96.43%	\$822,500	0.98
6	135 Sunset Drive	Colonial	4	3.1	85	\$1,275,000	\$999,000	\$900,000	90.09%	\$1,024,000	0.88
7	13 Floral Street	RanchExp	4	2.0	15	\$999,999	\$999,999	\$960,000	96.00%	\$666,200	1.44
8	449 River Road	Colonial	4	4.1	90	\$1,290,000	\$1,198,000	\$1,150,000	95.99%	\$957,500	1.20
9	2 Country Club Drive	Colonial	7	8.1	1	\$2,415,000	\$2,415,000	\$2,415,000	100.00%	\$2,327,000	1.04
AVERAGE					60	\$938,222	\$892,555	\$866,778	97.08%		1.16

"ACTIVE" Listings in Chatham Twp.

Number of Units: 78
Average List Price: \$1,332,074
Average Days on Market: 89

"UNDER CONTRACT" Listings in Chatham Twp.

Number of Units: 23
Average List Price: \$1,296,083
Average Days on Market: 76

Chatham Twp. 2018 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	44	37	20	60	32	46	57	35	42	60			43
List Price	\$1,298,875	\$995,400	\$1,064,915	\$1,253,556	\$1,176,273	\$1,148,079	\$1,037,133	\$1,114,086	\$741,350	\$892,555			\$1,088,019
Sales Price	\$1,286,000	\$974,200	\$1,070,923	\$1,234,250	\$1,161,830	\$1,123,063	\$1,032,417	\$1,084,643	\$729,071	\$866,778			\$1,071,499
Sales Price as a % of List Price	98.98%	98.60%	100.04%	99.29%	99.24%	97.94%	98.85%	97.76%	98.16%	97.08%			98.58%
Sales Price to Assessed Value	1.10	1.17	1.22	1.32	1.19	1.15	1.13	1.19	1.19	1.16			1.19
# Units Sold	8	5	13	16	22	24	18	22	14	9			151
Active Listings	52	63	69	76	89	86	80	74	83	78			75
Under Contracts	16	29	33	38	39	38	34	25	18	23			29

Flashback! YTD 2017 vs YTD 2018

YTD	2017	2018	% Change
Days on Market	57	43	-24.77%
Sales Price	\$1,062,021	\$1,071,499	0.89%
Sales Price to Assessed Value	1.16	1.19	2.03%

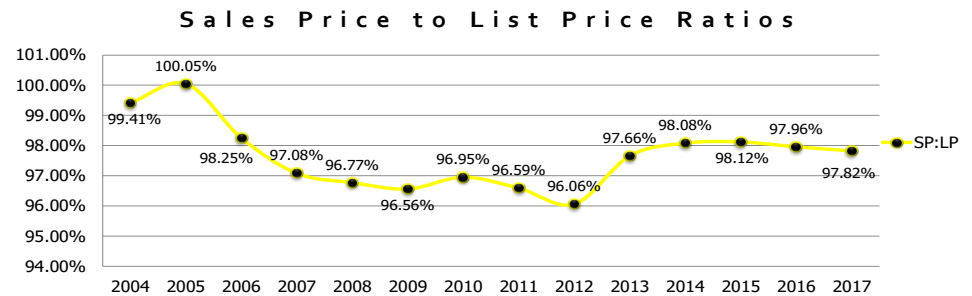
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YTD	2017	2018	% Change
# Units Sold	158	151	-4.43%
Active Listings	59	78	32.20%
Under Contracts	24	23	-4.17%

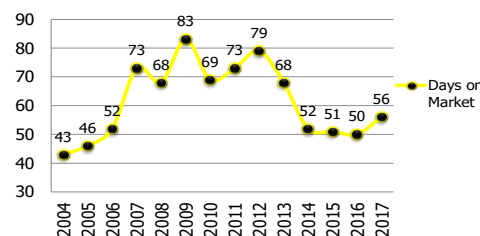
Chatham Twp. Yearly Market Trends



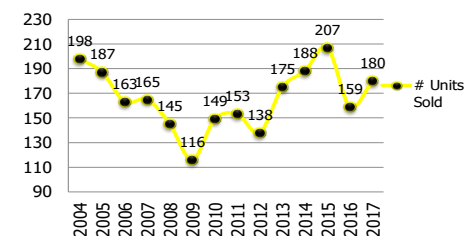
Chatham Twp. Yearly Market Trends



Average Days on Market



Number of Units Sold



Sales Price to Assessed Value Ratio

