

Bernards Twp

January 2021 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	175 Woodward Lane	OneFloor	2	1.0	1	\$186,953	\$186,953	\$186,953	100.00%	\$164,200	1.14
2	85 Jamestown Road	OneFloor	1	1.0	14	\$227,000	\$227,000	\$226,500	99.78%	\$206,200	1.10
3	13 Potomac Drive	OneFloor	1	1.0	8	\$229,000	\$229,000	\$240,000	104.80%	\$205,400	1.17
4	350 Potomac Drive	TwnEndUn	1	1.0	8	\$260,000	\$260,000	\$265,000	101.92%	\$225,000	1.18
5	271 English Place	OneFloor	2	2.0	37	\$295,000	\$295,000	\$282,000	95.59%	\$245,100	1.15
6	68 Commonwealth Drive	OneFloor	2	2.0	6	\$310,000	\$310,000	\$310,000	100.00%	\$267,400	1.16
7	2206 Privet Way	TwnEndUn	2	1.1	53	\$350,000	\$350,000	\$327,000	93.43%	\$294,700	1.11
8	36 Village Drive	TwnIntUn	3	2.1	54	\$409,000	\$389,900	\$378,000	96.95%	\$357,600	1.06
9	283 Crabtree Court	TwnIntUn	2	2.1	43	\$399,900	\$399,900	\$390,000	97.52%	\$357,100	1.09
10	397 Penns Way	TwnIntUn	3	2.1	11	\$390,000	\$390,000	\$390,000	100.00%	\$359,400	1.09
11	57 Sycamore Court	TwnEndUn	2	2.1	19	\$415,000	\$415,000	\$412,500	99.40%	\$370,500	1.11
12	7 Magnolia Path	HalfDupl	2	2.1	25	\$460,000	\$449,500	\$440,000	97.89%	\$392,200	1.12
13	3 Minuteman Court	TwnIntUn	2	2.1	14	\$459,000	\$459,000	\$455,000	99.13%	\$417,100	1.09
14	3 Knox Court	TwnIntUn	2	2.1	15	\$470,000	\$470,000	\$457,000	97.23%	\$425,300	1.07
15	82 Cross Road	CapeCod	4	2.0	26	\$599,900	\$574,900	\$535,000	93.06%	\$549,100	0.97
16	84 Highland Avenue	Colonial	4	2.0	21	\$599,000	\$599,000	\$585,000	97.66%	\$458,800	1.28
17	47 Musket Drive	TwnEndUn	3	2.1	49	\$609,000	\$599,000	\$590,000	98.50%	\$556,600	1.06
18	40 Goltra Drive	SplitLev	4	2.1	12	\$675,000	\$675,000	\$665,000	98.52%	\$606,400	1.10
19	2 Liberty Ridge Road	Colonial	4	2.1	13	\$769,000	\$769,000	\$765,000	99.48%	\$698,700	1.09
20	18 Grove Road	CapeCod	6	4.1	24	\$795,000	\$795,000	\$775,000	97.48%	\$679,800	1.14
21	9 Georgetown Court	TwnIntUn	3	3.1	21	\$799,000	\$799,000	\$810,000	101.38%	\$742,000	1.09
22	62 Tuxford Terrace	Colonial	5	3.0	49	\$889,900	\$889,900	\$875,000	98.33%	\$758,800	1.15
23	9 Scotman Way	Colonial	4	3.2	82	\$949,999	\$949,999	\$965,000	101.58%	\$989,300	0.98
24	15 Carriage Way	Colonial	5	4.1	11	\$1,149,000	\$1,149,000	\$1,150,000	100.09%	\$993,900	1.16
25	425 Mine Brook Road	Colonial	5	3.1	77	\$1,199,900	\$1,199,900	\$1,184,500	98.72%	\$1,117,600	1.06



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26	9 Chapin Lane	Colonial	5	3.2	36	\$1,295,000	\$1,295,000	\$1,295,000	100.00%	\$1,224,400	1.06
27	55 Lyons Place	Colonial	5	4.1	14	\$1,299,900	\$1,299,900	\$1,320,018	101.55%	\$1,191,900	1.11
28	295 Douglas Road	Custom	5	4.1	118	\$1,485,000	\$1,369,000	\$1,369,000	100.00%	\$1,359,400	1.01
29	11 Butternut Lane	Colonial	5	5.1	170	\$1,499,000	\$1,499,000	\$1,415,000	94.40%	\$1,551,200	0.91
30	30 Essex Place	Custom	6	5.2	16	\$1,629,000	\$1,629,000	\$1,656,000	101.66%	\$1,419,400	1.17
AVERAGE					35	\$703,448	\$697,428	\$690,482	98.87%		1.10

Active Listings in Bernards Twp

Number of Units: 104
Average List Price: \$868,750
Average Days on Market: 60

Under Contract Listings in Bernards Twp

Number of Units: 83
Average List Price: \$830,401
Average Days on Market: 62

Bernards Twp 2021 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	35												35
List Price	\$697,428												\$697,428
Sales Price	\$690,482												\$690,482
SP:LP%	98.87%												98.87%
SP to AV	1.10												1.10
# Units Sold	30												30
3 Mo Rate of Ab	1.51												1.51
Active Listings	49												49
Under Contracts	58												58

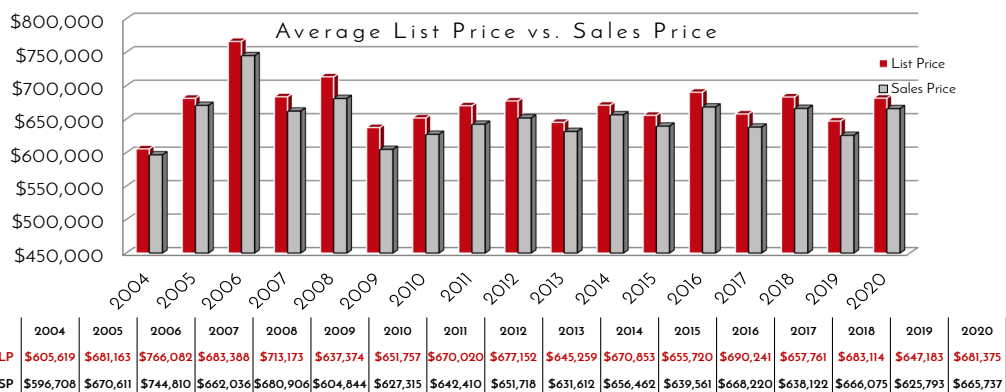
Flashback! YTD 2020 vs YTD 2021

YTD	2020	2021	% Change
DOM	80	35	-56.52%
Sales Price	\$669,533	\$690,482	3.13%
LP:SP	96.74%	98.87%	2.20%
SP:AV	1.001	1.099	9.75%



YTD	2020	2021	% Change
# Units Sold	30	30	0.00%
Rate of Ab 3 Mo	2.71	1.51	-44.28%
Actives	105	49	-53.33%
Under Contracts	37	58	56.76%

Bernard's Township Yearly Market Trends



Bernard's Township Yearly Market Trends

