

Millburn

April 2026 Market Snapshot

| Units | Address | Style | Bedrms | Baths | DOM | Orig. List Price | List Price | Sales Price | SP:LP | Total Assessment | SP:AV |
|---------|--------------------|----------|--------|-------|-----|------------------|-------------|-------------|---------|------------------|-------|
| 1 | 96 Rector Street | Colonial | 3 | 2.1 | 17 | \$609,000 | \$609,000 | \$651,888 | 107.04% | \$520,300 | 1.25 |
| 2 | 120 Myrtle Avenue | Colonial | 3 | 1.1 | 1 | \$849,000 | \$849,000 | \$895,000 | 105.42% | \$584,600 | 1.53 |
| 3 | 425 Wyoming Avenue | Victrian | 4 | 3.1 | 36 | \$1,595,000 | \$1,495,000 | \$1,450,000 | 96.99% | \$832,300 | 1.74 |
| 4 | 19 Bodwell Terrace | Custom | 4 | 4.0 | 13 | \$1,568,000 | \$1,568,000 | \$1,680,000 | 107.14% | \$726,000 | 2.31 |
| 5 | 7 Willow Street | Colonial | 6 | 5.0 | 80 | \$1,995,000 | \$1,888,000 | \$1,700,000 | 90.04% | Renovated | |
| 6 | 29 S Mountain Road | Colonial | 4 | 2.2 | 8 | \$1,499,000 | \$1,499,000 | \$1,836,000 | 122.48% | \$810,300 | 2.27 |
| 7 | 23 Reeve Circle | Colonial | 6 | 7.1 | 15 | \$2,795,000 | \$2,795,000 | \$2,770,000 | 99.11% | Renovated | |
| AVERAGE | | | | | 24 | \$1,558,571 | \$1,529,000 | \$1,568,984 | 104.03% | | 1.82 |

"Active" Listings in Millburn

Number of Units: 10
 Average List Price: \$1,782,590
 Average Days on Market: 21

"Under Contract" Listings in Millburn

Number of Units: 13
 Average List Price: \$1,443,462
 Average Days on Market: 29

Millburn 2026 Year to Date Market Trends

| YTD | January | February | March | April | May | June | July | August | September | October | November | December | YTD AVG |
|-----------------|-----------|-------------|-------------|-------------|-----|------|------|--------|-----------|---------|----------|----------|-------------|
| Days on Market | 40 | 9 | 14 | 24 | | | | | | | | | 22 |
| List Price | \$374,000 | \$1,698,000 | \$1,495,500 | \$1,529,000 | | | | | | | | | \$1,366,500 |
| Sales Price | \$371,500 | \$1,805,000 | \$1,594,000 | \$1,568,984 | | | | | | | | | \$1,421,921 |
| SP:LP% | 99.23% | 106.30% | 107.56% | 104.03% | | | | | | | | | 104.52% |
| SP to AV | 1.36 | 2.69 | 2.52 | 1.82 | | | | | | | | | 2.01 |
| # Units Sold | 2 | 1 | 4 | 7 | | | | | | | | | 14 |
| 3 Mo Rate of Ab | 2.46 | 2.82 | 3.00 | 3.16 | | | | | | | | | 2.86 |
| Active Listings | 9 | 11 | 10 | 10 | | | | | | | | | 10 |
| Under Contracts | 3 | 7 | 10 | 13 | | | | | | | | | 8 |

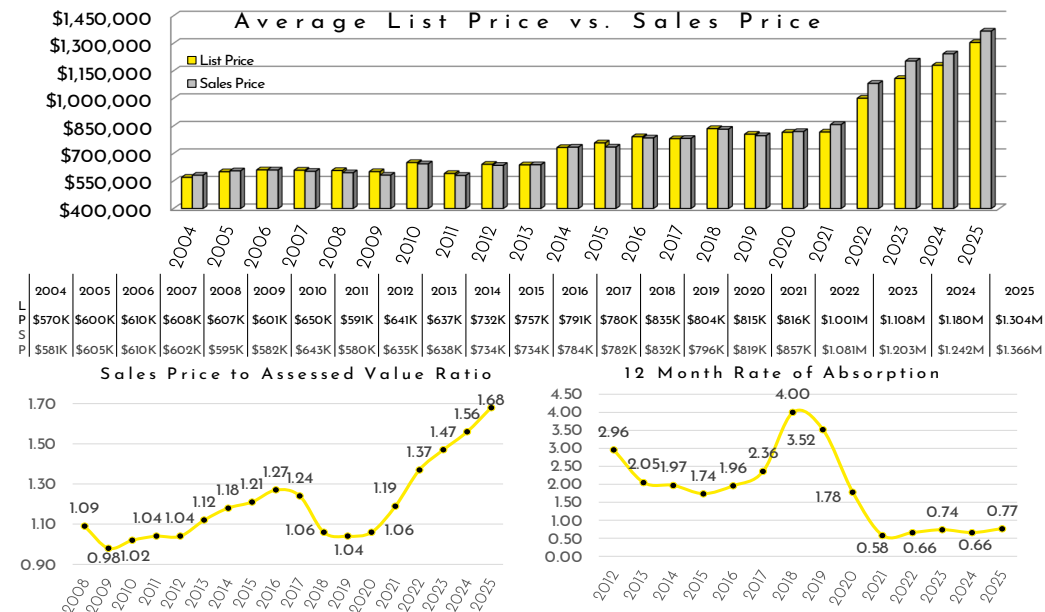
Flashback! YTD 2025 vs YTD 2026

| YTD | 2025 | 2026 | % Change |
|-------------|-------------|-------------|----------|
| DOM | 23 | 22 | -2.49% |
| Sales Price | \$1,120,714 | \$1,421,921 | 26.88% |
| LP:SP | 105.25% | 104.52% | -0.70% |
| SP:AV | 1.62 | 2.01 | 23.74% |



| YTD | 2025 | 2026 | % Change |
|-----------------|------|------|----------|
| # Units Sold | 14 | 14 | 0.00% |
| Rate of Ab 3 Mo | 2.87 | 2.86 | -0.26% |
| Actives | 9 | 10 | 8.11% |
| Under Contracts | 10 | 8 | -19.51% |

Millburn Yearly Market Trends



Millburn Yearly Market Trends

