

Livingston

January 2026 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Assessment	SP:AV
1	6 Swan Road	Colonial	2	2.0	57	\$599,000	\$639,000	\$625,007	97.81%	\$379,900	1.65
2	63 N Livingston Avenue	Colonial	3	1.1	126	\$699,900	\$675,000	\$670,000	99.26%	\$386,100	1.74
3	101 Sycamore Avenue	CapeCod	3	2.1	16	\$750,000	\$750,000	\$720,000	96.00%	\$439,300	1.64
4	45 Brandon Avenue	Bi-Level	4	3.0	48	\$965,000	\$925,000	\$900,000	97.30%	\$512,300	1.76
5	6 Mayhew Drive	SplitLev	4	2.0	39	\$749,000	\$749,000	\$910,000	121.50%	\$534,900	1.70
6	37 Filmore Avenue	SplitLev	4	2.1	11	\$799,000	\$799,000	\$950,000	118.90%	\$530,600	1.79
7	11 Ambrosia Court	TwnIntUn	4	3.1	9	\$899,000	\$899,000	\$955,000	106.23%	\$600,400	1.59
8	23 Winans Road	RanchRas	3	2.1	24	\$1,080,000	\$1,080,000	\$998,000	92.41%	\$520,700	1.92
9	20 Crescent Road	Colonial	4	3.1	32	\$999,000	\$949,000	\$999,990	105.37%	\$548,300	1.82
10	15 North Drive	Ranch	4	2.1	19	\$985,000	\$985,000	\$1,020,000	103.55%	\$697,600	1.46
11	7 Franklin Avenue	Colonial	5	4.0	119	\$1,299,000	\$1,150,000	\$1,100,000	95.65%	New	
12	267 E Cedar Street	Colonial	4	2.1	51	\$1,150,000	\$1,150,000	\$1,115,000	96.96%	\$608,900	1.83
13	106 Falcon Road	Bi-Level	4	3.0	85	\$1,199,000	\$1,299,000	\$1,200,000	92.38%	Renovated	
14	15 East Drive	SplitLev	4	3.1	14	\$1,325,000	\$1,325,000	\$1,400,000	105.66%	\$748,100	1.87
15	43 Franklin Avenue	Contemp	5	3.2	23	\$1,450,000	\$1,450,000	\$1,400,000	96.55%	\$813,900	1.72
16	6 Elkin Drive	Custom	5	4.1	24	\$1,678,000	\$1,678,000	\$1,650,000	98.33%	\$801,900	2.06
17	4 Sheffield Court	Ranch	3	4.0	7	\$1,695,000	\$1,695,000	\$1,770,000	104.42%	\$956,900	1.85
18	53 Morningside Drive	Custom	5	3.1	6	\$1,775,000	\$1,775,000	\$1,800,000	101.41%	\$935,200	1.92
19	27 Mounthaven Drive	Colonial	6	5.1	70	\$1,899,000	\$1,899,000	\$1,825,000	96.10%	New	
20	14 Putnam Road	Custom	4	4.1	20	\$1,975,000	\$1,975,000	\$1,980,000	100.25%	\$1,175,000	1.69
21	6 Sparrow Drive	Colonial	6	6.1	36	\$2,399,000	\$2,399,000	\$2,399,000	100.00%	New	
22	47 Falcon Road	Colonial	6	6.1	9	\$2,499,000	\$2,499,000	\$2,499,000	100.00%	New	
23	7 Coventry Road	Custom	5	5.1	17	\$2,370,000	\$2,370,000	\$2,600,000	109.70%	\$1,614,900	1.61
AVERAGE					37	\$1,358,170	\$1,352,783	\$1,368,956	101.55%		1.76

"Active" Listings in Livingston

Number of Units: 32
Average List Price: \$2,199,179
Average Days on Market: 66

"Under Contract" Listings in Livingston

Number of Units: 28
Average List Price: \$1,529,429
Average Days on Market: 46

Livingston 2026 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	37												37
List Price	\$1,352,783												\$1,352,783
Sales Price	\$1,368,956												\$1,368,956
SP:LP%	101.55%												101.55%
SP to AV	1.76												1.76
# Units Sold	23												23
3 Mo Rate of Ab	1.35												1.35
Active Listings	32												32
Under Contracts	28												28

Flashback! YTD 2025 vs YTD 2026

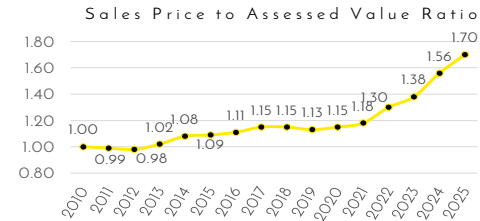
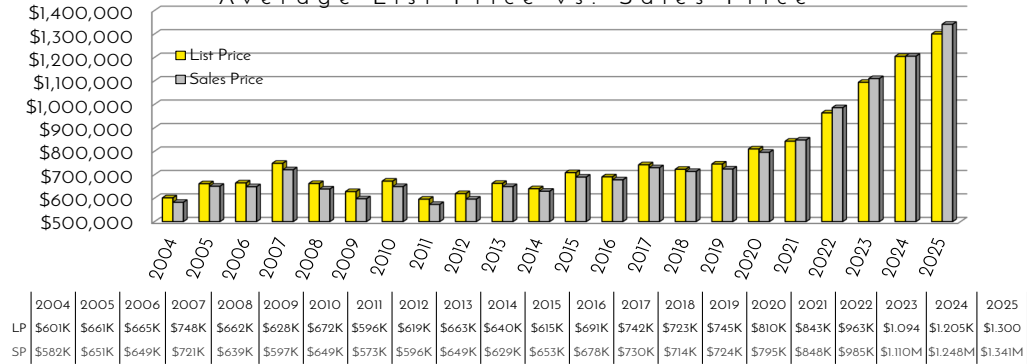
YTD	2025	2026	% Change
DOM	29	37	27.69%
Sales Price	\$1,396,425	\$1,368,956	-1.97%
LP:SP	106.12%	101.55%	-4.30%
SP:AV	1.65	1.76	6.35%



YTD	2025	2026	% Change
# Units Sold	20	23	15.00%
Rate of Ab 3 Mo	1.77	1.35	-23.73%
Actives	40	32	-20.00%
Under Contracts	38	28	-26.32%

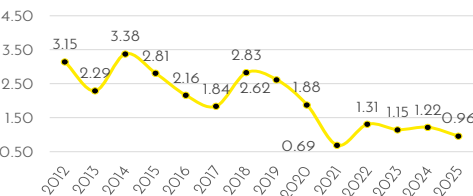
Livingston Yearly Market Trends

Average List Price vs. Sales Price



2009 Tax Re-Evaluation

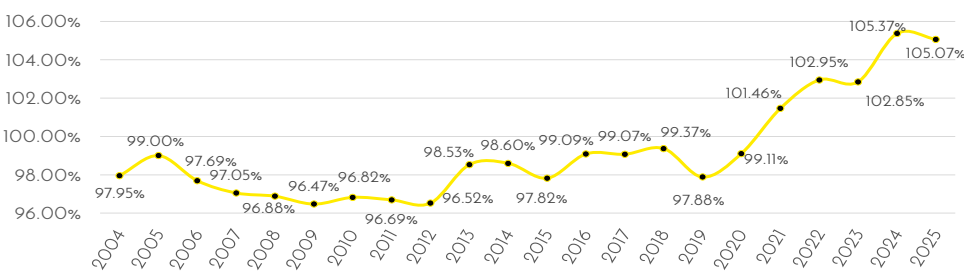
12 Month Rate of Absorption



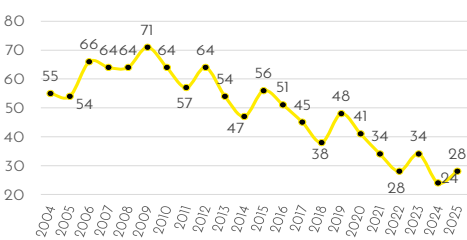
Data only available until 2012

Livingston Yearly Market Trends

Sales Price to List Price Ratios



Average Days on Market



Number of Units Sold

