



COMPASS

March 2023

Bergen Market Insights

Table of Contents

MARCH 2023

SUBMARKET NAME	PAGE
A	3
B	7
C	11
D	19
E	23
F	33
G	41
H	45
L	57
M	65
N	75
O	85
P	91
R	97
S	113
T	117
U	121
W	123

Allendale

MARCH 2023

UNDER CONTRACT

6	\$927K	\$935K
Total Properties	Average Price	Median Price
-50%	-17%	-14%
Decrease From Mar 2022	Decrease From Mar 2022	Decrease From Mar 2022

UNITS SOLD

10	\$1.0M	\$895K
Total Properties	Average Price	Median Price
400%	77%	56%
Increase From Mar 2022	Increase From Mar 2022	Increase From Mar 2022

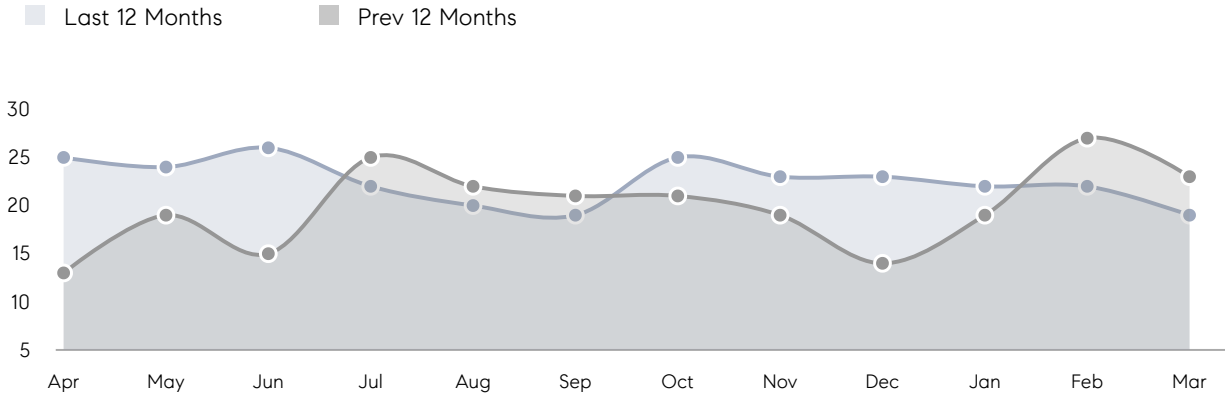
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	24	14	71%
	% OF ASKING PRICE	100%	112%	
	AVERAGE SOLD PRICE	\$1,018,700	\$575,000	77.2%
	# OF CONTRACTS	6	12	-50.0%
	NEW LISTINGS	4	10	-60%
Houses	AVERAGE DOM	22	14	57%
	% OF ASKING PRICE	100%	112%	
	AVERAGE SOLD PRICE	\$1,050,889	\$575,000	83%
	# OF CONTRACTS	4	9	-56%
	NEW LISTINGS	1	7	-86%
Condo/Co-op/TH	AVERAGE DOM	39	-	-
	% OF ASKING PRICE	100%	-	
	AVERAGE SOLD PRICE	\$729,000	-	-
	# OF CONTRACTS	2	3	-33%
	NEW LISTINGS	3	3	0%

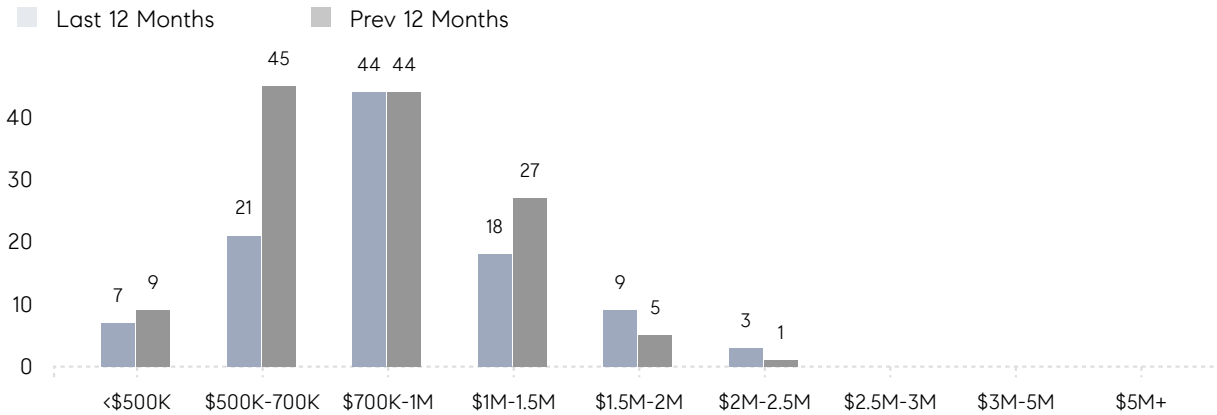
Allendale

MARCH 2023

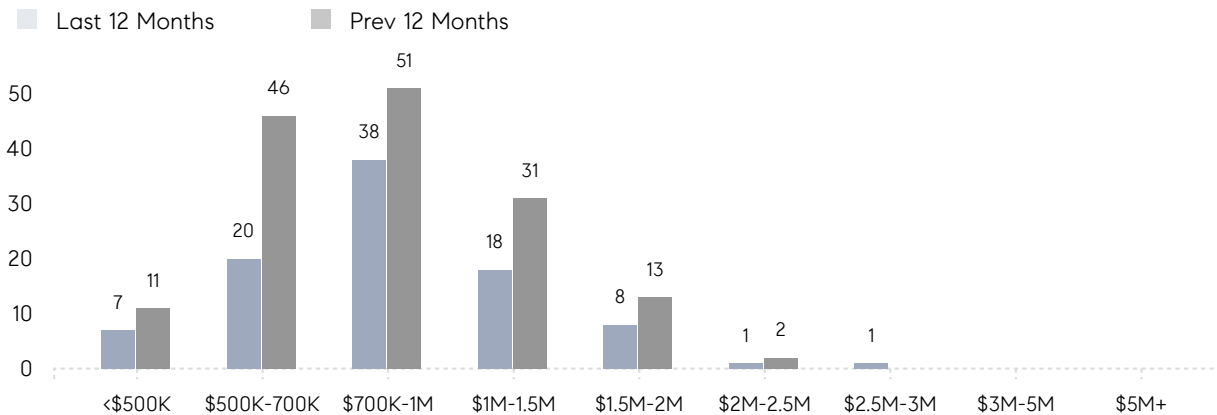
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Alpine

MARCH 2023

UNDER CONTRACT

3
Total
Properties

\$3.8M
Average
Price

\$3.2M
Median
Price

50%
Increase From
Mar 2022

1%
Increase From
Mar 2022

-14%
Decrease From
Mar 2022

UNITS SOLD

2
Total
Properties

\$2.3M
Average
Price

\$2.3M
Median
Price

100%
Increase From
Mar 2022

-15%
Decrease From
Mar 2022

-15%
Decrease From
Mar 2022

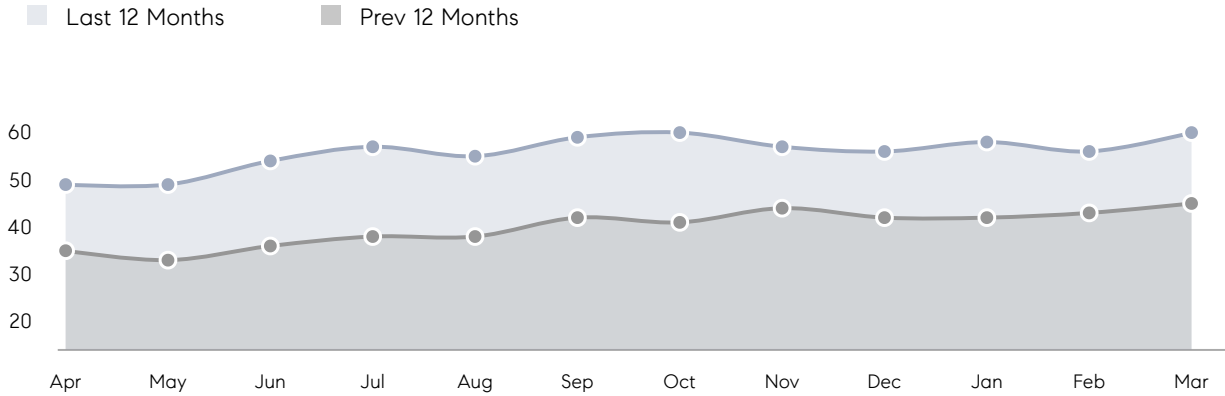
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	121	59	105%
	% OF ASKING PRICE	95%	85%	
	AVERAGE SOLD PRICE	\$2,372,513	\$2,800,000	-15.3%
	# OF CONTRACTS	3	2	50.0%
	NEW LISTINGS	7	7	0%
Houses	AVERAGE DOM	121	59	105%
	% OF ASKING PRICE	95%	85%	
	AVERAGE SOLD PRICE	\$2,372,513	\$2,800,000	-15%
	# OF CONTRACTS	3	2	50%
	NEW LISTINGS	7	7	0%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

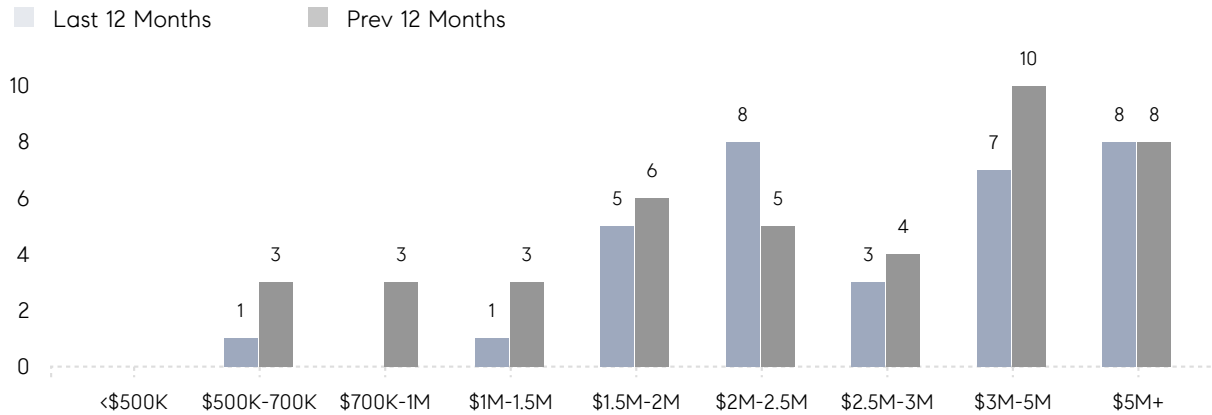
Alpine

MARCH 2023

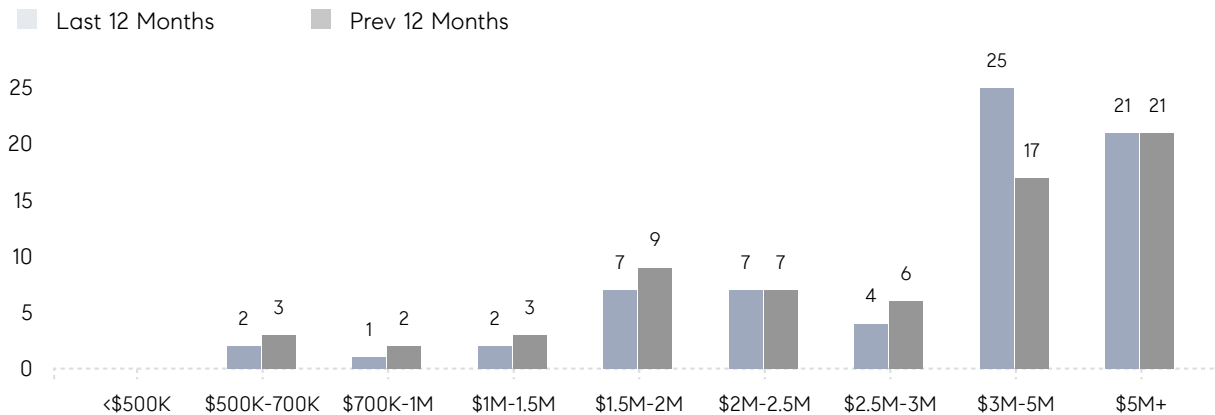
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Bergenfield

MARCH 2023

UNDER CONTRACT

12
Total
Properties

\$512K
Average
Price

\$524K
Median
Price

-59%
Decrease From
Mar 2022

-4%
Decrease From
Mar 2022

9%
Increase From
Mar 2022

UNITS SOLD

3
Total
Properties

\$418K
Average
Price

\$435K
Median
Price

-88%
Decrease From
Mar 2022

-18%
Decrease From
Mar 2022

-3%
Decrease From
Mar 2022

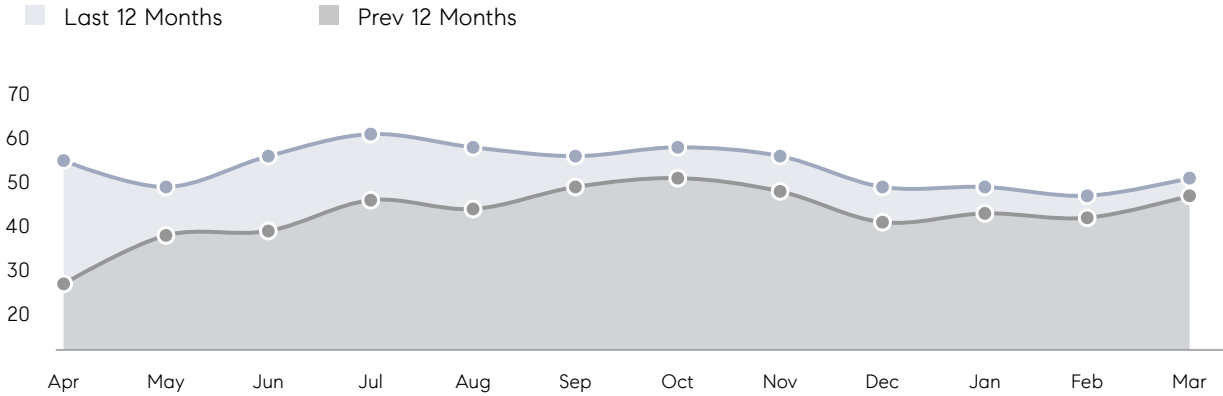
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	99	33	200%
	% OF ASKING PRICE	99%	102%	
	AVERAGE SOLD PRICE	\$418,333	\$512,715	-18.4%
	# OF CONTRACTS	12	29	-58.6%
	NEW LISTINGS	18	35	-49%
Houses	AVERAGE DOM	31	35	-11%
	% OF ASKING PRICE	105%	102%	
	AVERAGE SOLD PRICE	\$497,500	\$549,157	-9%
	# OF CONTRACTS	11	26	-58%
	NEW LISTINGS	17	31	-45%
Condo/Co-op/TH	AVERAGE DOM	234	18	1,200%
	% OF ASKING PRICE	87%	103%	
	AVERAGE SOLD PRICE	\$260,000	\$233,333	11%
	# OF CONTRACTS	1	3	-67%
	NEW LISTINGS	1	4	-75%

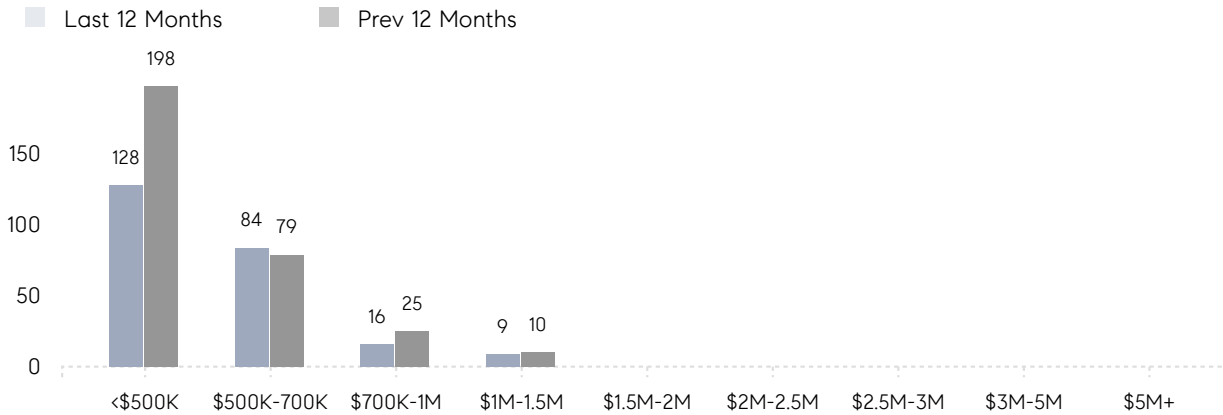
Bergenfield

MARCH 2023

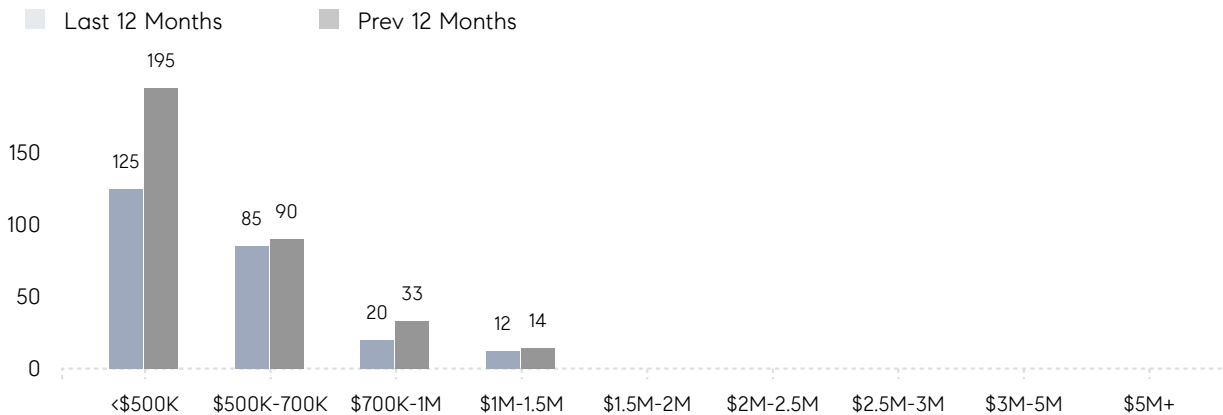
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Bogota

MARCH 2023

UNDER CONTRACT

10
Total
Properties

\$457K
Average
Price

\$457K
Median
Price

-9%
Decrease From
Mar 2022

-3%
Decrease From
Mar 2022

4%
Increase From
Mar 2022

UNITS SOLD

1
Total
Properties

\$550K
Average
Price

\$550K
Median
Price

-67%
Decrease From
Mar 2022

32%
Increase From
Mar 2022

48%
Increase From
Mar 2022

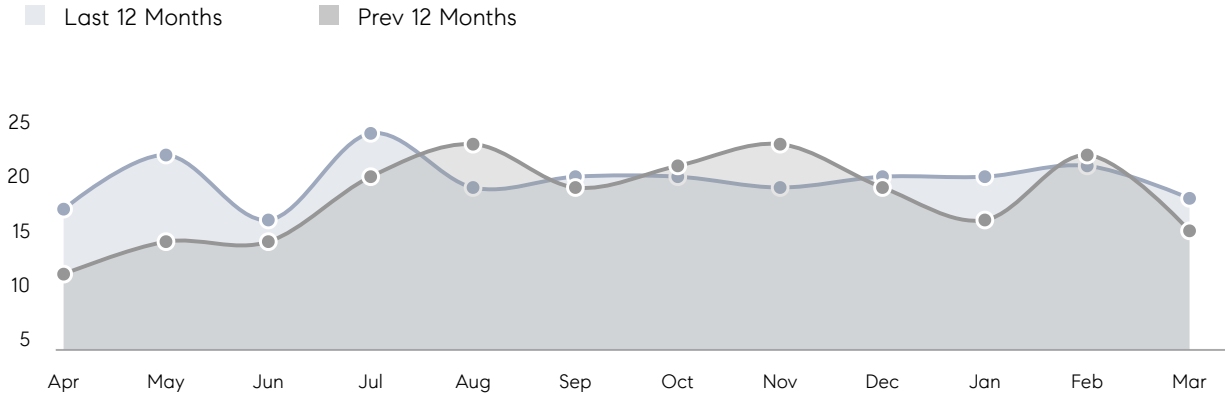
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	158	131	21%
	% OF ASKING PRICE	93%	106%	
	AVERAGE SOLD PRICE	\$550,000	\$417,333	31.8%
	# OF CONTRACTS	10	11	-9.1%
	NEW LISTINGS	6	3	100%
Houses	AVERAGE DOM	158	131	21%
	% OF ASKING PRICE	93%	106%	
	AVERAGE SOLD PRICE	\$550,000	\$417,333	32%
	# OF CONTRACTS	10	11	-9%
	NEW LISTINGS	6	3	100%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

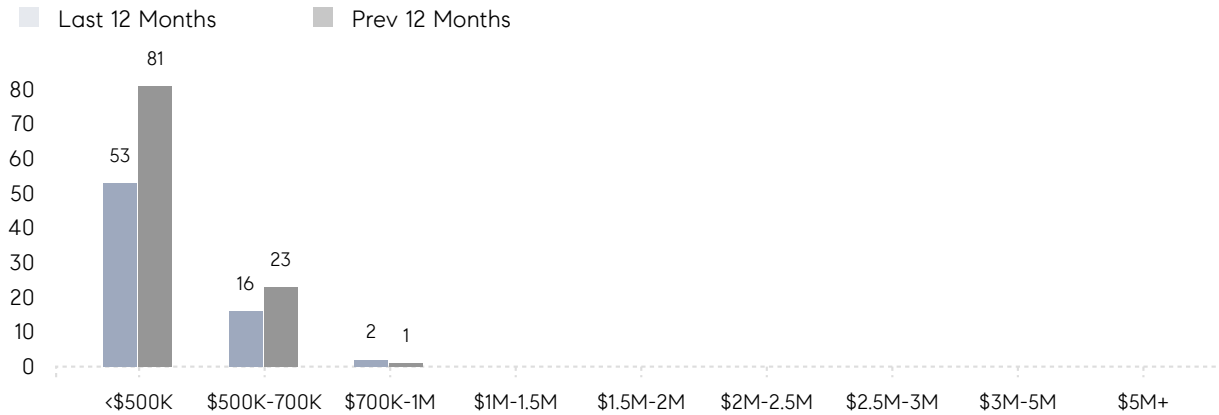
Bogota

MARCH 2023

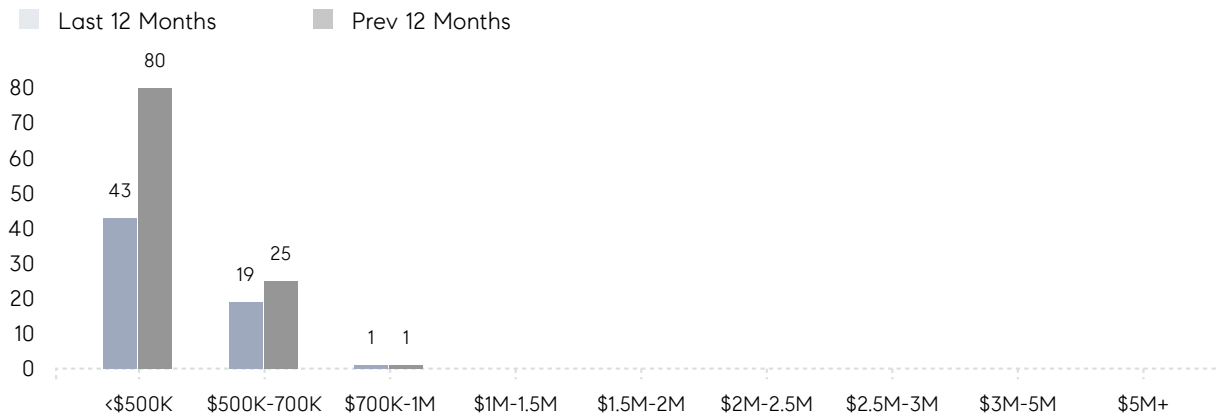
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Carlstadt

MARCH 2023

UNDER CONTRACT

2 **\$603K** **\$603K**
 Total Average Median
 Properties Price Price

100% **-39%** **-39%**
 Increase From Decrease From Decrease From
 Mar 2022 Mar 2022 Mar 2022

UNITS SOLD

0 - -
 Total Average Median
 Properties Price Price

0% - -
 Change From Change From Change From
 Mar 2022 Mar 2022 Mar 2022

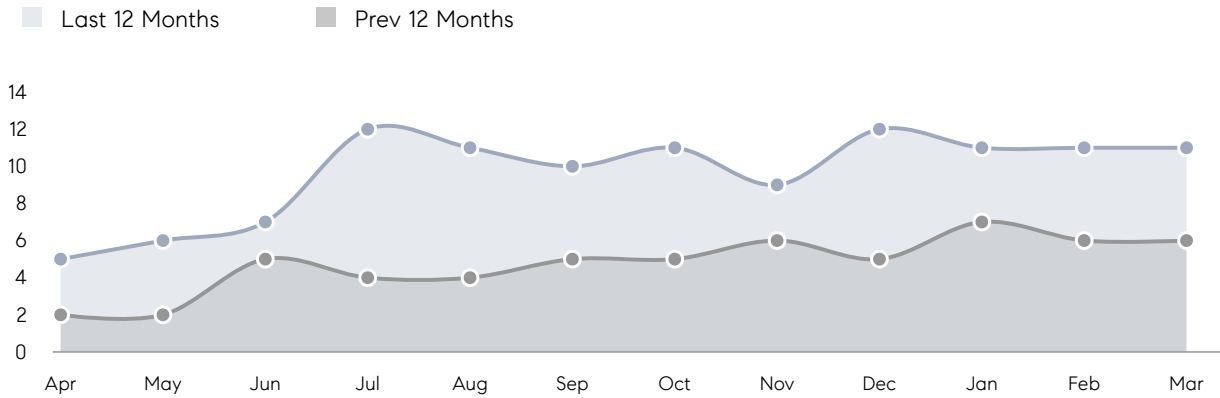
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	-	35	-
	% OF ASKING PRICE	-	99%	
	AVERAGE SOLD PRICE	-	\$539,000	-
	# OF CONTRACTS	2	1	100.0%
	NEW LISTINGS	2	1	100%
Houses	AVERAGE DOM	-	35	-
	% OF ASKING PRICE	-	99%	
	AVERAGE SOLD PRICE	-	\$539,000	-
	# OF CONTRACTS	2	1	100%
	NEW LISTINGS	2	1	100%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

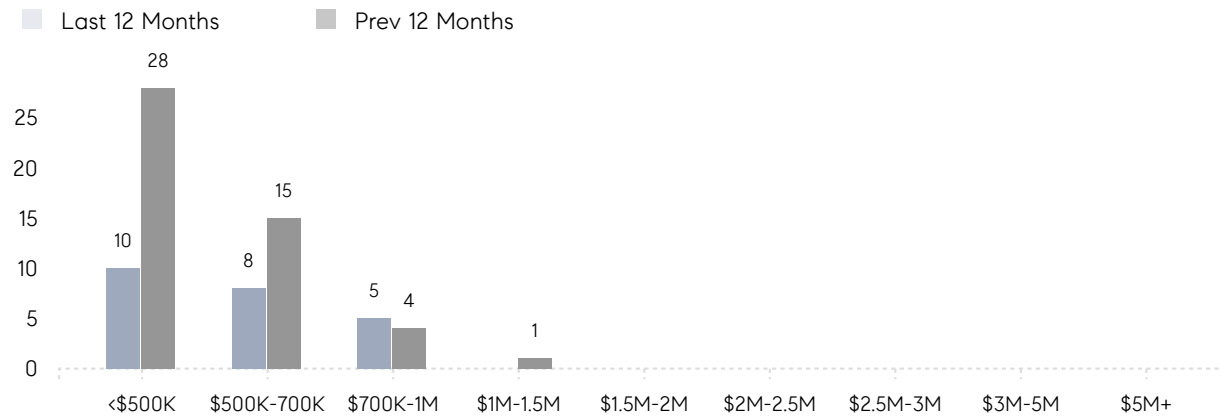
Carlstadt

MARCH 2023

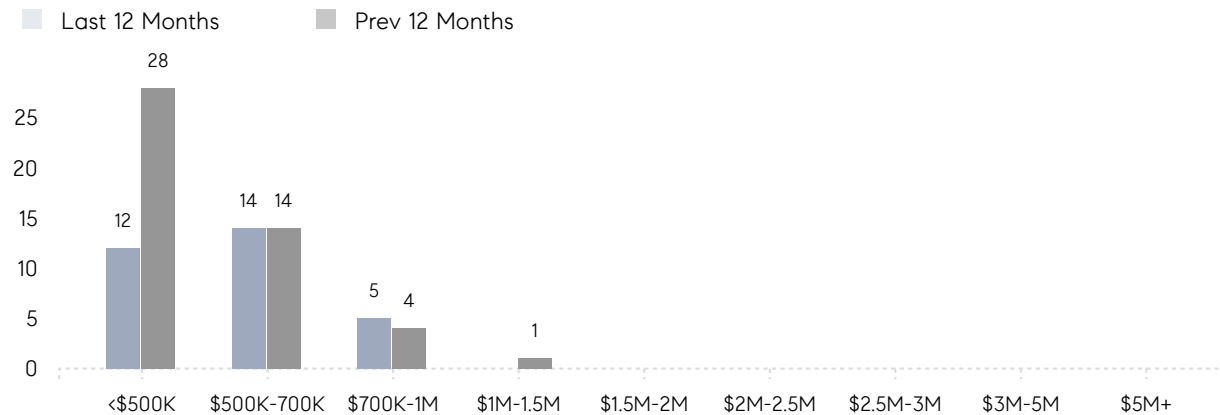
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Cliffside Park

MARCH 2023

UNDER CONTRACT

33
Total
Properties

\$711K
Average
Price

\$625K
Median
Price

-21%
Decrease From
Mar 2022

19%
Increase From
Mar 2022

26%
Increase From
Mar 2022

UNITS SOLD

17
Total
Properties

\$637K
Average
Price

\$549K
Median
Price

-41%
Decrease From
Mar 2022

9%
Increase From
Mar 2022

5%
Increase From
Mar 2022

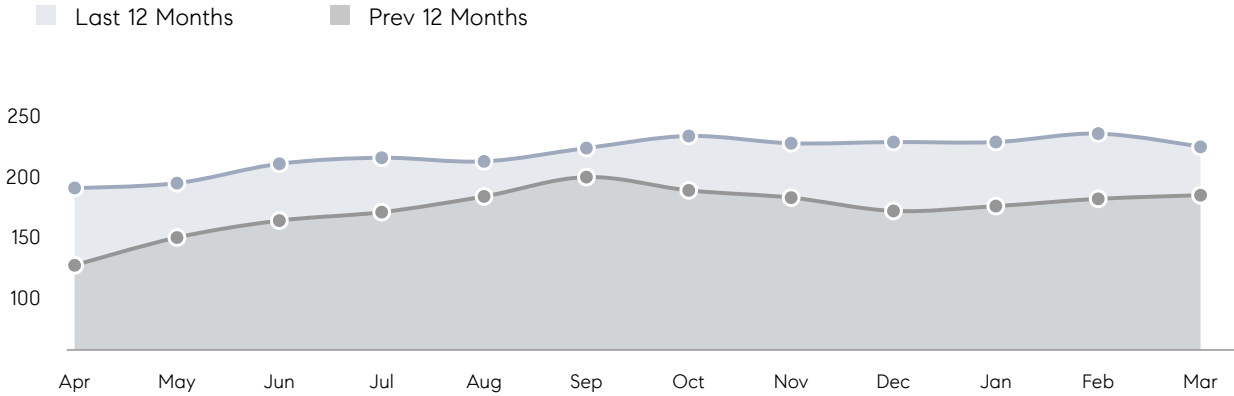
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	68	67	1%
	% OF ASKING PRICE	96%	99%	
	AVERAGE SOLD PRICE	\$637,000	\$582,725	9.3%
	# OF CONTRACTS	33	42	-21.4%
	NEW LISTINGS	22	36	-39%
Houses	AVERAGE DOM	53	46	15%
	% OF ASKING PRICE	95%	104%	
	AVERAGE SOLD PRICE	\$780,000	\$659,571	18%
	# OF CONTRACTS	7	3	133%
	NEW LISTINGS	3	6	-50%
Condo/Co-op/TH	AVERAGE DOM	72	73	-1%
	% OF ASKING PRICE	96%	97%	
	AVERAGE SOLD PRICE	\$606,357	\$558,274	9%
	# OF CONTRACTS	26	39	-33%
	NEW LISTINGS	19	30	-37%

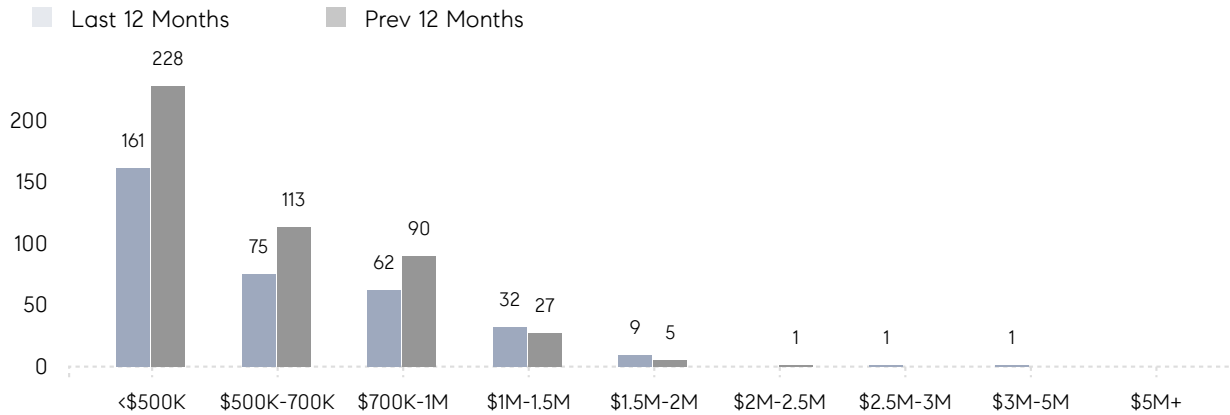
Cliffside Park

MARCH 2023

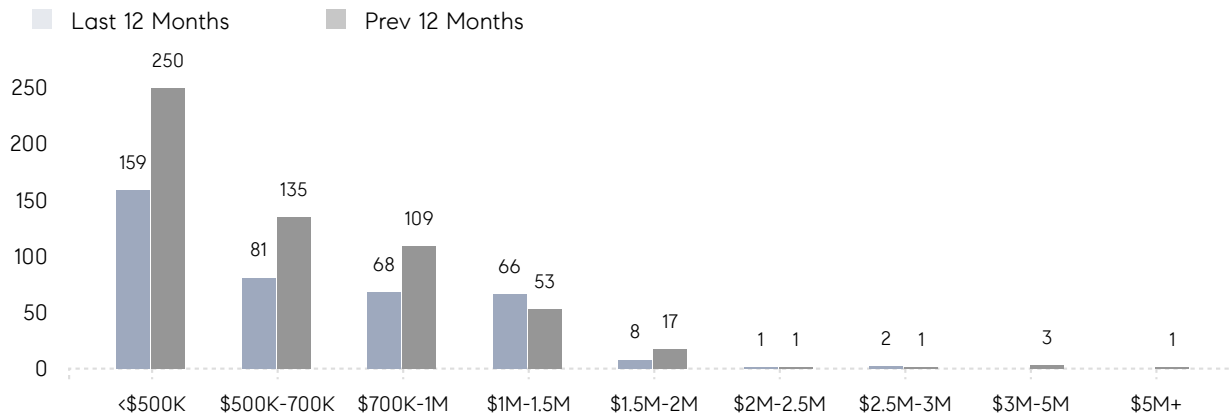
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Closter

MARCH 2023

UNDER CONTRACT

6	\$1.3M	\$1.2M
Total Properties	Average Price	Median Price
-62%	16%	18%
Decrease From Mar 2022	Increase From Mar 2022	Increase From Mar 2022

UNITS SOLD

2	\$1.0M	\$1.0M
Total Properties	Average Price	Median Price
-67%	5%	5%
Decrease From Mar 2022	Increase From Mar 2022	Increase From Mar 2022

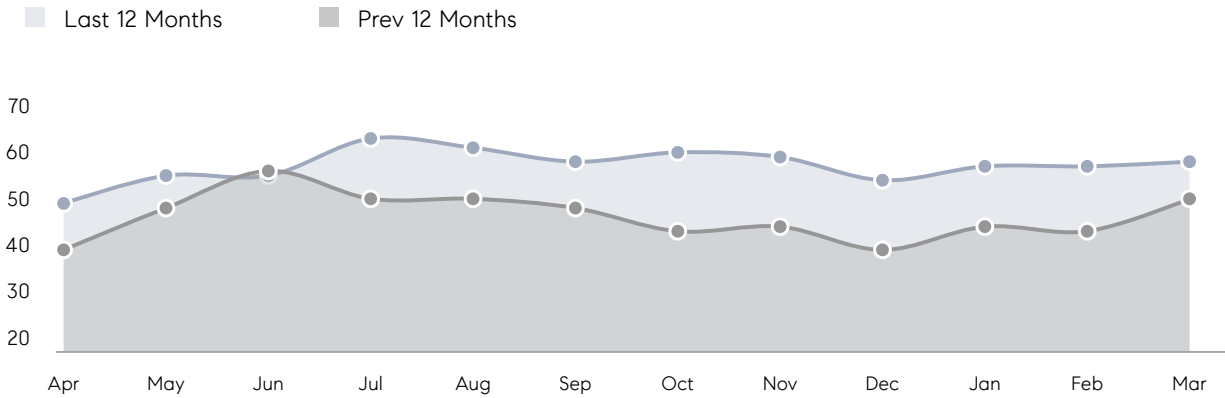
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	38	49	-22%
	% OF ASKING PRICE	97%	99%	
	AVERAGE SOLD PRICE	\$1,019,000	\$967,167	5.4%
	# OF CONTRACTS	6	16	-62.5%
	NEW LISTINGS	7	20	-65%
Houses	AVERAGE DOM	38	49	-22%
	% OF ASKING PRICE	97%	99%	
	AVERAGE SOLD PRICE	\$1,019,000	\$967,167	5%
	# OF CONTRACTS	6	16	-62%
	NEW LISTINGS	7	20	-65%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

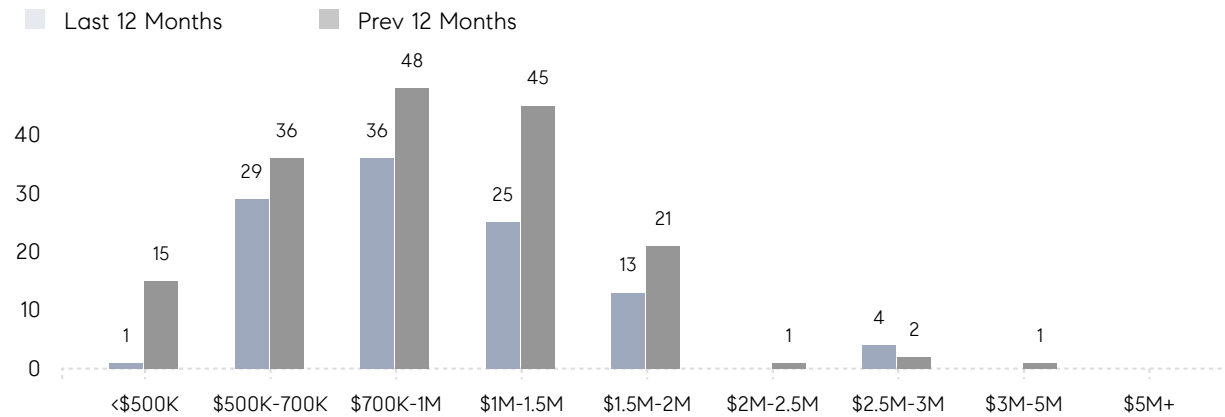
Cluster

MARCH 2023

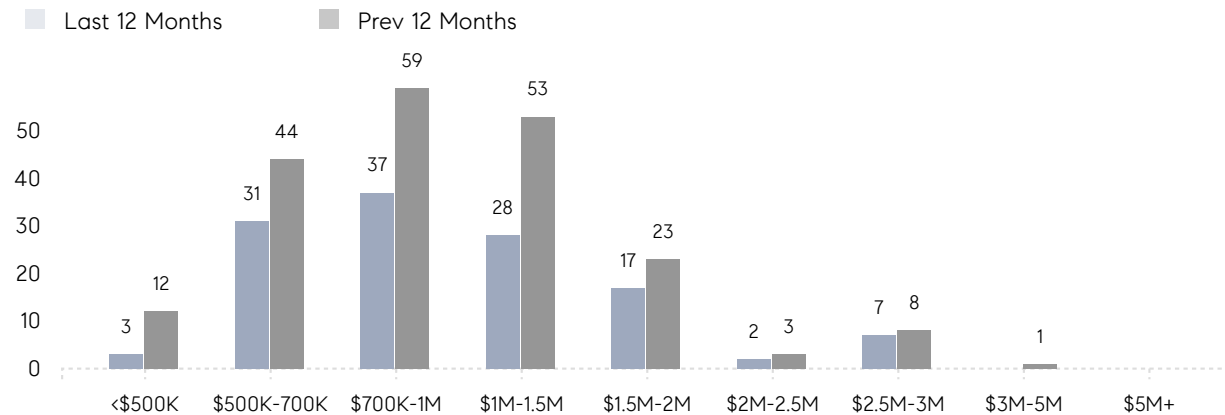
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Cresskill

MARCH 2023

UNDER CONTRACT

8	\$1.2M	\$1.3M
Total Properties	Average Price	Median Price
-62%	31%	69%
Decrease From Mar 2022	Increase From Mar 2022	Increase From Mar 2022

UNITS SOLD

6	\$824K	\$682K
Total Properties	Average Price	Median Price
-54%	-4%	3%
Decrease From Mar 2022	Decrease From Mar 2022	Increase From Mar 2022

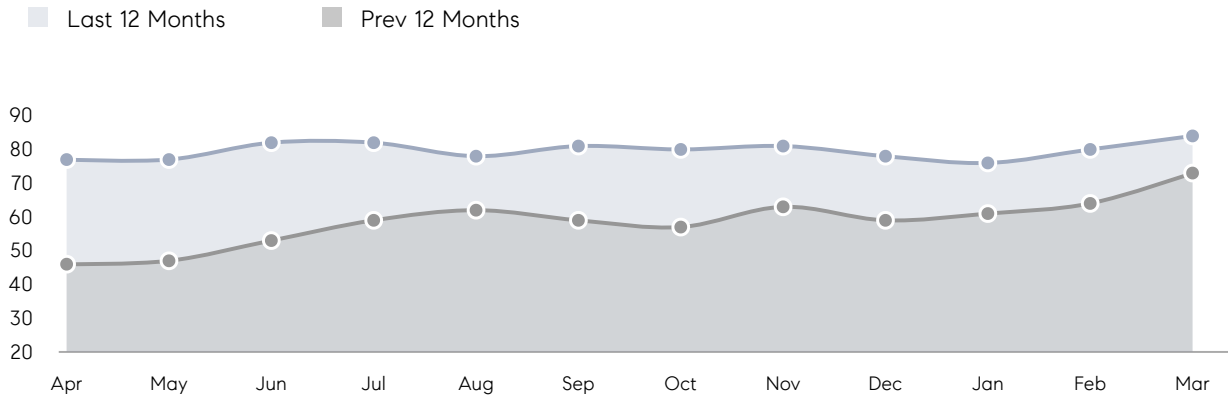
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	70	44	59%
	% OF ASKING PRICE	98%	98%	
	AVERAGE SOLD PRICE	\$824,583	\$861,154	-4.2%
	# OF CONTRACTS	8	21	-61.9%
	NEW LISTINGS	11	28	-61%
Houses	AVERAGE DOM	45	37	22%
	% OF ASKING PRICE	101%	98%	
	AVERAGE SOLD PRICE	\$939,375	\$931,900	1%
	# OF CONTRACTS	8	18	-56%
	NEW LISTINGS	8	23	-65%
Condo/Co-op/TH	AVERAGE DOM	120	70	71%
	% OF ASKING PRICE	92%	98%	
	AVERAGE SOLD PRICE	\$595,000	\$625,333	-5%
	# OF CONTRACTS	0	3	0%
	NEW LISTINGS	3	5	-40%

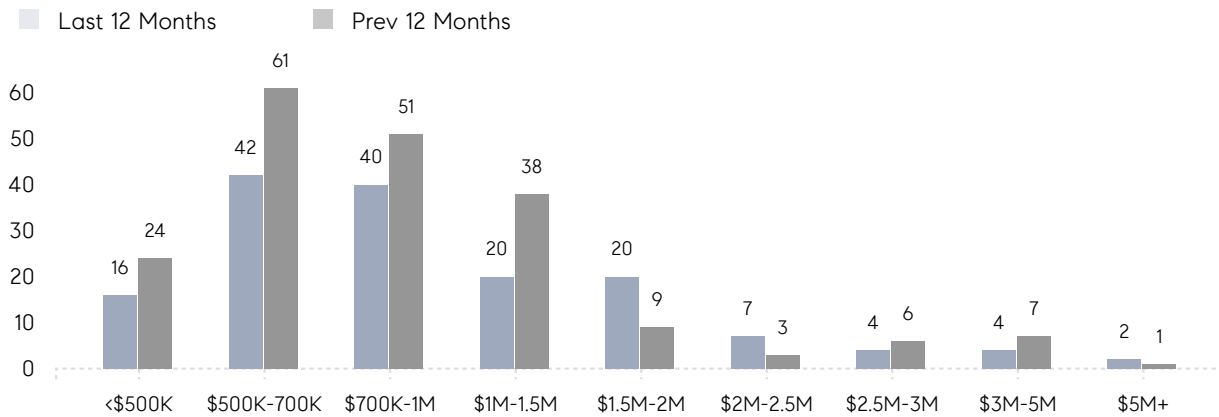
Cresskill

MARCH 2023

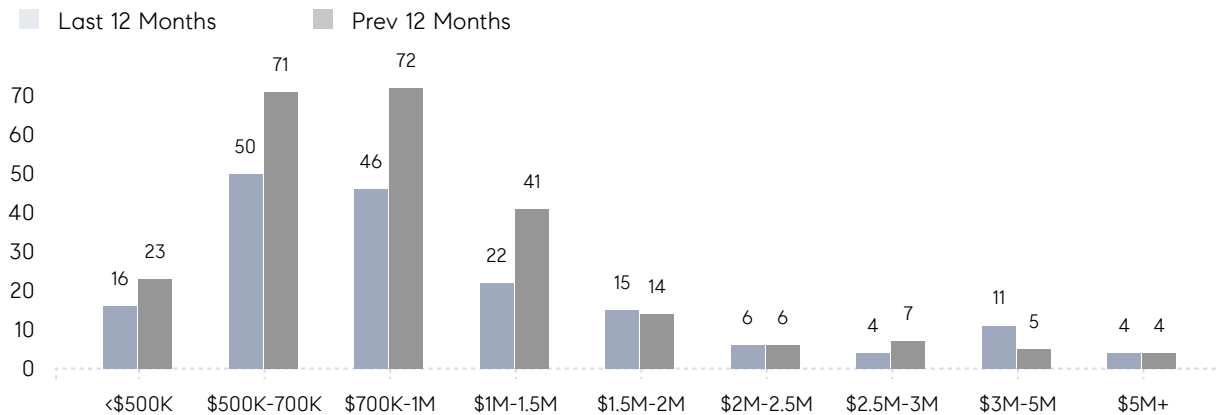
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Demarest

MARCH 2023

UNDER CONTRACT

9	\$1.4M	\$1.6M
Total Properties	Average Price	Median Price
-10%	-15%	14%
Decrease From Mar 2022	Decrease From Mar 2022	Increase From Mar 2022

UNITS SOLD

5	\$1.2M	\$1.6M
Total Properties	Average Price	Median Price
0%	1%	20%
Change From Mar 2022	Increase From Mar 2022	Increase From Mar 2022

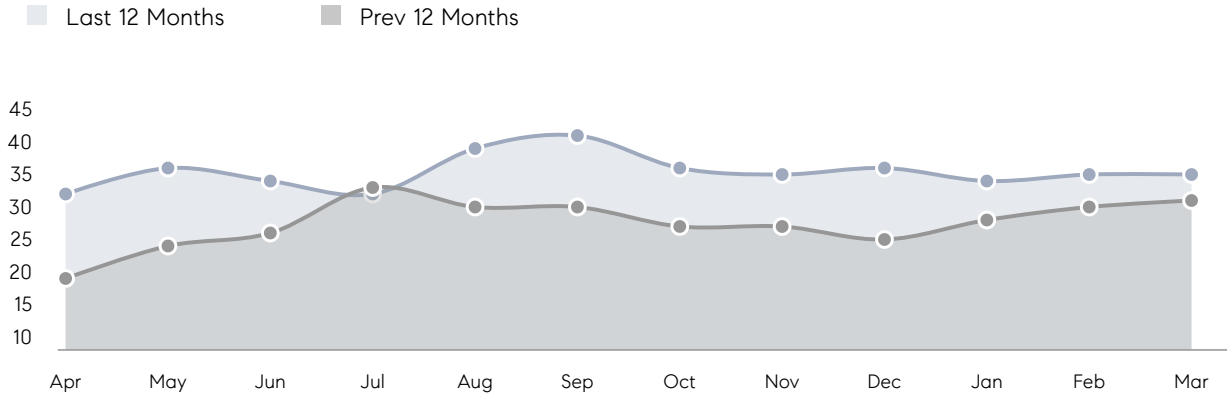
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	96	19	405%
	% OF ASKING PRICE	91%	101%	
	AVERAGE SOLD PRICE	\$1,258,000	\$1,242,760	1.2%
	# OF CONTRACTS	9	10	-10.0%
	NEW LISTINGS	10	12	-17%
Houses	AVERAGE DOM	109	19	474%
	% OF ASKING PRICE	91%	101%	
	AVERAGE SOLD PRICE	\$1,135,000	\$1,242,760	-9%
	# OF CONTRACTS	9	9	0%
	NEW LISTINGS	10	12	-17%
Condo/Co-op/TH	AVERAGE DOM	42	-	-
	% OF ASKING PRICE	95%	-	
	AVERAGE SOLD PRICE	\$1,750,000	-	-
	# OF CONTRACTS	0	1	0%
	NEW LISTINGS	0	0	0%

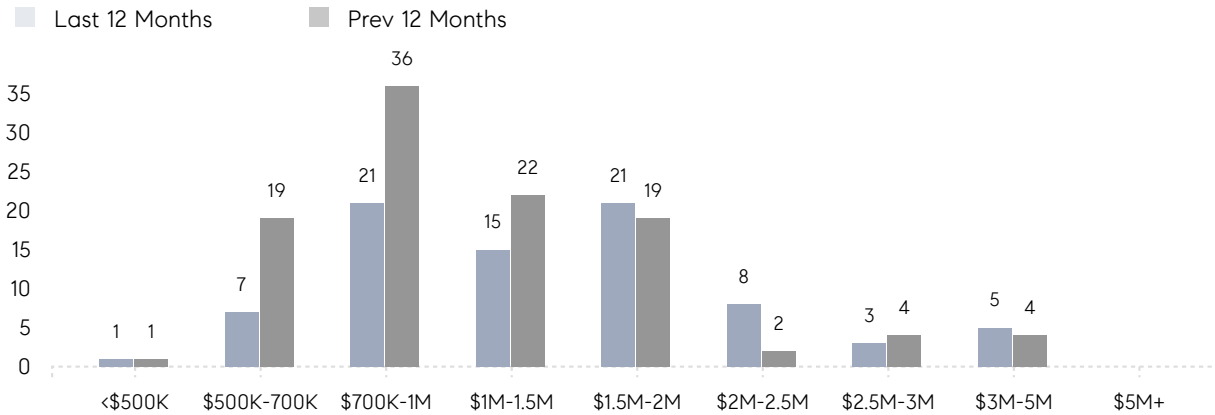
Demarest

MARCH 2023

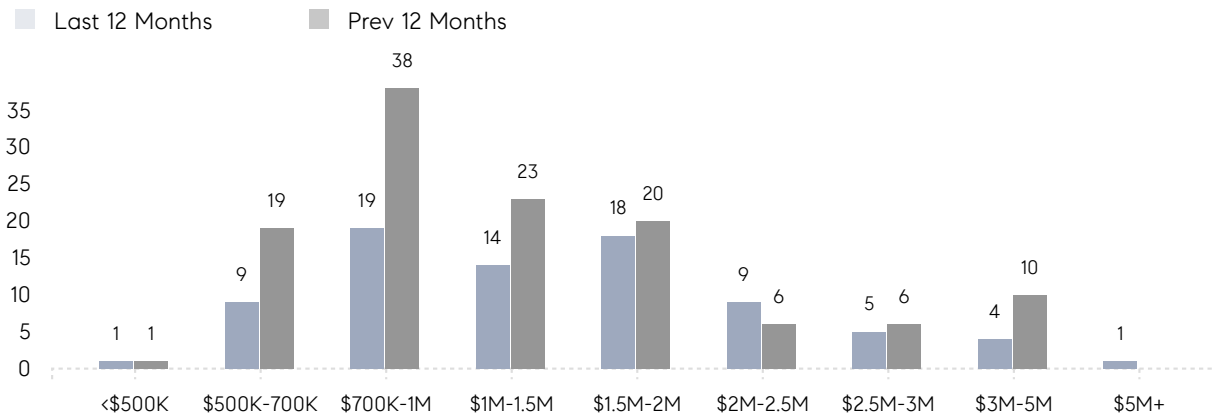
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Dumont

MARCH 2023

UNDER CONTRACT

8
Total
Properties

\$514K
Average
Price

\$512K
Median
Price

-33%
Decrease From
Mar 2022

-1%
Decrease From
Mar 2022

4%
Increase From
Mar 2022

UNITS SOLD

12
Total
Properties

\$469K
Average
Price

\$470K
Median
Price

-33%
Decrease From
Mar 2022

-11%
Decrease From
Mar 2022

-7%
Decrease From
Mar 2022

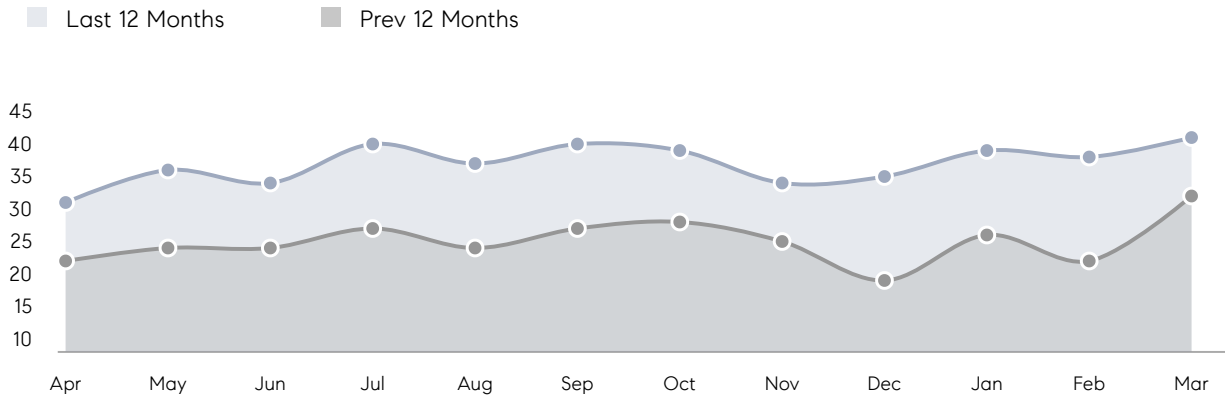
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	55	14	293%
	% OF ASKING PRICE	98%	104%	
	AVERAGE SOLD PRICE	\$469,958	\$525,694	-10.6%
	# OF CONTRACTS	8	12	-33.3%
	NEW LISTINGS	11	23	-52%
Houses	AVERAGE DOM	55	14	293%
	% OF ASKING PRICE	98%	104%	
	AVERAGE SOLD PRICE	\$469,958	\$525,694	-11%
	# OF CONTRACTS	8	12	-33%
	NEW LISTINGS	11	23	-52%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

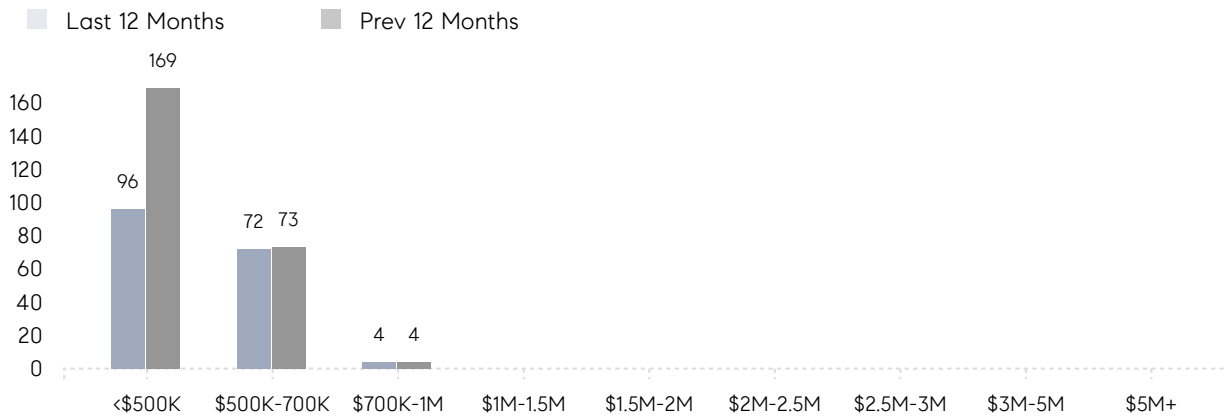
Dumont

MARCH 2023

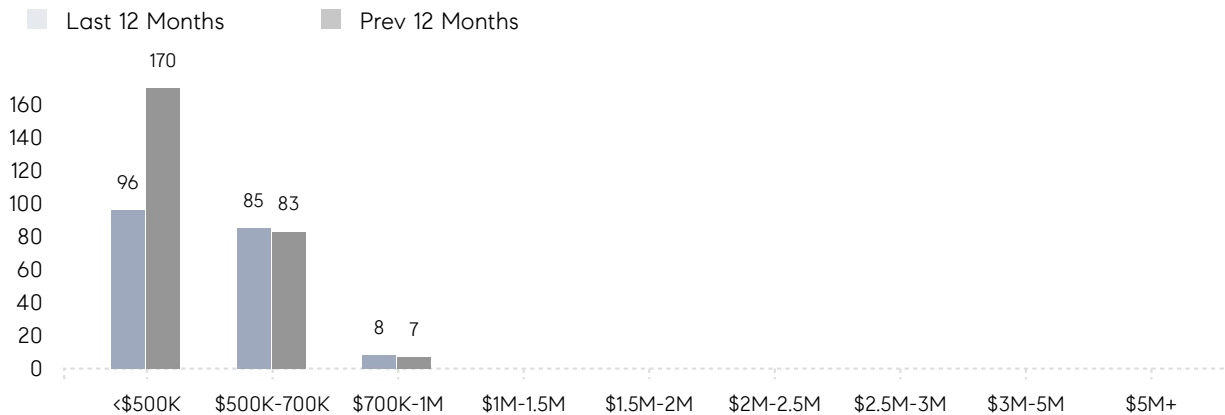
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Edgewater

MARCH 2023

UNDER CONTRACT

31
Total
Properties

\$746K
Average
Price

\$629K
Median
Price

24%
Increase From
Mar 2022

-2%
Decrease From
Mar 2022

-3%
Decrease From
Mar 2022

UNITS SOLD

15
Total
Properties

\$655K
Average
Price

\$505K
Median
Price

-40%
Decrease From
Mar 2022

-15%
Decrease From
Mar 2022

-38%
Decrease From
Mar 2022

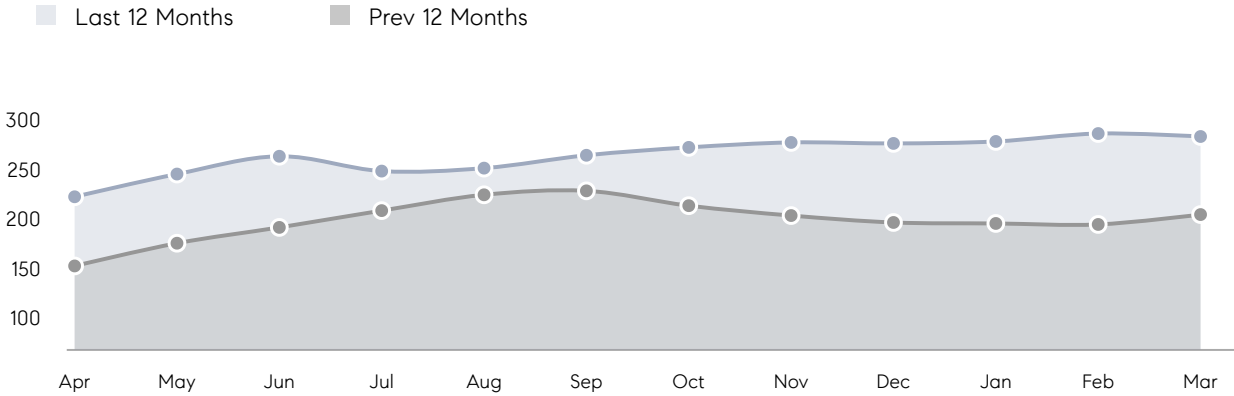
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	63	64	-2%
	% OF ASKING PRICE	98%	97%	
	AVERAGE SOLD PRICE	\$655,380	\$772,436	-15.2%
	# OF CONTRACTS	31	25	24.0%
	NEW LISTINGS	29	44	-34%
Houses	AVERAGE DOM	89	16	456%
	% OF ASKING PRICE	107%	115%	
	AVERAGE SOLD PRICE	\$375,000	\$1,150,000	-67%
	# OF CONTRACTS	4	1	300%
	NEW LISTINGS	3	2	50%
Condo/Co-op/TH	AVERAGE DOM	61	66	-8%
	% OF ASKING PRICE	97%	96%	
	AVERAGE SOLD PRICE	\$675,407	\$756,704	-11%
	# OF CONTRACTS	27	24	13%
	NEW LISTINGS	26	42	-38%

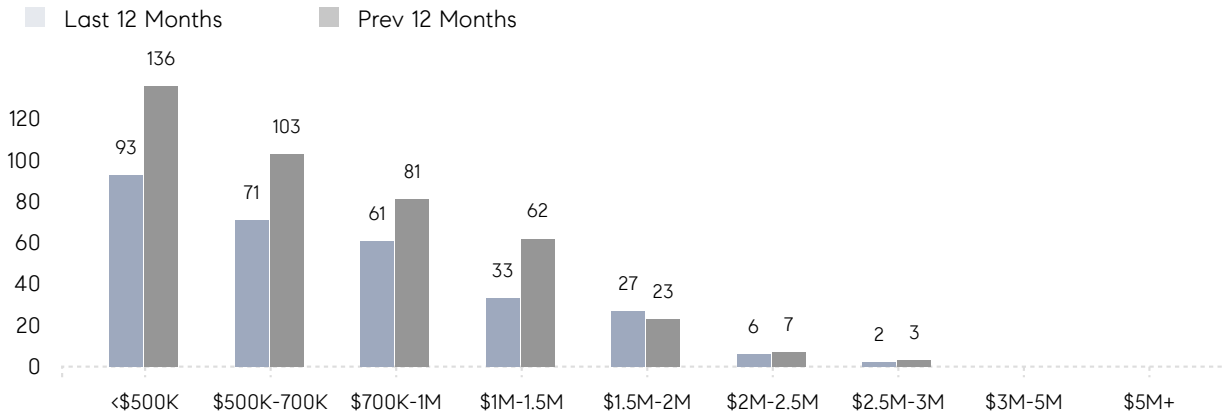
Edgewater

MARCH 2023

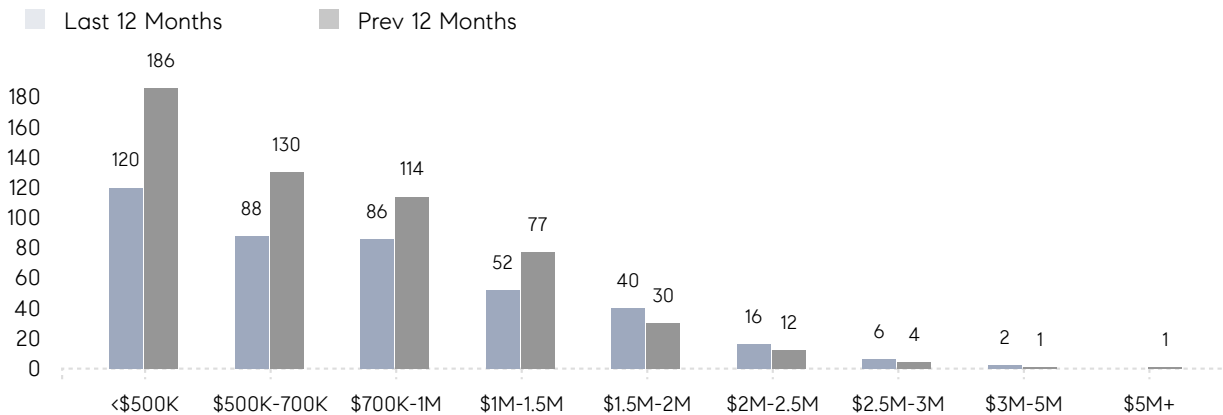
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Elmwood Park

MARCH 2023

UNDER CONTRACT

12
Total
Properties

\$451K
Average
Price

\$409K
Median
Price

-50%
Decrease From
Mar 2022

7%
Increase From
Mar 2022

-6%
Decrease From
Mar 2022

UNITS SOLD

8
Total
Properties

\$474K
Average
Price

\$480K
Median
Price

-27%
Decrease From
Mar 2022

16%
Increase From
Mar 2022

19%
Increase From
Mar 2022

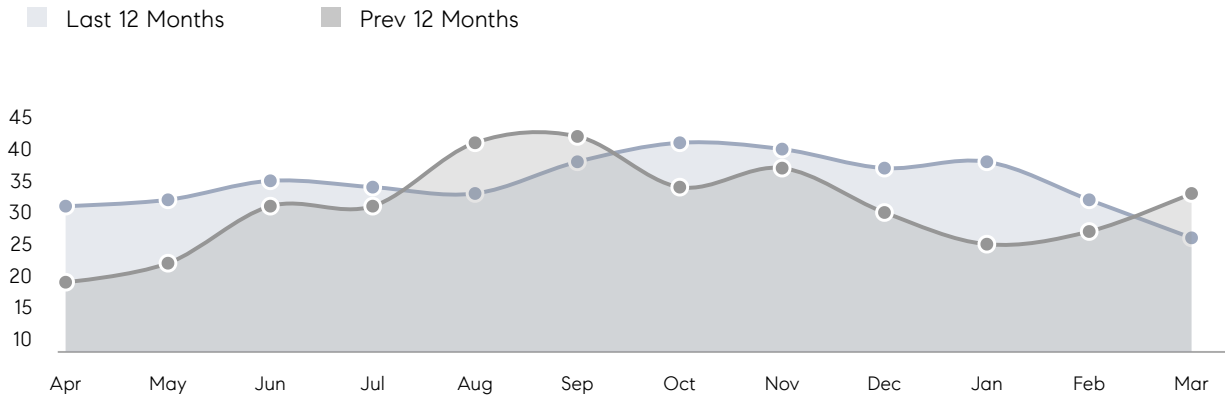
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	40	82	-51%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$474,250	\$407,455	16.4%
	# OF CONTRACTS	12	24	-50.0%
	NEW LISTINGS	5	30	-83%
Houses	AVERAGE DOM	40	88	-55%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$474,250	\$398,210	19%
	# OF CONTRACTS	11	20	-45%
	NEW LISTINGS	4	26	-85%
Condo/Co-op/TH	AVERAGE DOM	-	25	-
	% OF ASKING PRICE	-	100%	
	AVERAGE SOLD PRICE	-	\$499,900	-
	# OF CONTRACTS	1	4	-75%
	NEW LISTINGS	1	4	-75%

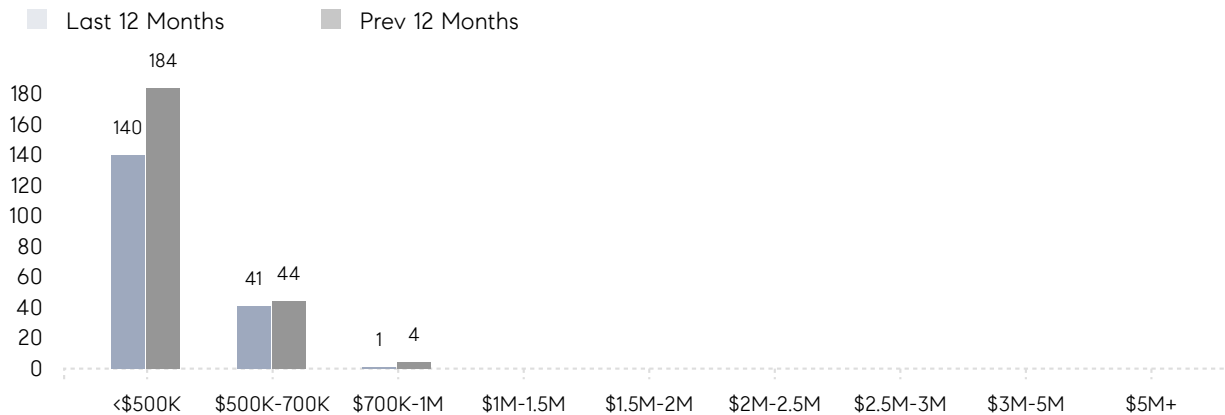
Elmwood Park

MARCH 2023

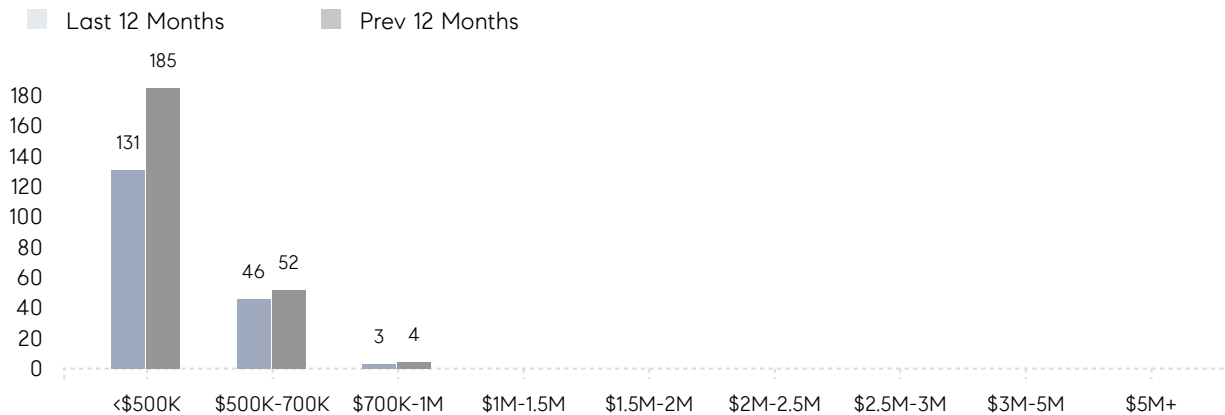
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Emerson

MARCH 2023

UNDER CONTRACT

6
Total
Properties

\$782K
Average
Price

\$824K
Median
Price

-14%
Decrease From
Mar 2022

13%
Increase From
Mar 2022

20%
Increase From
Mar 2022

UNITS SOLD

4
Total
Properties

\$597K
Average
Price

\$607K
Median
Price

-33%
Decrease From
Mar 2022

14%
Increase From
Mar 2022

17%
Increase From
Mar 2022

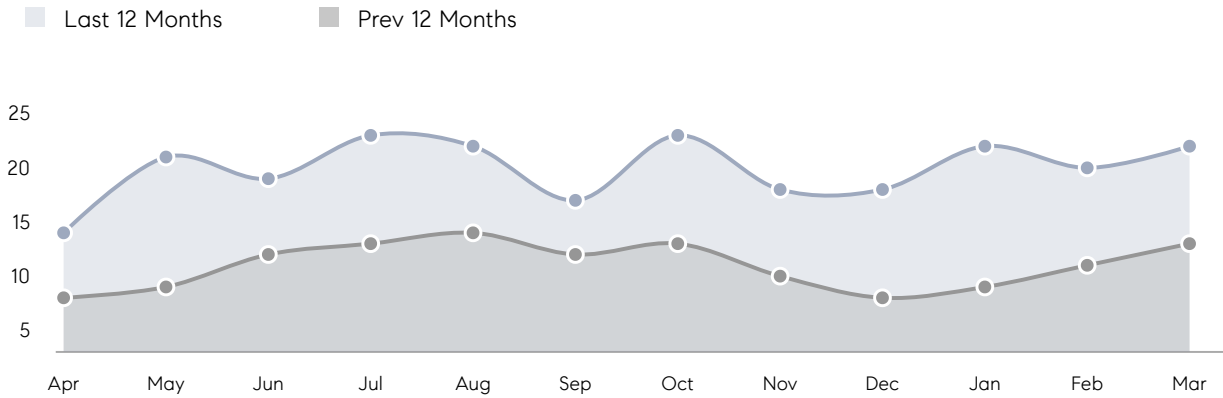
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	15	21	-29%
	% OF ASKING PRICE	99%	104%	
	AVERAGE SOLD PRICE	\$597,500	\$523,500	14.1%
	# OF CONTRACTS	6	7	-14.3%
	NEW LISTINGS	11	9	22%
Houses	AVERAGE DOM	15	16	-6%
	% OF ASKING PRICE	99%	105%	
	AVERAGE SOLD PRICE	\$597,500	\$548,200	9%
	# OF CONTRACTS	6	7	-14%
	NEW LISTINGS	9	9	0%
Condo/Co-op/TH	AVERAGE DOM	-	43	-
	% OF ASKING PRICE	-	100%	
	AVERAGE SOLD PRICE	-	\$400,000	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	2	0	0%

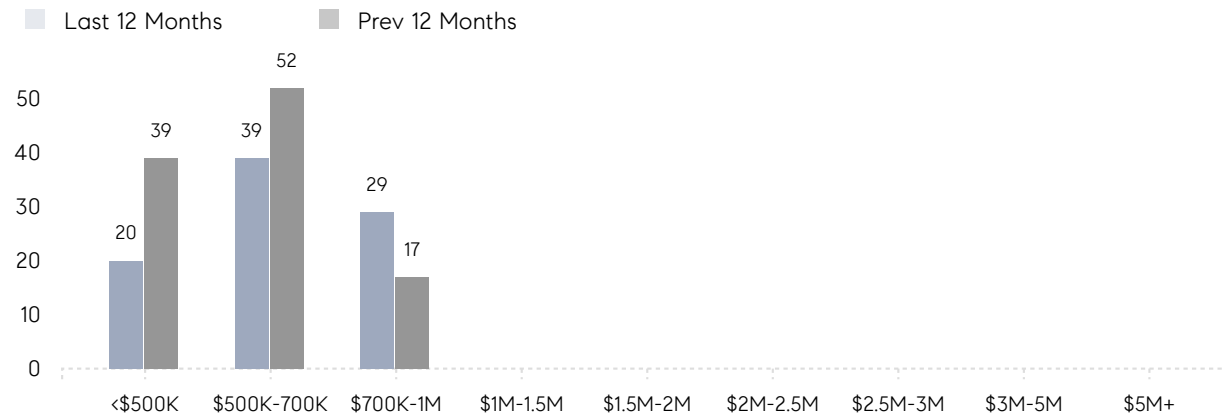
Emerson

MARCH 2023

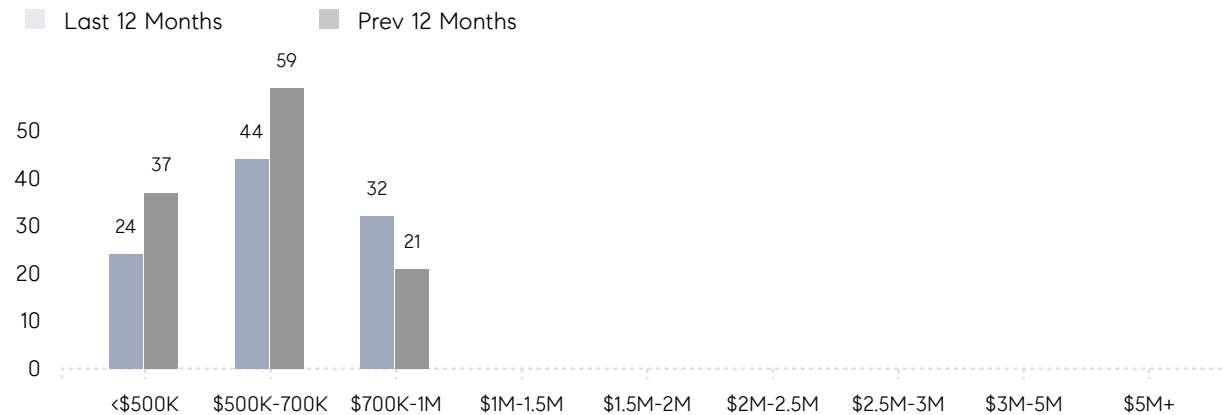
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Englewood

MARCH 2023

UNDER CONTRACT

17
Total
Properties

\$487K
Average
Price

\$418K
Median
Price

-60%
Decrease From
Mar 2022

-47%
Decrease From
Mar 2022

-24%
Decrease From
Mar 2022

UNITS SOLD

17
Total
Properties

\$490K
Average
Price

\$337K
Median
Price

-35%
Decrease From
Mar 2022

-44%
Decrease From
Mar 2022

-33%
Decrease From
Mar 2022

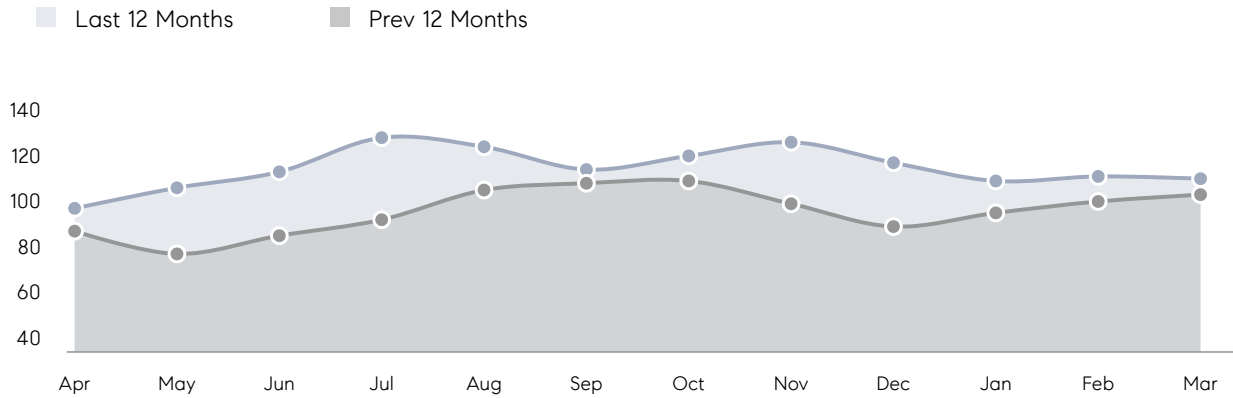
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	39	60	-35%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$490,618	\$869,577	-43.6%
	# OF CONTRACTS	17	42	-59.5%
	NEW LISTINGS	20	38	-47%
Houses	AVERAGE DOM	45	66	-32%
	% OF ASKING PRICE	97%	102%	
	AVERAGE SOLD PRICE	\$609,364	\$1,229,038	-50%
	# OF CONTRACTS	7	29	-76%
	NEW LISTINGS	11	22	-50%
Condo/Co-op/TH	AVERAGE DOM	27	53	-49%
	% OF ASKING PRICE	99%	97%	
	AVERAGE SOLD PRICE	\$272,917	\$510,115	-46%
	# OF CONTRACTS	10	13	-23%
	NEW LISTINGS	9	16	-44%

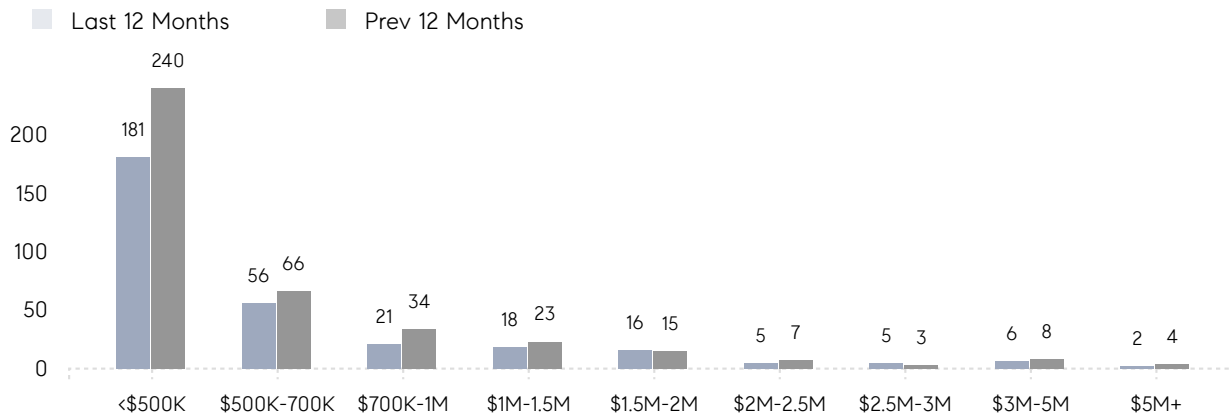
Englewood

MARCH 2023

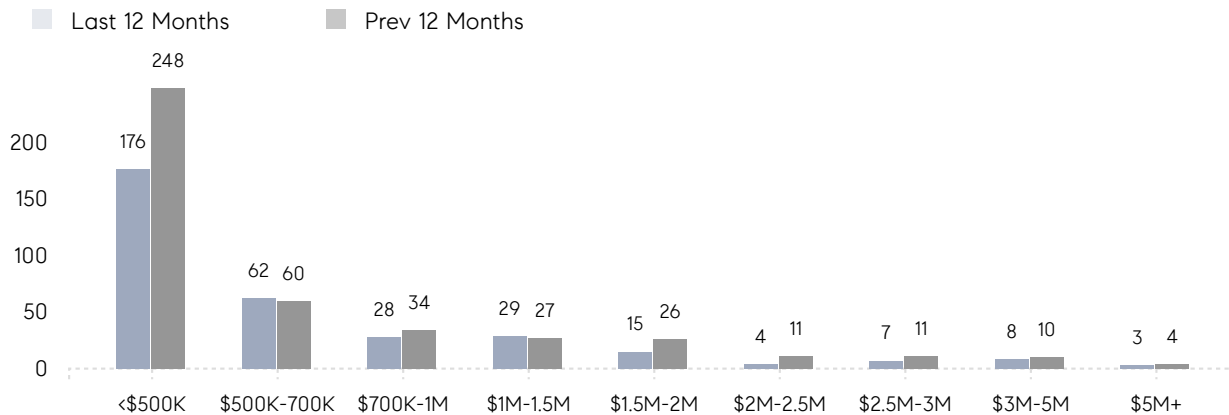
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Englewood Cliffs

MARCH 2023

UNDER CONTRACT

8	\$1.6M	\$1.4M
Total Properties	Average Price	Median Price
-43%	-1%	-6%
Decrease From Mar 2022	Decrease From Mar 2022	Decrease From Mar 2022

UNITS SOLD

6	\$1.4M	\$1.6M
Total Properties	Average Price	Median Price
-25%	-9%	38%
Decrease From Mar 2022	Decrease From Mar 2022	Increase From Mar 2022

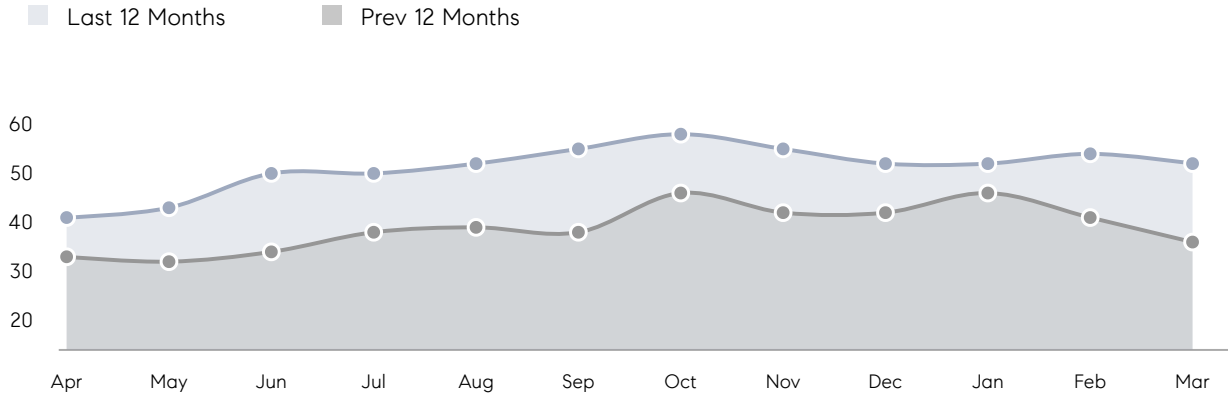
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	65	63	3%
	% OF ASKING PRICE	93%	93%	
	AVERAGE SOLD PRICE	\$1,491,667	\$1,646,750	-9.4%
	# OF CONTRACTS	8	14	-42.9%
	NEW LISTINGS	5	14	-64%
Houses	AVERAGE DOM	65	63	3%
	% OF ASKING PRICE	93%	93%	
	AVERAGE SOLD PRICE	\$1,491,667	\$1,646,750	-9%
	# OF CONTRACTS	8	14	-43%
	NEW LISTINGS	5	14	-64%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

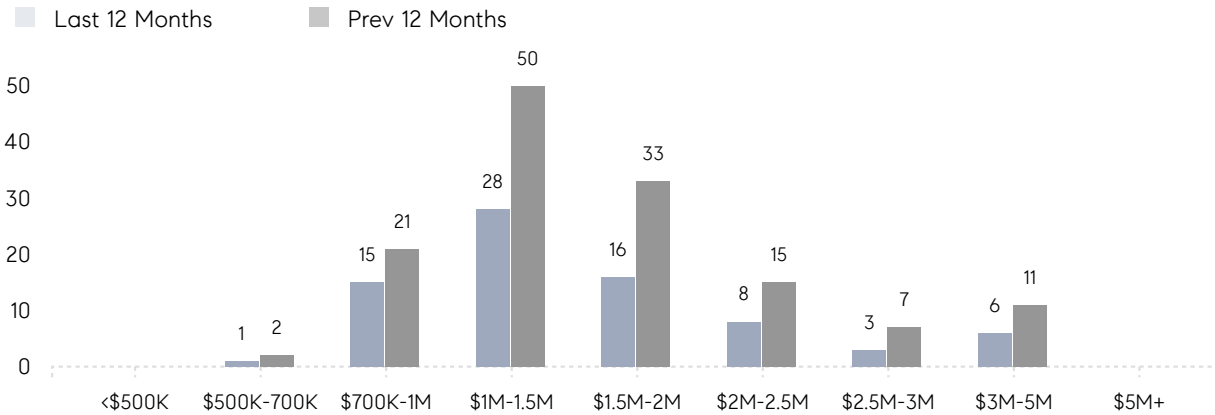
Englewood Cliffs

MARCH 2023

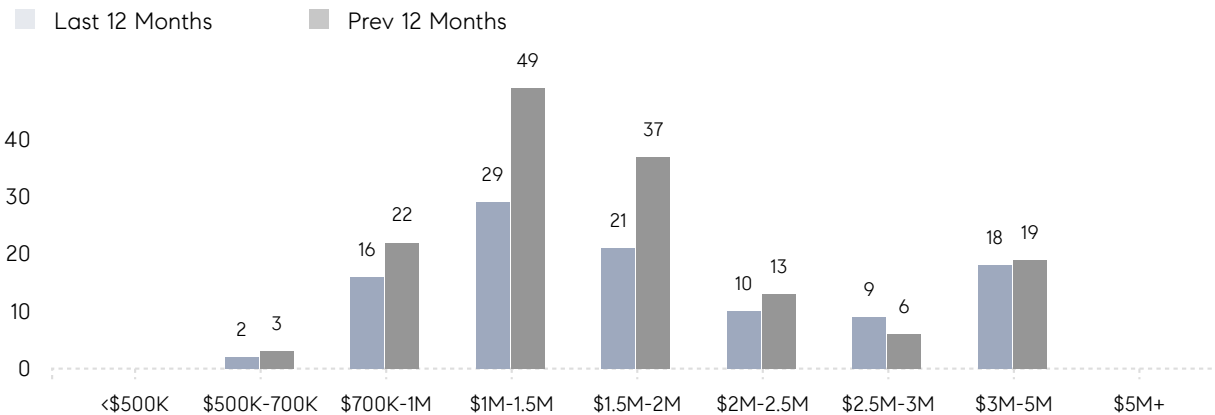
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Fair Lawn

MARCH 2023

UNDER CONTRACT

31	\$608K	\$599K
Total Properties	Average Price	Median Price
-26%	-1%	-2%
Decrease From Mar 2022	Change From Mar 2022	Decrease From Mar 2022

UNITS SOLD

18	\$640K	\$635K
Total Properties	Average Price	Median Price
-25%	18%	17%
Decrease From Mar 2022	Increase From Mar 2022	Increase From Mar 2022

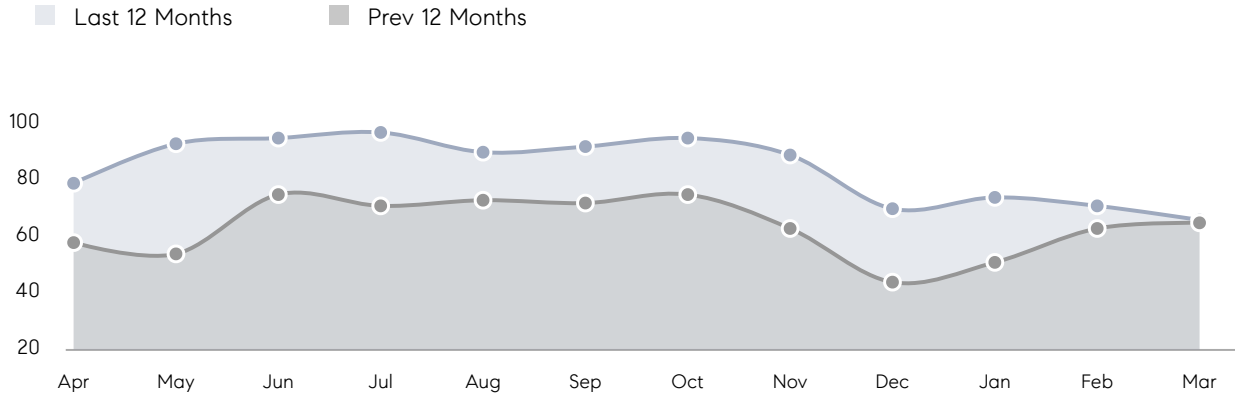
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	31	30	3%
	% OF ASKING PRICE	103%	106%	
	AVERAGE SOLD PRICE	\$640,076	\$540,944	18.3%
	# OF CONTRACTS	31	42	-26.2%
	NEW LISTINGS	31	45	-31%
Houses	AVERAGE DOM	31	29	7%
	% OF ASKING PRICE	103%	106%	
	AVERAGE SOLD PRICE	\$640,076	\$520,262	23%
	# OF CONTRACTS	30	39	-23%
	NEW LISTINGS	30	39	-23%
Condo/Co-op/TH	AVERAGE DOM	-	31	-
	% OF ASKING PRICE	-	100%	
	AVERAGE SOLD PRICE	-	\$685,716	-
	# OF CONTRACTS	1	3	-67%
	NEW LISTINGS	1	6	-83%

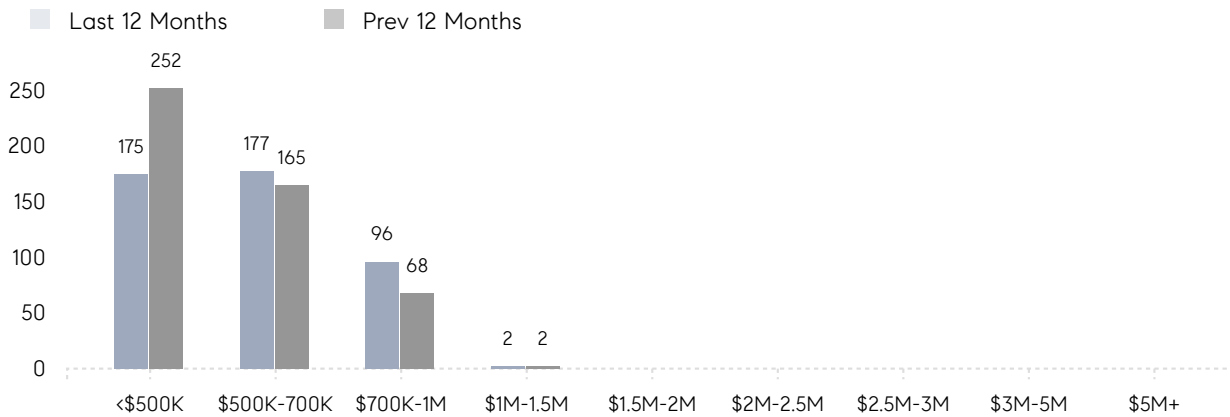
Fair Lawn

MARCH 2023

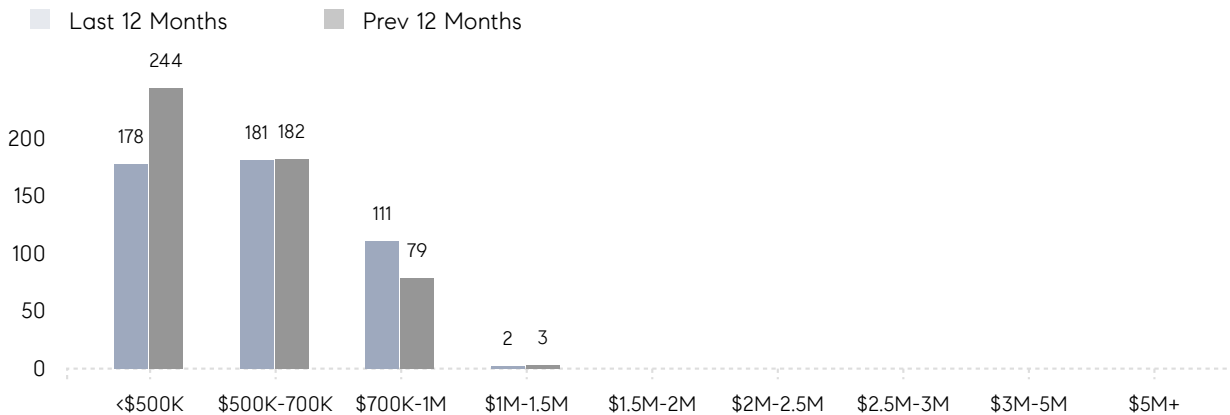
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Fairview

MARCH 2023

UNDER CONTRACT

5
Total
Properties

\$549K
Average
Price

\$499K
Median
Price

-44%
Decrease From
Mar 2022

27%
Increase From
Mar 2022

21%
Increase From
Mar 2022

UNITS SOLD

6
Total
Properties

\$514K
Average
Price

\$372K
Median
Price

20%
Increase From
Mar 2022

-20%
Decrease From
Mar 2022

-47%
Decrease From
Mar 2022

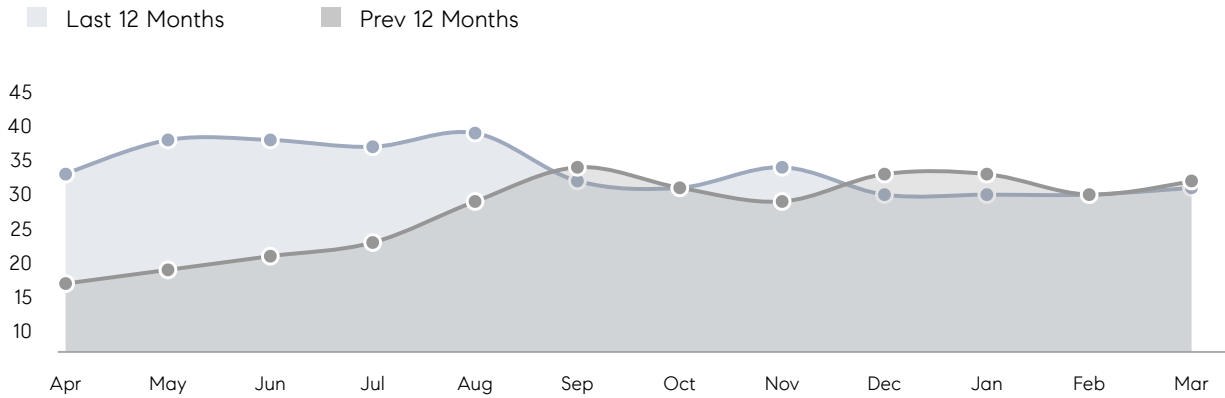
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	39	52	-25%
	% OF ASKING PRICE	98%	98%	
	AVERAGE SOLD PRICE	\$514,667	\$646,400	-20.4%
	# OF CONTRACTS	5	9	-44.4%
	NEW LISTINGS	7	9	-22%
Houses	AVERAGE DOM	29	80	-64%
	% OF ASKING PRICE	100%	97%	
	AVERAGE SOLD PRICE	\$348,333	\$544,667	-36%
	# OF CONTRACTS	3	4	-25%
	NEW LISTINGS	5	3	67%
Condo/Co-op/TH	AVERAGE DOM	48	11	336%
	% OF ASKING PRICE	95%	100%	
	AVERAGE SOLD PRICE	\$681,000	\$799,000	-15%
	# OF CONTRACTS	2	5	-60%
	NEW LISTINGS	2	6	-67%

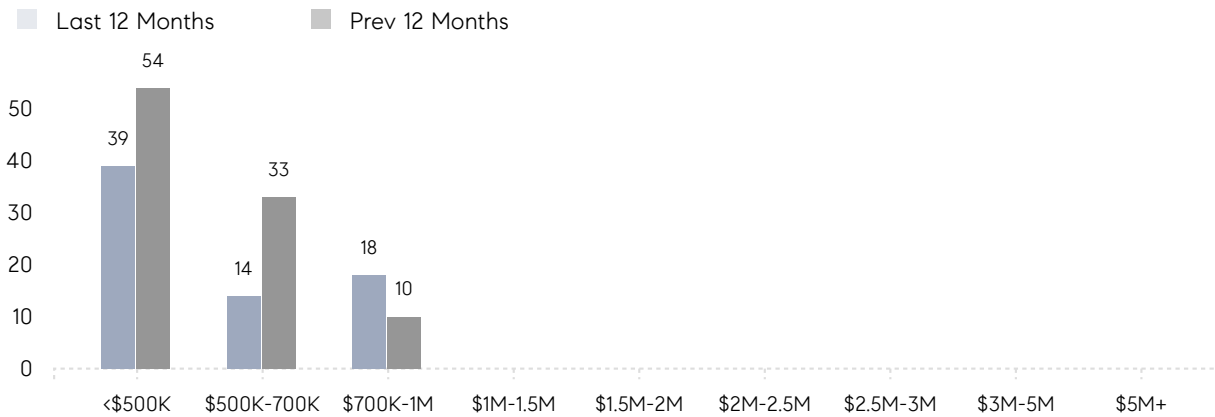
Fairview

MARCH 2023

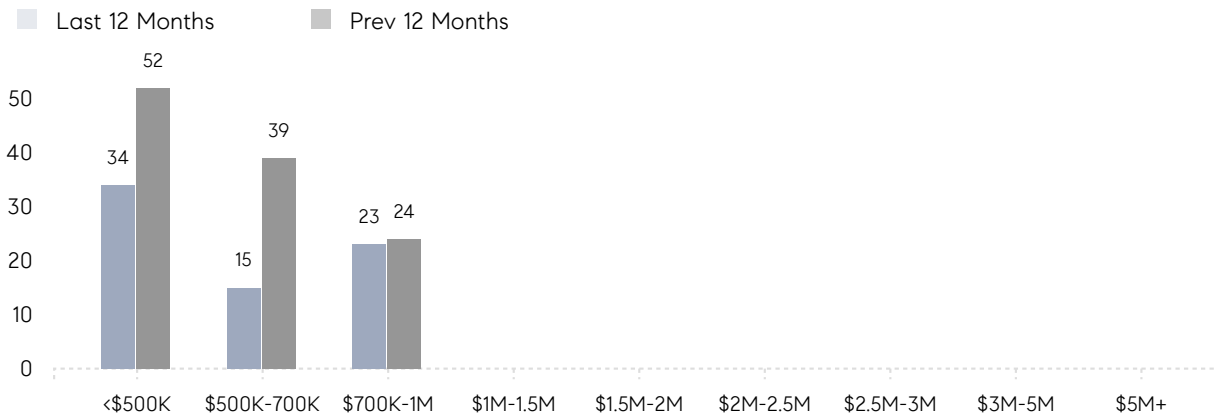
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Fort Lee

MARCH 2023

UNDER CONTRACT

60
Total
Properties

\$455K
Average
Price

\$291K
Median
Price

-8%
Decrease From
Mar 2022

5%
Increase From
Mar 2022

-2%
Decrease From
Mar 2022

UNITS SOLD

41
Total
Properties

\$542K
Average
Price

\$500K
Median
Price

-31%
Decrease From
Mar 2022

38%
Increase From
Mar 2022

56%
Increase From
Mar 2022

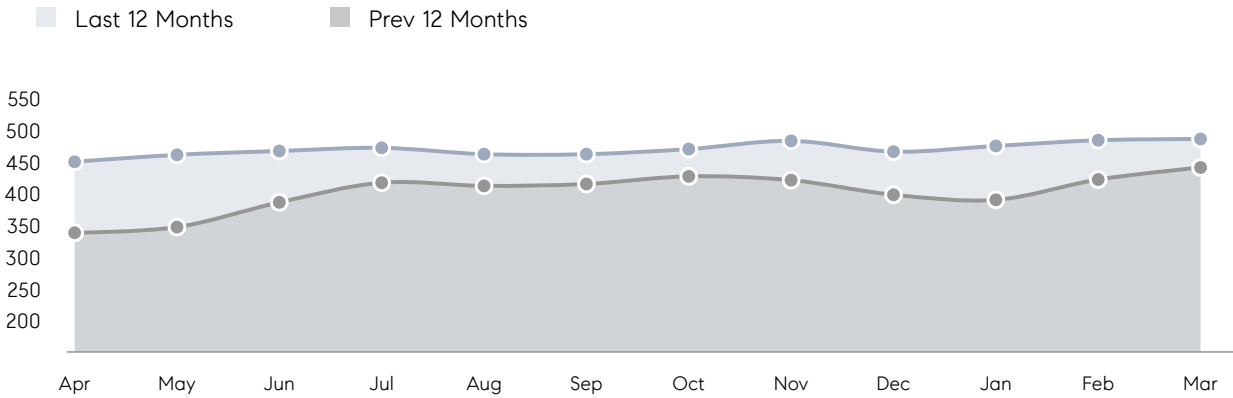
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	62	91	-32%
	% OF ASKING PRICE	97%	95%	
	AVERAGE SOLD PRICE	\$542,815	\$392,436	38.3%
	# OF CONTRACTS	60	65	-7.7%
	NEW LISTINGS	63	88	-28%
Houses	AVERAGE DOM	64	38	68%
	% OF ASKING PRICE	90%	96%	
	AVERAGE SOLD PRICE	\$967,000	\$948,333	2%
	# OF CONTRACTS	7	8	-12%
	NEW LISTINGS	1	13	-92%
Condo/Co-op/TH	AVERAGE DOM	61	94	-35%
	% OF ASKING PRICE	98%	95%	
	AVERAGE SOLD PRICE	\$439,982	\$362,656	21%
	# OF CONTRACTS	53	57	-7%
	NEW LISTINGS	62	75	-17%

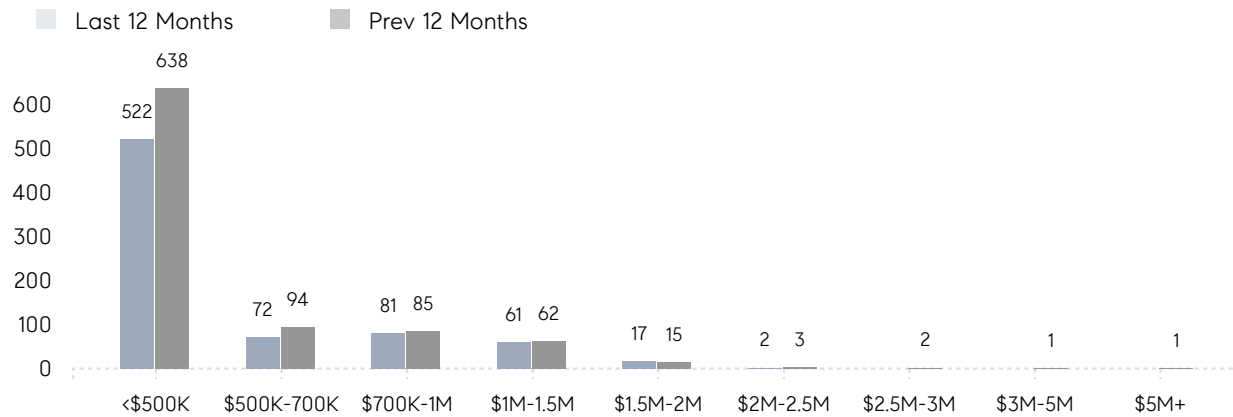
Fort Lee

MARCH 2023

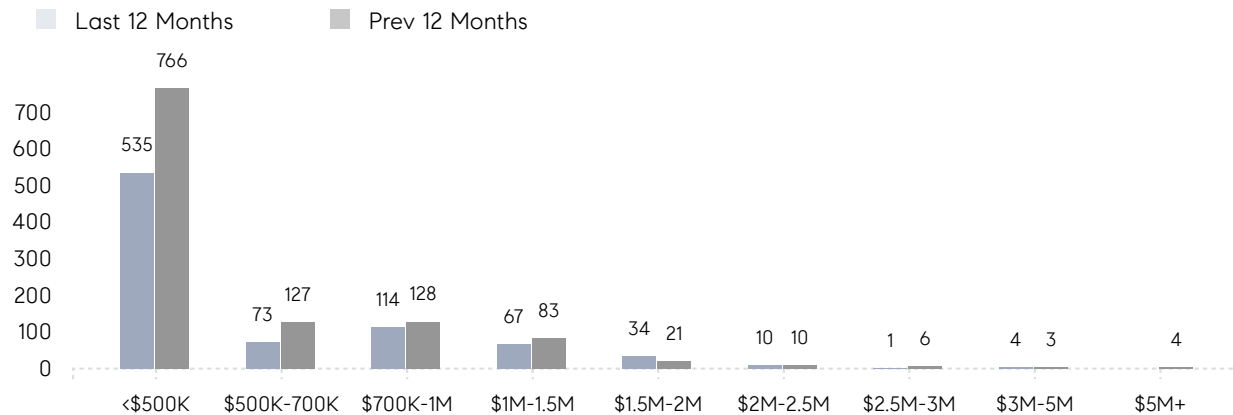
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Franklin Lakes

MARCH 2023

UNDER CONTRACT

13	\$1.8M	\$1.2M
Total Properties	Average Price	Median Price
-28%	28%	-7%
Decrease From Mar 2022	Increase From Mar 2022	Decrease From Mar 2022

UNITS SOLD

15	\$1.3M	\$1.5M
Total Properties	Average Price	Median Price
-6%	-37%	-11%
Decrease From Mar 2022	Decrease From Mar 2022	Decrease From Mar 2022

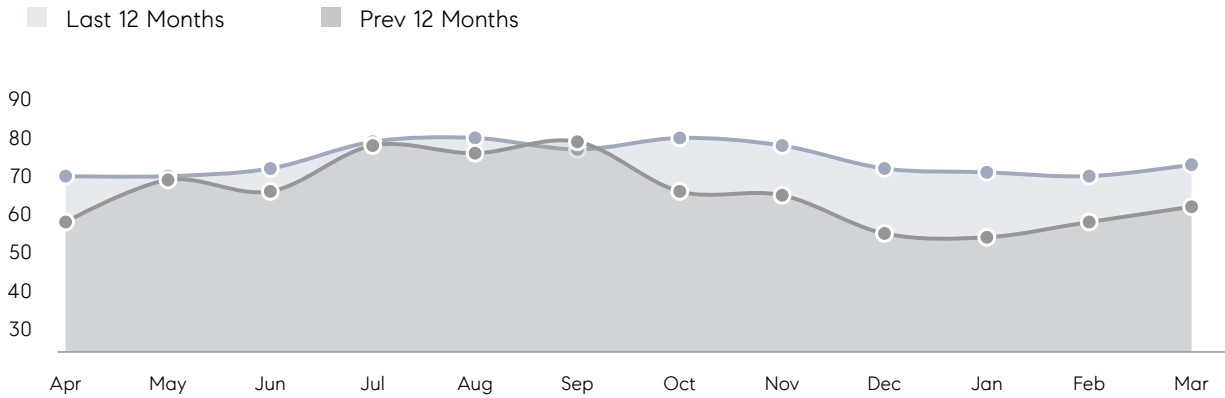
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	79	68	16%
	% OF ASKING PRICE	104%	95%	
	AVERAGE SOLD PRICE	\$1,349,529	\$2,138,531	-36.9%
	# OF CONTRACTS	13	18	-27.8%
	NEW LISTINGS	15	25	-40%
Houses	AVERAGE DOM	90	68	32%
	% OF ASKING PRICE	101%	95%	
	AVERAGE SOLD PRICE	\$1,376,308	\$2,138,531	-36%
	# OF CONTRACTS	12	16	-25%
	NEW LISTINGS	13	25	-48%
Condo/Co-op/TH	AVERAGE DOM	5	-	-
	% OF ASKING PRICE	119%	-	
	AVERAGE SOLD PRICE	\$1,175,471	-	-
	# OF CONTRACTS	1	2	-50%
	NEW LISTINGS	2	0	0%

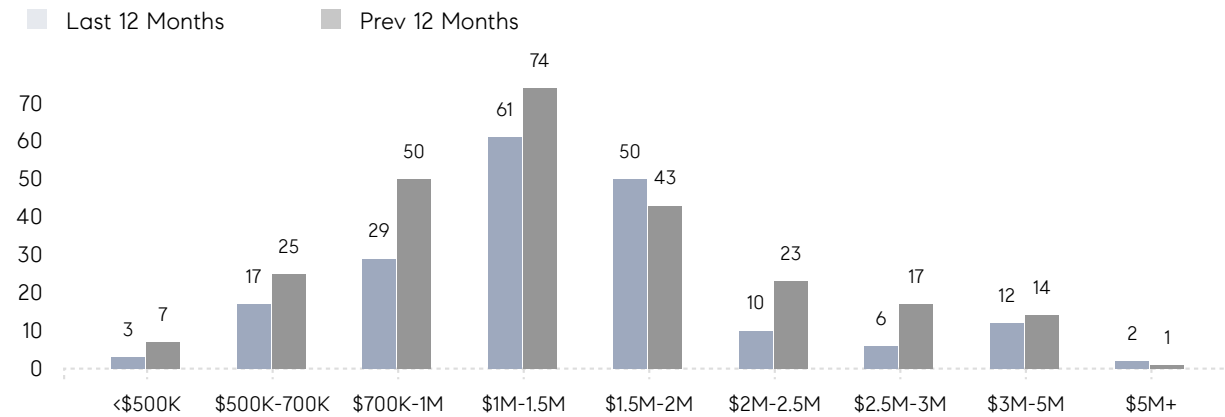
Franklin Lakes

MARCH 2023

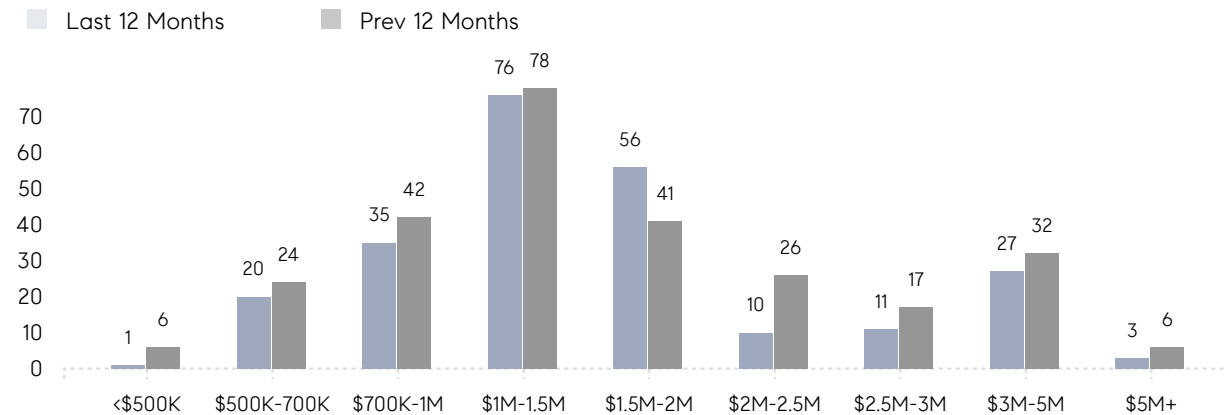
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Garfield City

MARCH 2023

UNDER CONTRACT

12
Total
Properties

\$411K
Average
Price

\$394K
Median
Price

20%
Increase From
Mar 2022

-11%
Decrease From
Mar 2022

-8%
Decrease From
Mar 2022

UNITS SOLD

7
Total
Properties

\$456K
Average
Price

\$480K
Median
Price

-30%
Decrease From
Mar 2022

17%
Increase From
Mar 2022

19%
Increase From
Mar 2022

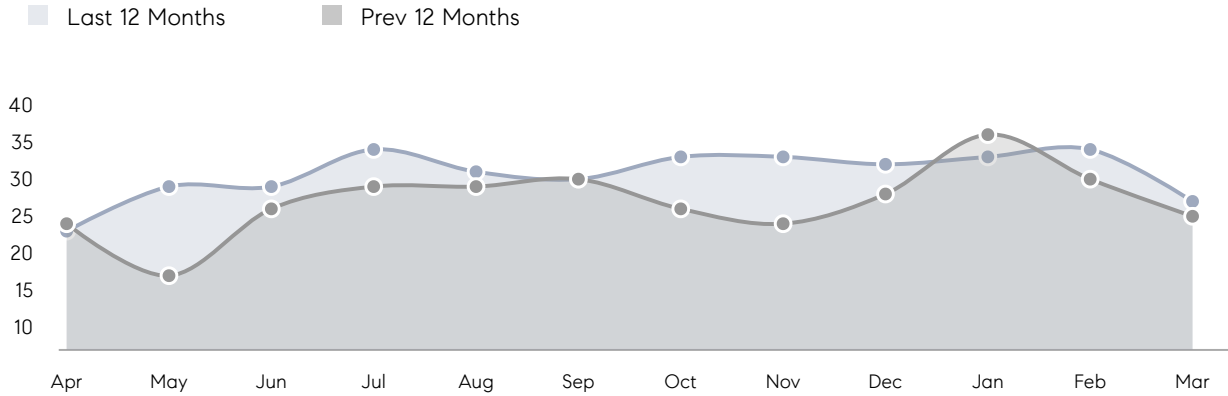
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	50	30	67%
	% OF ASKING PRICE	100%	101%	
	AVERAGE SOLD PRICE	\$456,714	\$391,250	16.7%
	# OF CONTRACTS	12	10	20.0%
	NEW LISTINGS	4	6	-33%
Houses	AVERAGE DOM	53	29	83%
	% OF ASKING PRICE	100%	102%	
	AVERAGE SOLD PRICE	\$452,833	\$382,188	18%
	# OF CONTRACTS	8	9	-11%
	NEW LISTINGS	4	5	-20%
Condo/Co-op/TH	AVERAGE DOM	32	33	-3%
	% OF ASKING PRICE	99%	101%	
	AVERAGE SOLD PRICE	\$480,000	\$427,500	12%
	# OF CONTRACTS	4	1	300%
	NEW LISTINGS	0	1	0%

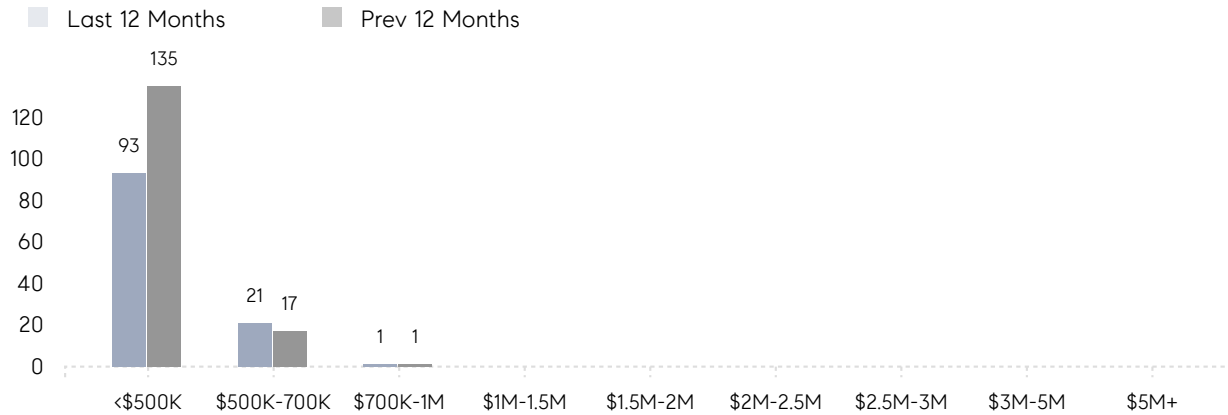
Garfield City

MARCH 2023

Monthly Inventory



Contracts By Price Range



Listings By Price Range



Glen Rock

MARCH 2023

UNDER CONTRACT

15
Total
Properties

\$933K
Average
Price

\$869K
Median
Price

-40%
Decrease From
Mar 2022

17%
Increase From
Mar 2022

16%
Increase From
Mar 2022

UNITS SOLD

9
Total
Properties

\$719K
Average
Price

\$625K
Median
Price

50%
Increase From
Mar 2022

-11%
Decrease From
Mar 2022

-26%
Decrease From
Mar 2022

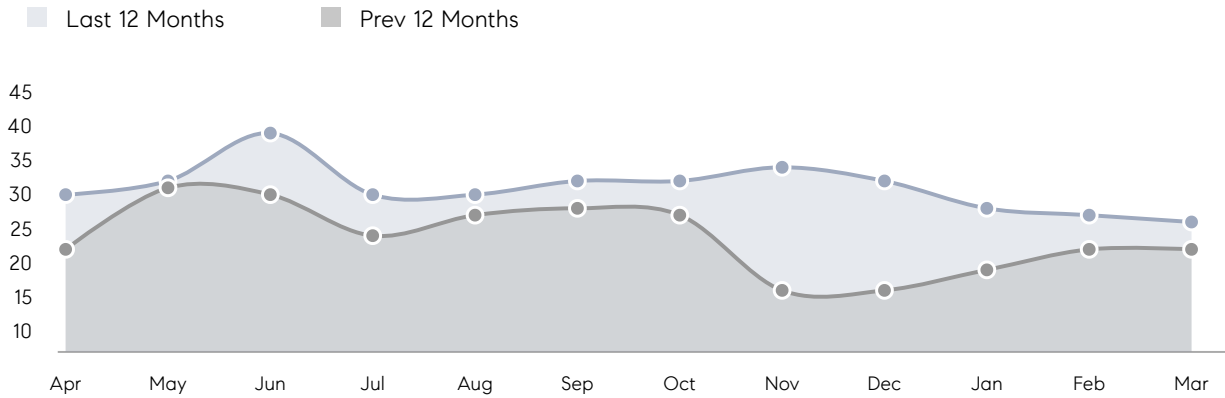
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	41	10	310%
	% OF ASKING PRICE	103%	109%	
	AVERAGE SOLD PRICE	\$719,000	\$808,917	-11.1%
	# OF CONTRACTS	15	25	-40.0%
	NEW LISTINGS	16	23	-30%
Houses	AVERAGE DOM	41	10	310%
	% OF ASKING PRICE	103%	109%	
	AVERAGE SOLD PRICE	\$719,000	\$808,917	-11%
	# OF CONTRACTS	15	25	-40%
	NEW LISTINGS	14	23	-39%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	2	0	0%

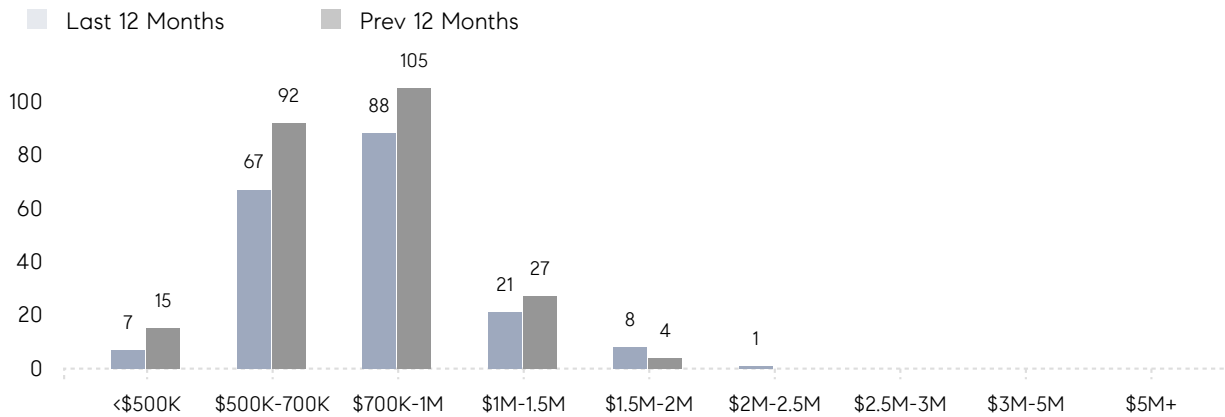
Glen Rock

MARCH 2023

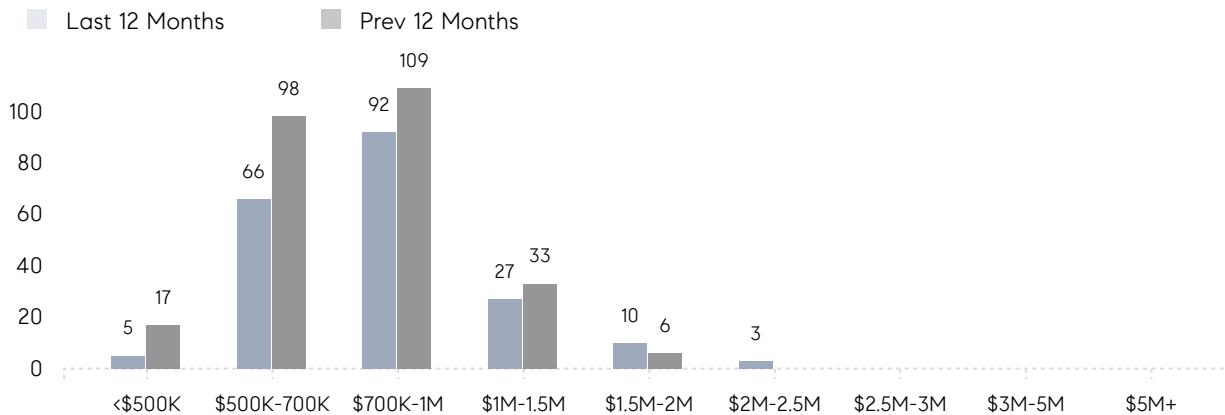
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Hackensack

MARCH 2023

UNDER CONTRACT

36
Total
Properties

\$322K
Average
Price

\$309K
Median
Price

13%
Increase From
Mar 2022

-9%
Decrease From
Mar 2022

-3%
Decrease From
Mar 2022

UNITS SOLD

17
Total
Properties

\$402K
Average
Price

\$365K
Median
Price

-41%
Decrease From
Mar 2022

17%
Increase From
Mar 2022

14%
Increase From
Mar 2022

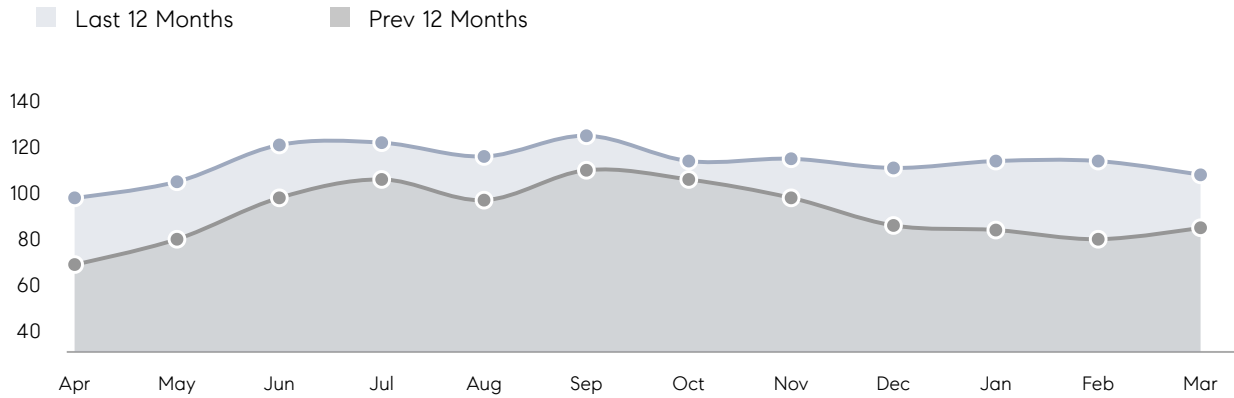
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	63	67	-6%
	% OF ASKING PRICE	97%	100%	
	AVERAGE SOLD PRICE	\$402,295	\$344,093	16.9%
	# OF CONTRACTS	36	32	12.5%
	NEW LISTINGS	29	33	-12%
Houses	AVERAGE DOM	88	104	-15%
	% OF ASKING PRICE	96%	98%	
	AVERAGE SOLD PRICE	\$511,875	\$526,056	-3%
	# OF CONTRACTS	10	11	-9%
	NEW LISTINGS	4	14	-71%
Condo/Co-op/TH	AVERAGE DOM	41	51	-20%
	% OF ASKING PRICE	99%	101%	
	AVERAGE SOLD PRICE	\$304,891	\$262,210	16%
	# OF CONTRACTS	26	21	24%
	NEW LISTINGS	25	19	32%

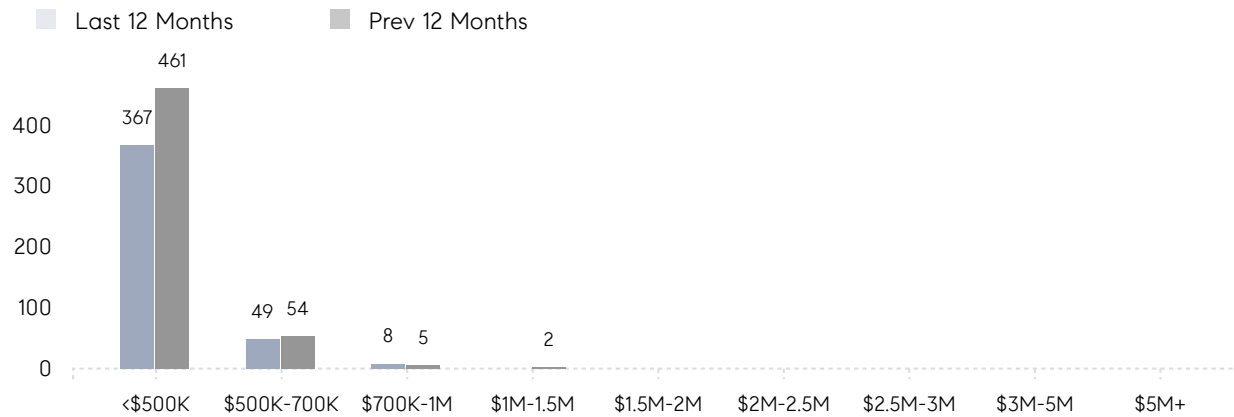
Hackensack

MARCH 2023

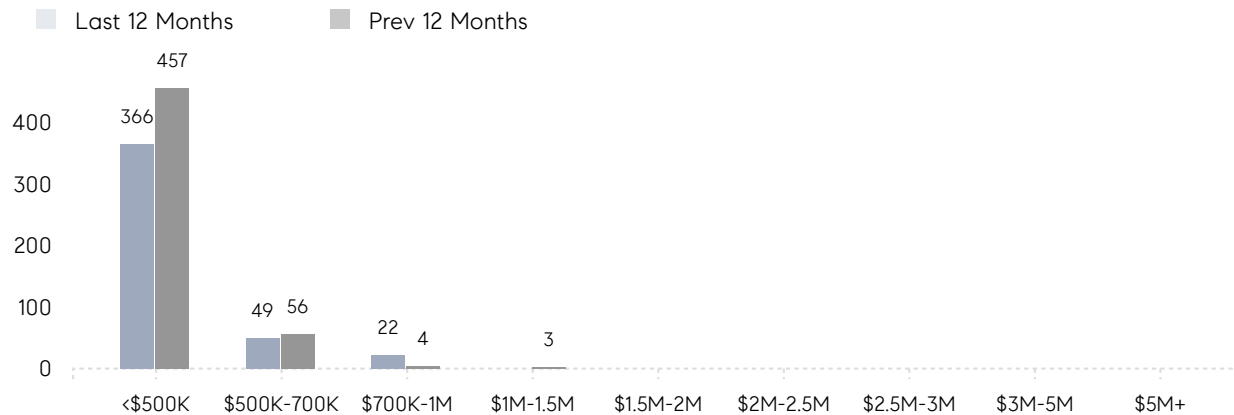
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Haworth

MARCH 2023

UNDER CONTRACT

7
Total
Properties

\$975K
Average
Price

\$899K
Median
Price

-12%
Decrease From
Mar 2022

-14%
Decrease From
Mar 2022

0%
Change From
Mar 2022

UNITS SOLD

4
Total
Properties

\$908K
Average
Price

\$980K
Median
Price

33%
Increase From
Mar 2022

-24%
Decrease From
Mar 2022

-7%
Decrease From
Mar 2022

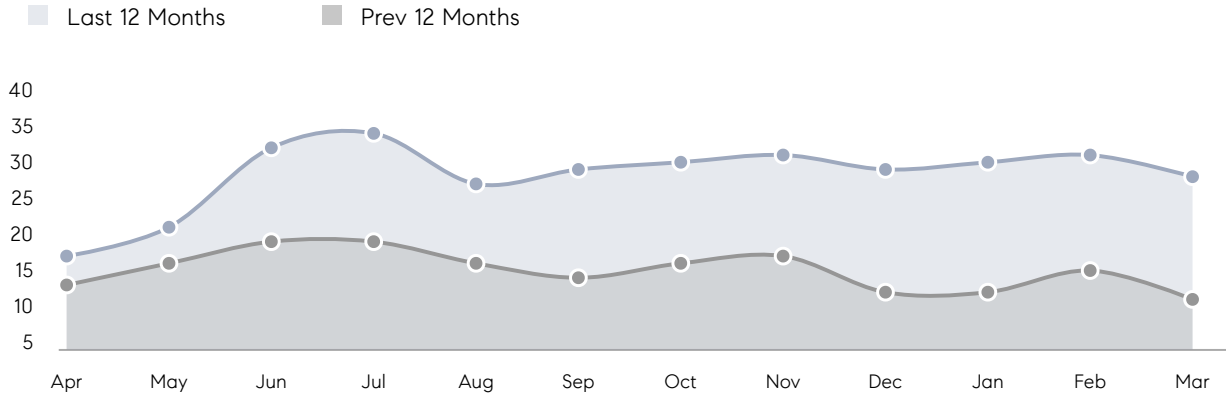
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	26	57	-54%
	% OF ASKING PRICE	99%	101%	
	AVERAGE SOLD PRICE	\$908,750	\$1,191,333	-23.7%
	# OF CONTRACTS	7	8	-12.5%
	NEW LISTINGS	9	4	125%
Houses	AVERAGE DOM	14	57	-75%
	% OF ASKING PRICE	104%	101%	
	AVERAGE SOLD PRICE	\$837,500	\$1,191,333	-30%
	# OF CONTRACTS	6	8	-25%
	NEW LISTINGS	3	4	-25%
Condo/Co-op/TH	AVERAGE DOM	39	-	-
	% OF ASKING PRICE	93%	-	
	AVERAGE SOLD PRICE	\$980,000	-	-
	# OF CONTRACTS	1	0	0%
	NEW LISTINGS	6	0	0%

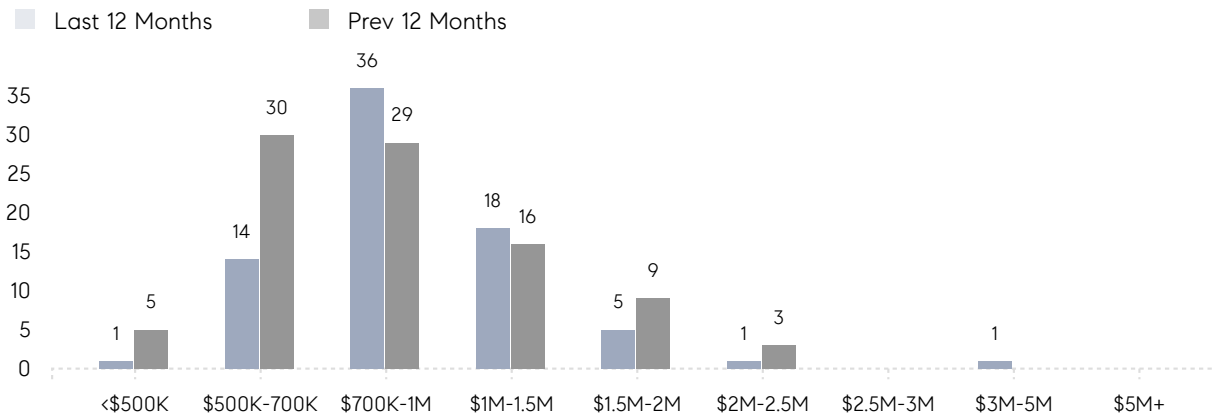
Haworth

MARCH 2023

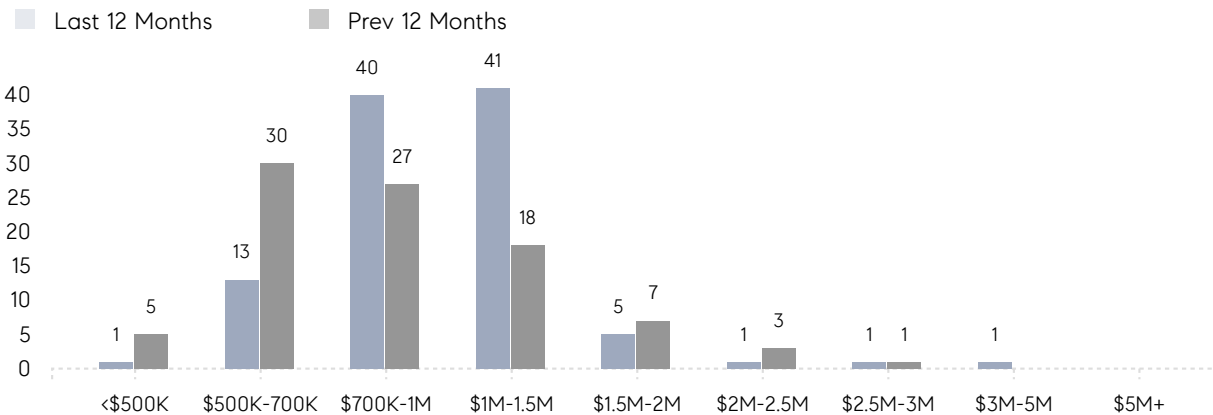
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Harrington Park

MARCH 2023

UNDER CONTRACT

9
Total
Properties

\$897K
Average
Price

\$859K
Median
Price

29%
Increase From
Mar 2022

15%
Increase From
Mar 2022

34%
Increase From
Mar 2022

UNITS SOLD

2
Total
Properties

\$825K
Average
Price

\$825K
Median
Price

-33%
Decrease From
Mar 2022

1%
Change From
Mar 2022

28%
Increase From
Mar 2022

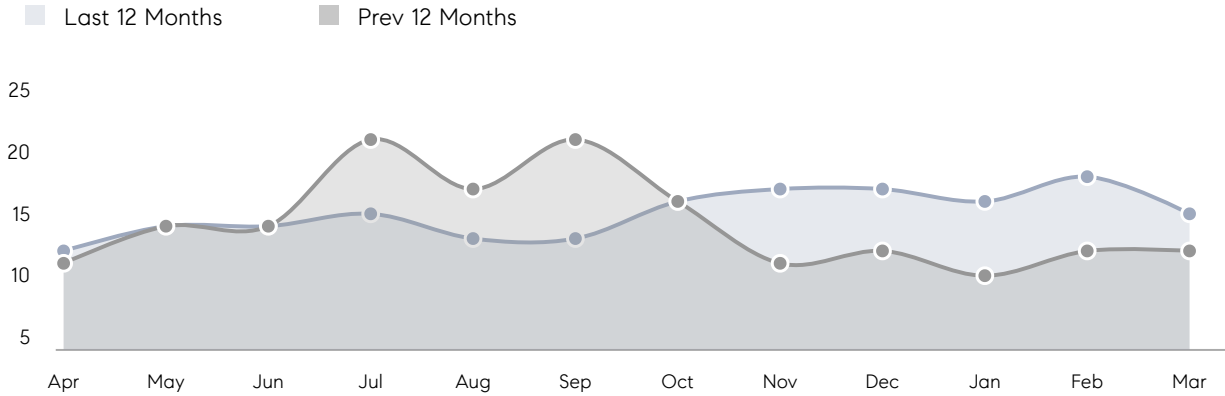
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	14	63	-78%
	% OF ASKING PRICE	102%	99%	
	AVERAGE SOLD PRICE	\$825,000	\$819,000	0.7%
	# OF CONTRACTS	9	7	28.6%
	NEW LISTINGS	4	8	-50%
Houses	AVERAGE DOM	14	63	-78%
	% OF ASKING PRICE	102%	99%	
	AVERAGE SOLD PRICE	\$825,000	\$819,000	1%
	# OF CONTRACTS	9	7	29%
	NEW LISTINGS	4	7	-43%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	1	0%

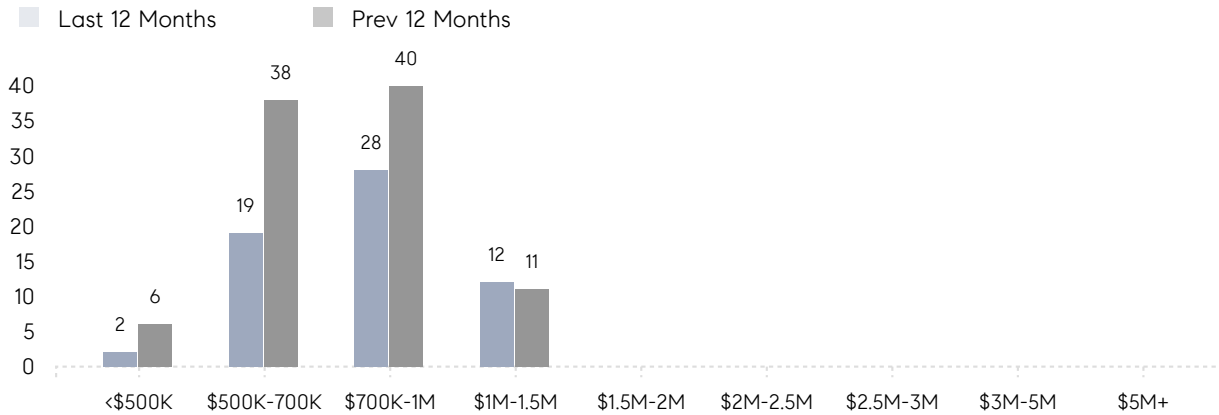
Harrington Park

MARCH 2023

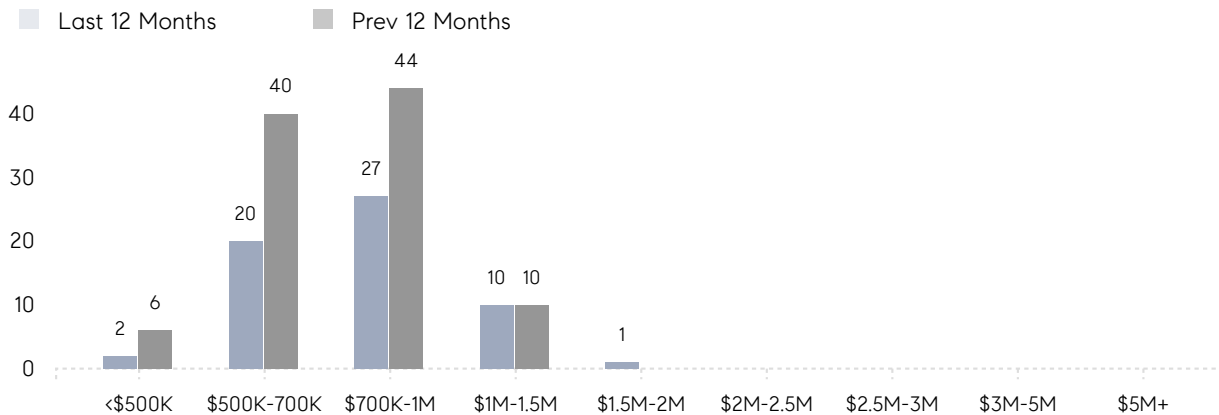
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Hasbrouck Heights

MARCH 2023

UNDER CONTRACT

12
Total
Properties

\$682K
Average
Price

\$664K
Median
Price

0%
Change From
Mar 2022

20%
Increase From
Mar 2022

31%
Increase From
Mar 2022

UNITS SOLD

6
Total
Properties

\$713K
Average
Price

\$675K
Median
Price

-45%
Decrease From
Mar 2022

21%
Increase From
Mar 2022

13%
Increase From
Mar 2022

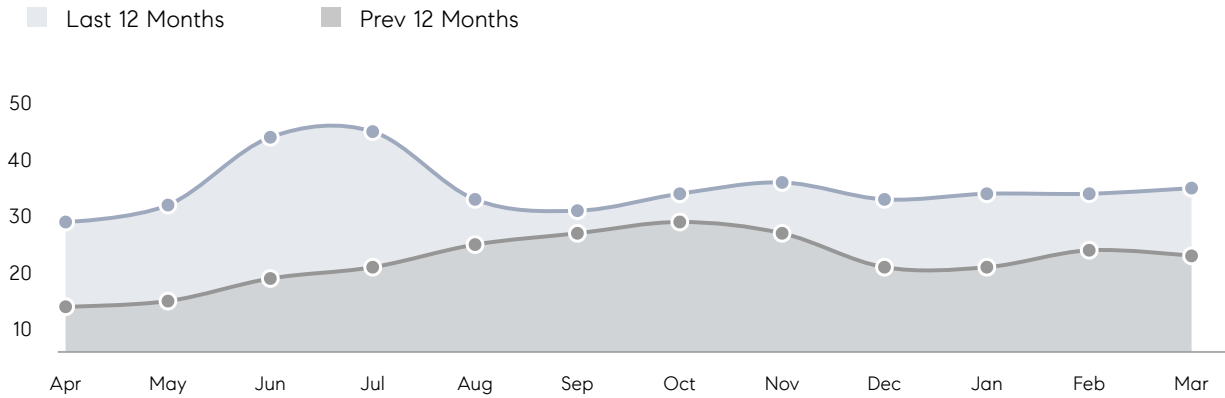
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	72	32	125%
	% OF ASKING PRICE	101%	103%	
	AVERAGE SOLD PRICE	\$713,667	\$591,809	20.6%
	# OF CONTRACTS	12	12	0.0%
	NEW LISTINGS	14	14	0%
Houses	AVERAGE DOM	72	32	125%
	% OF ASKING PRICE	101%	103%	
	AVERAGE SOLD PRICE	\$713,667	\$591,809	21%
	# OF CONTRACTS	11	11	0%
	NEW LISTINGS	12	12	0%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	1	1	0%
	NEW LISTINGS	2	2	0%

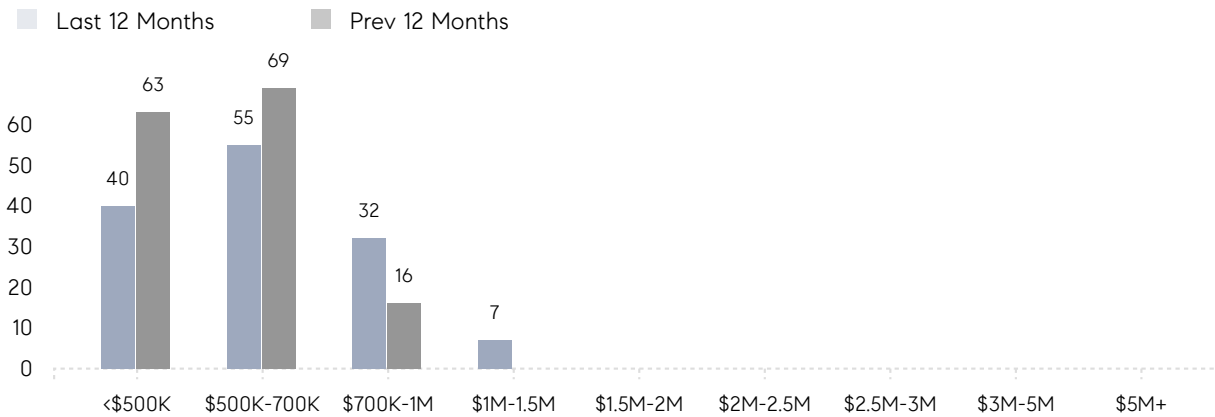
Hasbrouck Heights

MARCH 2023

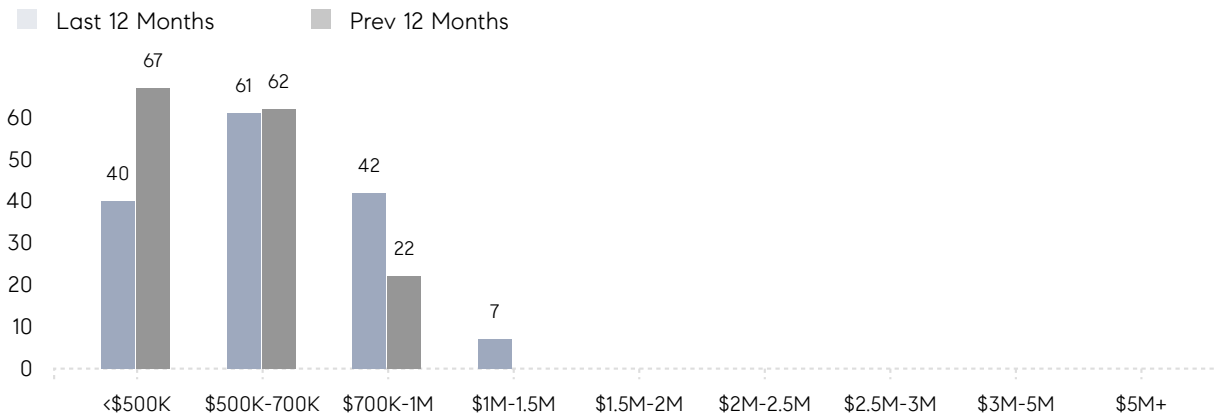
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Hillsdale

MARCH 2023

UNDER CONTRACT

10	\$717K	\$662K
Total Properties	Average Price	Median Price
-37%	-1%	-15%
Decrease From Mar 2022	Decrease From Mar 2022	Decrease From Mar 2022

UNITS SOLD

7	\$588K	\$535K
Total Properties	Average Price	Median Price
40%	-6%	-18%
Increase From Mar 2022	Decrease From Mar 2022	Decrease From Mar 2022

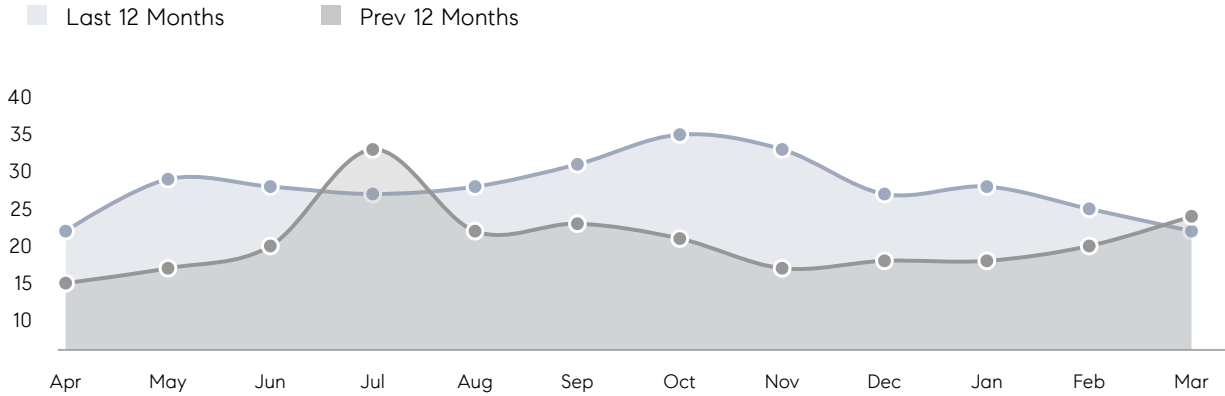
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	49	52	-6%
	% OF ASKING PRICE	100%	101%	
	AVERAGE SOLD PRICE	\$588,071	\$624,200	-5.8%
	# OF CONTRACTS	10	16	-37.5%
	NEW LISTINGS	8	19	-58%
Houses	AVERAGE DOM	49	37	32%
	% OF ASKING PRICE	100%	102%	
	AVERAGE SOLD PRICE	\$588,071	\$624,000	-6%
	# OF CONTRACTS	10	16	-37%
	NEW LISTINGS	8	19	-58%
Condo/Co-op/TH	AVERAGE DOM	-	114	-
	% OF ASKING PRICE	-	99%	
	AVERAGE SOLD PRICE	-	\$625,000	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

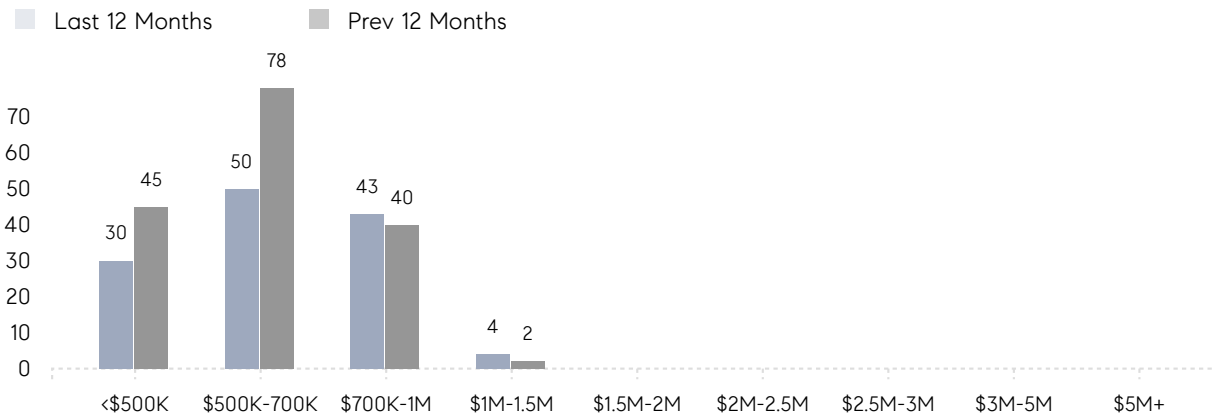
Hillsdale

MARCH 2023

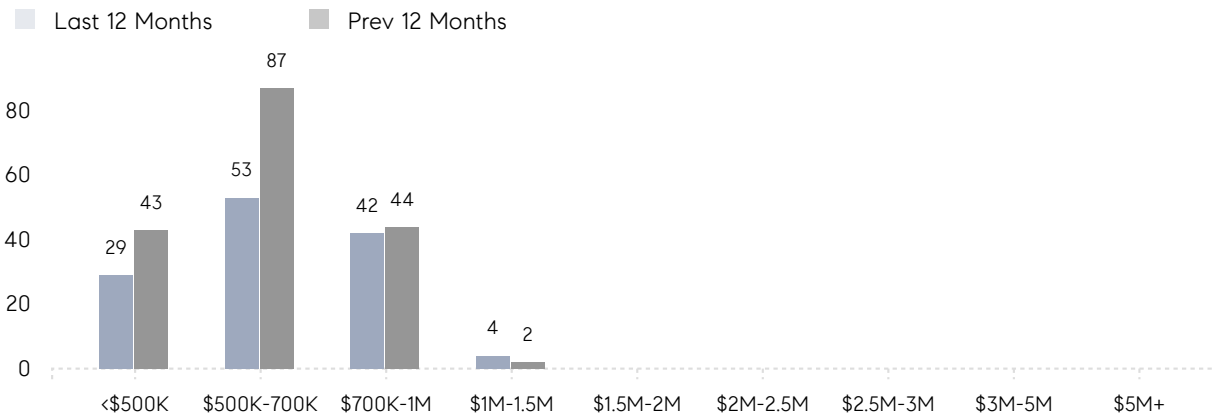
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Ho-Ho-Kus

MARCH 2023

UNDER CONTRACT

7	\$1.3M	\$1.4M
Total Properties	Average Price	Median Price
-30%	-7%	5%
Decrease From Mar 2022	Decrease From Mar 2022	Increase From Mar 2022

UNITS SOLD

1	\$861K	\$861K
Total Properties	Average Price	Median Price
-67%	-46%	-48%
Decrease From Mar 2022	Decrease From Mar 2022	Decrease From Mar 2022

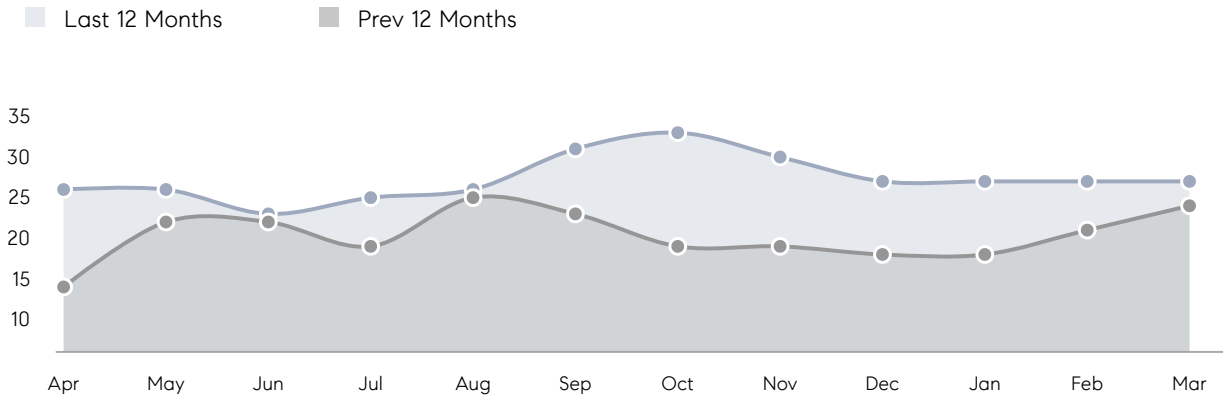
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	25	14	79%
	% OF ASKING PRICE	96%	99%	
	AVERAGE SOLD PRICE	\$861,500	\$1,599,667	-46.1%
	# OF CONTRACTS	7	10	-30.0%
	NEW LISTINGS	8	13	-38%
Houses	AVERAGE DOM	25	14	79%
	% OF ASKING PRICE	96%	99%	
	AVERAGE SOLD PRICE	\$861,500	\$1,599,667	-46%
	# OF CONTRACTS	7	10	-30%
	NEW LISTINGS	8	13	-38%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

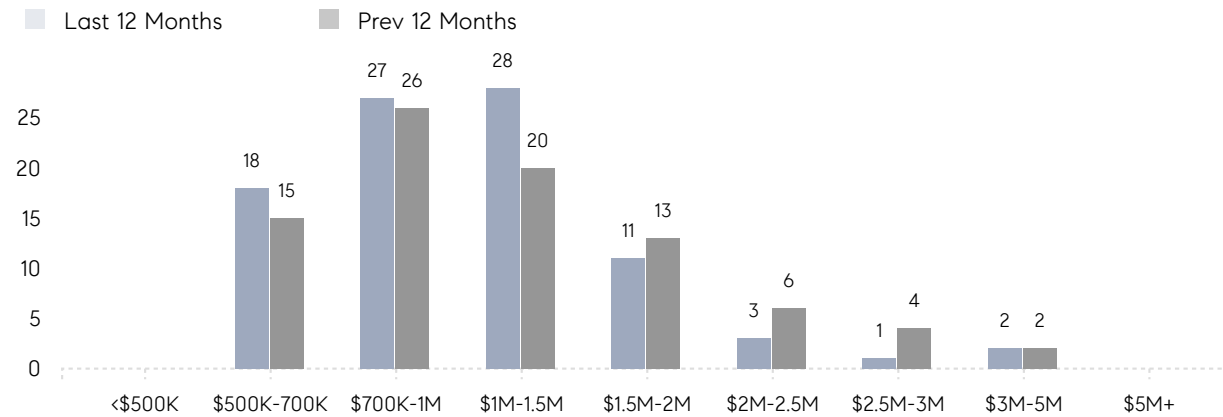
Ho-Ho-Kus

MARCH 2023

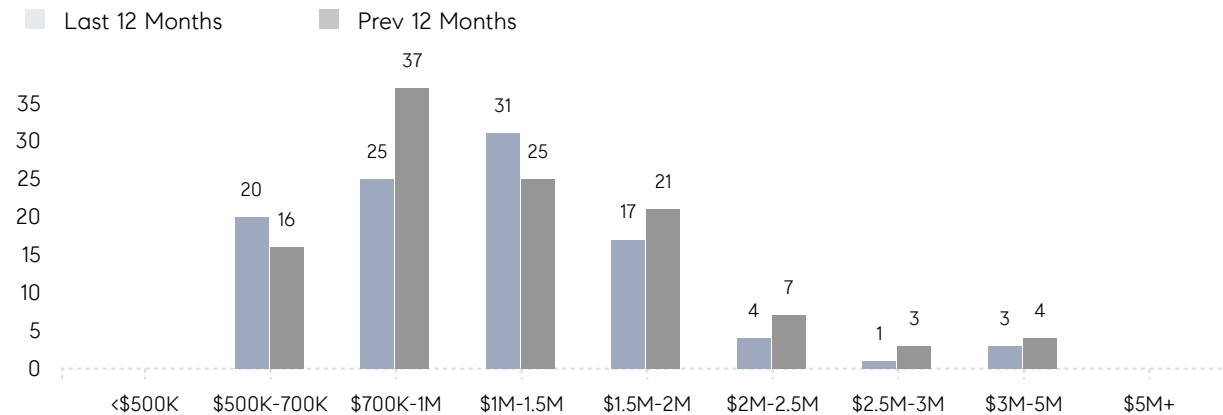
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Leonia

MARCH 2023

UNDER CONTRACT

6
Total
Properties

\$589K
Average
Price

\$622K
Median
Price

-25%
Decrease From
Mar 2022

-13%
Decrease From
Mar 2022

2%
Increase From
Mar 2022

UNITS SOLD

3
Total
Properties

\$625K
Average
Price

\$550K
Median
Price

-73%
Decrease From
Mar 2022

11%
Increase From
Mar 2022

-4%
Decrease From
Mar 2022

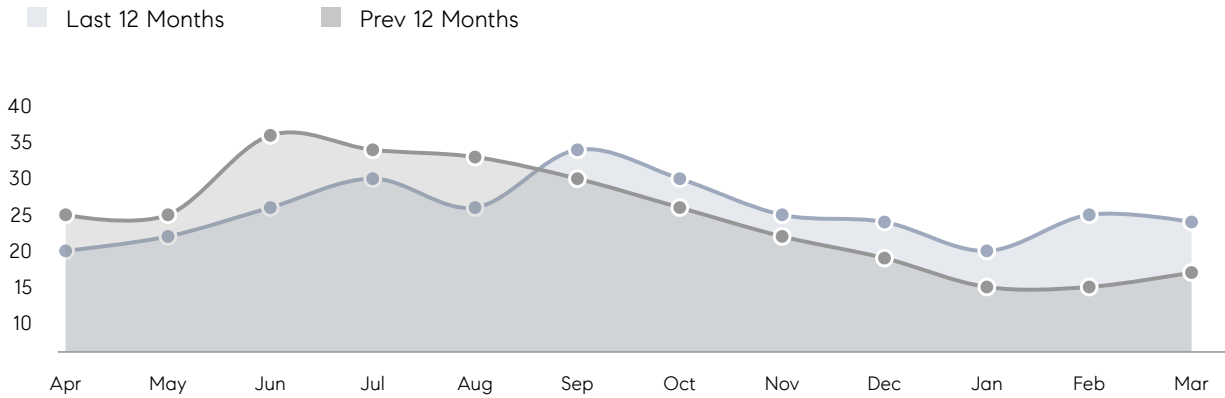
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	46	38	21%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$625,000	\$564,482	10.7%
	# OF CONTRACTS	6	8	-25.0%
	NEW LISTINGS	6	8	-25%
Houses	AVERAGE DOM	51	46	11%
	% OF ASKING PRICE	97%	99%	
	AVERAGE SOLD PRICE	\$667,500	\$631,788	6%
	# OF CONTRACTS	5	7	-29%
	NEW LISTINGS	6	7	-14%
Condo/Co-op/TH	AVERAGE DOM	36	16	125%
	% OF ASKING PRICE	98%	101%	
	AVERAGE SOLD PRICE	\$540,000	\$385,000	40%
	# OF CONTRACTS	1	1	0%
	NEW LISTINGS	0	1	0%

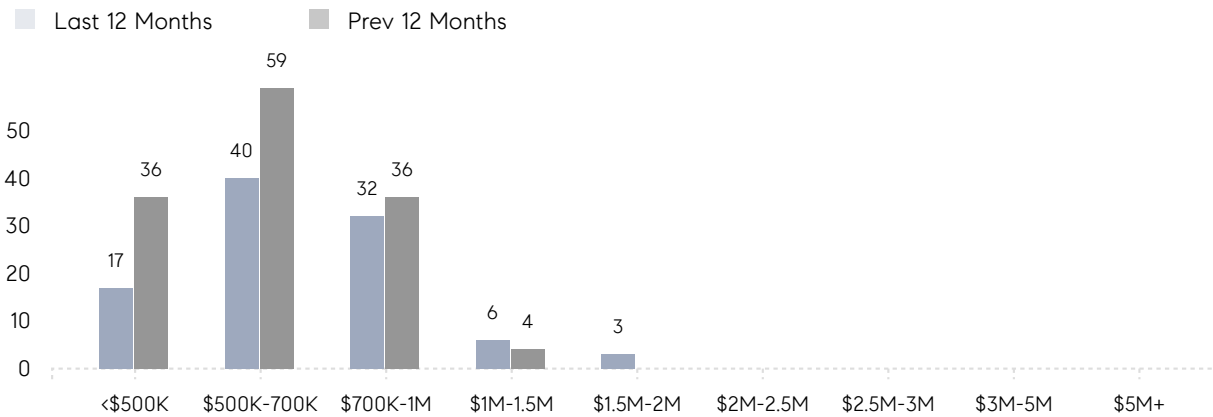
Leonia

MARCH 2023

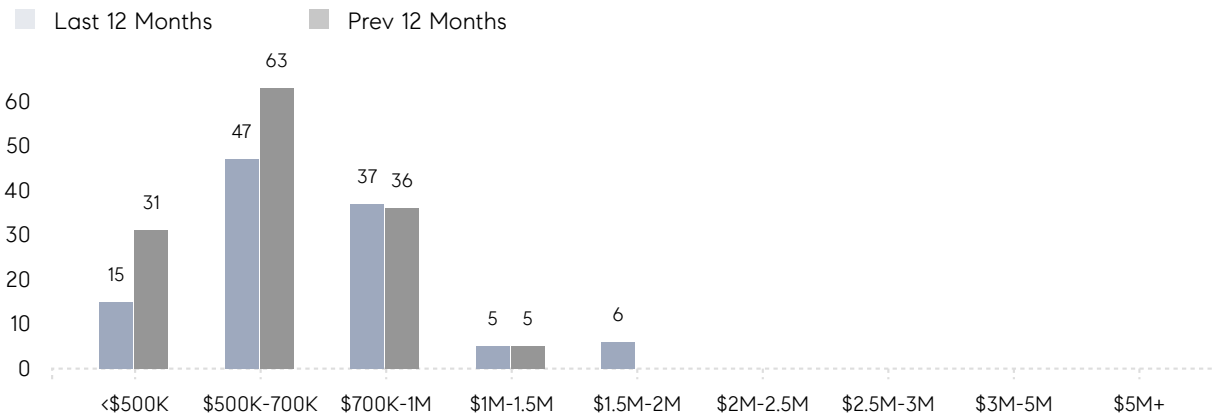
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Little Ferry

MARCH 2023

UNDER CONTRACT

7
Total
Properties

\$471K
Average
Price

\$409K
Median
Price

75%
Increase From
Mar 2022

24%
Increase From
Mar 2022

21%
Increase From
Mar 2022

UNITS SOLD

2
Total
Properties

\$368K
Average
Price

\$368K
Median
Price

-75%
Decrease From
Mar 2022

4%
Increase From
Mar 2022

28%
Increase From
Mar 2022

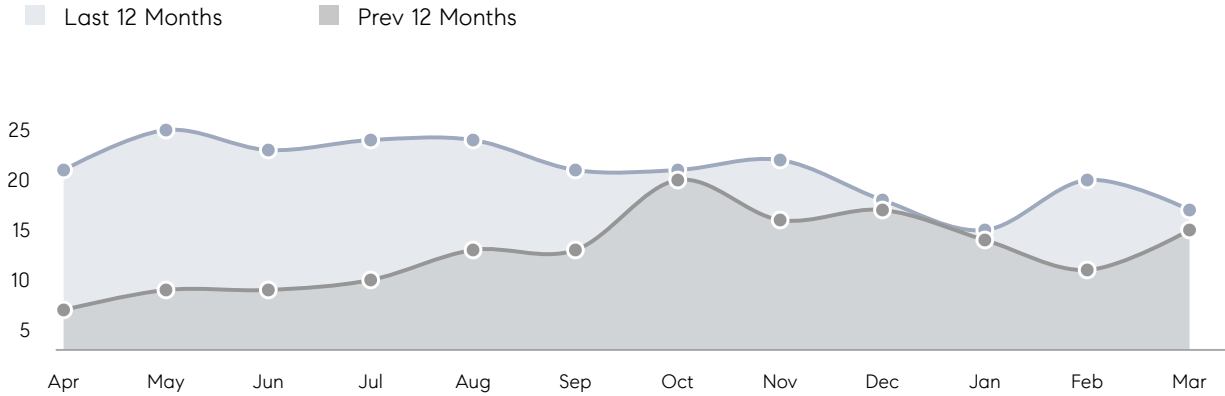
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	49	51	-4%
	% OF ASKING PRICE	101%	99%	
	AVERAGE SOLD PRICE	\$368,000	\$353,063	4.2%
	# OF CONTRACTS	7	4	75.0%
	NEW LISTINGS	4	7	-43%
Houses	AVERAGE DOM	20	88	-77%
	% OF ASKING PRICE	101%	96%	
	AVERAGE SOLD PRICE	\$455,000	\$518,333	-12%
	# OF CONTRACTS	6	2	200%
	NEW LISTINGS	4	4	0%
Condo/Co-op/TH	AVERAGE DOM	77	28	175%
	% OF ASKING PRICE	100%	101%	
	AVERAGE SOLD PRICE	\$281,000	\$253,900	11%
	# OF CONTRACTS	1	2	-50%
	NEW LISTINGS	0	3	0%

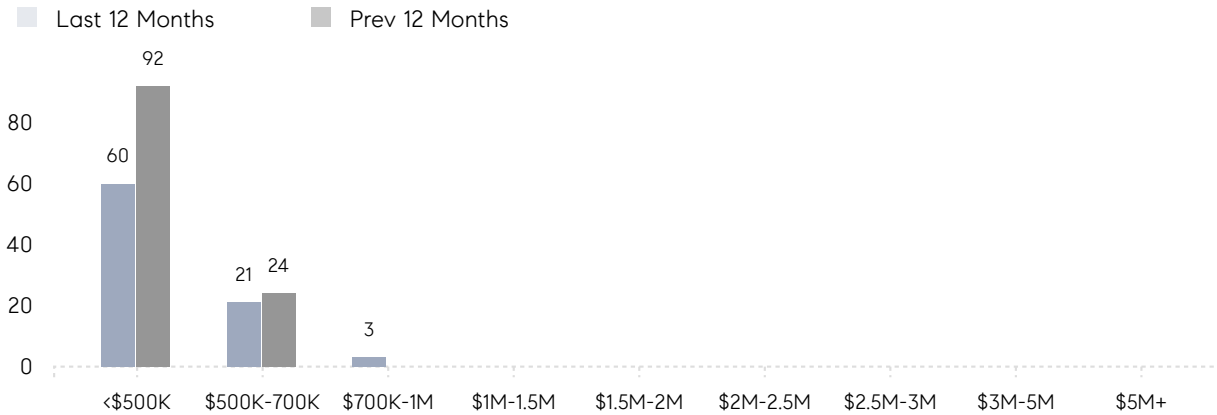
Little Ferry

MARCH 2023

Monthly Inventory



Contracts By Price Range



Listings By Price Range



Lodi

MARCH 2023

UNDER CONTRACT

3
Total
Properties

\$481K
Average
Price

\$499K
Median
Price

-79%
Decrease From
Mar 2022

18%
Increase From
Mar 2022

17%
Increase From
Mar 2022

UNITS SOLD

2
Total
Properties

\$442K
Average
Price

\$442K
Median
Price

-71%
Decrease From
Mar 2022

4%
Increase From
Mar 2022

-5%
Decrease From
Mar 2022

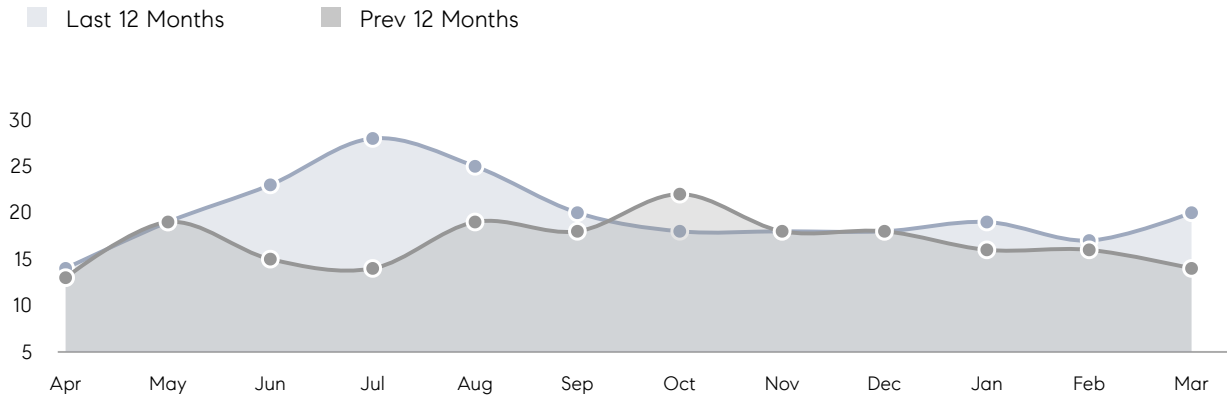
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	71	28	154%
	% OF ASKING PRICE	90%	99%	
	AVERAGE SOLD PRICE	\$442,500	\$426,000	3.9%
	# OF CONTRACTS	3	14	-78.6%
	NEW LISTINGS	6	12	-50%
Houses	AVERAGE DOM	71	30	137%
	% OF ASKING PRICE	90%	101%	
	AVERAGE SOLD PRICE	\$442,500	\$470,000	-6%
	# OF CONTRACTS	2	11	-82%
	NEW LISTINGS	5	8	-37%
Condo/Co-op/TH	AVERAGE DOM	-	18	-
	% OF ASKING PRICE	-	90%	
	AVERAGE SOLD PRICE	-	\$162,000	-
	# OF CONTRACTS	1	3	-67%
	NEW LISTINGS	1	4	-75%

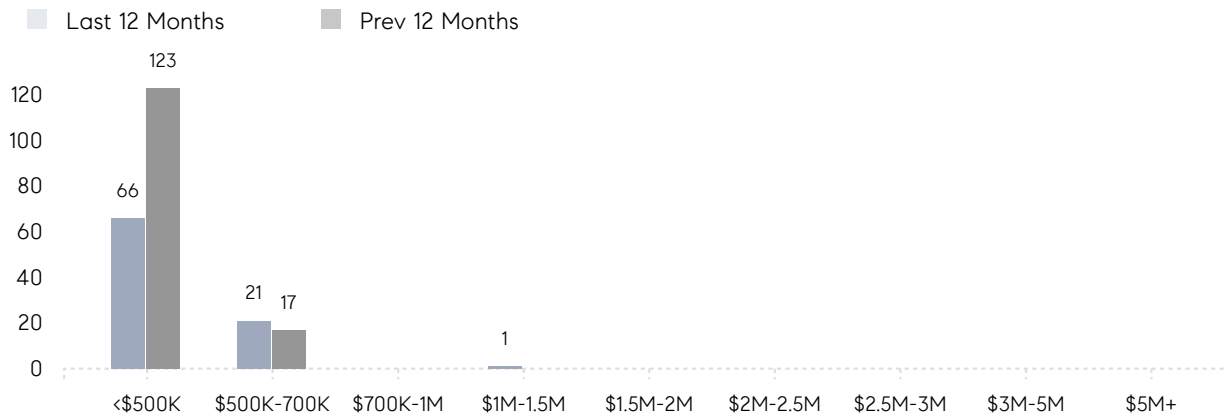
Lodi

MARCH 2023

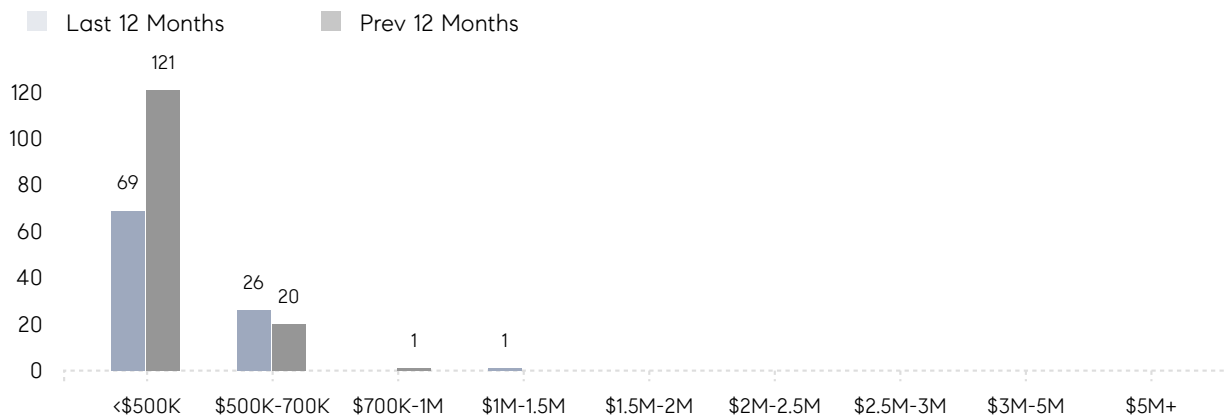
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Lyndhurst

MARCH 2023

UNDER CONTRACT

10
Total
Properties

\$552K
Average
Price

\$549K
Median
Price

-57%
Decrease From
Mar 2022

19%
Increase From
Mar 2022

22%
Increase From
Mar 2022

UNITS SOLD

9
Total
Properties

\$529K
Average
Price

\$540K
Median
Price

50%
Increase From
Mar 2022

-4%
Decrease From
Mar 2022

2%
Increase From
Mar 2022

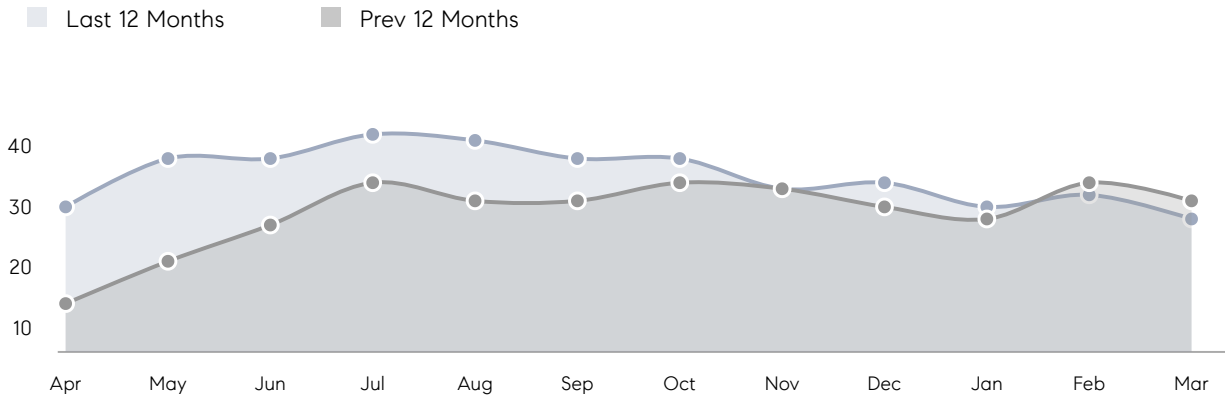
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	28	55	-49%
	% OF ASKING PRICE	99%	101%	
	AVERAGE SOLD PRICE	\$529,278	\$552,000	-4.1%
	# OF CONTRACTS	10	23	-56.5%
	NEW LISTINGS	5	17	-71%
Houses	AVERAGE DOM	23	41	-44%
	% OF ASKING PRICE	99%	103%	
	AVERAGE SOLD PRICE	\$561,063	\$612,000	-8%
	# OF CONTRACTS	8	20	-60%
	NEW LISTINGS	4	17	-76%
Condo/Co-op/TH	AVERAGE DOM	66	127	-48%
	% OF ASKING PRICE	102%	93%	
	AVERAGE SOLD PRICE	\$275,000	\$252,000	9%
	# OF CONTRACTS	2	3	-33%
	NEW LISTINGS	1	0	0%

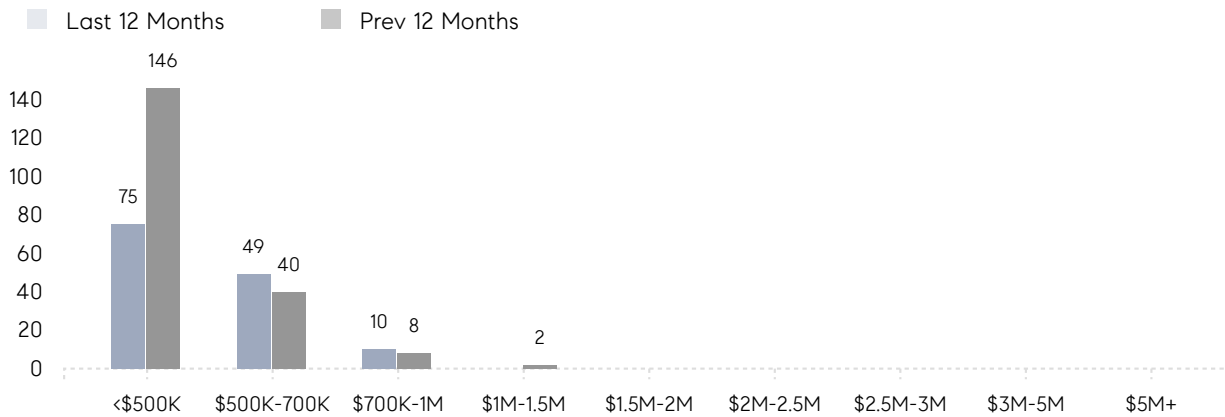
Lyndhurst

MARCH 2023

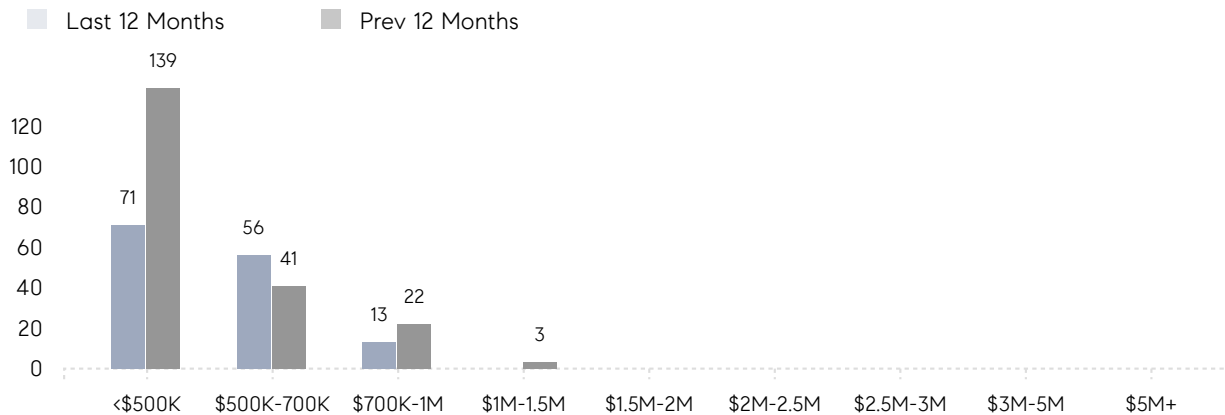
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Mahwah

MARCH 2023

UNDER CONTRACT

22
Total
Properties

\$809K
Average
Price

\$569K
Median
Price

-51%
Decrease From
Mar 2022

11%
Increase From
Mar 2022

-3%
Decrease From
Mar 2022

UNITS SOLD

21
Total
Properties

\$645K
Average
Price

\$610K
Median
Price

-46%
Decrease From
Mar 2022

12%
Increase From
Mar 2022

52%
Increase From
Mar 2022

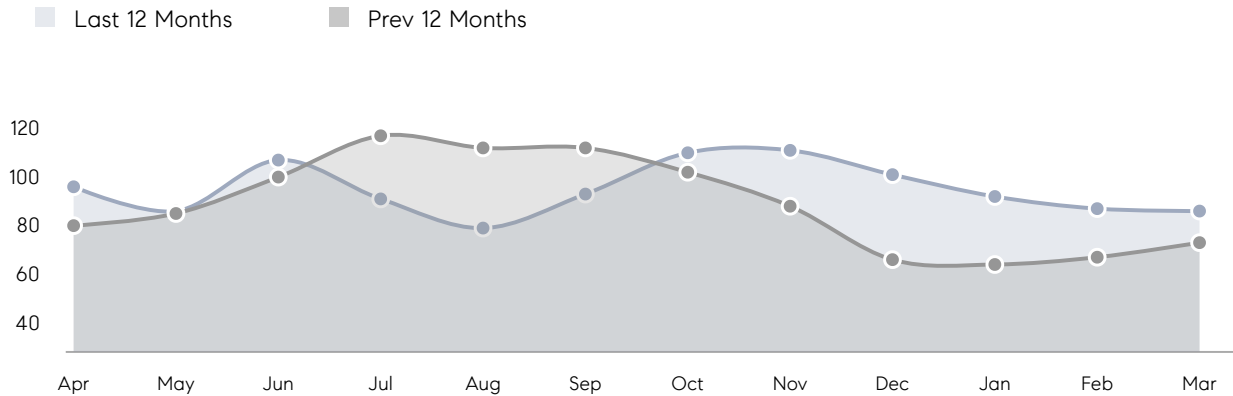
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	38	29	31%
	% OF ASKING PRICE	101%	103%	
	AVERAGE SOLD PRICE	\$645,654	\$575,826	12.1%
	# OF CONTRACTS	22	45	-51.1%
	NEW LISTINGS	27	51	-47%
Houses	AVERAGE DOM	54	38	42%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$970,129	\$1,124,111	-14%
	# OF CONTRACTS	10	22	-55%
	NEW LISTINGS	11	32	-66%
Condo/Co-op/TH	AVERAGE DOM	30	27	11%
	% OF ASKING PRICE	102%	103%	
	AVERAGE SOLD PRICE	\$483,416	\$411,340	18%
	# OF CONTRACTS	12	23	-48%
	NEW LISTINGS	16	19	-16%

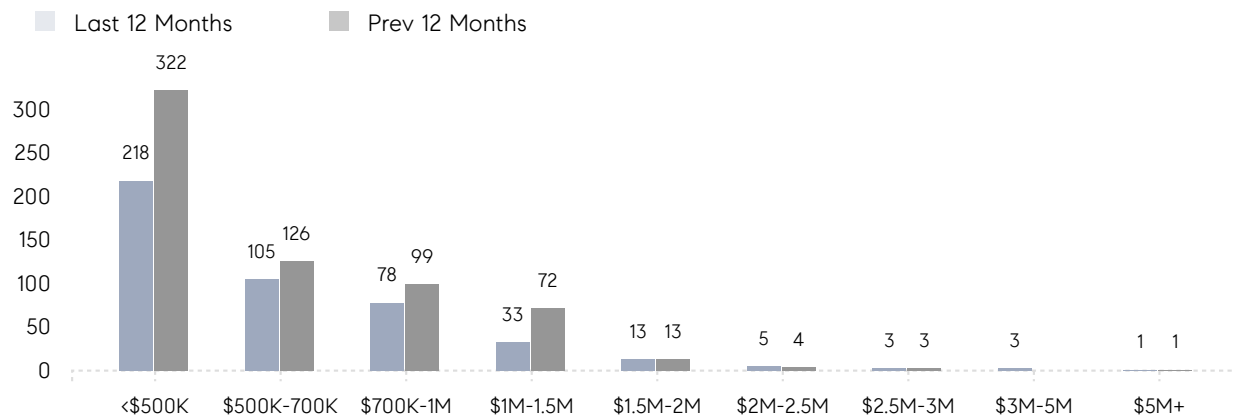
Mahwah

MARCH 2023

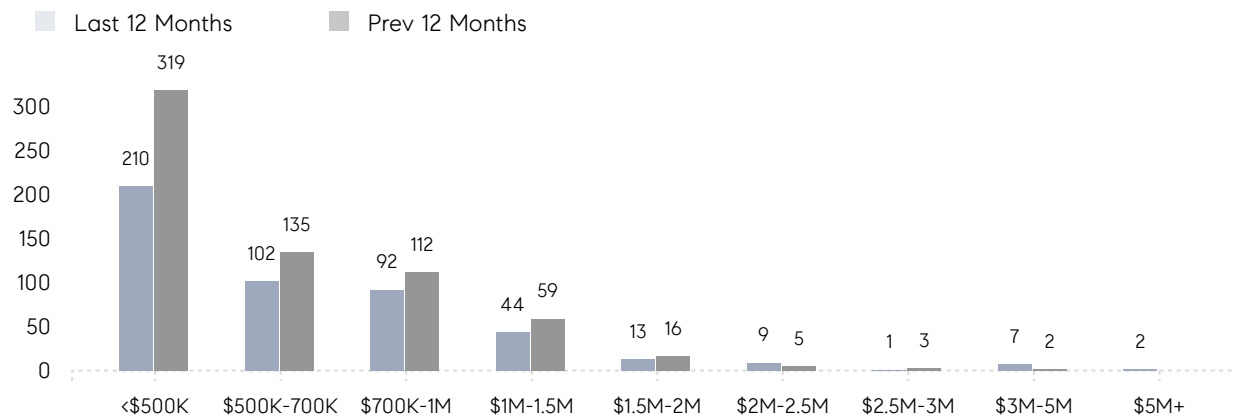
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Maywood

MARCH 2023

UNDER CONTRACT

4	\$476K	\$464K
Total Properties	Average Price	Median Price
-33%	-11%	-12%
Decrease From Mar 2022	Decrease From Mar 2022	Decrease From Mar 2022

UNITS SOLD

4	\$473K	\$487K
Total Properties	Average Price	Median Price
-56%	-24%	-17%
Decrease From Mar 2022	Decrease From Mar 2022	Decrease From Mar 2022

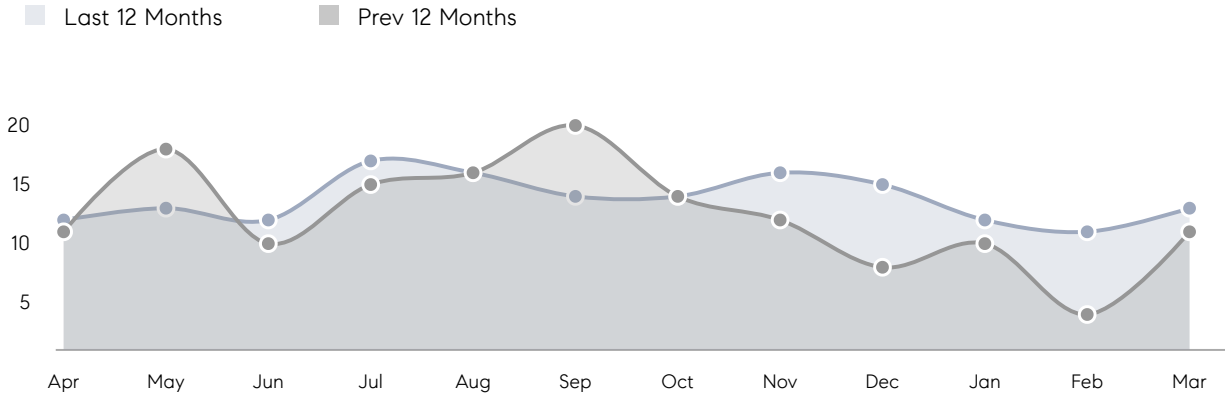
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	65	29	124%
	% OF ASKING PRICE	94%	105%	
	AVERAGE SOLD PRICE	\$473,125	\$620,889	-23.8%
	# OF CONTRACTS	4	6	-33.3%
	NEW LISTINGS	7	13	-46%
Houses	AVERAGE DOM	65	29	124%
	% OF ASKING PRICE	94%	105%	
	AVERAGE SOLD PRICE	\$473,125	\$620,889	-24%
	# OF CONTRACTS	4	6	-33%
	NEW LISTINGS	7	13	-46%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

Maywood

MARCH 2023

Monthly Inventory



Contracts By Price Range



Listings By Price Range



Midland Park

MARCH 2023

UNDER CONTRACT

3
Total
Properties

\$609K
Average
Price

\$530K
Median
Price

-77%
Decrease From
Mar 2022

12%
Increase From
Mar 2022

1%
Change From
Mar 2022

UNITS SOLD

6
Total
Properties

\$616K
Average
Price

\$581K
Median
Price

20%
Increase From
Mar 2022

-18%
Decrease From
Mar 2022

-21%
Decrease From
Mar 2022

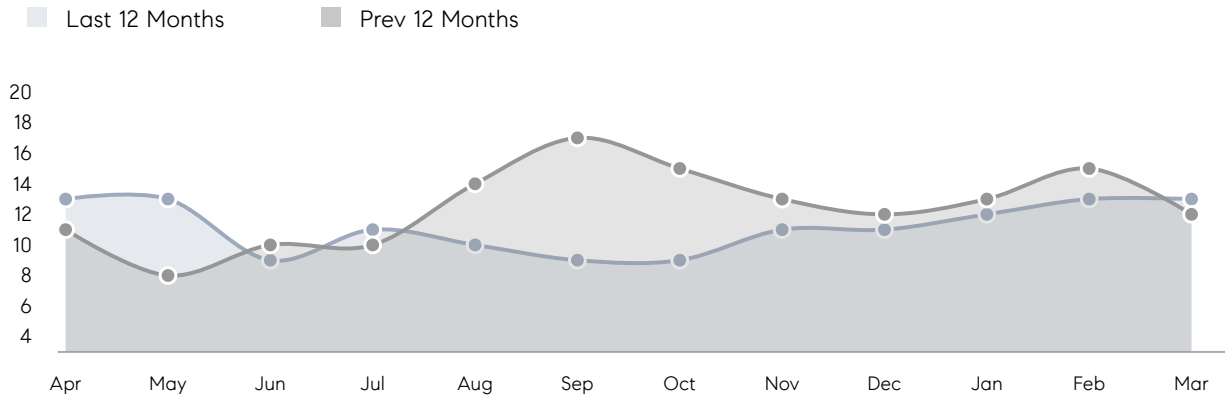
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	15	57	-74%
	% OF ASKING PRICE	107%	103%	
	AVERAGE SOLD PRICE	\$616,567	\$749,800	-17.8%
	# OF CONTRACTS	3	13	-76.9%
	NEW LISTINGS	3	9	-67%
Houses	AVERAGE DOM	15	57	-74%
	% OF ASKING PRICE	107%	103%	
	AVERAGE SOLD PRICE	\$616,567	\$749,800	-18%
	# OF CONTRACTS	3	11	-73%
	NEW LISTINGS	3	9	-67%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	2	0%
	NEW LISTINGS	0	0	0%

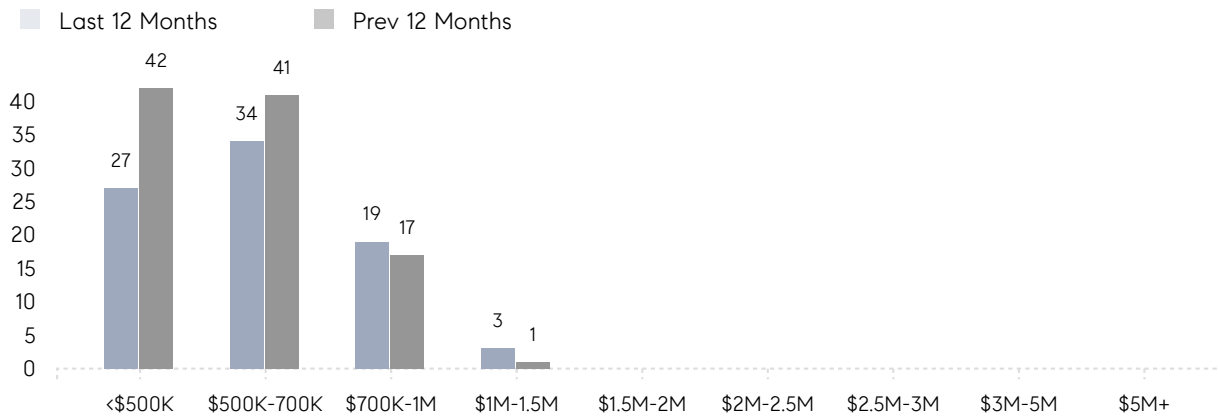
Midland Park

MARCH 2023

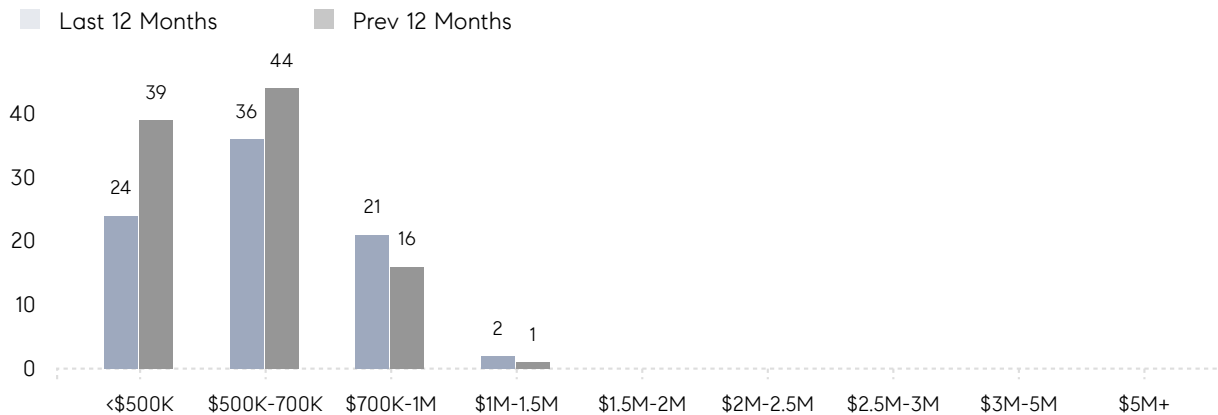
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Montvale

MARCH 2023

UNDER CONTRACT

11	\$806K	\$669K
Total Properties	Average Price	Median Price
-35%	-10%	-31%
Decrease From Mar 2022	Decrease From Mar 2022	Decrease From Mar 2022

UNITS SOLD

12	\$805K	\$732K
Total Properties	Average Price	Median Price
0%	-12%	-18%
Change From Mar 2022	Decrease From Mar 2022	Decrease From Mar 2022

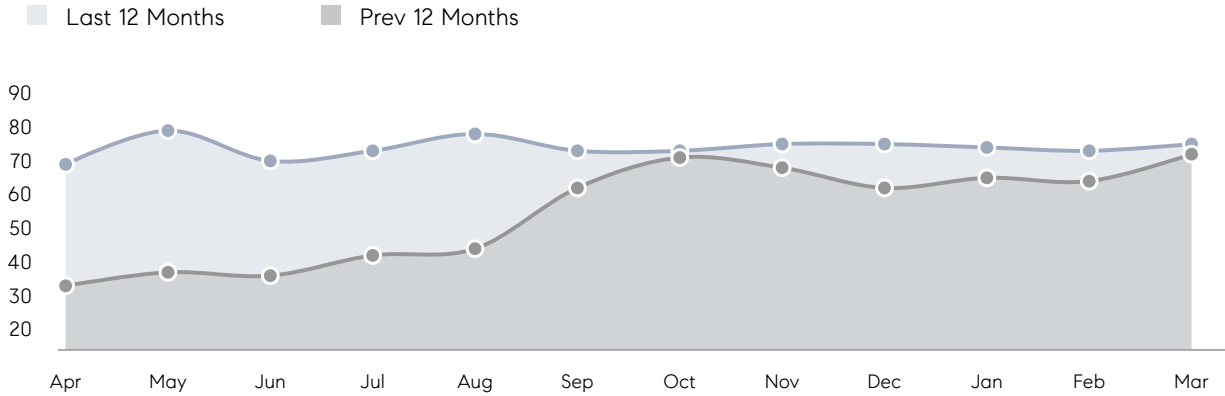
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	75	73	3%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$805,083	\$918,301	-12.3%
	# OF CONTRACTS	11	17	-35.3%
	NEW LISTINGS	19	25	-24%
Houses	AVERAGE DOM	81	32	153%
	% OF ASKING PRICE	100%	97%	
	AVERAGE SOLD PRICE	\$908,080	\$732,000	24%
	# OF CONTRACTS	4	5	-20%
	NEW LISTINGS	7	9	-22%
Condo/Co-op/TH	AVERAGE DOM	70	93	-25%
	% OF ASKING PRICE	97%	101%	
	AVERAGE SOLD PRICE	\$731,514	\$1,011,452	-28%
	# OF CONTRACTS	7	12	-42%
	NEW LISTINGS	12	16	-25%

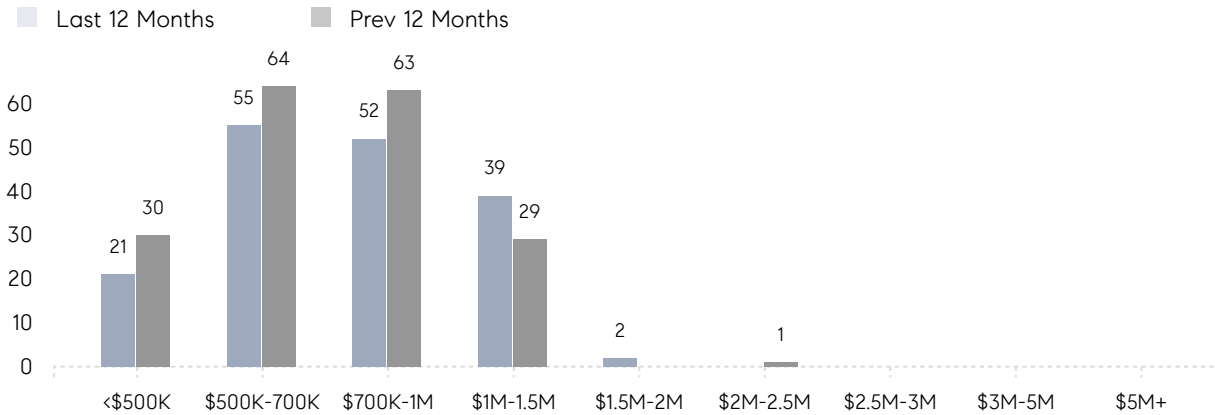
Montvale

MARCH 2023

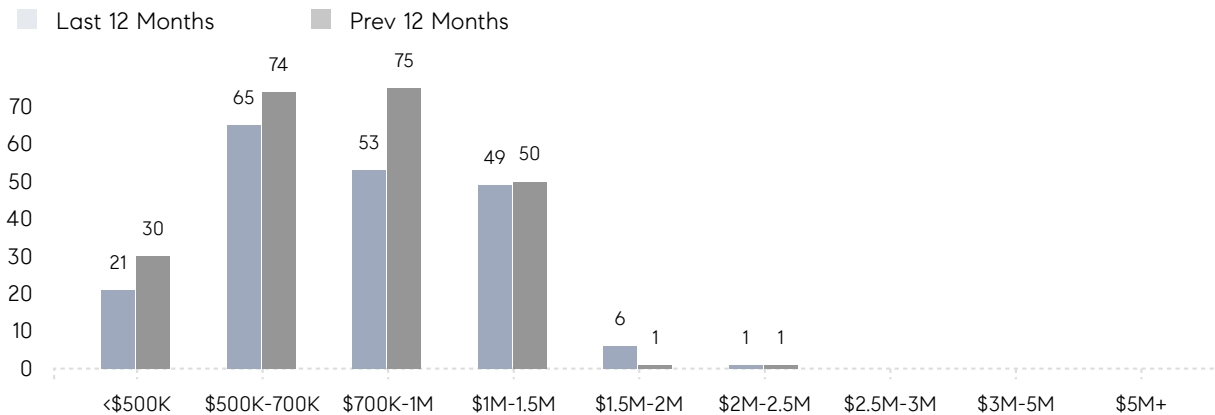
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Moonachie

MARCH 2023

UNDER CONTRACT

1
Total
Properties

\$659K
Average
Price

\$659K
Median
Price

-67%
Decrease From
Mar 2022

69%
Increase From
Mar 2022

32%
Increase From
Mar 2022

UNITS SOLD

1
Total
Properties

\$395K
Average
Price

\$395K
Median
Price

0%
Change From
Mar 2022

508%
Increase From
Mar 2022

508%
Increase From
Mar 2022

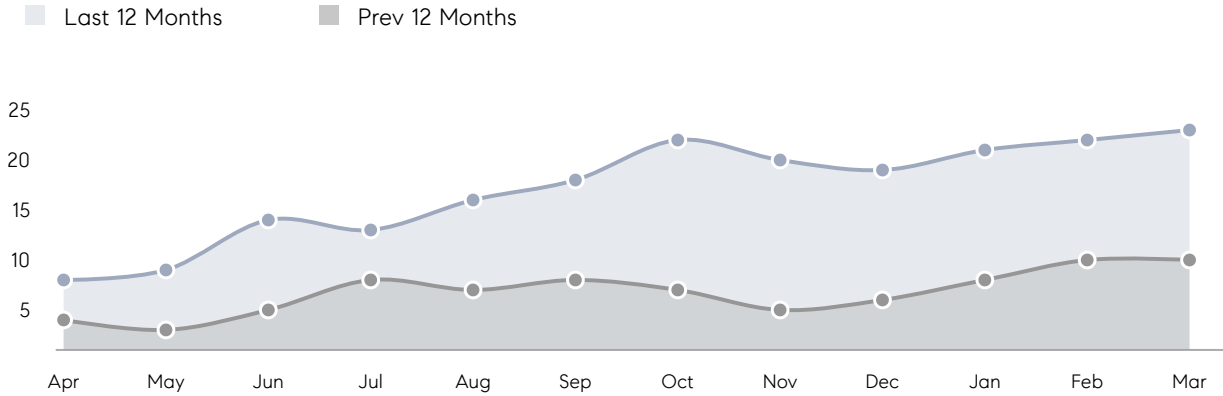
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	35	133	-74%
	% OF ASKING PRICE	107%	93%	
	AVERAGE SOLD PRICE	\$395,000	\$65,000	507.7%
	# OF CONTRACTS	1	3	-66.7%
	NEW LISTINGS	3	2	50%
Houses	AVERAGE DOM	35	133	-74%
	% OF ASKING PRICE	107%	93%	
	AVERAGE SOLD PRICE	\$395,000	\$65,000	508%
	# OF CONTRACTS	1	3	-67%
	NEW LISTINGS	3	2	50%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

Moonachie

MARCH 2023

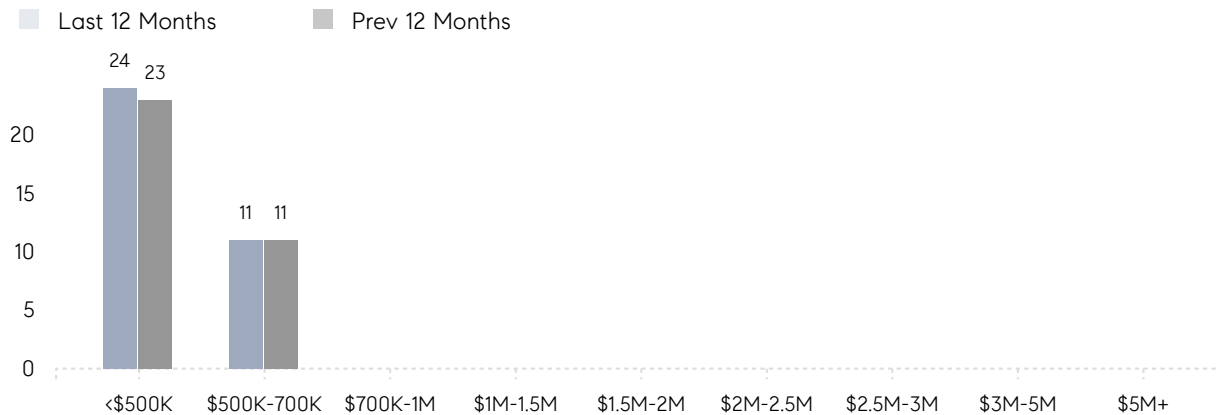
Monthly Inventory



Contracts By Price Range



Listings By Price Range



New Milford

MARCH 2023

UNDER CONTRACT

10
Total
Properties

\$627K
Average
Price

\$642K
Median
Price

-41%
Decrease From
Mar 2022

7%
Increase From
Mar 2022

21%
Increase From
Mar 2022

UNITS SOLD

11
Total
Properties

\$576K
Average
Price

\$535K
Median
Price

10%
Increase From
Mar 2022

-4%
Decrease From
Mar 2022

-3%
Decrease From
Mar 2022

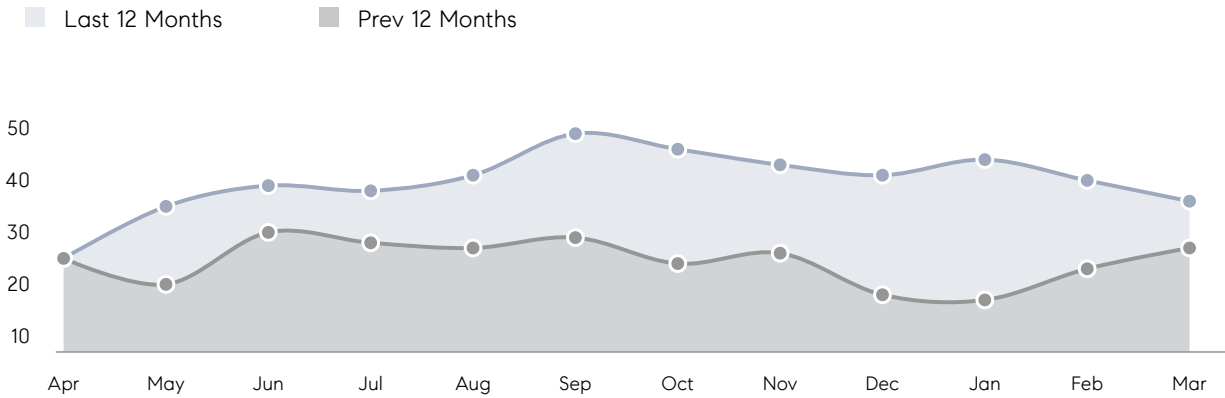
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	43	30	43%
	% OF ASKING PRICE	99%	100%	
	AVERAGE SOLD PRICE	\$576,944	\$599,700	-3.8%
	# OF CONTRACTS	10	17	-41.2%
	NEW LISTINGS	10	22	-55%
Houses	AVERAGE DOM	43	32	34%
	% OF ASKING PRICE	99%	99%	
	AVERAGE SOLD PRICE	\$576,944	\$607,444	-5%
	# OF CONTRACTS	9	16	-44%
	NEW LISTINGS	9	19	-53%
Condo/Co-op/TH	AVERAGE DOM	-	6	-
	% OF ASKING PRICE	-	106%	
	AVERAGE SOLD PRICE	-	\$530,000	-
	# OF CONTRACTS	1	1	0%
	NEW LISTINGS	1	3	-67%

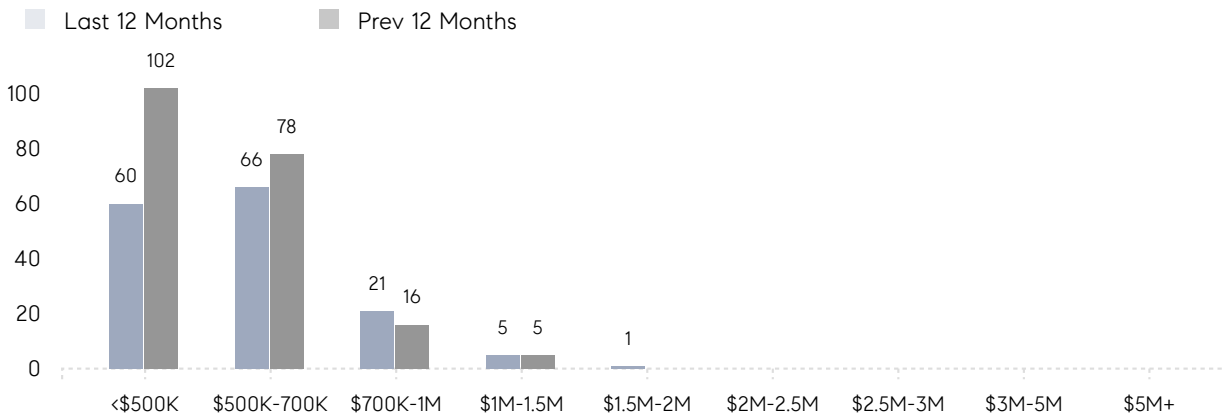
New Milford

MARCH 2023

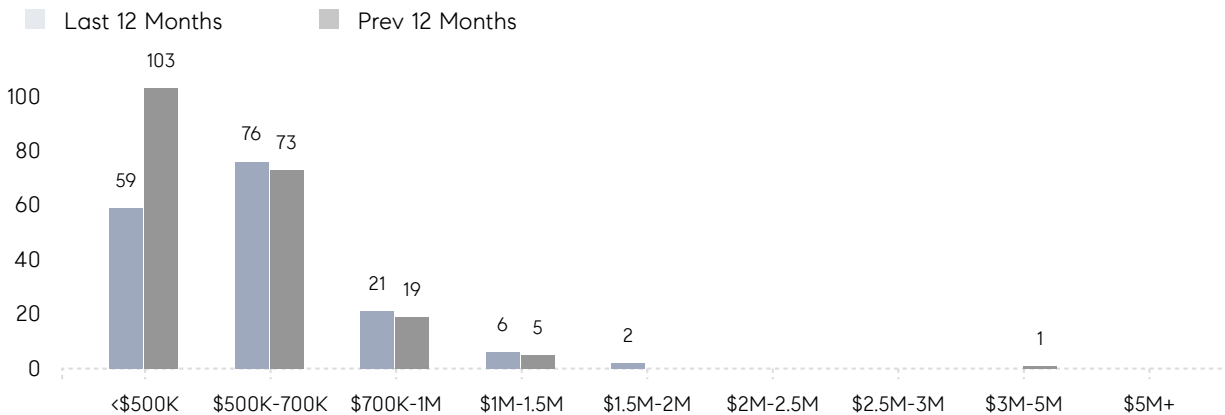
Monthly Inventory



Contracts By Price Range



Listings By Price Range



North Arlington

MARCH 2023

UNDER CONTRACT

7
Total
Properties

\$490K
Average
Price

\$469K
Median
Price

-30%
Decrease From
Mar 2022

18%
Increase From
Mar 2022

10%
Increase From
Mar 2022

UNITS SOLD

8
Total
Properties

\$422K
Average
Price

\$427K
Median
Price

0%
Change From
Mar 2022

-9%
Decrease From
Mar 2022

-2%
Decrease From
Mar 2022

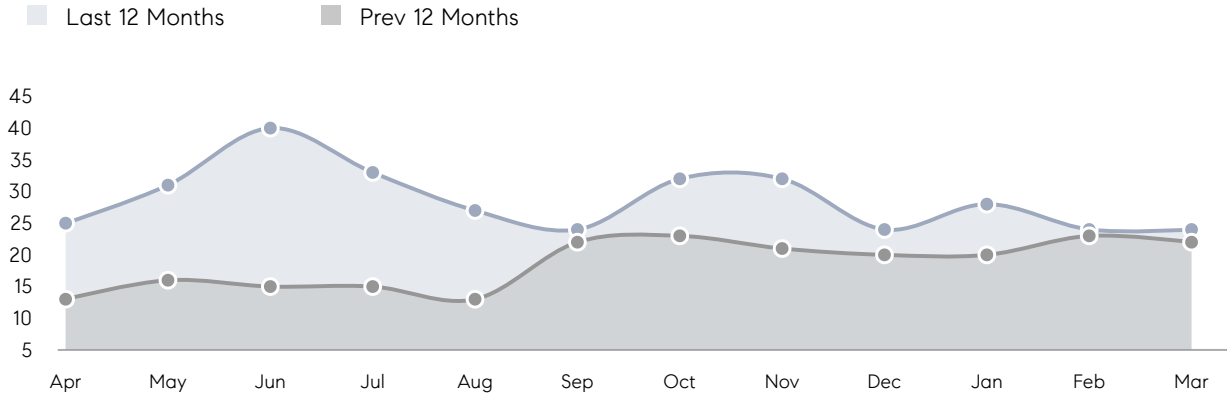
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	23	37	-38%
	% OF ASKING PRICE	102%	102%	
	AVERAGE SOLD PRICE	\$422,513	\$466,375	-9.4%
	# OF CONTRACTS	7	10	-30.0%
	NEW LISTINGS	7	10	-30%
Houses	AVERAGE DOM	23	37	-38%
	% OF ASKING PRICE	103%	102%	
	AVERAGE SOLD PRICE	\$421,443	\$466,375	-10%
	# OF CONTRACTS	5	9	-44%
	NEW LISTINGS	7	10	-30%
Condo/Co-op/TH	AVERAGE DOM	23	-	-
	% OF ASKING PRICE	98%	-	
	AVERAGE SOLD PRICE	\$430,000	-	-
	# OF CONTRACTS	2	1	100%
	NEW LISTINGS	0	0	0%

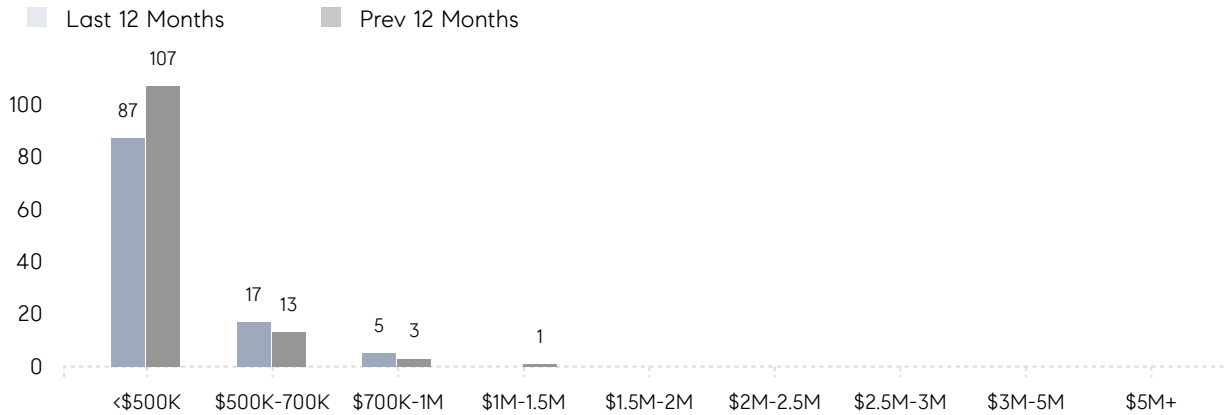
North Arlington

MARCH 2023

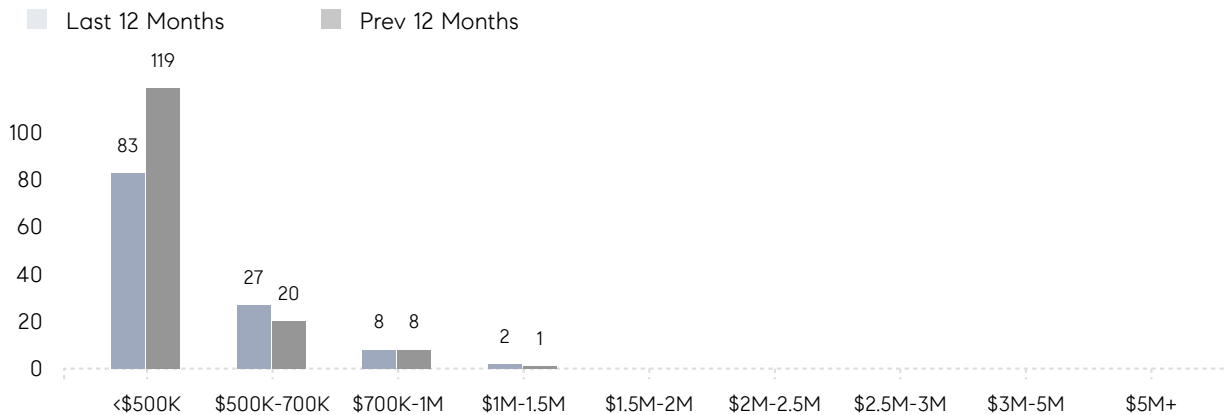
Monthly Inventory



Contracts By Price Range



Listings By Price Range



North Bergen

MARCH 2023

UNDER CONTRACT

21
Total
Properties

\$382K
Average
Price

\$365K
Median
Price

-46%
Decrease From
Mar 2022

-15%
Decrease From
Mar 2022

-11%
Decrease From
Mar 2022

UNITS SOLD

18
Total
Properties

\$438K
Average
Price

\$315K
Median
Price

-14%
Decrease From
Mar 2022

-8%
Decrease From
Mar 2022

-36%
Decrease From
Mar 2022

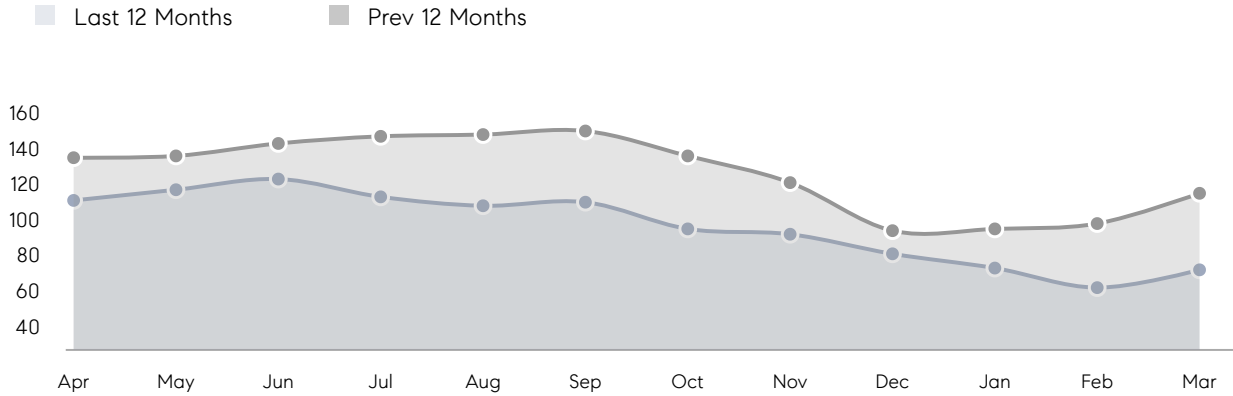
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	67	56	20%
	% OF ASKING PRICE	97%	100%	
	AVERAGE SOLD PRICE	\$438,556	\$476,095	-7.9%
	# OF CONTRACTS	21	39	-46.2%
	NEW LISTINGS	40	71	-44%
Houses	AVERAGE DOM	72	43	67%
	% OF ASKING PRICE	99%	101%	
	AVERAGE SOLD PRICE	\$429,333	\$547,143	-22%
	# OF CONTRACTS	8	10	-20%
	NEW LISTINGS	14	17	-18%
Condo/Co-op/TH	AVERAGE DOM	66	62	6%
	% OF ASKING PRICE	97%	99%	
	AVERAGE SOLD PRICE	\$440,400	\$440,571	0%
	# OF CONTRACTS	13	29	-55%
	NEW LISTINGS	26	54	-52%

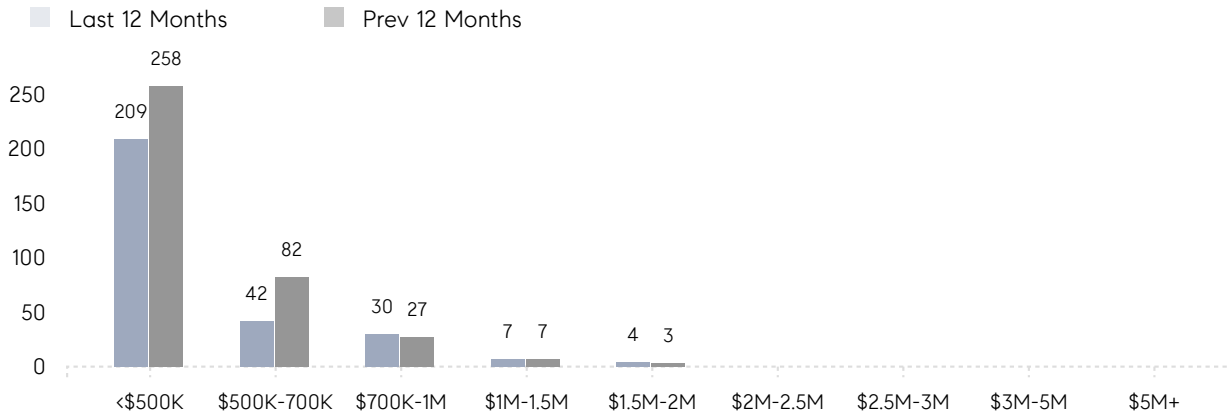
North Bergen

MARCH 2023

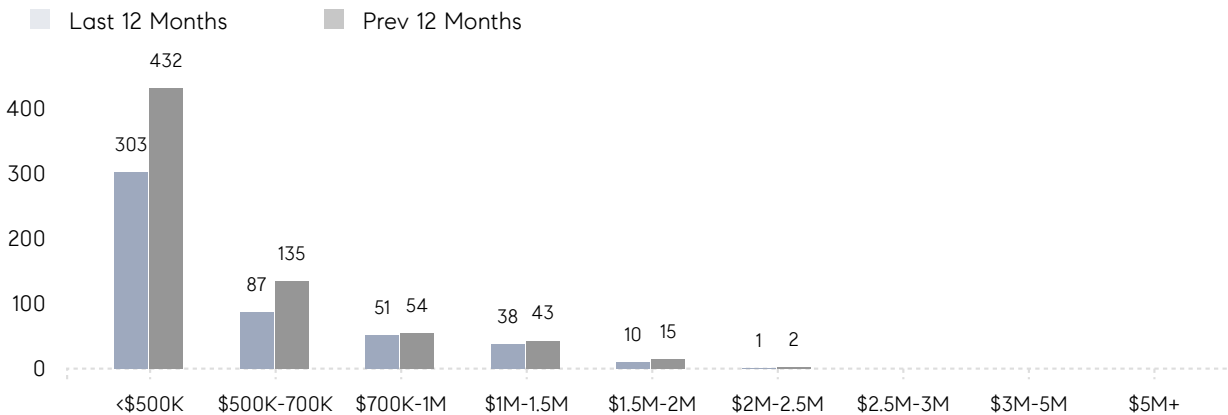
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Northvale

MARCH 2023

UNDER CONTRACT

5
Total
Properties

\$680K
Average
Price

\$625K
Median
Price

-64%
Decrease From
Mar 2022

17%
Increase From
Mar 2022

12%
Increase From
Mar 2022

UNITS SOLD

2
Total
Properties

\$660K
Average
Price

\$660K
Median
Price

-67%
Decrease From
Mar 2022

37%
Increase From
Mar 2022

43%
Increase From
Mar 2022

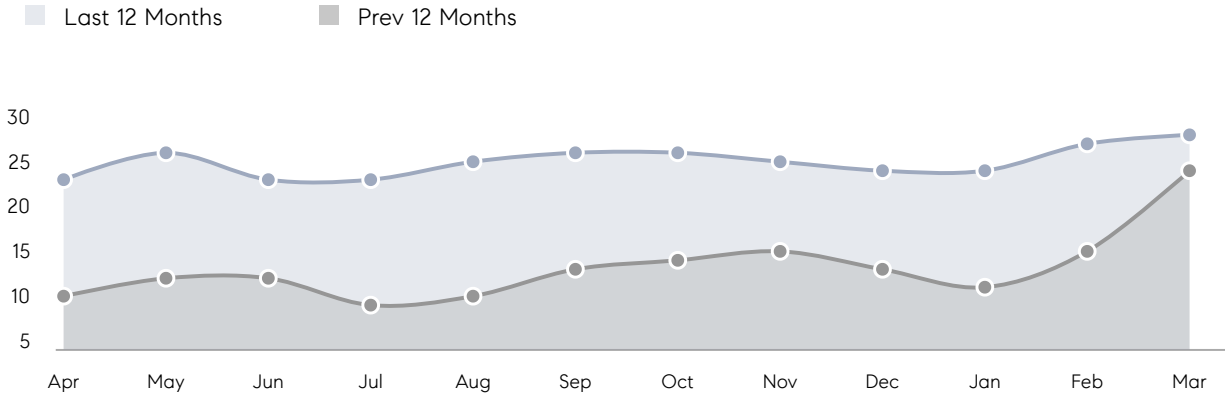
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	81	50	62%
	% OF ASKING PRICE	97%	103%	
	AVERAGE SOLD PRICE	\$660,000	\$482,333	36.8%
	# OF CONTRACTS	5	14	-64.3%
	NEW LISTINGS	5	21	-76%
Houses	AVERAGE DOM	81	50	62%
	% OF ASKING PRICE	97%	103%	
	AVERAGE SOLD PRICE	\$660,000	\$482,333	37%
	# OF CONTRACTS	1	6	-83%
	NEW LISTINGS	2	6	-67%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	4	8	-50%
	NEW LISTINGS	3	15	-80%

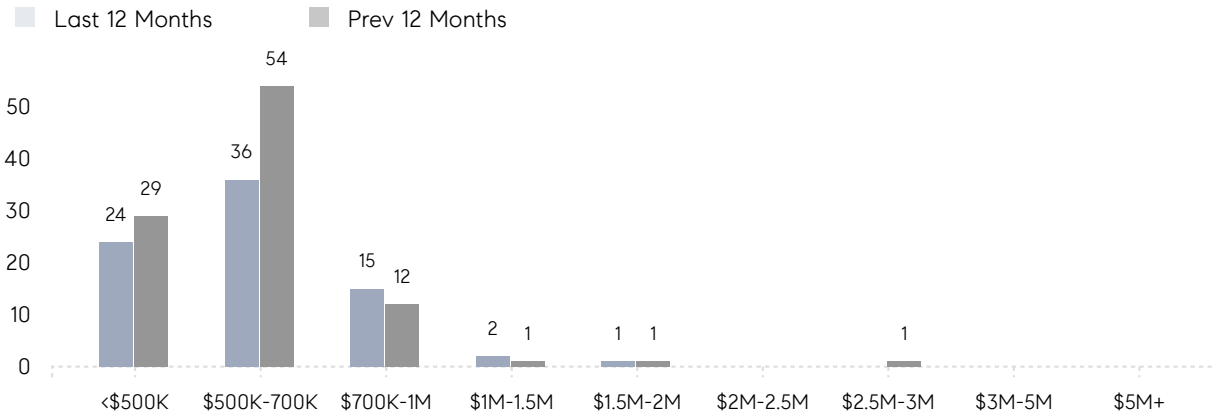
Northvale

MARCH 2023

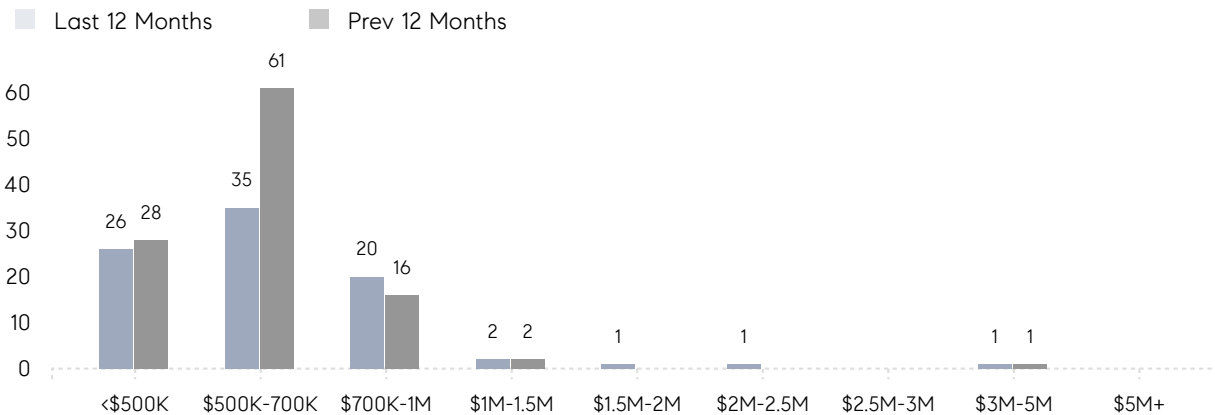
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Norwood

MARCH 2023

UNDER CONTRACT

3
Total
Properties

\$909K
Average
Price

\$669K
Median
Price

-80%
Decrease From
Mar 2022

2%
Increase From
Mar 2022

0%
Change From
Mar 2022

UNITS SOLD

2
Total
Properties

\$1.3M
Average
Price

\$1.3M
Median
Price

-82%
Decrease From
Mar 2022

35%
Increase From
Mar 2022

59%
Increase From
Mar 2022

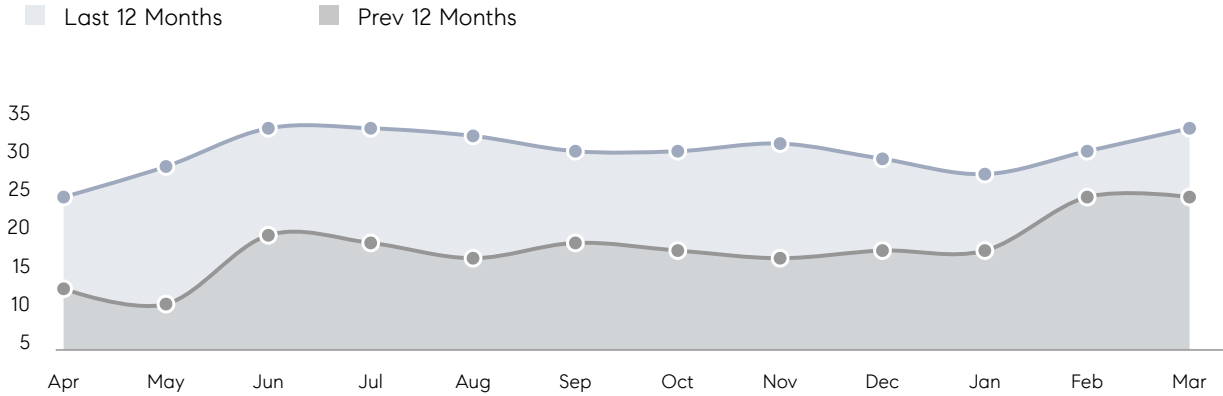
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	97	40	143%
	% OF ASKING PRICE	95%	99%	
	AVERAGE SOLD PRICE	\$1,394,500	\$1,034,135	34.8%
	# OF CONTRACTS	3	15	-80.0%
	NEW LISTINGS	6	13	-54%
Houses	AVERAGE DOM	184	27	581%
	% OF ASKING PRICE	89%	98%	
	AVERAGE SOLD PRICE	\$2,050,000	\$1,144,438	79%
	# OF CONTRACTS	1	11	-91%
	NEW LISTINGS	2	9	-78%
Condo/Co-op/TH	AVERAGE DOM	10	77	-87%
	% OF ASKING PRICE	100%	102%	
	AVERAGE SOLD PRICE	\$739,000	\$739,997	0%
	# OF CONTRACTS	2	4	-50%
	NEW LISTINGS	4	4	0%

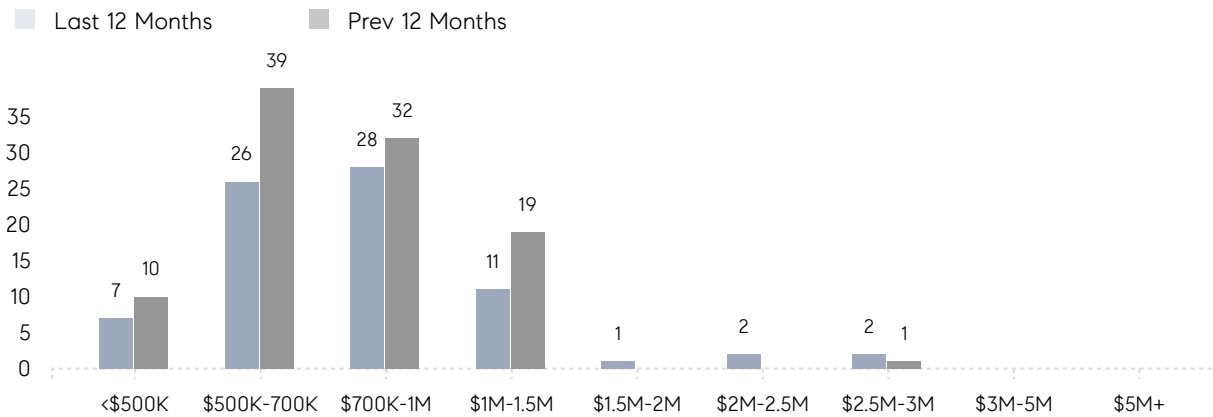
Norwood

MARCH 2023

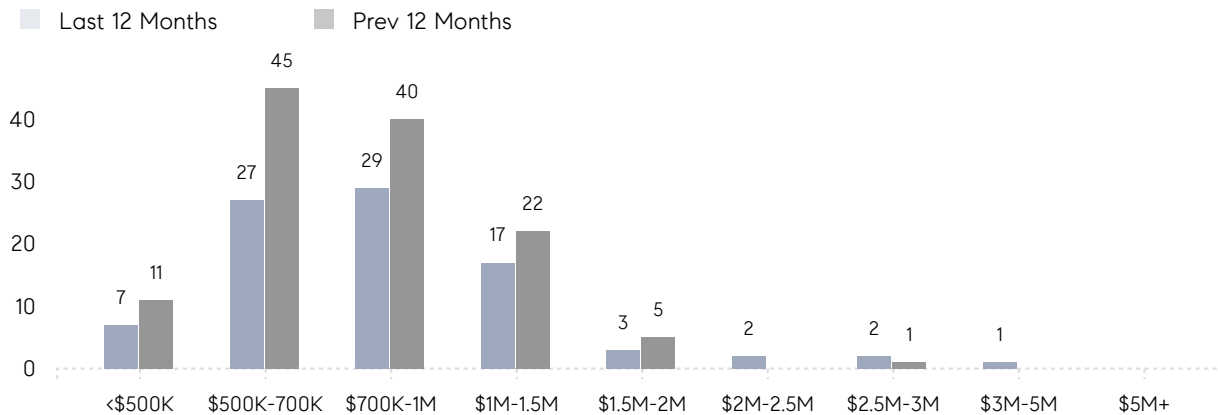
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Oakland

MARCH 2023

UNDER CONTRACT

21
Total
Properties

\$645K
Average
Price

\$619K
Median
Price

5%
Increase From
Mar 2022

13%
Increase From
Mar 2022

17%
Increase From
Mar 2022

UNITS SOLD

11
Total
Properties

\$636K
Average
Price

\$635K
Median
Price

38%
Increase From
Mar 2022

14%
Increase From
Mar 2022

11%
Increase From
Mar 2022

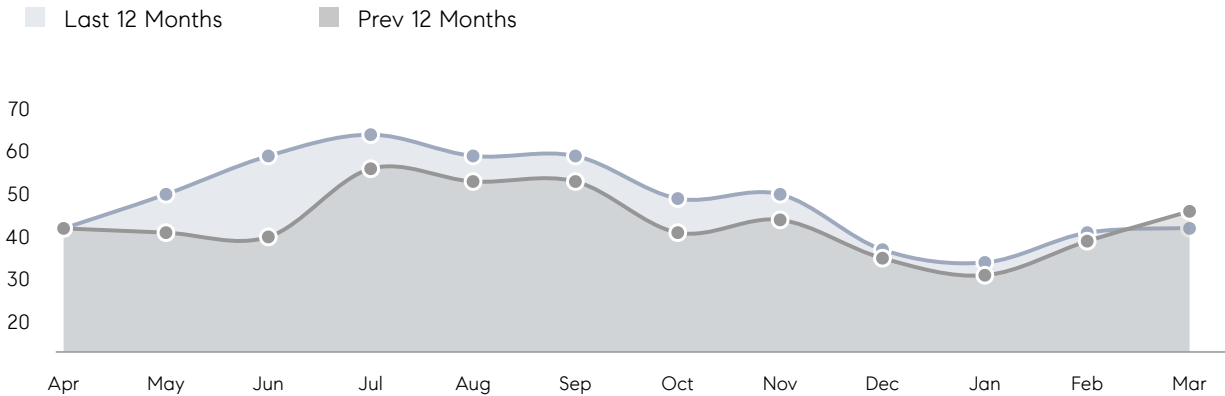
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	30	35	-14%
	% OF ASKING PRICE	106%	101%	
	AVERAGE SOLD PRICE	\$636,455	\$559,288	13.8%
	# OF CONTRACTS	21	20	5.0%
	NEW LISTINGS	27	30	-10%
Houses	AVERAGE DOM	30	33	-9%
	% OF ASKING PRICE	106%	101%	
	AVERAGE SOLD PRICE	\$636,455	\$524,757	21%
	# OF CONTRACTS	20	19	5%
	NEW LISTINGS	27	27	0%
Condo/Co-op/TH	AVERAGE DOM	-	47	-
	% OF ASKING PRICE	-	100%	
	AVERAGE SOLD PRICE	-	\$801,000	-
	# OF CONTRACTS	1	1	0%
	NEW LISTINGS	0	3	0%

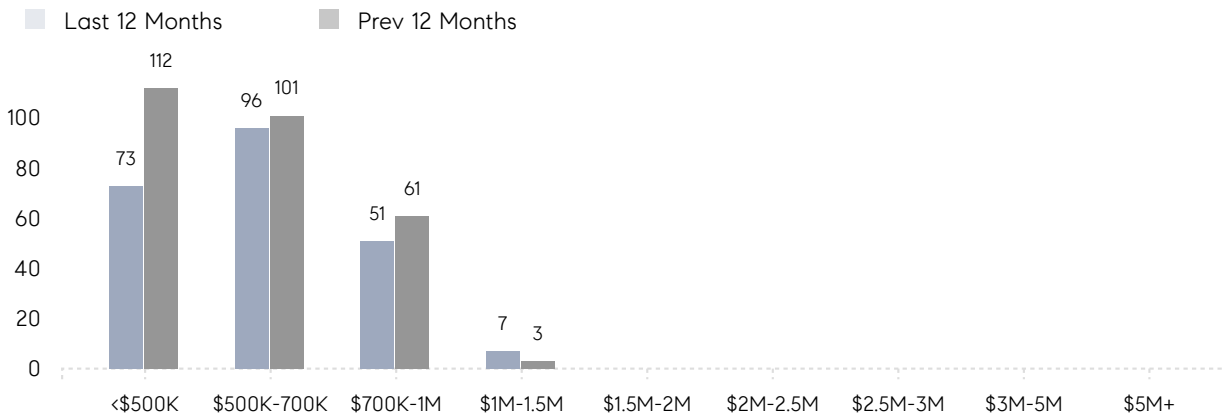
Oakland

MARCH 2023

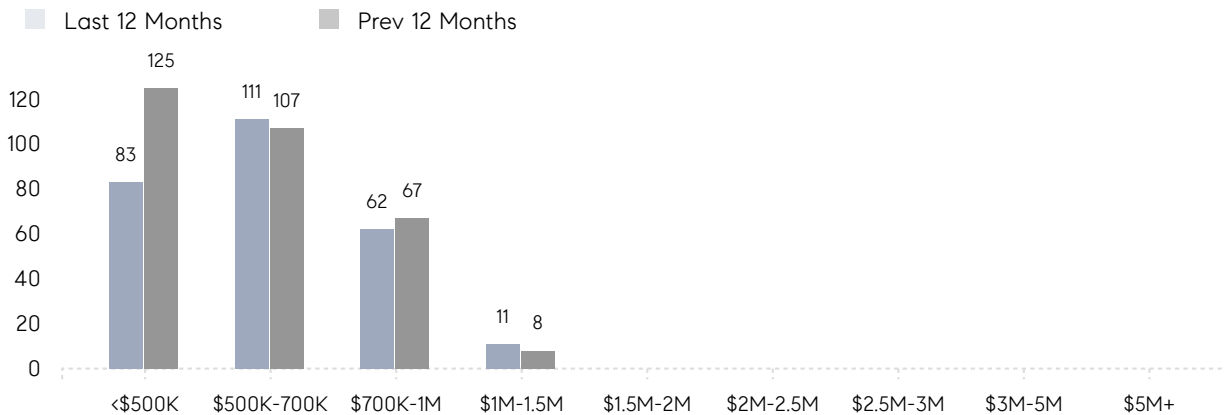
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Old Tappan

MARCH 2023

UNDER CONTRACT

11	\$1.1M	\$1.0M
Total Properties	Average Price	Median Price
-27%	10%	3%
Decrease From Mar 2022	Increase From Mar 2022	Increase From Mar 2022

UNITS SOLD

8	\$802K	\$762K
Total Properties	Average Price	Median Price
700%	6%	0%
Increase From Mar 2022	Increase From Mar 2022	Change From Mar 2022

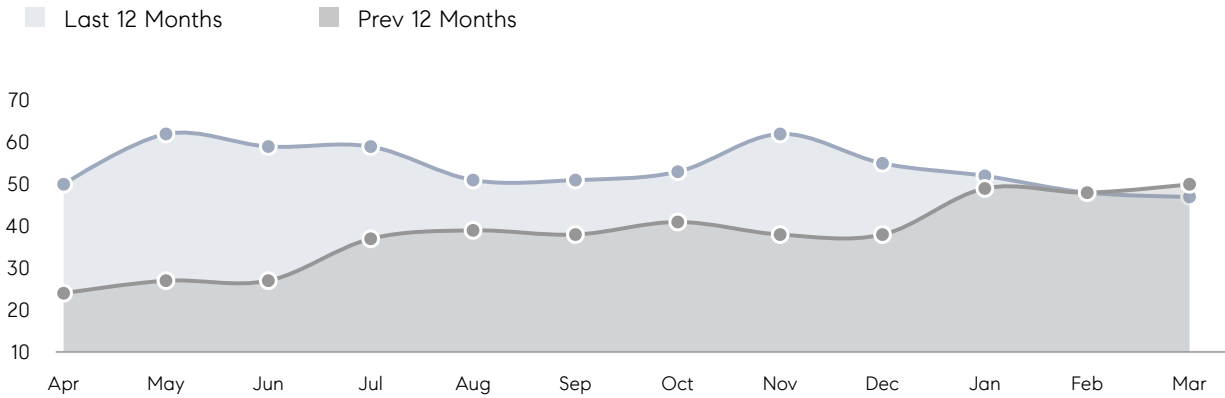
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	68	27	152%
	% OF ASKING PRICE	99%	109%	
	AVERAGE SOLD PRICE	\$802,062	\$760,000	5.5%
	# OF CONTRACTS	11	15	-26.7%
	NEW LISTINGS	10	15	-33%
Houses	AVERAGE DOM	45	27	67%
	% OF ASKING PRICE	103%	109%	
	AVERAGE SOLD PRICE	\$973,833	\$760,000	28%
	# OF CONTRACTS	8	12	-33%
	NEW LISTINGS	9	11	-18%
Condo/Co-op/TH	AVERAGE DOM	81	-	-
	% OF ASKING PRICE	96%	-	
	AVERAGE SOLD PRICE	\$699,000	-	-
	# OF CONTRACTS	3	3	0%
	NEW LISTINGS	1	4	-75%

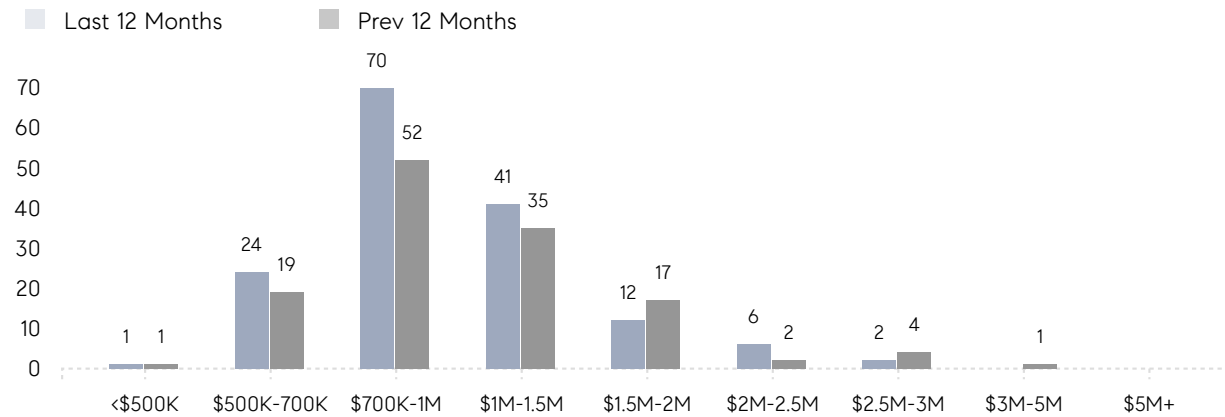
Old Tappan

MARCH 2023

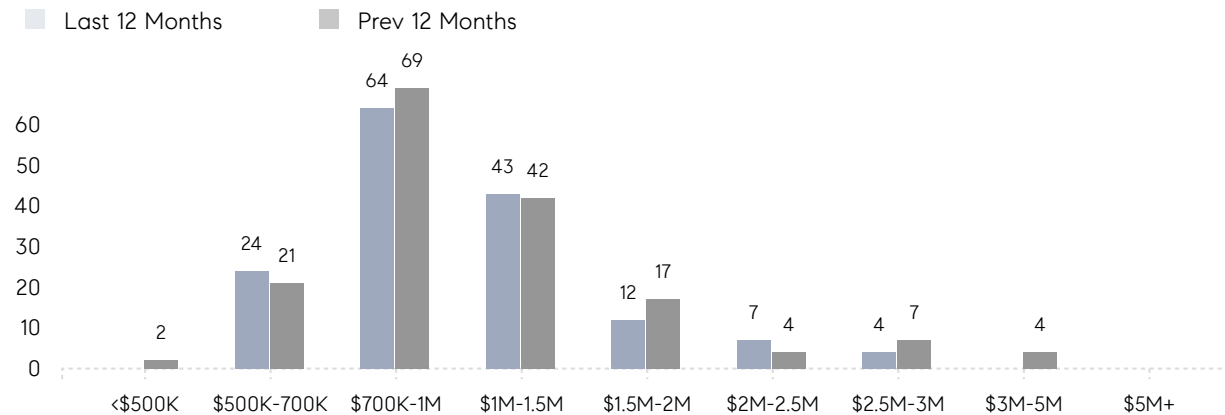
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Oradell

MARCH 2023

UNDER CONTRACT

9
Total
Properties

\$800K
Average
Price

\$799K
Median
Price

-18%
Decrease From
Mar 2022

5%
Increase From
Mar 2022

14%
Increase From
Mar 2022

UNITS SOLD

8
Total
Properties

\$705K
Average
Price

\$721K
Median
Price

14%
Increase From
Mar 2022

-16%
Decrease From
Mar 2022

0%
Change From
Mar 2022

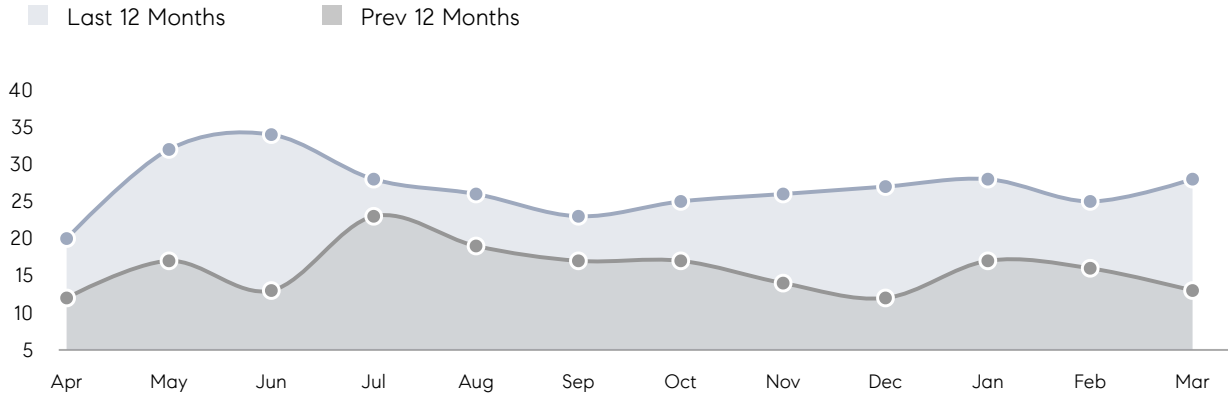
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	45	42	7%
	% OF ASKING PRICE	99%	105%	
	AVERAGE SOLD PRICE	\$705,125	\$836,841	-15.7%
	# OF CONTRACTS	9	11	-18.2%
	NEW LISTINGS	11	7	57%
Houses	AVERAGE DOM	45	42	7%
	% OF ASKING PRICE	99%	105%	
	AVERAGE SOLD PRICE	\$705,125	\$836,841	-16%
	# OF CONTRACTS	9	11	-18%
	NEW LISTINGS	11	7	57%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

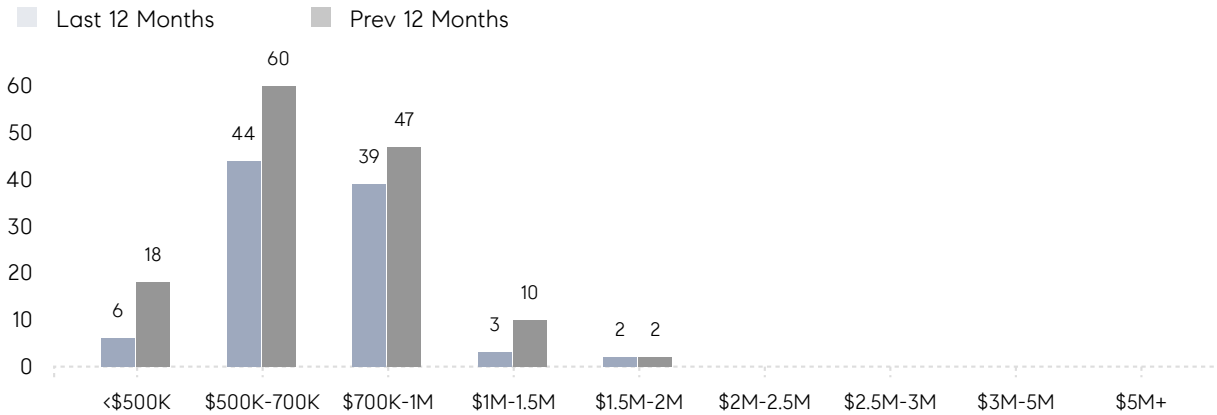
Oradell

MARCH 2023

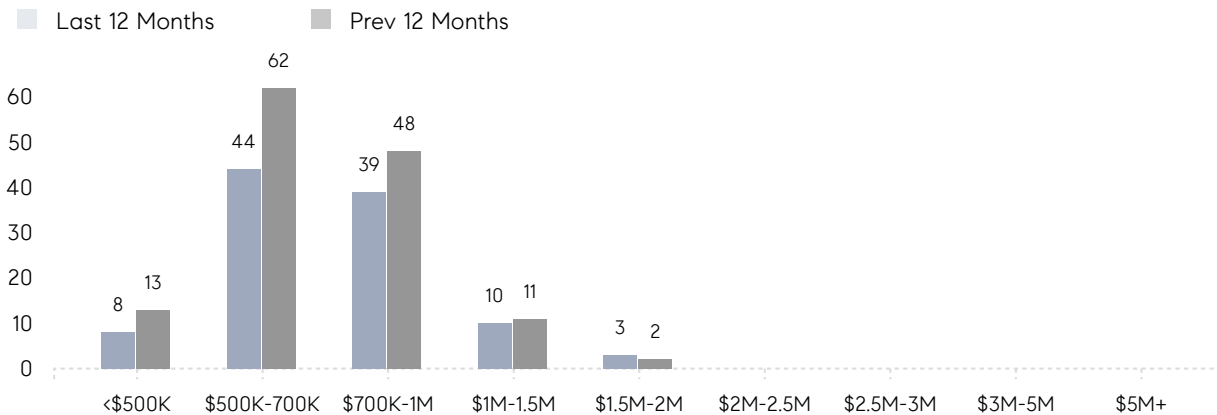
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Palisades Park

MARCH 2023

UNDER CONTRACT

10
Total
Properties

\$922K
Average
Price

\$824K
Median
Price

-23%
Decrease From
Mar 2022

27%
Increase From
Mar 2022

37%
Increase From
Mar 2022

UNITS SOLD

4
Total
Properties

\$776K
Average
Price

\$725K
Median
Price

-76%
Decrease From
Mar 2022

30%
Increase From
Mar 2022

51%
Increase From
Mar 2022

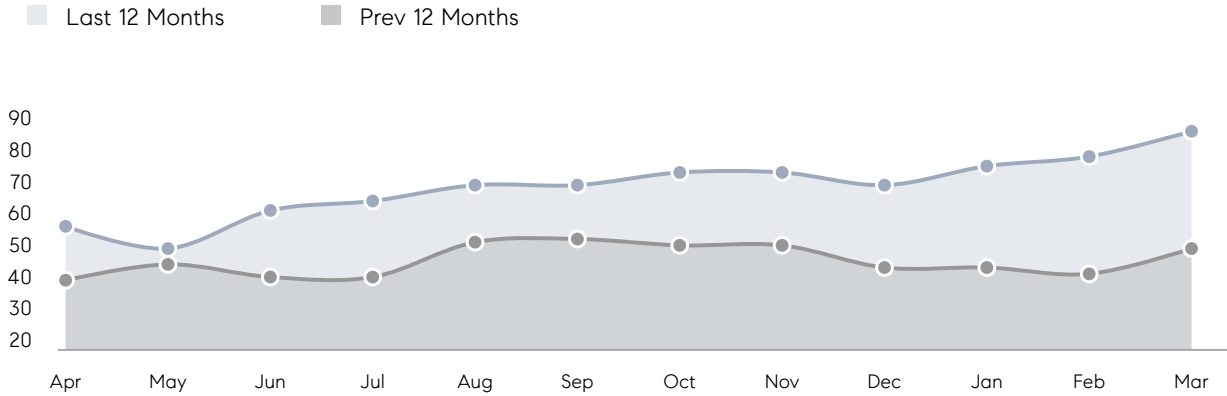
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	60	75	-20%
	% OF ASKING PRICE	101%	96%	
	AVERAGE SOLD PRICE	\$776,250	\$599,041	29.6%
	# OF CONTRACTS	10	13	-23.1%
	NEW LISTINGS	18	23	-22%
Houses	AVERAGE DOM	-	164	-
	% OF ASKING PRICE	-	95%	
	AVERAGE SOLD PRICE	-	\$603,267	-
	# OF CONTRACTS	1	3	-67%
	NEW LISTINGS	0	4	0%
Condo/Co-op/TH	AVERAGE DOM	60	56	7%
	% OF ASKING PRICE	101%	96%	
	AVERAGE SOLD PRICE	\$776,250	\$598,136	30%
	# OF CONTRACTS	9	10	-10%
	NEW LISTINGS	18	19	-5%

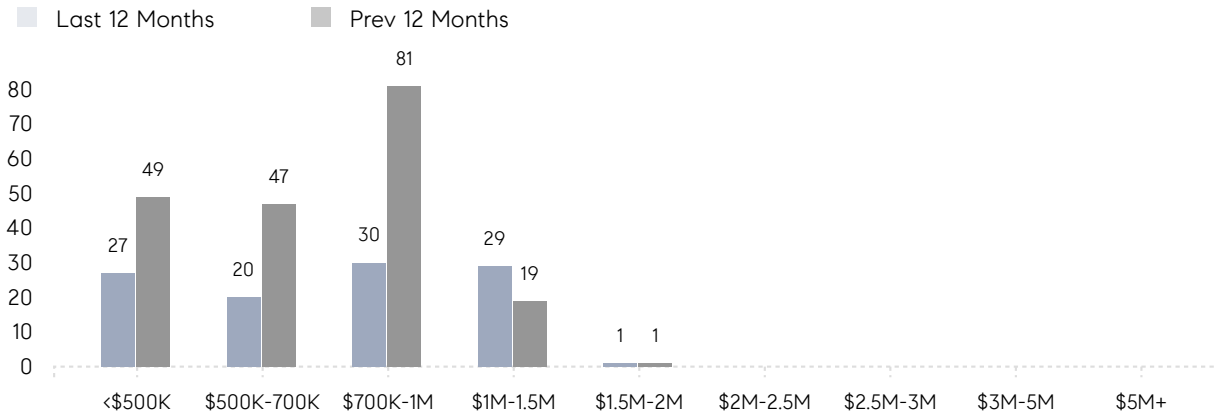
Palisades Park

MARCH 2023

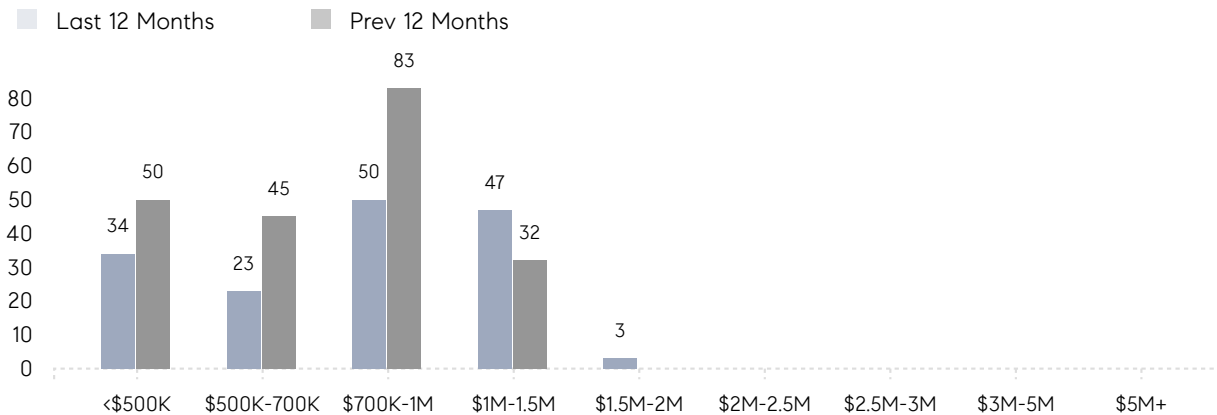
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Paramus

MARCH 2023

UNDER CONTRACT

16	\$986K	\$794K
Total Properties	Average Price	Median Price
-41%	5%	-8%
Decrease From Mar 2022	Increase From Mar 2022	Decrease From Mar 2022

UNITS SOLD

15	\$1.1M	\$900K
Total Properties	Average Price	Median Price
-25%	26%	11%
Decrease From Mar 2022	Increase From Mar 2022	Increase From Mar 2022

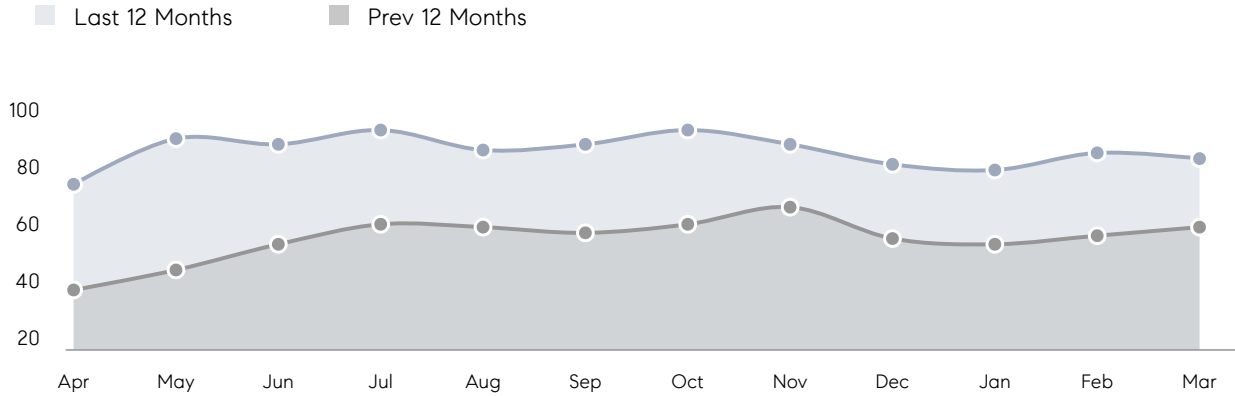
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	41	37	11%
	% OF ASKING PRICE	105%	104%	
	AVERAGE SOLD PRICE	\$1,170,822	\$931,995	25.6%
	# OF CONTRACTS	16	27	-40.7%
	NEW LISTINGS	17	27	-37%
Houses	AVERAGE DOM	41	37	11%
	% OF ASKING PRICE	105%	104%	
	AVERAGE SOLD PRICE	\$1,170,822	\$931,995	26%
	# OF CONTRACTS	16	24	-33%
	NEW LISTINGS	17	26	-35%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	3	0%
	NEW LISTINGS	0	1	0%

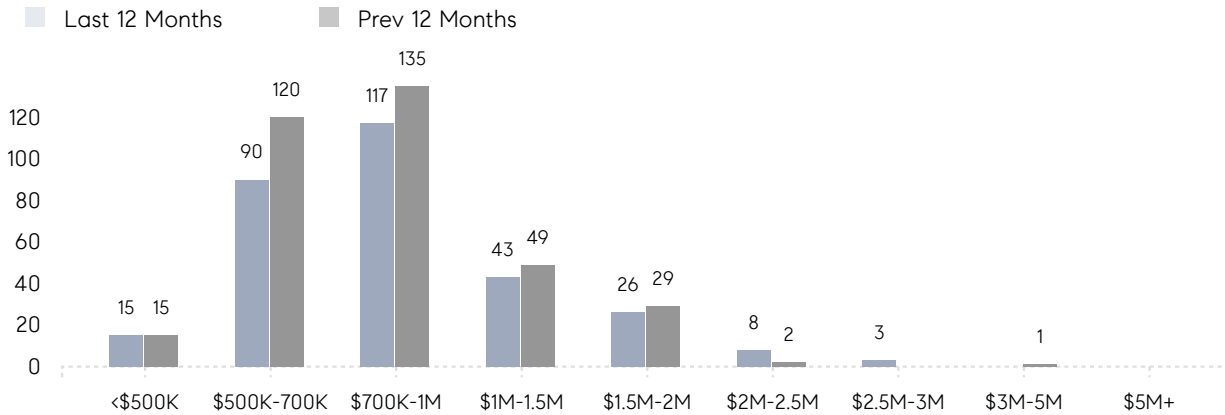
Paramus

MARCH 2023

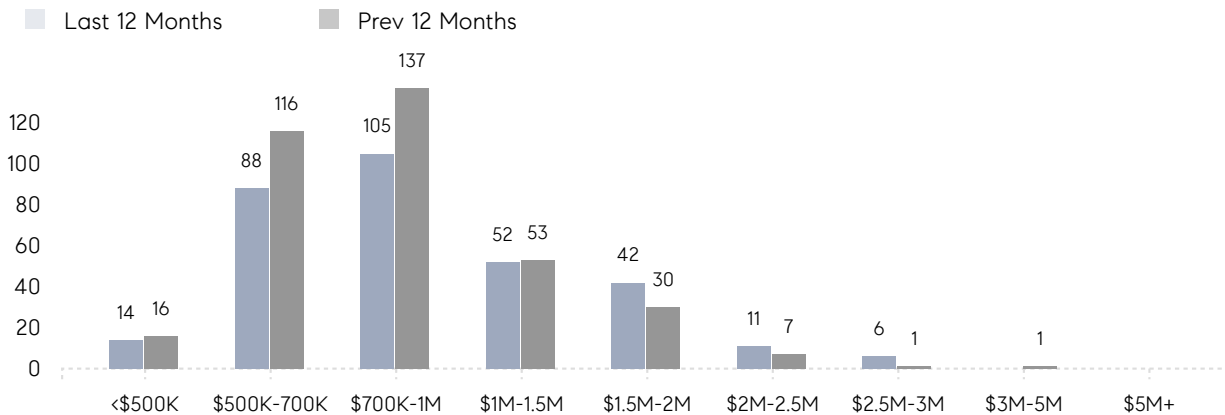
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Park Ridge

MARCH 2023

UNDER CONTRACT

10
Total
Properties

\$765K
Average
Price

\$744K
Median
Price

25%
Increase From
Mar 2022

-8%
Decrease From
Mar 2022

-6%
Decrease From
Mar 2022

UNITS SOLD

9
Total
Properties

\$647K
Average
Price

\$625K
Median
Price

200%
Increase From
Mar 2022

12%
Increase From
Mar 2022

14%
Increase From
Mar 2022

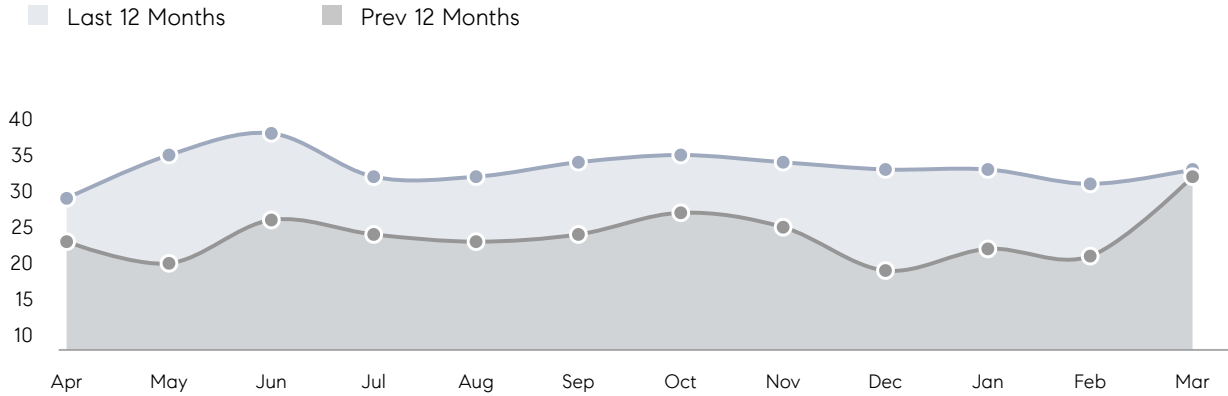
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	36	12	200%
	% OF ASKING PRICE	106%	104%	
	AVERAGE SOLD PRICE	\$647,778	\$578,333	12.0%
	# OF CONTRACTS	10	8	25.0%
	NEW LISTINGS	12	19	-37%
Houses	AVERAGE DOM	43	12	258%
	% OF ASKING PRICE	106%	104%	
	AVERAGE SOLD PRICE	\$644,143	\$578,333	11%
	# OF CONTRACTS	10	5	100%
	NEW LISTINGS	10	15	-33%
Condo/Co-op/TH	AVERAGE DOM	12	-	-
	% OF ASKING PRICE	104%	-	
	AVERAGE SOLD PRICE	\$660,500	-	-
	# OF CONTRACTS	0	3	0%
	NEW LISTINGS	2	4	-50%

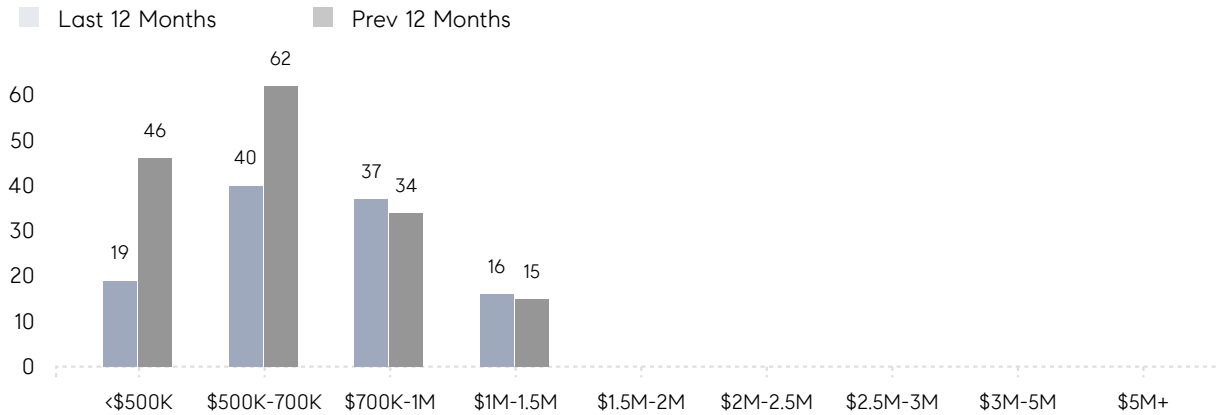
Park Ridge

MARCH 2023

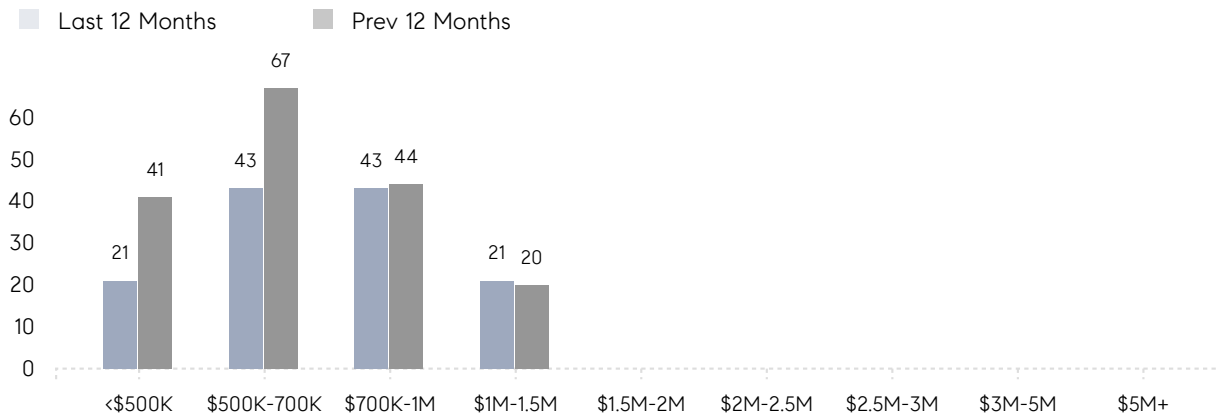
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Ramsey

MARCH 2023

UNDER CONTRACT

12
Total
Properties

\$700K
Average
Price

\$679K
Median
Price

-52%
Decrease From
Mar 2022

-6%
Decrease From
Mar 2022

5%
Increase From
Mar 2022

UNITS SOLD

9
Total
Properties

\$640K
Average
Price

\$615K
Median
Price

-50%
Decrease From
Mar 2022

3%
Increase From
Mar 2022

6%
Increase From
Mar 2022

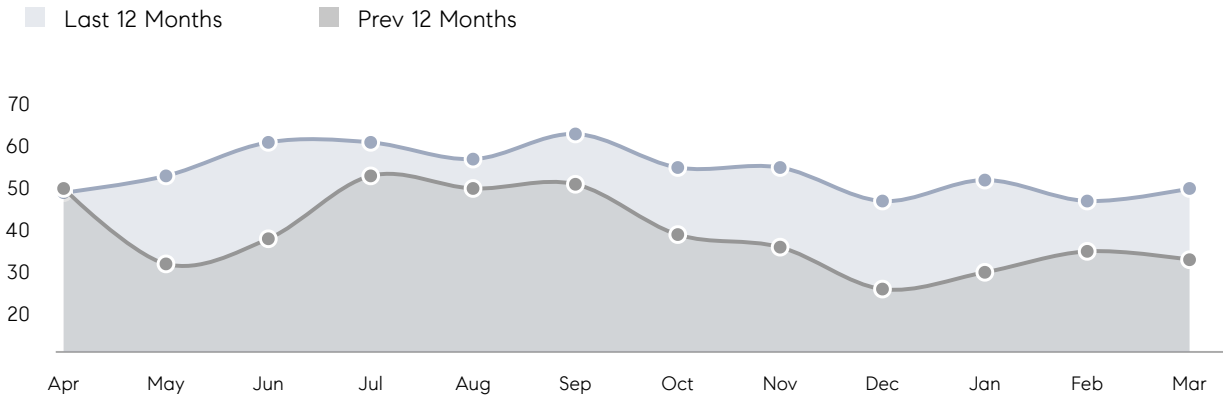
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	16	43	-63%
	% OF ASKING PRICE	101%	101%	
	AVERAGE SOLD PRICE	\$640,578	\$621,013	3.2%
	# OF CONTRACTS	12	25	-52.0%
	NEW LISTINGS	18	23	-22%
Houses	AVERAGE DOM	14	65	-78%
	% OF ASKING PRICE	103%	102%	
	AVERAGE SOLD PRICE	\$873,840	\$860,178	2%
	# OF CONTRACTS	11	16	-31%
	NEW LISTINGS	15	13	15%
Condo/Co-op/TH	AVERAGE DOM	18	16	13%
	% OF ASKING PRICE	99%	101%	
	AVERAGE SOLD PRICE	\$349,000	\$322,056	8%
	# OF CONTRACTS	1	9	-89%
	NEW LISTINGS	3	10	-70%

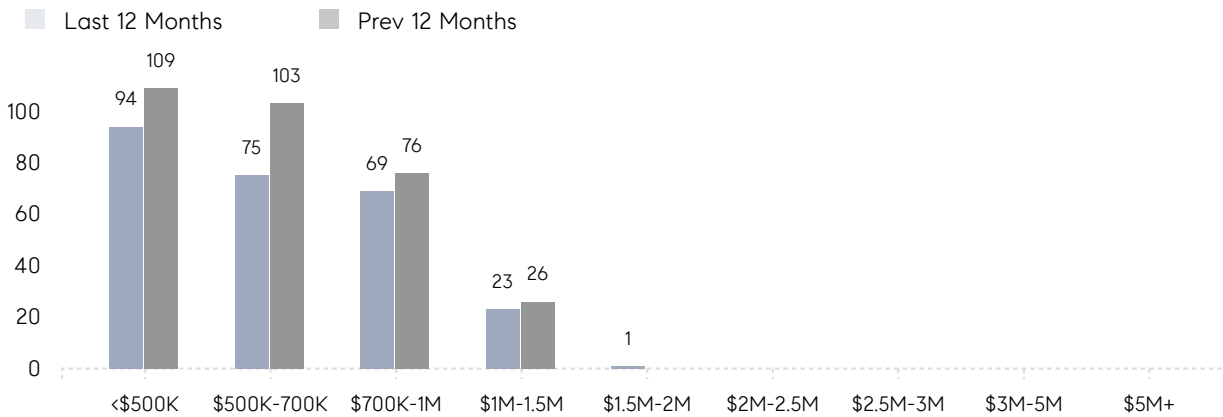
Ramsey

MARCH 2023

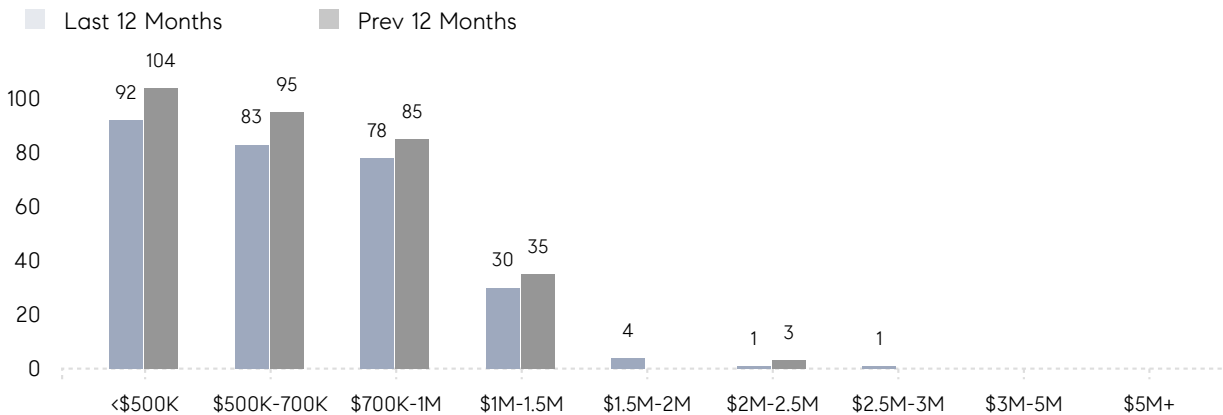
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Ridgefield

MARCH 2023

UNDER CONTRACT

9
Total
Properties

\$563K
Average
Price

\$490K
Median
Price

29%
Increase From
Mar 2022

-15%
Decrease From
Mar 2022

-18%
Decrease From
Mar 2022

UNITS SOLD

4
Total
Properties

\$575K
Average
Price

\$539K
Median
Price

-43%
Decrease From
Mar 2022

3%
Increase From
Mar 2022

-3%
Decrease From
Mar 2022

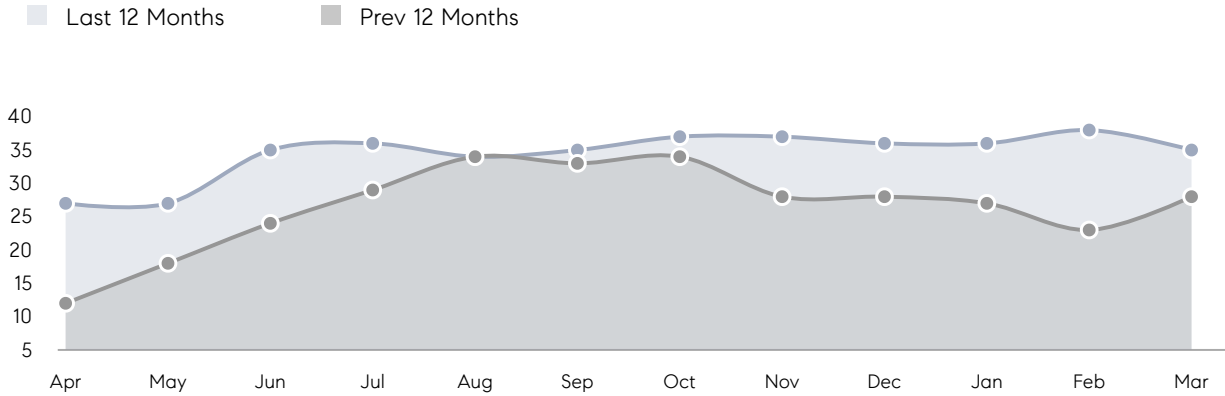
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	131	53	147%
	% OF ASKING PRICE	92%	97%	
	AVERAGE SOLD PRICE	\$575,750	\$559,143	3.0%
	# OF CONTRACTS	9	7	28.6%
	NEW LISTINGS	6	11	-45%
Houses	AVERAGE DOM	170	42	305%
	% OF ASKING PRICE	89%	96%	
	AVERAGE SOLD PRICE	\$684,667	\$598,400	14%
	# OF CONTRACTS	6	7	-14%
	NEW LISTINGS	6	11	-45%
Condo/Co-op/TH	AVERAGE DOM	11	80	-86%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$249,000	\$461,000	-46%
	# OF CONTRACTS	3	0	0%
	NEW LISTINGS	0	0	0%

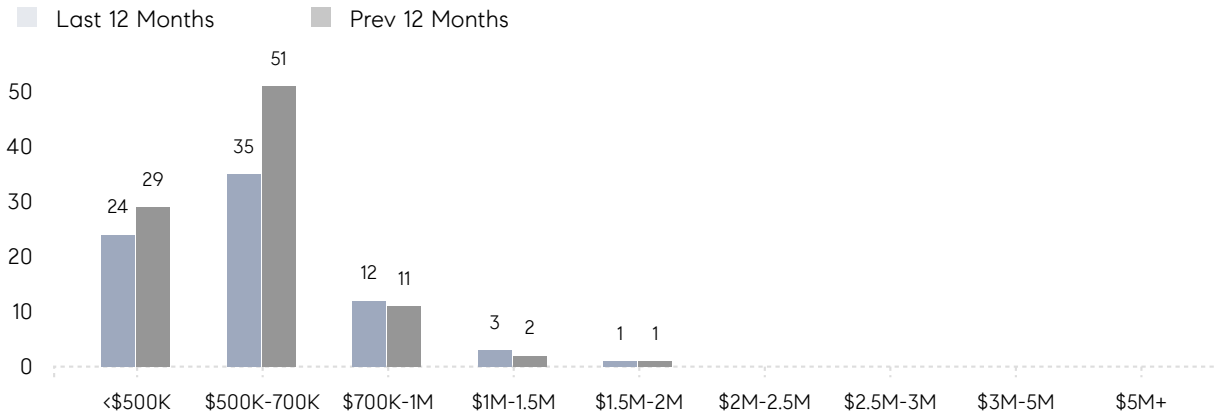
Ridgefield

MARCH 2023

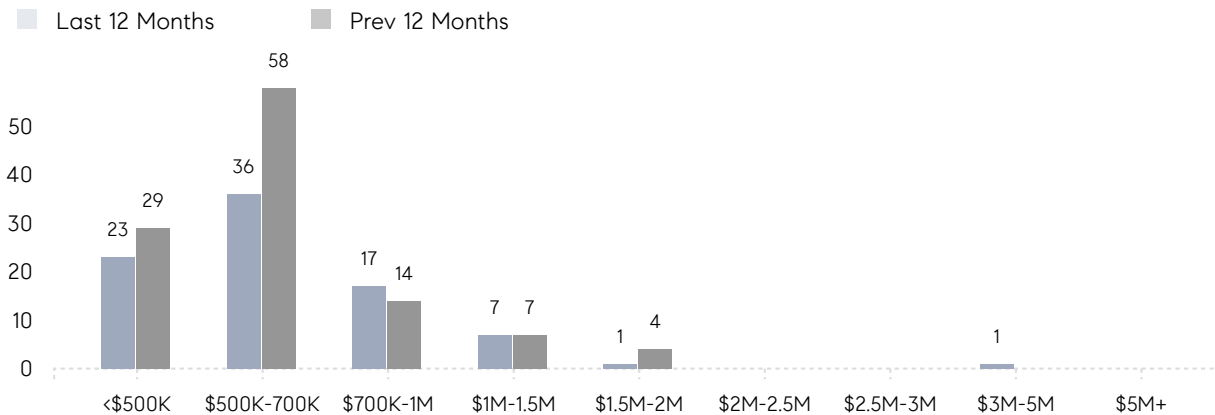
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Ridgefield Park

MARCH 2023

UNDER CONTRACT

7
Total
Properties

\$446K
Average
Price

\$484K
Median
Price

0%
Change From
Mar 2022

6%
Increase From
Mar 2022

1%
Change From
Mar 2022

UNITS SOLD

3
Total
Properties

\$406K
Average
Price

\$455K
Median
Price

-25%
Decrease From
Mar 2022

9%
Increase From
Mar 2022

25%
Increase From
Mar 2022

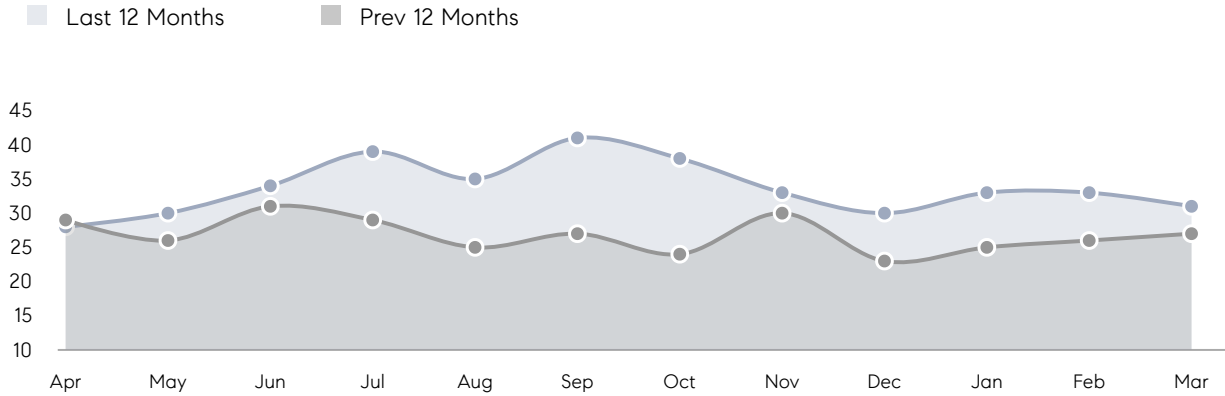
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	37	37	0%
	% OF ASKING PRICE	97%	100%	
	AVERAGE SOLD PRICE	\$406,000	\$371,750	9.2%
	# OF CONTRACTS	7	7	0.0%
	NEW LISTINGS	3	8	-62%
Houses	AVERAGE DOM	45	47	-4%
	% OF ASKING PRICE	97%	99%	
	AVERAGE SOLD PRICE	\$510,000	\$517,500	-1%
	# OF CONTRACTS	5	6	-17%
	NEW LISTINGS	1	5	-80%
Condo/Co-op/TH	AVERAGE DOM	21	27	-22%
	% OF ASKING PRICE	99%	101%	
	AVERAGE SOLD PRICE	\$198,000	\$226,000	-12%
	# OF CONTRACTS	2	1	100%
	NEW LISTINGS	2	3	-33%

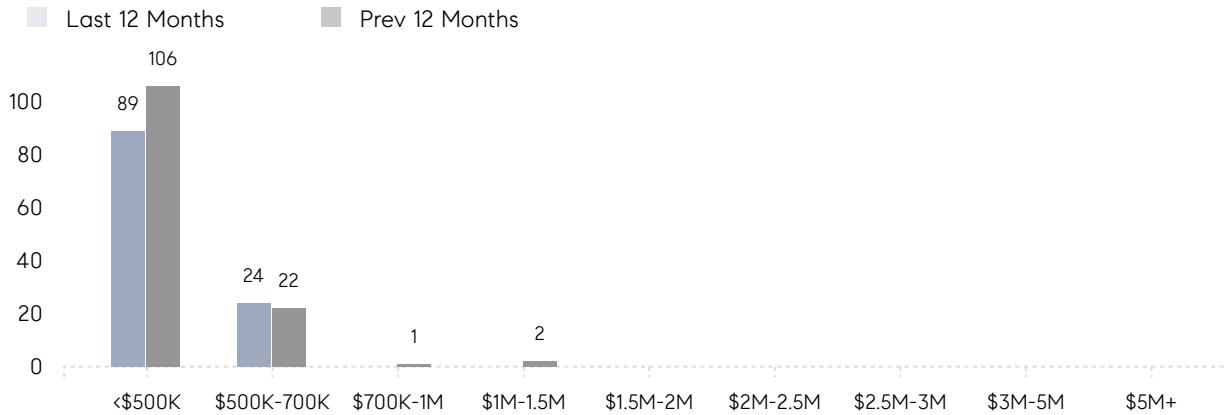
Ridgefield Park

MARCH 2023

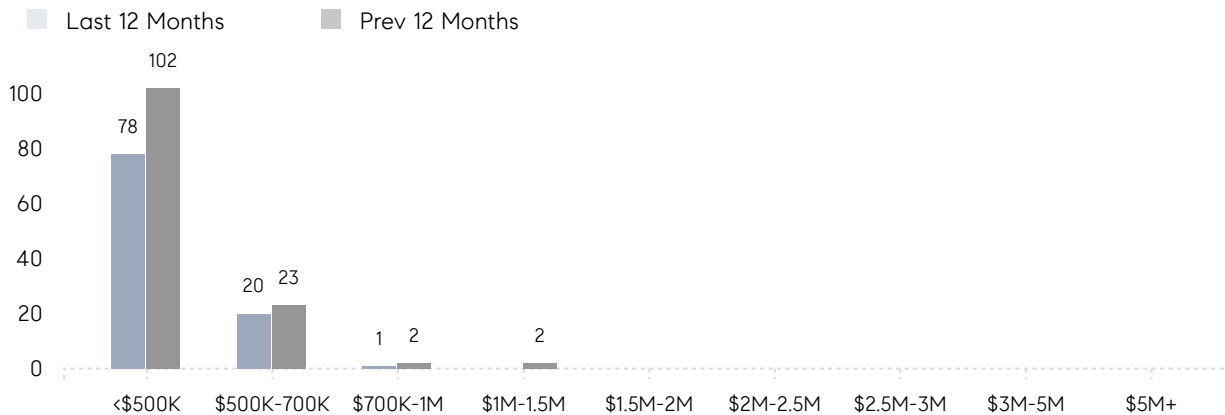
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Ridgewood

MARCH 2023

UNDER CONTRACT

11	\$1.3M	\$1.3M
Total Properties	Average Price	Median Price
-56%	19%	30%
Decrease From Mar 2022	Increase From Mar 2022	Increase From Mar 2022

UNITS SOLD

10	\$1.1M	\$1.0M
Total Properties	Average Price	Median Price
43%	-8%	9%
Increase From Mar 2022	Decrease From Mar 2022	Increase From Mar 2022

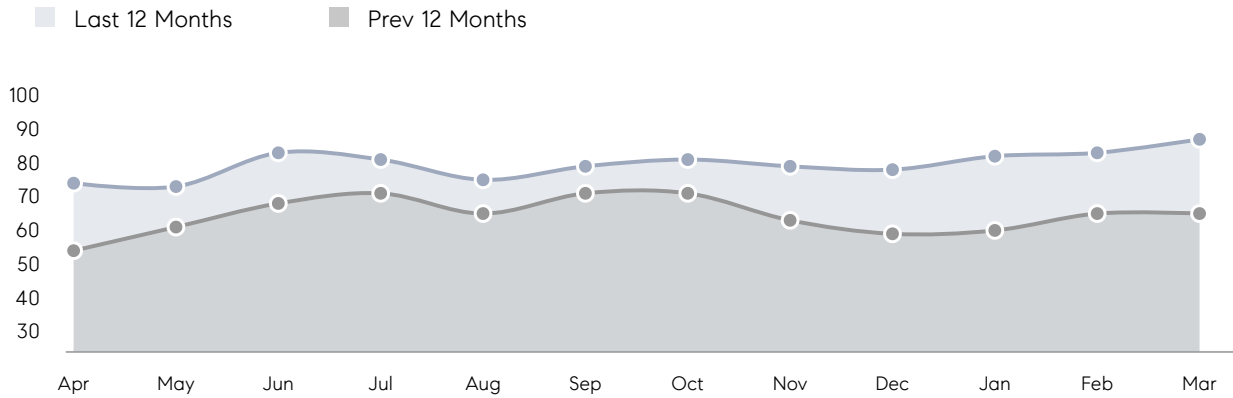
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	20	32	-37%
	% OF ASKING PRICE	109%	104%	
	AVERAGE SOLD PRICE	\$1,133,600	\$1,234,857	-8.2%
	# OF CONTRACTS	11	25	-56.0%
	NEW LISTINGS	13	25	-48%
Houses	AVERAGE DOM	20	32	-37%
	% OF ASKING PRICE	109%	104%	
	AVERAGE SOLD PRICE	\$1,133,600	\$1,234,857	-8%
	# OF CONTRACTS	11	25	-56%
	NEW LISTINGS	13	25	-48%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

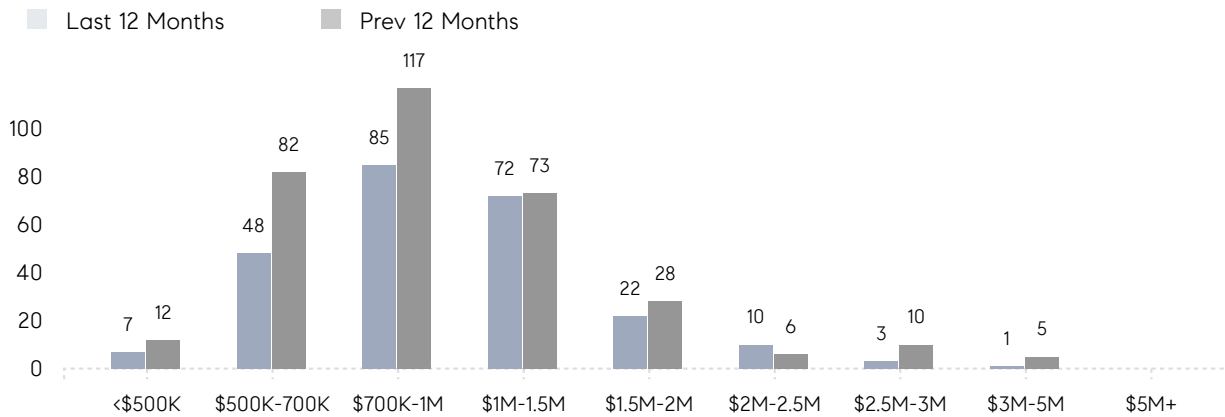
Ridgewood

MARCH 2023

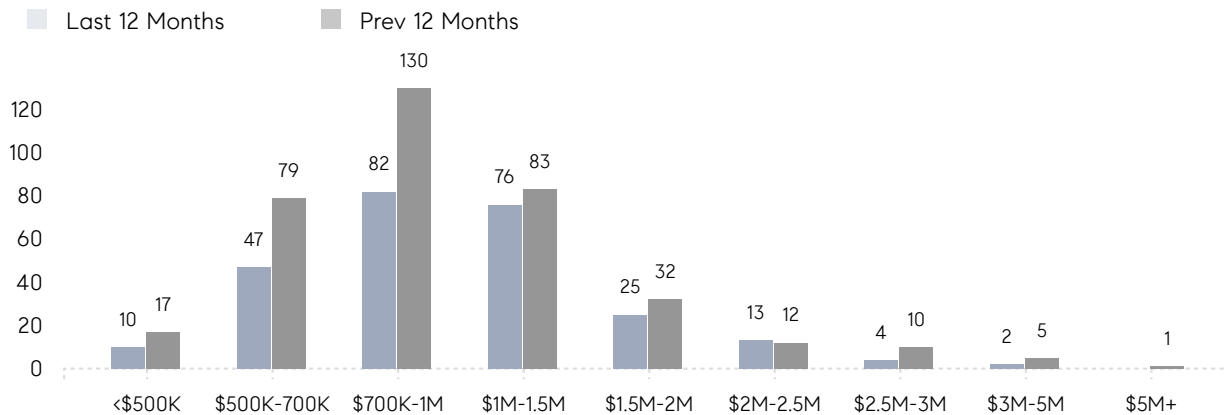
Monthly Inventory



Contracts By Price Range



Listings By Price Range



River Edge

MARCH 2023

UNDER CONTRACT

12
Total
Properties

\$752K
Average
Price

\$599K
Median
Price

9%
Increase From
Mar 2022

31%
Increase From
Mar 2022

15%
Increase From
Mar 2022

UNITS SOLD

9
Total
Properties

\$798K
Average
Price

\$745K
Median
Price

-18%
Decrease From
Mar 2022

14%
Increase From
Mar 2022

22%
Increase From
Mar 2022

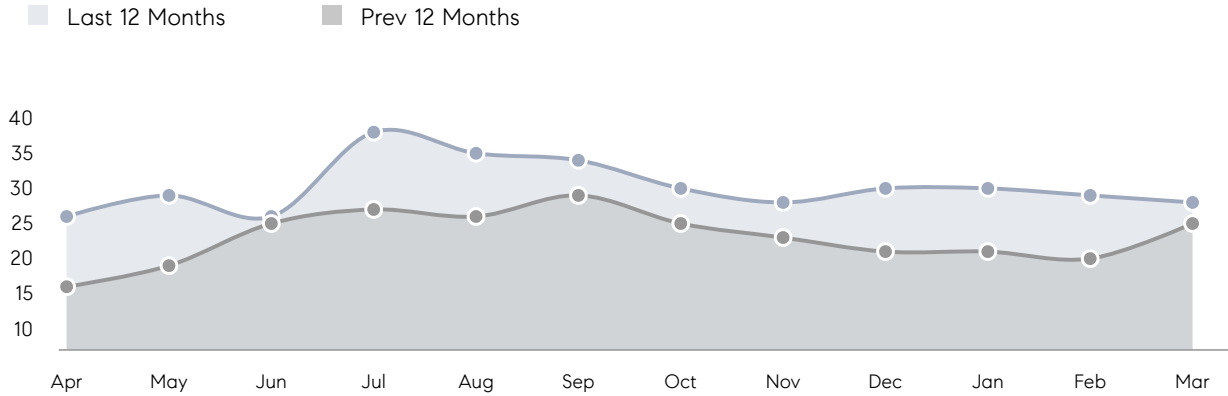
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	27	20	35%
	% OF ASKING PRICE	99%	102%	
	AVERAGE SOLD PRICE	\$798,333	\$697,795	14.4%
	# OF CONTRACTS	12	11	9.1%
	NEW LISTINGS	9	14	-36%
Houses	AVERAGE DOM	25	20	25%
	% OF ASKING PRICE	99%	102%	
	AVERAGE SOLD PRICE	\$865,750	\$697,795	24%
	# OF CONTRACTS	12	11	9%
	NEW LISTINGS	9	13	-31%
Condo/Co-op/TH	AVERAGE DOM	42	-	-
	% OF ASKING PRICE	100%	-	
	AVERAGE SOLD PRICE	\$259,000	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	1	0%

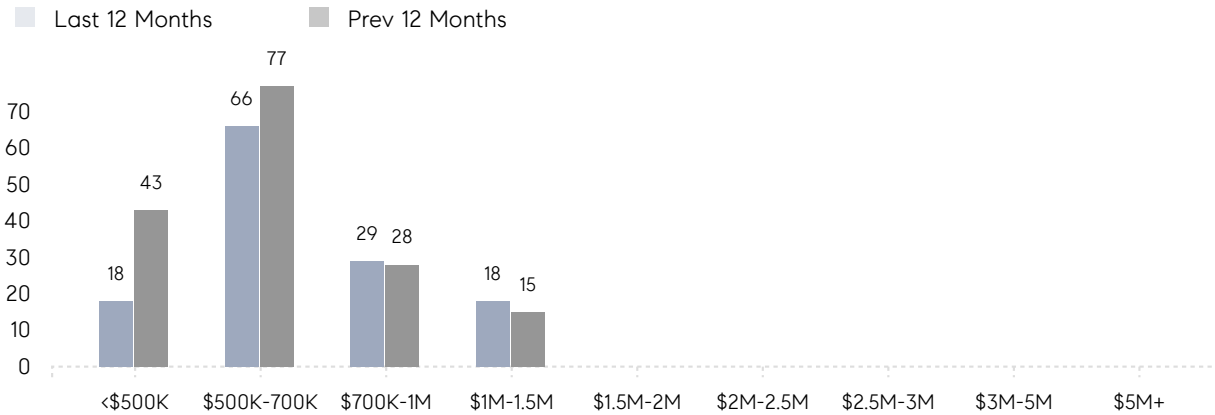
River Edge

MARCH 2023

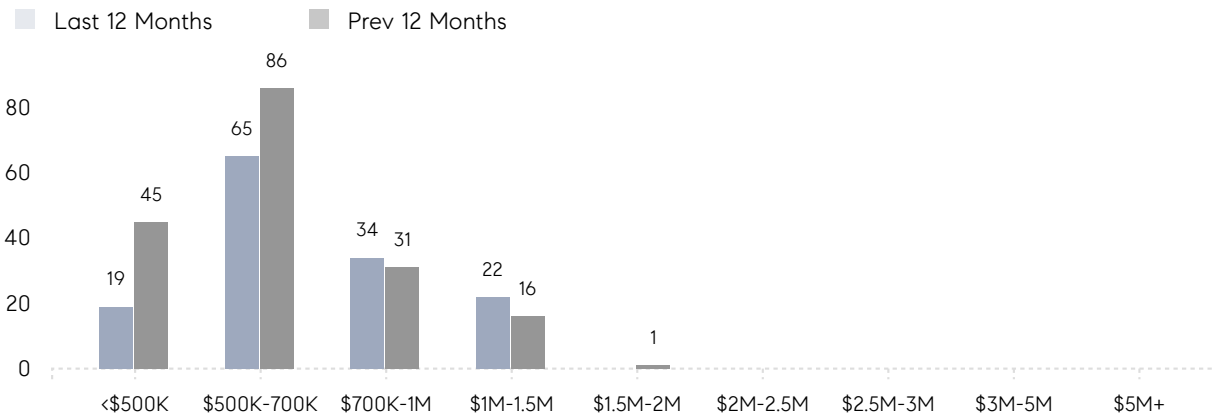
Monthly Inventory



Contracts By Price Range



Listings By Price Range



River Vale

MARCH 2023

UNDER CONTRACT

16
Total
Properties

\$806K
Average
Price

\$899K
Median
Price

0%
Change From
Mar 2022

3%
Increase From
Mar 2022

13%
Increase From
Mar 2022

UNITS SOLD

8
Total
Properties

\$804K
Average
Price

\$780K
Median
Price

-38%
Decrease From
Mar 2022

2%
Increase From
Mar 2022

-2%
Decrease From
Mar 2022

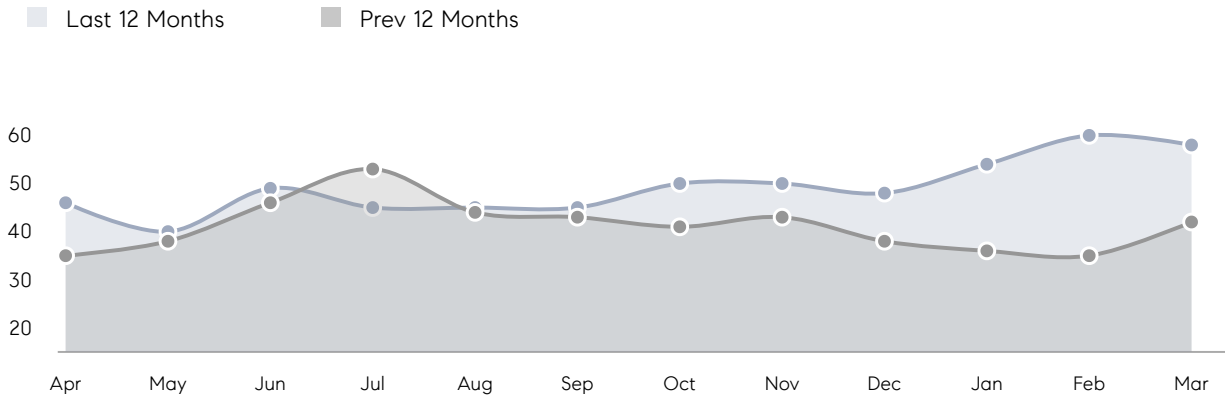
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	79	63	25%
	% OF ASKING PRICE	98%	100%	
	AVERAGE SOLD PRICE	\$804,449	\$789,604	1.9%
	# OF CONTRACTS	16	16	0.0%
	NEW LISTINGS	18	22	-18%
Houses	AVERAGE DOM	70	51	37%
	% OF ASKING PRICE	97%	102%	
	AVERAGE SOLD PRICE	\$724,800	\$814,579	-11%
	# OF CONTRACTS	10	14	-29%
	NEW LISTINGS	14	21	-33%
Condo/Co-op/TH	AVERAGE DOM	94	217	-57%
	% OF ASKING PRICE	100%	84%	
	AVERAGE SOLD PRICE	\$937,196	\$489,900	91%
	# OF CONTRACTS	6	2	200%
	NEW LISTINGS	4	1	300%

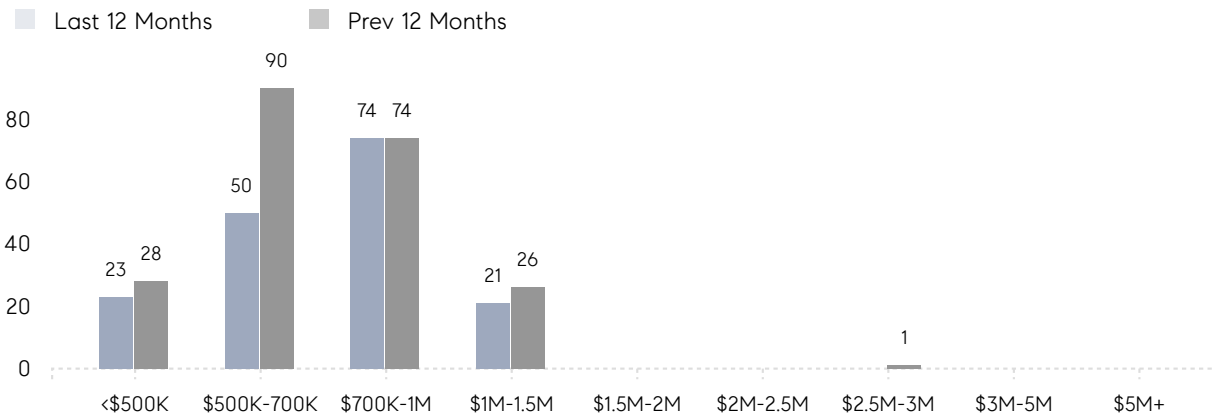
River Vale

MARCH 2023

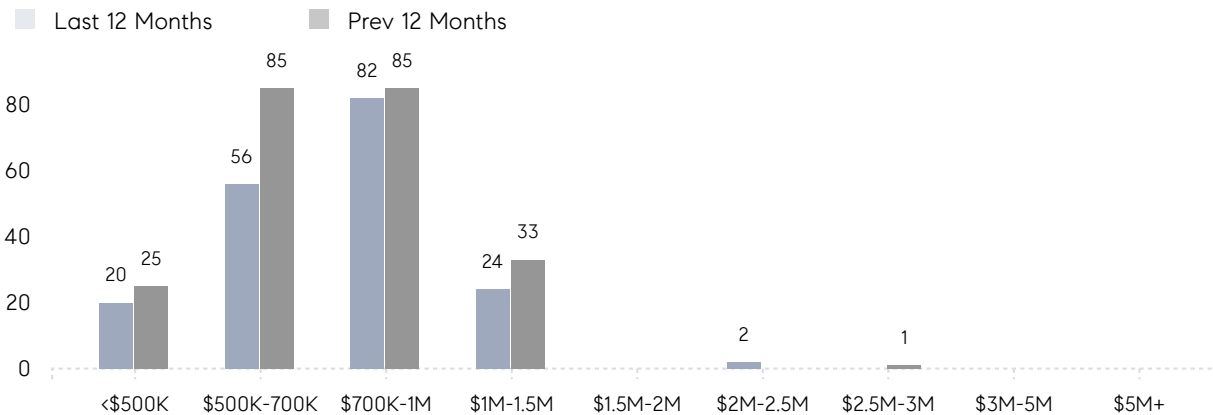
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Rochelle Park

MARCH 2023

UNDER CONTRACT

6	\$495K	\$450K
Total Properties	Average Price	Median Price
-14%	4%	-5%
Decrease From Mar 2022	Increase From Mar 2022	Decrease From Mar 2022

UNITS SOLD

4	\$482K	\$517K
Total Properties	Average Price	Median Price
0%	-	-
Change From Mar 2022	Change From Mar 2022	Change From Mar 2022

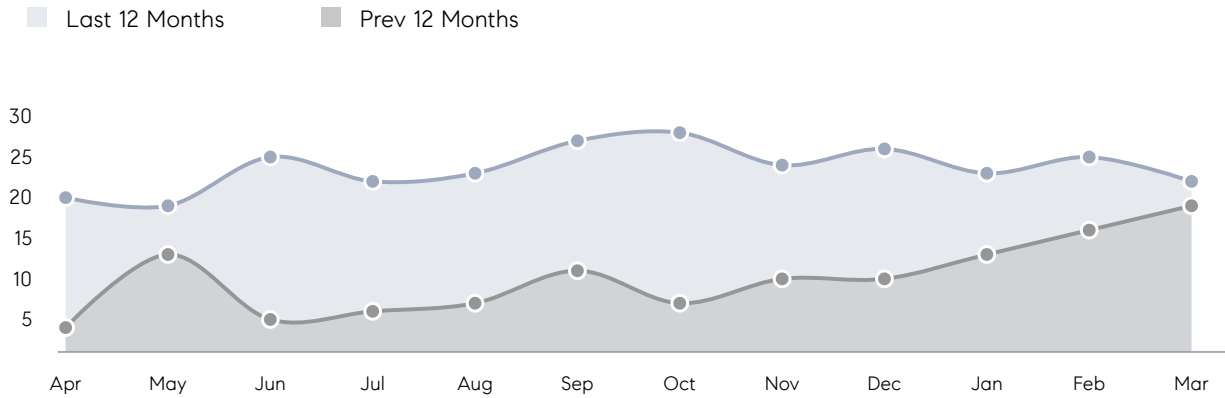
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	27	-	-
	% OF ASKING PRICE	98%	-	
	AVERAGE SOLD PRICE	\$482,000	-	-
	# OF CONTRACTS	6	7	-14.3%
	NEW LISTINGS	3	8	-62%
Houses	AVERAGE DOM	26	-	-
	% OF ASKING PRICE	99%	-	
	AVERAGE SOLD PRICE	\$526,000	-	-
	# OF CONTRACTS	5	6	-17%
	NEW LISTINGS	2	8	-75%
Condo/Co-op/TH	AVERAGE DOM	30	-	-
	% OF ASKING PRICE	93%	-	
	AVERAGE SOLD PRICE	\$350,000	-	-
	# OF CONTRACTS	1	1	0%
	NEW LISTINGS	1	0	0%

Rochelle Park

MARCH 2023

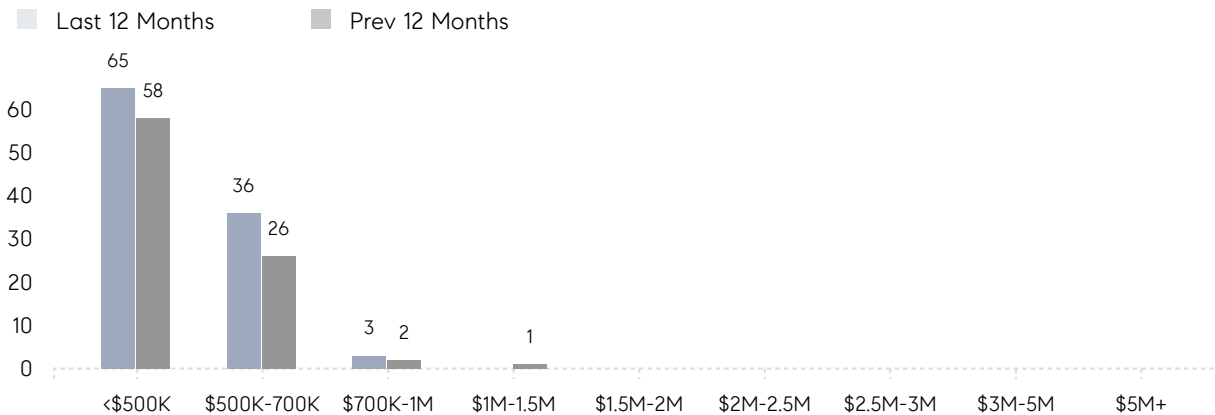
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Rutherford

MARCH 2023

UNDER CONTRACT

18
Total
Properties

\$527K
Average
Price

\$569K
Median
Price

-44%
Decrease From
Mar 2022

3%
Increase From
Mar 2022

14%
Increase From
Mar 2022

UNITS SOLD

9
Total
Properties

\$412K
Average
Price

\$380K
Median
Price

-64%
Decrease From
Mar 2022

-25%
Decrease From
Mar 2022

-31%
Decrease From
Mar 2022

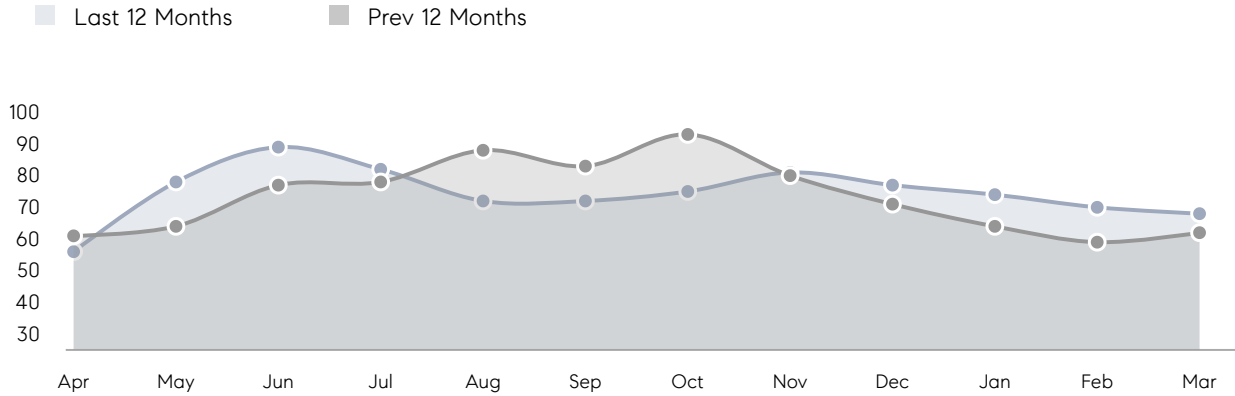
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	30	54	-44%
	% OF ASKING PRICE	100%	99%	
	AVERAGE SOLD PRICE	\$412,531	\$548,060	-24.7%
	# OF CONTRACTS	18	32	-43.7%
	NEW LISTINGS	15	33	-55%
Houses	AVERAGE DOM	29	45	-36%
	% OF ASKING PRICE	104%	100%	
	AVERAGE SOLD PRICE	\$614,250	\$643,000	-4%
	# OF CONTRACTS	13	17	-24%
	NEW LISTINGS	11	21	-48%
Condo/Co-op/TH	AVERAGE DOM	31	74	-58%
	% OF ASKING PRICE	97%	99%	
	AVERAGE SOLD PRICE	\$251,155	\$303,929	-17%
	# OF CONTRACTS	5	15	-67%
	NEW LISTINGS	4	12	-67%

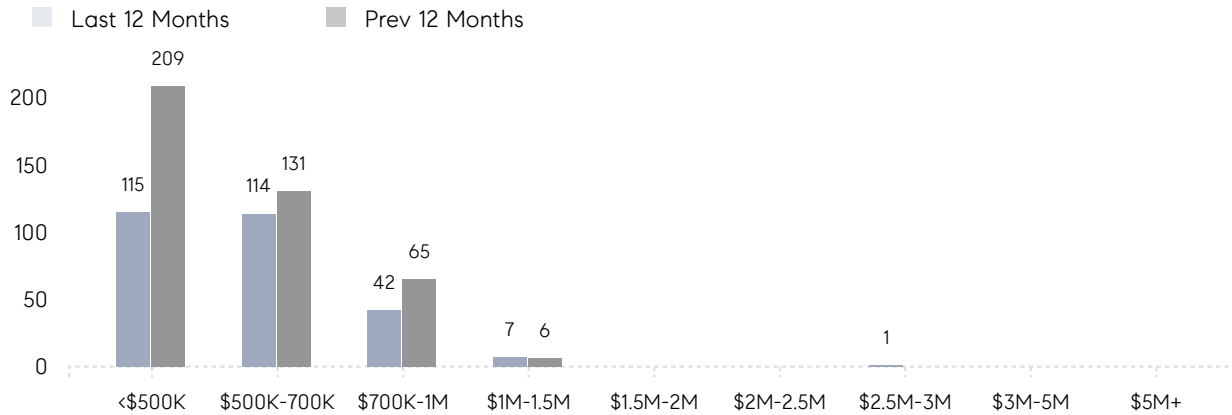
Rutherford

MARCH 2023

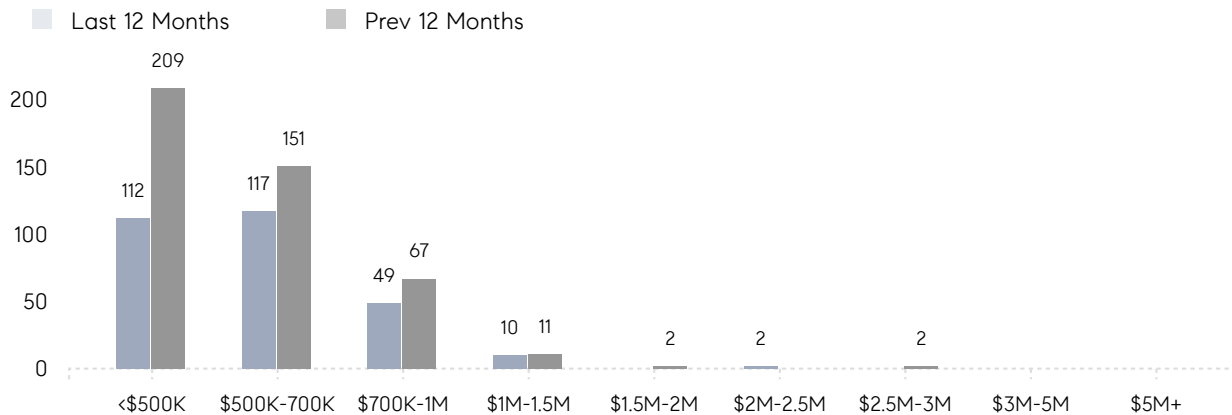
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Saddle Brook

MARCH 2023

UNDER CONTRACT

10
Total
Properties

\$439K
Average
Price

\$425K
Median
Price

-9%
Decrease From
Mar 2022

-17%
Decrease From
Mar 2022

-19%
Decrease From
Mar 2022

UNITS SOLD

10
Total
Properties

\$511K
Average
Price

\$477K
Median
Price

11%
Increase From
Mar 2022

12%
Increase From
Mar 2022

3%
Increase From
Mar 2022

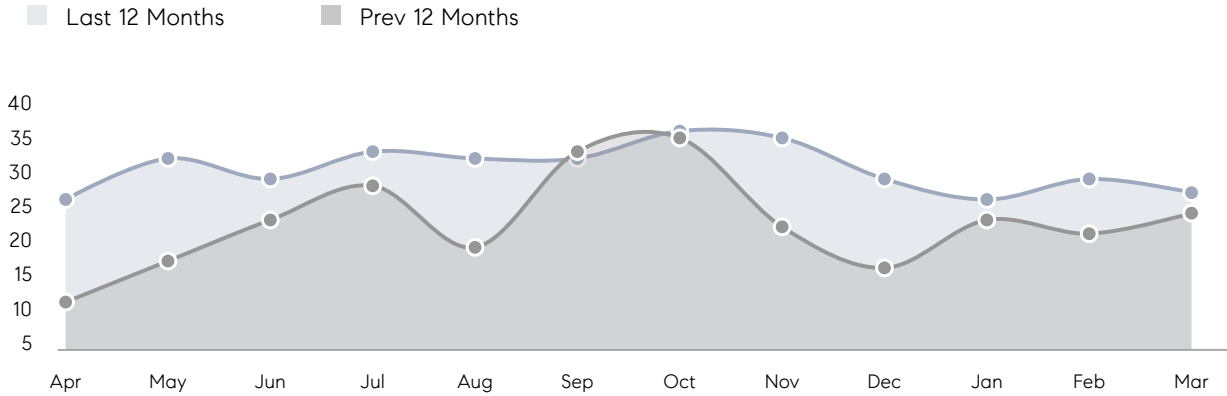
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	34	21	62%
	% OF ASKING PRICE	100%	104%	
	AVERAGE SOLD PRICE	\$511,700	\$455,222	12.4%
	# OF CONTRACTS	10	11	-9.1%
	NEW LISTINGS	8	13	-38%
Houses	AVERAGE DOM	34	24	42%
	% OF ASKING PRICE	100%	104%	
	AVERAGE SOLD PRICE	\$511,700	\$509,571	0%
	# OF CONTRACTS	7	11	-36%
	NEW LISTINGS	8	12	-33%
Condo/Co-op/TH	AVERAGE DOM	-	8	-
	% OF ASKING PRICE	-	104%	
	AVERAGE SOLD PRICE	-	\$265,000	-
	# OF CONTRACTS	3	0	0%
	NEW LISTINGS	0	1	0%

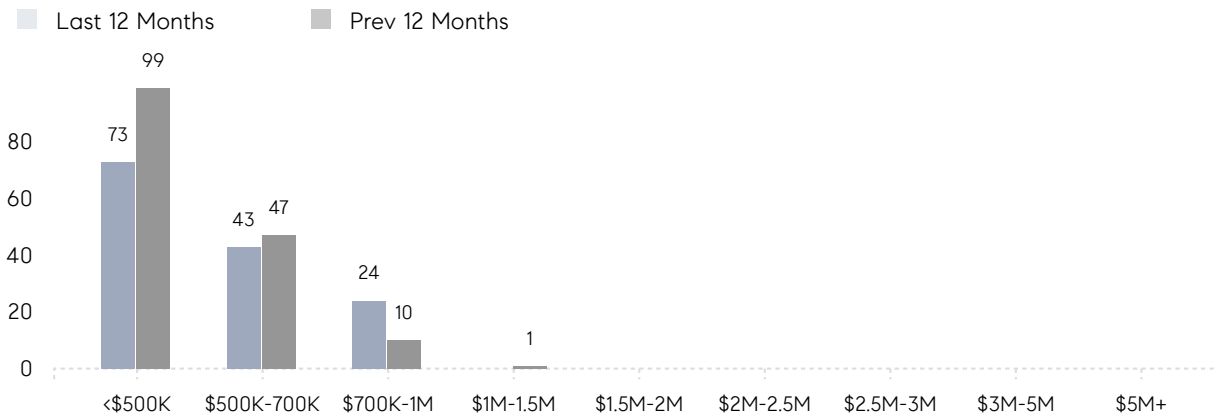
Saddle Brook

MARCH 2023

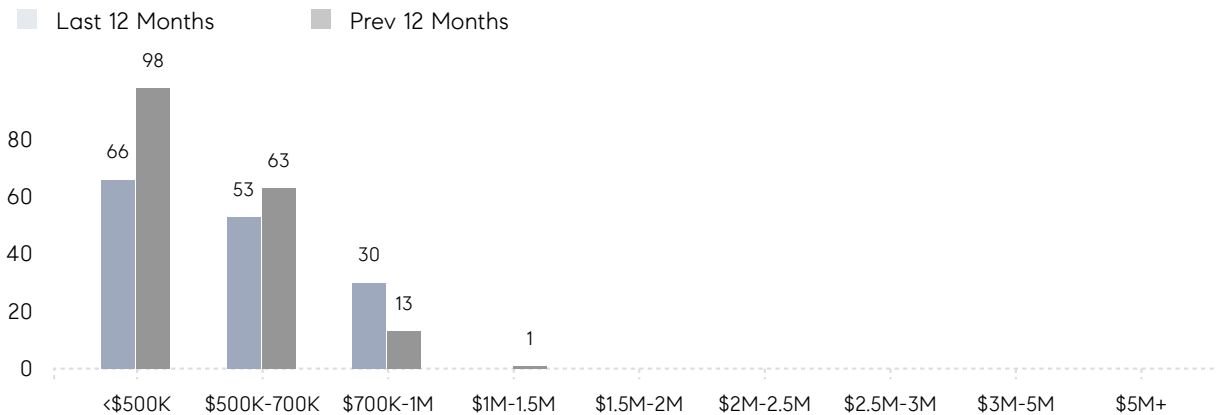
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Saddle River

MARCH 2023

UNDER CONTRACT

4
Total
Properties

\$2.6M
Average
Price

\$2.4M
Median
Price

-33%
Decrease From
Mar 2022

8%
Increase From
Mar 2022

20%
Increase From
Mar 2022

UNITS SOLD

6
Total
Properties

\$2.6M
Average
Price

\$2.6M
Median
Price

-25%
Decrease From
Mar 2022

-17%
Decrease From
Mar 2022

9%
Increase From
Mar 2022

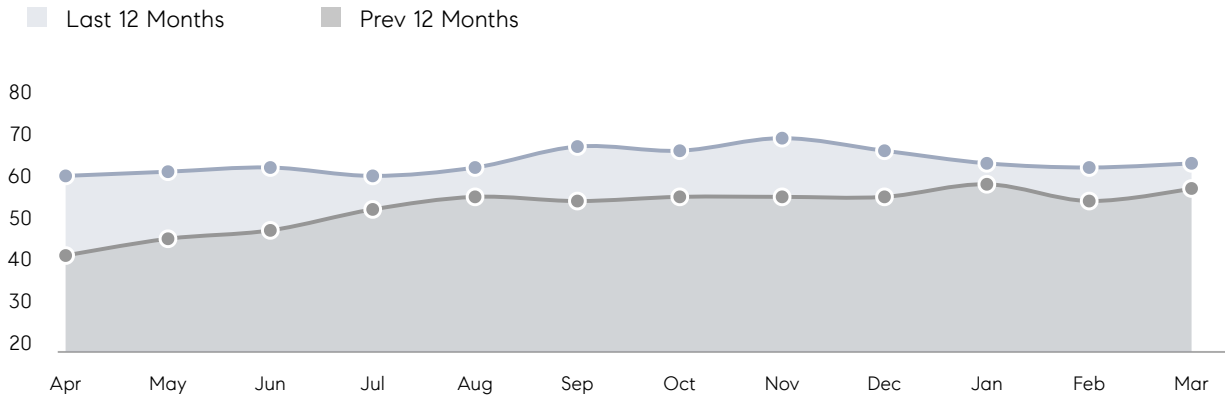
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	197	108	82%
	% OF ASKING PRICE	88%	93%	
	AVERAGE SOLD PRICE	\$2,688,500	\$3,229,199	-16.7%
	# OF CONTRACTS	4	6	-33.3%
	NEW LISTINGS	6	10	-40%
Houses	AVERAGE DOM	197	122	61%
	% OF ASKING PRICE	88%	92%	
	AVERAGE SOLD PRICE	\$2,688,500	\$3,673,571	-27%
	# OF CONTRACTS	4	6	-33%
	NEW LISTINGS	6	9	-33%
Condo/Co-op/TH	AVERAGE DOM	-	13	-
	% OF ASKING PRICE	-	100%	
	AVERAGE SOLD PRICE	-	\$118,590	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	1	0%

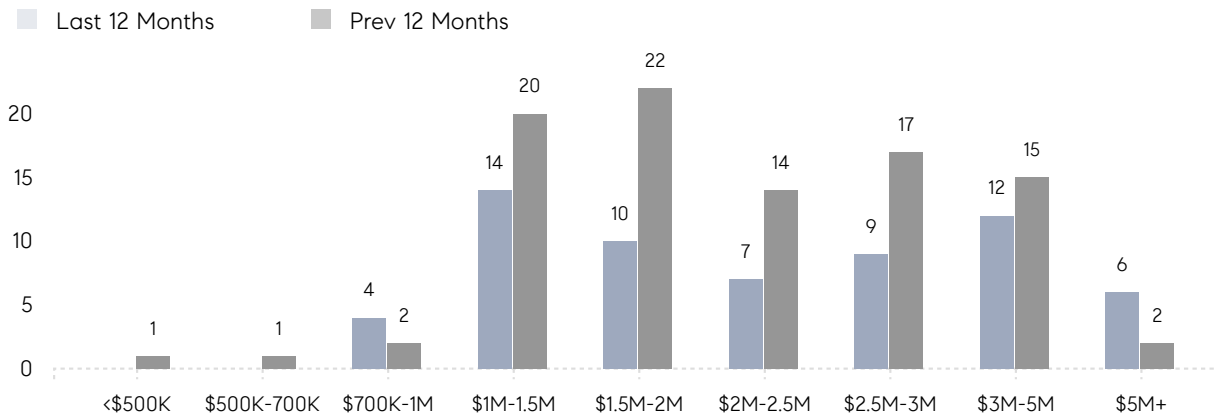
Saddle River

MARCH 2023

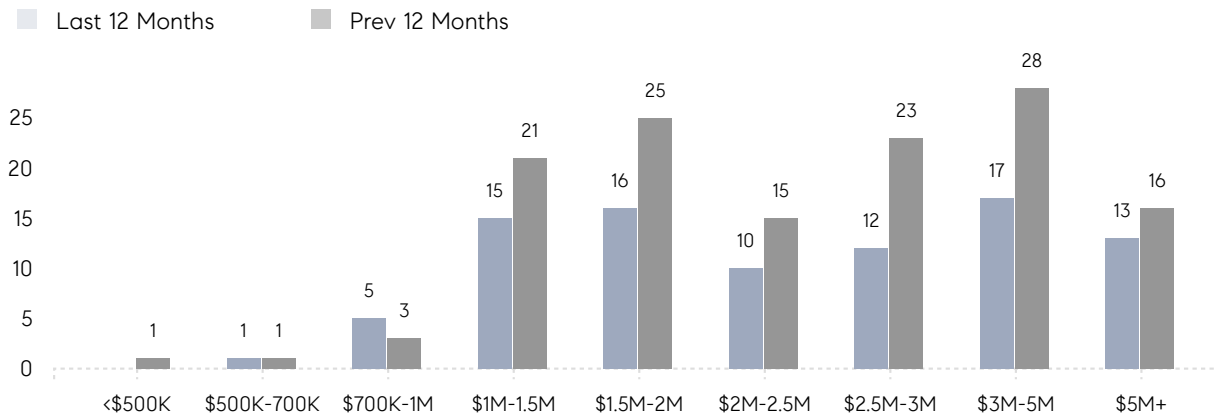
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Teaneck

MARCH 2023

UNDER CONTRACT

22	\$543K	\$479K
Total Properties	Average Price	Median Price
-41%	-7%	-4%
Decrease From Mar 2022	Decrease From Mar 2022	Decrease From Mar 2022

UNITS SOLD

20	\$586K	\$530K
Total Properties	Average Price	Median Price
-37%	0%	-4%
Decrease From Mar 2022	Change From Mar 2022	Decrease From Mar 2022

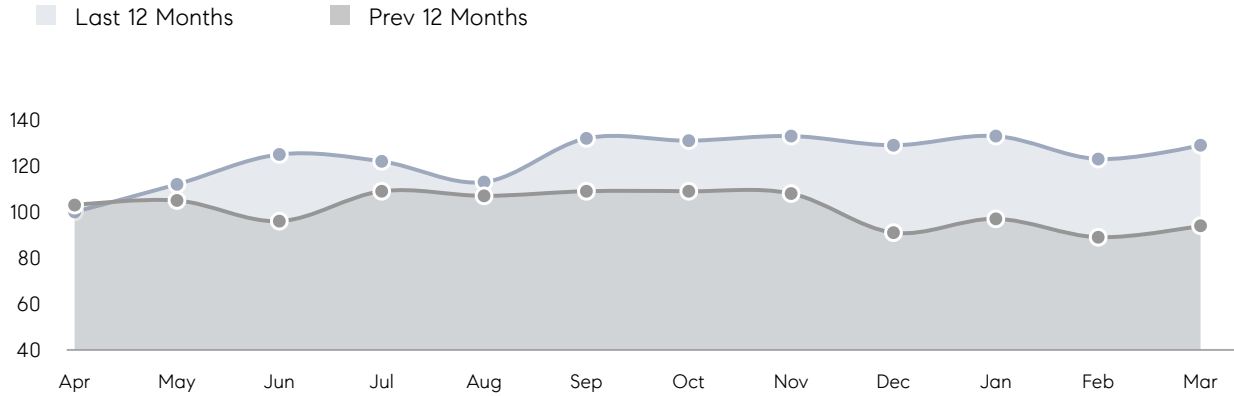
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	55	37	49%
	% OF ASKING PRICE	97%	102%	
	AVERAGE SOLD PRICE	\$586,973	\$584,534	0.4%
	# OF CONTRACTS	22	37	-40.5%
	NEW LISTINGS	33	41	-20%
Houses	AVERAGE DOM	52	39	33%
	% OF ASKING PRICE	98%	102%	
	AVERAGE SOLD PRICE	\$604,414	\$604,337	0%
	# OF CONTRACTS	18	34	-47%
	NEW LISTINGS	30	33	-9%
Condo/Co-op/TH	AVERAGE DOM	84	8	950%
	% OF ASKING PRICE	90%	101%	
	AVERAGE SOLD PRICE	\$430,000	\$287,500	50%
	# OF CONTRACTS	4	3	33%
	NEW LISTINGS	3	8	-62%

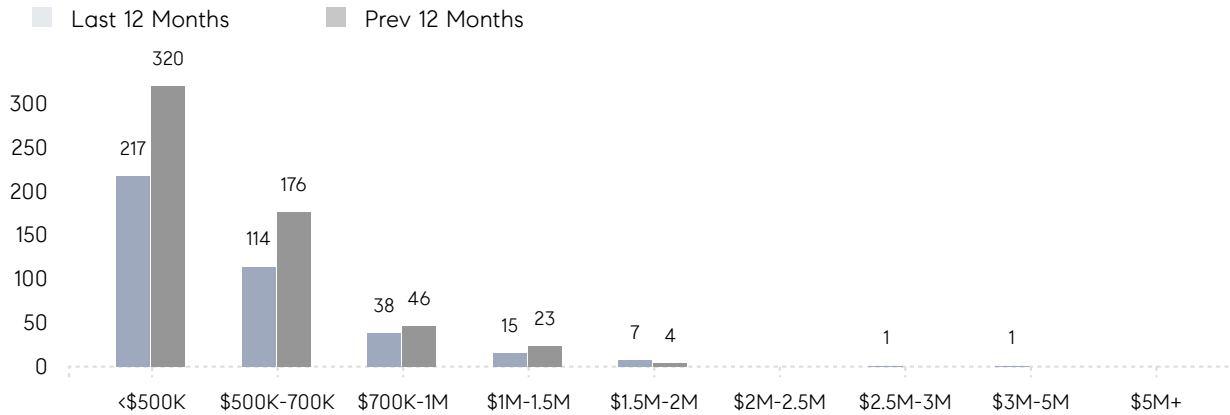
Teaneck

MARCH 2023

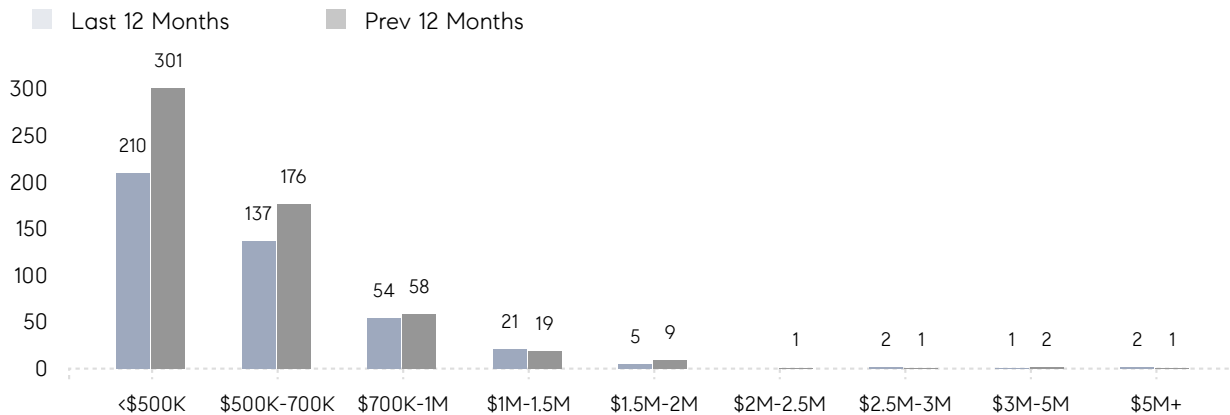
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Tenafly

MARCH 2023

UNDER CONTRACT

10	\$1.7M	\$1.3M
Total Properties	Average Price	Median Price
-67%	17%	-2%
Decrease From Mar 2022	Increase From Mar 2022	Decrease From Mar 2022

UNITS SOLD

7	\$1.1M	\$1.1M
Total Properties	Average Price	Median Price
-61%	-4%	-3%
Decrease From Mar 2022	Decrease From Mar 2022	Decrease From Mar 2022

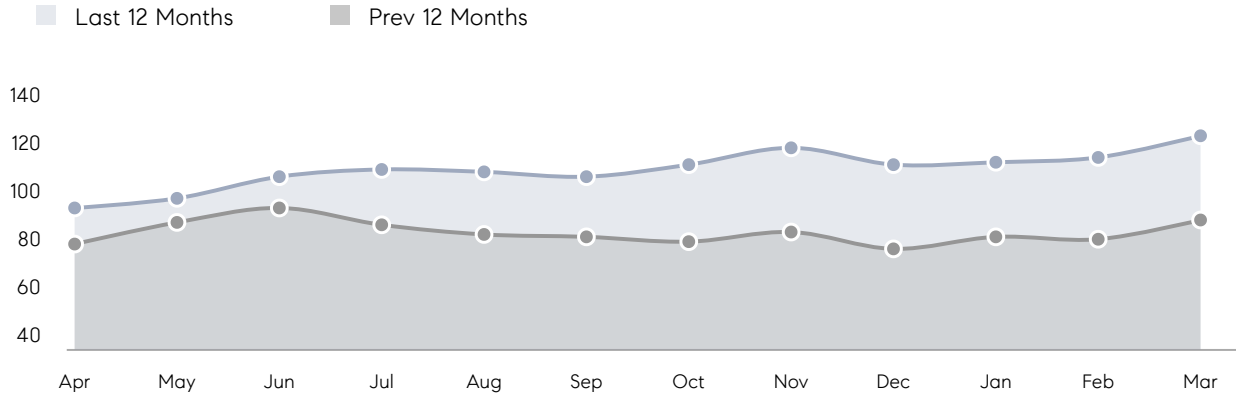
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	117	49	139%
	% OF ASKING PRICE	98%	99%	
	AVERAGE SOLD PRICE	\$1,138,786	\$1,190,194	-4.3%
	# OF CONTRACTS	10	30	-66.7%
	NEW LISTINGS	21	35	-40%
Houses	AVERAGE DOM	123	57	116%
	% OF ASKING PRICE	98%	99%	
	AVERAGE SOLD PRICE	\$1,268,583	\$1,315,250	-4%
	# OF CONTRACTS	10	26	-62%
	NEW LISTINGS	19	29	-34%
Condo/Co-op/TH	AVERAGE DOM	85	20	325%
	% OF ASKING PRICE	96%	100%	
	AVERAGE SOLD PRICE	\$360,000	\$752,500	-52%
	# OF CONTRACTS	0	4	0%
	NEW LISTINGS	2	6	-67%

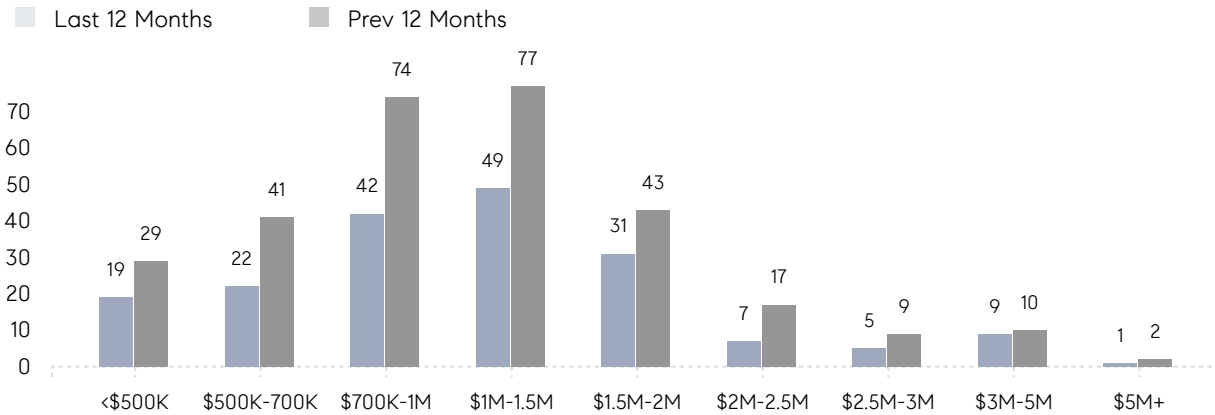
Tenafly

MARCH 2023

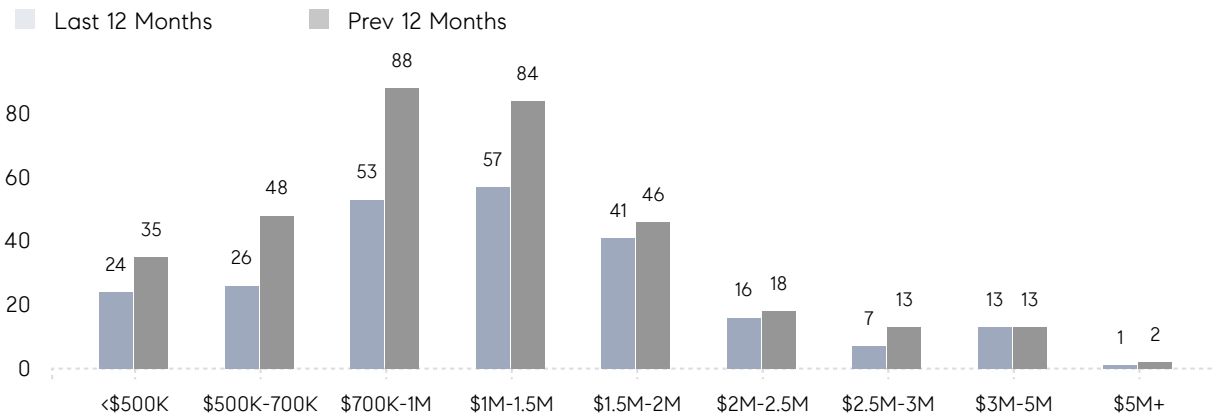
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Upper Saddle River

MARCH 2023

UNDER CONTRACT

12	\$1.2M	\$1.1M
Total Properties	Average Price	Median Price
-14%	8%	17%
Decrease From Mar 2022	Increase From Mar 2022	Increase From Mar 2022

UNITS SOLD

15	\$1.3M	\$1.0M
Total Properties	Average Price	Median Price
-6%	3%	6%
Decrease From Mar 2022	Increase From Mar 2022	Increase From Mar 2022

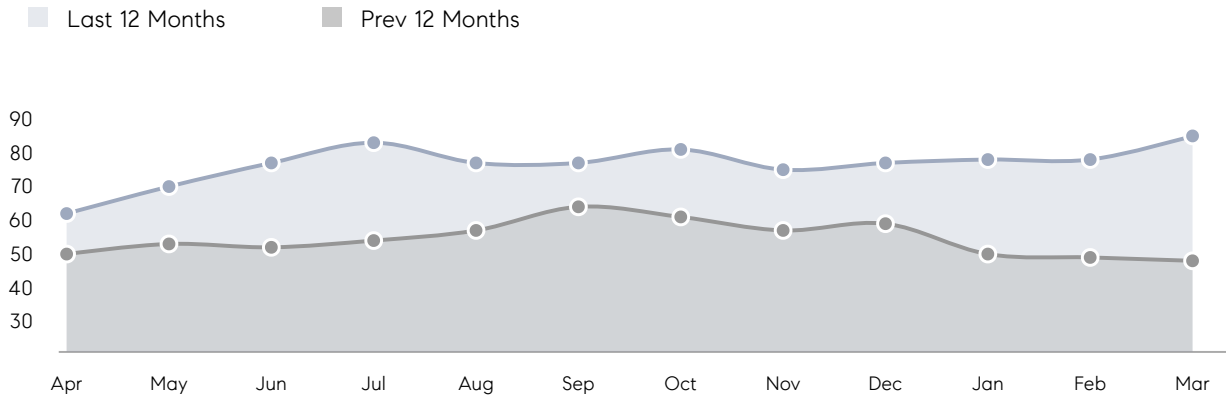
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	62	52	19%
	% OF ASKING PRICE	105%	103%	
	AVERAGE SOLD PRICE	\$1,311,261	\$1,269,111	3.3%
	# OF CONTRACTS	12	14	-14.3%
	NEW LISTINGS	16	13	23%
Houses	AVERAGE DOM	26	58	-55%
	% OF ASKING PRICE	101%	103%	
	AVERAGE SOLD PRICE	\$1,539,916	\$1,310,000	18%
	# OF CONTRACTS	6	9	-33%
	NEW LISTINGS	13	10	30%
Condo/Co-op/TH	AVERAGE DOM	103	10	930%
	% OF ASKING PRICE	108%	105%	
	AVERAGE SOLD PRICE	\$1,049,941	\$982,892	7%
	# OF CONTRACTS	6	5	20%
	NEW LISTINGS	3	3	0%

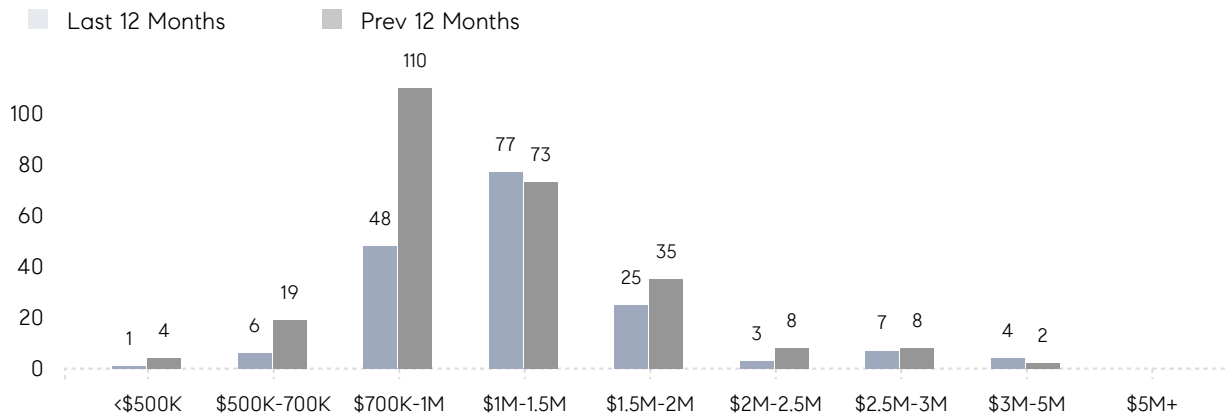
Upper Saddle River

MARCH 2023

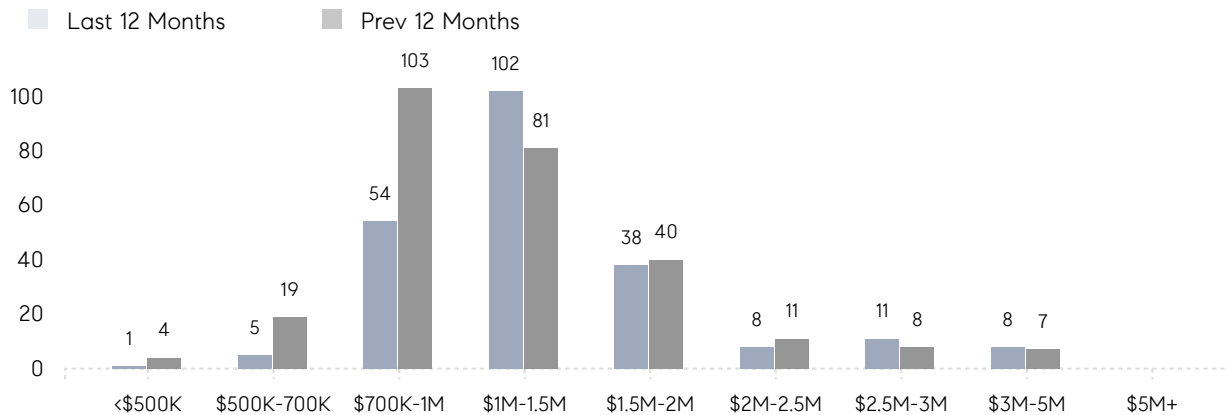
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Waldwick

MARCH 2023

UNDER CONTRACT

10
Total
Properties

\$587K
Average
Price

\$579K
Median
Price

-17%
Decrease From
Mar 2022

12%
Increase From
Mar 2022

15%
Increase From
Mar 2022

UNITS SOLD

6
Total
Properties

\$545K
Average
Price

\$532K
Median
Price

-40%
Decrease From
Mar 2022

-2%
Decrease From
Mar 2022

-11%
Decrease From
Mar 2022

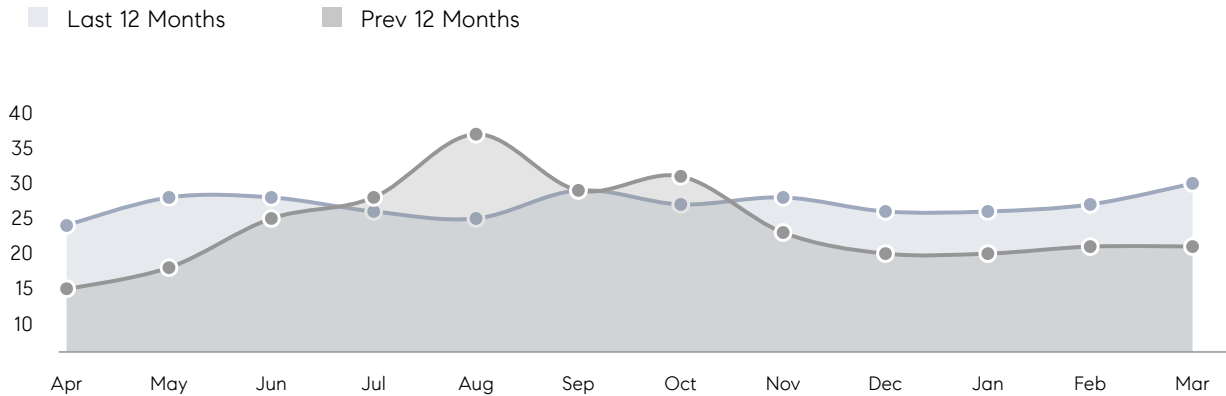
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	19	21	-10%
	% OF ASKING PRICE	108%	107%	
	AVERAGE SOLD PRICE	\$545,817	\$557,637	-2.1%
	# OF CONTRACTS	10	12	-16.7%
	NEW LISTINGS	12	13	-8%
Houses	AVERAGE DOM	22	21	5%
	% OF ASKING PRICE	105%	107%	
	AVERAGE SOLD PRICE	\$558,980	\$576,041	-3%
	# OF CONTRACTS	9	12	-25%
	NEW LISTINGS	11	13	-15%
Condo/Co-op/TH	AVERAGE DOM	7	17	-59%
	% OF ASKING PRICE	127%	106%	
	AVERAGE SOLD PRICE	\$480,000	\$392,000	22%
	# OF CONTRACTS	1	0	0%
	NEW LISTINGS	1	0	0%

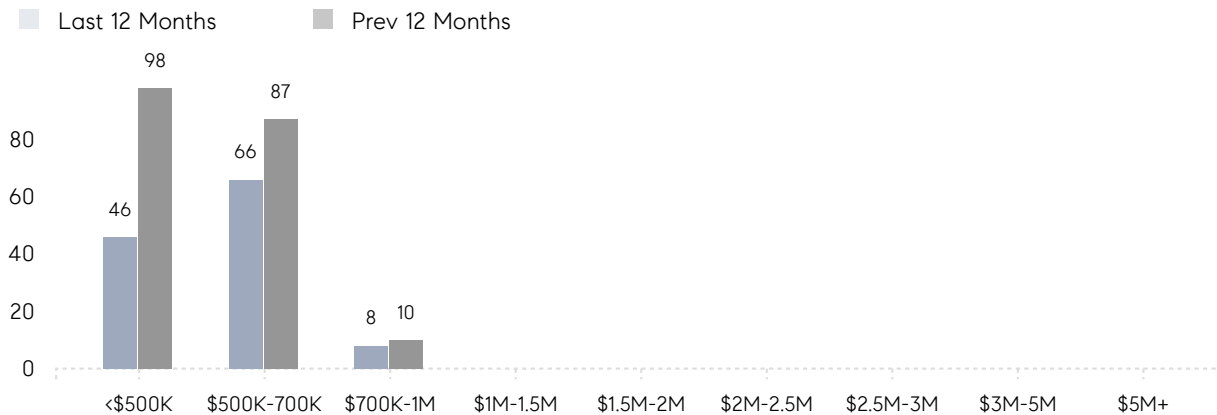
Waldwick

MARCH 2023

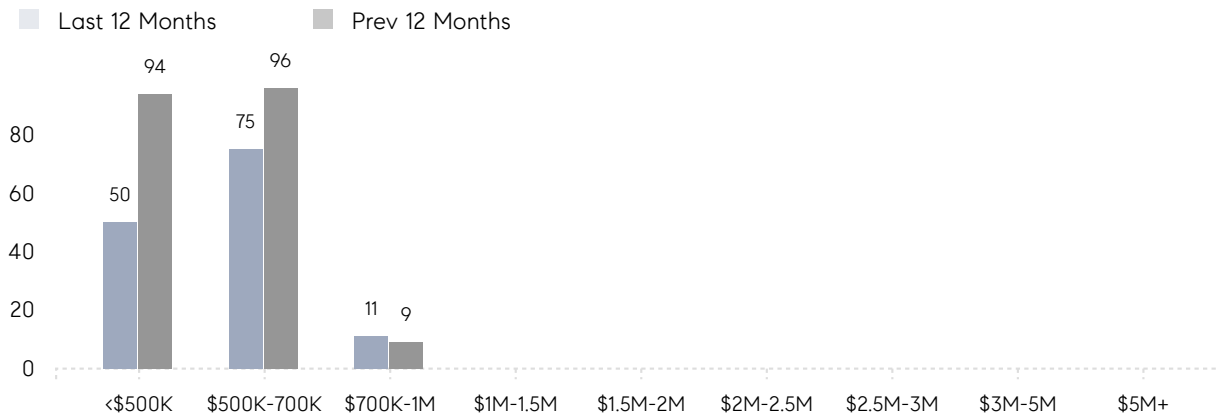
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Wallington

MARCH 2023

UNDER CONTRACT

1	\$519K	\$519K
Total Properties	Average Price	Median Price
-80%	-26%	-28%
Decrease From Mar 2022	Decrease From Mar 2022	Decrease From Mar 2022

UNITS SOLD

4	\$436K	\$362K
Total Properties	Average Price	Median Price
100%	14%	-5%
Increase From Mar 2022	Increase From Mar 2022	Decrease From Mar 2022

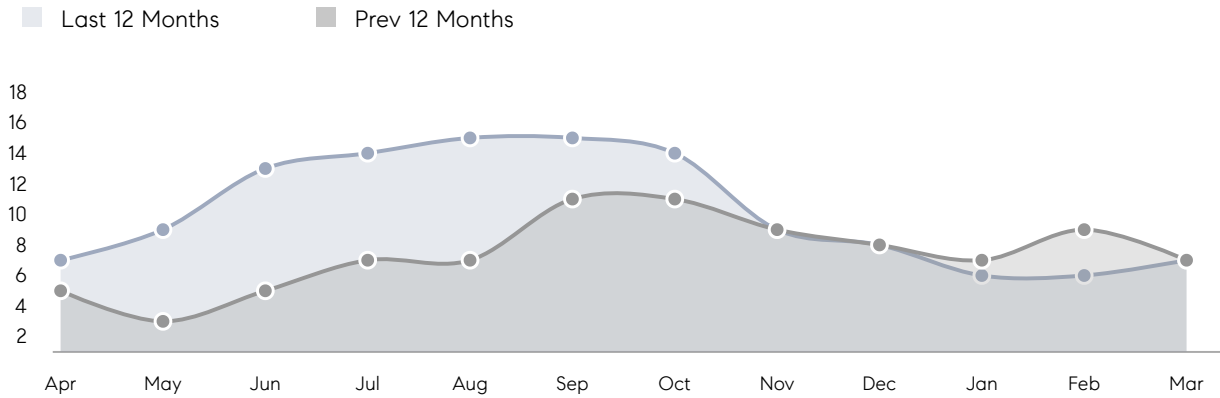
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	47	59	-20%
	% OF ASKING PRICE	96%	97%	
	AVERAGE SOLD PRICE	\$436,250	\$383,500	13.8%
	# OF CONTRACTS	1	5	-80.0%
	NEW LISTINGS	2	4	-50%
Houses	AVERAGE DOM	59	59	0%
	% OF ASKING PRICE	94%	97%	
	AVERAGE SOLD PRICE	\$446,667	\$383,500	16%
	# OF CONTRACTS	1	5	-80%
	NEW LISTINGS	2	4	-50%
Condo/Co-op/TH	AVERAGE DOM	10	-	-
	% OF ASKING PRICE	103%	-	
	AVERAGE SOLD PRICE	\$405,000	-	-
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	0	0%

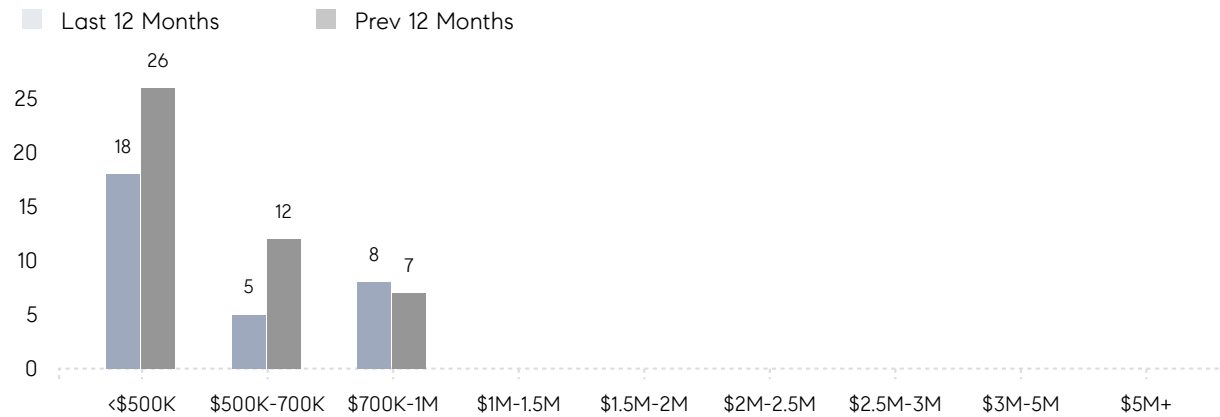
Wallington

MARCH 2023

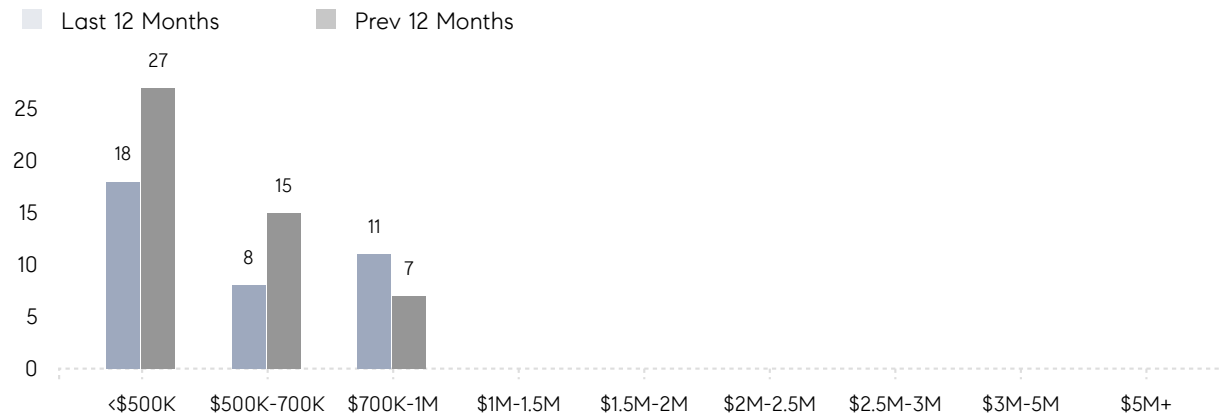
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Washington Township

MARCH 2023

UNDER CONTRACT

7	\$584K	\$549K
Total Properties	Average Price	Median Price
-84%	-6%	-9%
Decrease From Mar 2022	Decrease From Mar 2022	Decrease From Mar 2022

UNITS SOLD

8	\$600K	\$587K
Total Properties	Average Price	Median Price
-73%	-5%	6%
Decrease From Mar 2022	Decrease From Mar 2022	Increase From Mar 2022

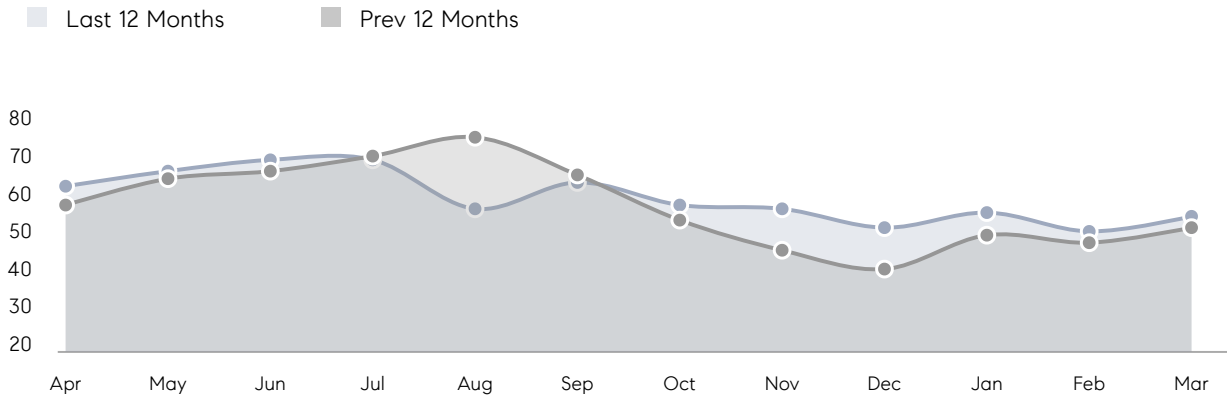
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	43	33	30%
	% OF ASKING PRICE	98%	103%	
	AVERAGE SOLD PRICE	\$600,500	\$632,117	-5.0%
	# OF CONTRACTS	7	44	-84.1%
	NEW LISTINGS	10	46	-78%
Houses	AVERAGE DOM	65	35	86%
	% OF ASKING PRICE	98%	103%	
	AVERAGE SOLD PRICE	\$626,000	\$657,558	-5%
	# OF CONTRACTS	5	38	-87%
	NEW LISTINGS	9	39	-77%
Condo/Co-op/TH	AVERAGE DOM	22	25	-12%
	% OF ASKING PRICE	99%	105%	
	AVERAGE SOLD PRICE	\$575,000	\$466,750	23%
	# OF CONTRACTS	2	6	-67%
	NEW LISTINGS	1	7	-86%

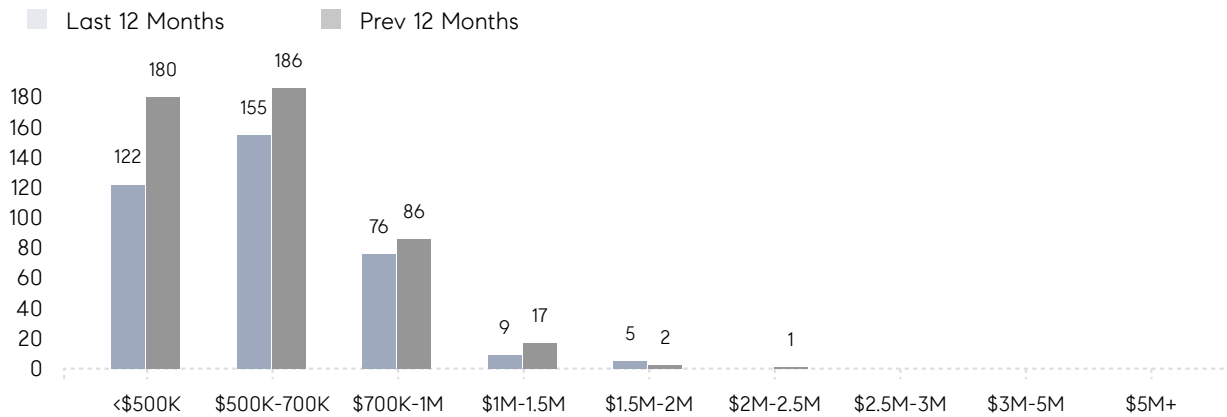
Washington Township

MARCH 2023

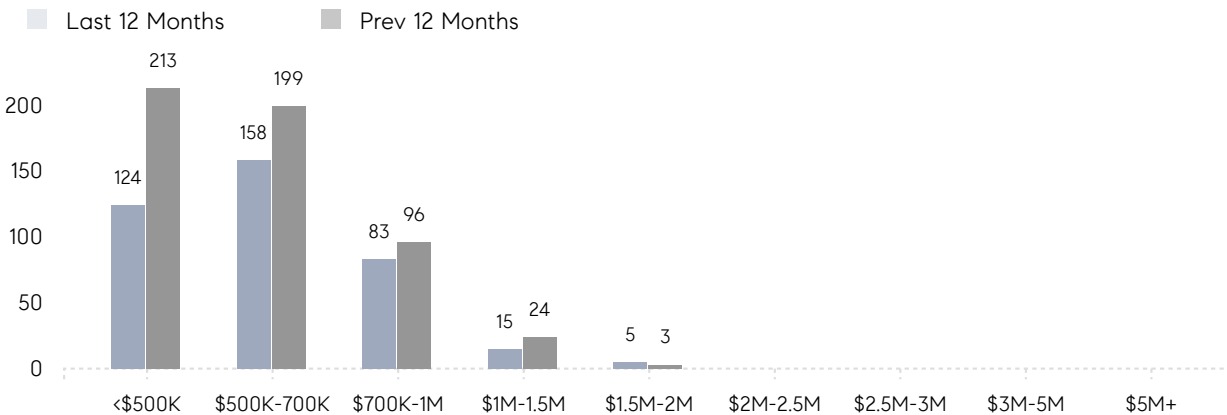
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Westwood

MARCH 2023

UNDER CONTRACT

7
Total
Properties

\$513K
Average
Price

\$499K
Median
Price

-36%
Decrease From
Mar 2022

-4%
Decrease From
Mar 2022

-9%
Decrease From
Mar 2022

UNITS SOLD

4
Total
Properties

\$546K
Average
Price

\$537K
Median
Price

-60%
Decrease From
Mar 2022

38%
Increase From
Mar 2022

35%
Increase From
Mar 2022

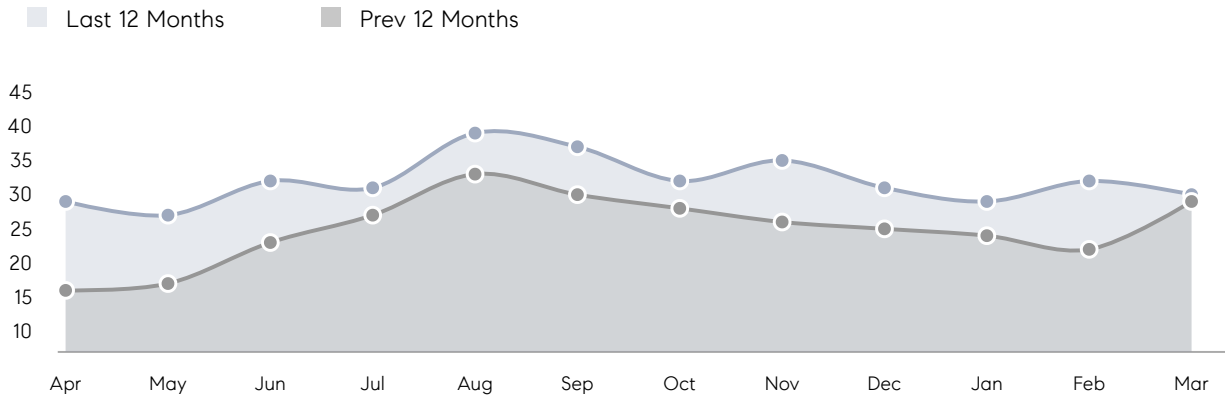
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	16	21	-24%
	% OF ASKING PRICE	105%	102%	
	AVERAGE SOLD PRICE	\$546,250	\$397,000	37.6%
	# OF CONTRACTS	7	11	-36.4%
	NEW LISTINGS	6	15	-60%
Houses	AVERAGE DOM	16	25	-36%
	% OF ASKING PRICE	105%	105%	
	AVERAGE SOLD PRICE	\$546,250	\$510,833	7%
	# OF CONTRACTS	6	10	-40%
	NEW LISTINGS	6	15	-60%
Condo/Co-op/TH	AVERAGE DOM	-	16	-
	% OF ASKING PRICE	-	98%	
	AVERAGE SOLD PRICE	-	\$226,250	-
	# OF CONTRACTS	1	1	0%
	NEW LISTINGS	0	0	0%

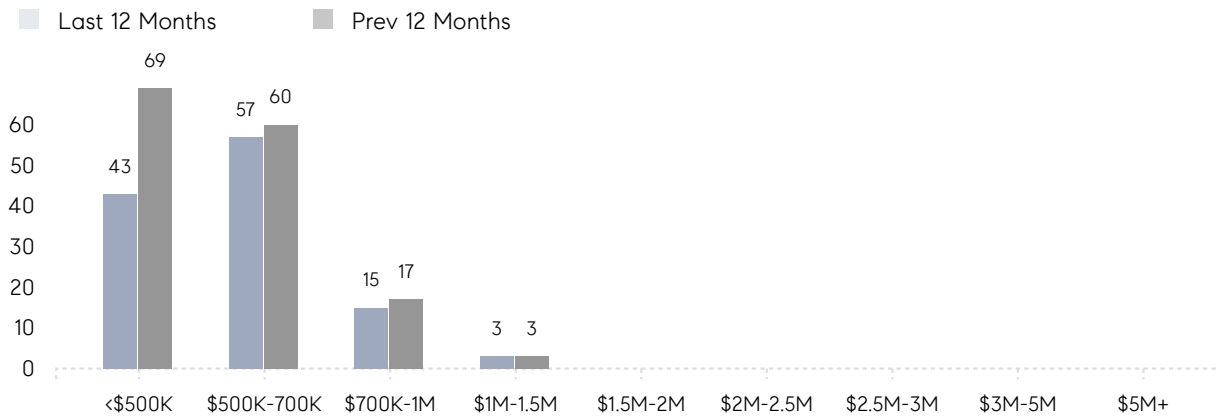
Westwood

MARCH 2023

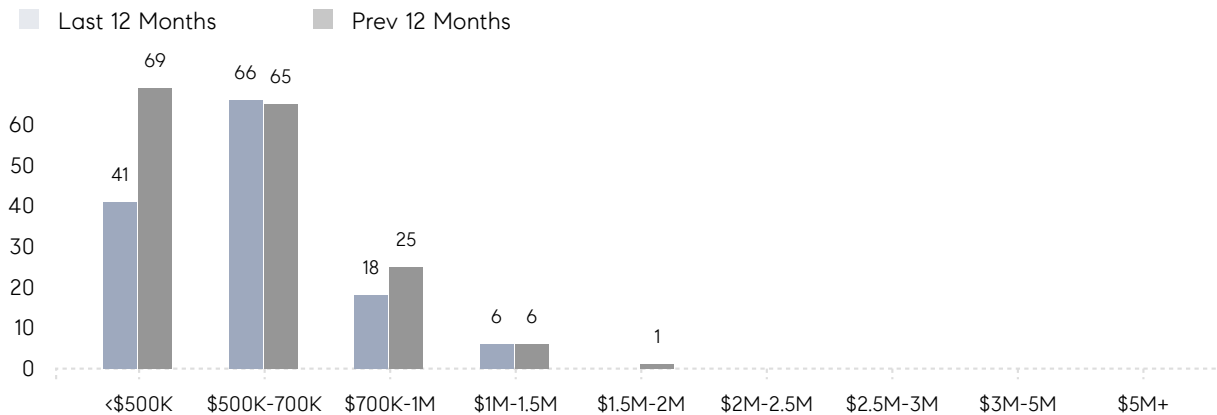
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Woodcliff Lake

MARCH 2023

UNDER CONTRACT

6	\$1.0M	\$1.0M
Total Properties	Average Price	Median Price
-60%	-18%	-15%
Decrease From Mar 2022	Decrease From Mar 2022	Decrease From Mar 2022

UNITS SOLD

7	\$1.0M	\$870K
Total Properties	Average Price	Median Price
0%	-10%	-22%
Change From Mar 2022	Decrease From Mar 2022	Decrease From Mar 2022

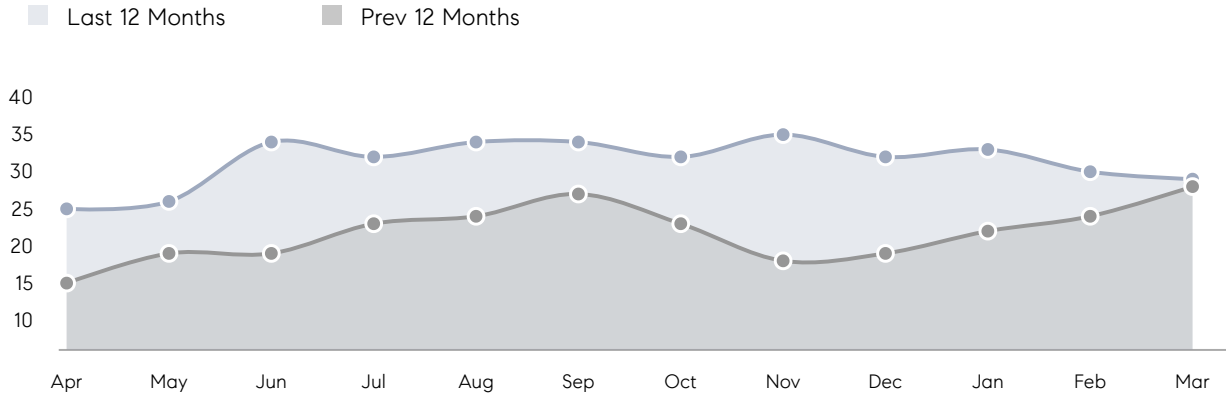
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	74	20	270%
	% OF ASKING PRICE	99%	104%	
	AVERAGE SOLD PRICE	\$1,039,707	\$1,156,457	-10.1%
	# OF CONTRACTS	6	15	-60.0%
	NEW LISTINGS	4	20	-80%
Houses	AVERAGE DOM	74	20	270%
	% OF ASKING PRICE	99%	104%	
	AVERAGE SOLD PRICE	\$1,039,707	\$1,156,457	-10%
	# OF CONTRACTS	6	14	-57%
	NEW LISTINGS	3	19	-84%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	0	1	0%
	NEW LISTINGS	1	1	0%

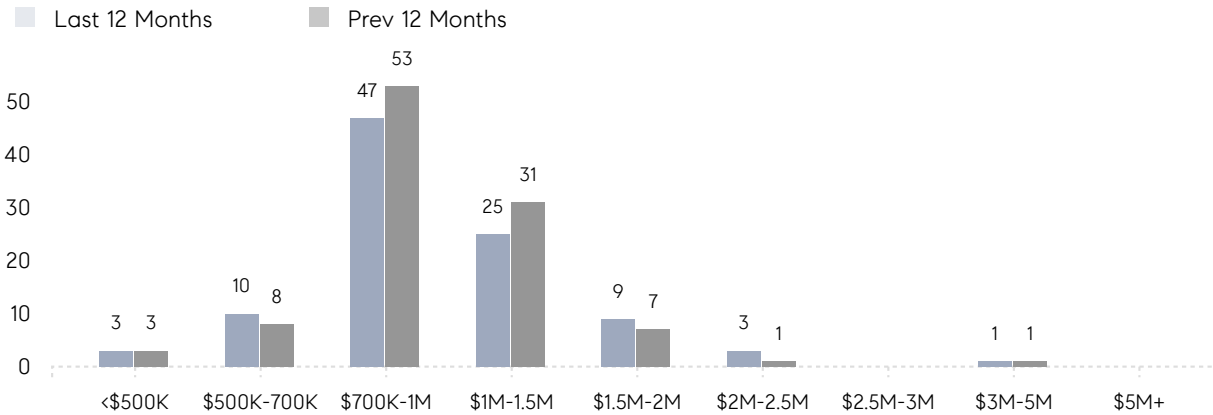
Woodcliff Lake

MARCH 2023

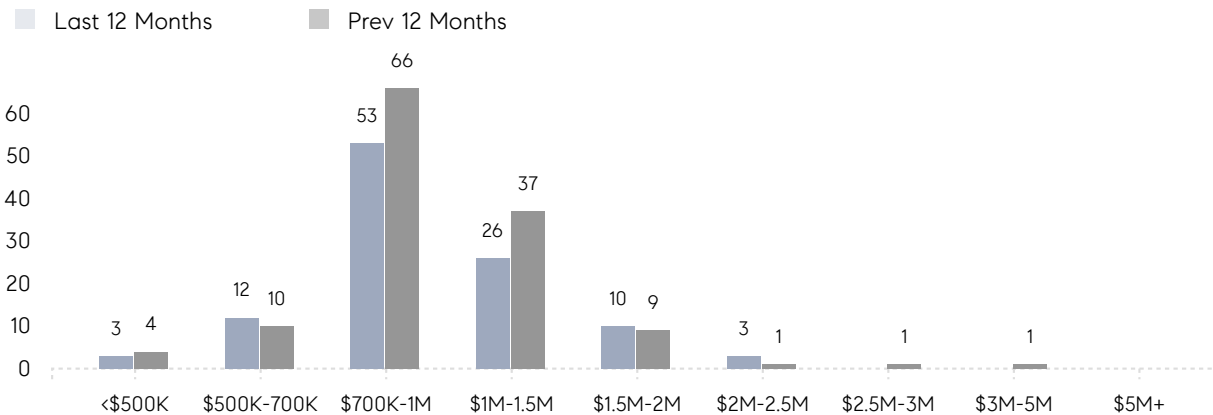
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Wood-Ridge

MARCH 2023

UNDER CONTRACT

4
Total
Properties

\$504K
Average
Price

\$497K
Median
Price

-79%
Decrease From
Mar 2022

-9%
Decrease From
Mar 2022

0%
Change From
Mar 2022

UNITS SOLD

5
Total
Properties

\$635K
Average
Price

\$605K
Median
Price

-69%
Decrease From
Mar 2022

16%
Increase From
Mar 2022

10%
Increase From
Mar 2022

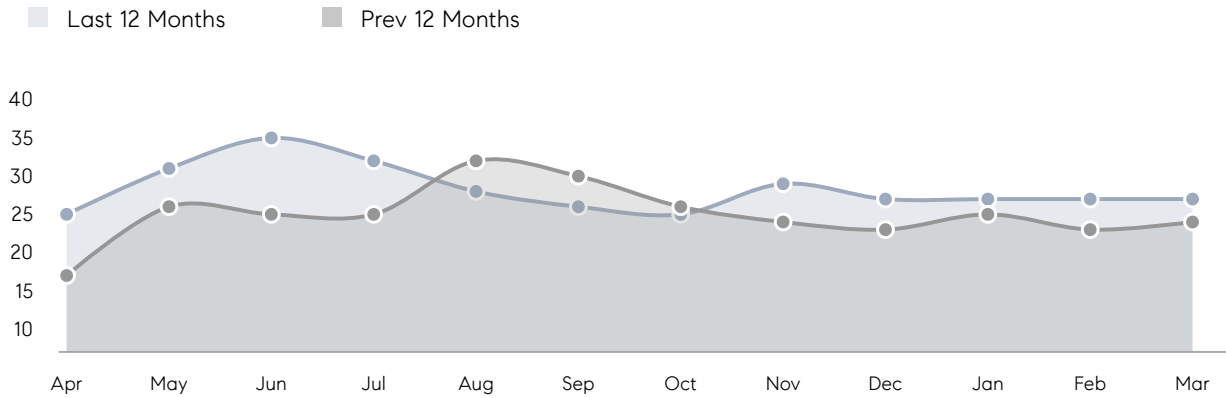
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	23	37	-38%
	% OF ASKING PRICE	100%	100%	
	AVERAGE SOLD PRICE	\$635,541	\$548,528	15.9%
	# OF CONTRACTS	4	19	-78.9%
	NEW LISTINGS	5	22	-77%
Houses	AVERAGE DOM	73	56	30%
	% OF ASKING PRICE	92%	97%	
	AVERAGE SOLD PRICE	\$999,000	\$548,238	82%
	# OF CONTRACTS	2	10	-80%
	NEW LISTINGS	1	12	-92%
Condo/Co-op/TH	AVERAGE DOM	11	17	-35%
	% OF ASKING PRICE	102%	103%	
	AVERAGE SOLD PRICE	\$544,677	\$548,819	-1%
	# OF CONTRACTS	2	9	-78%
	NEW LISTINGS	4	10	-60%

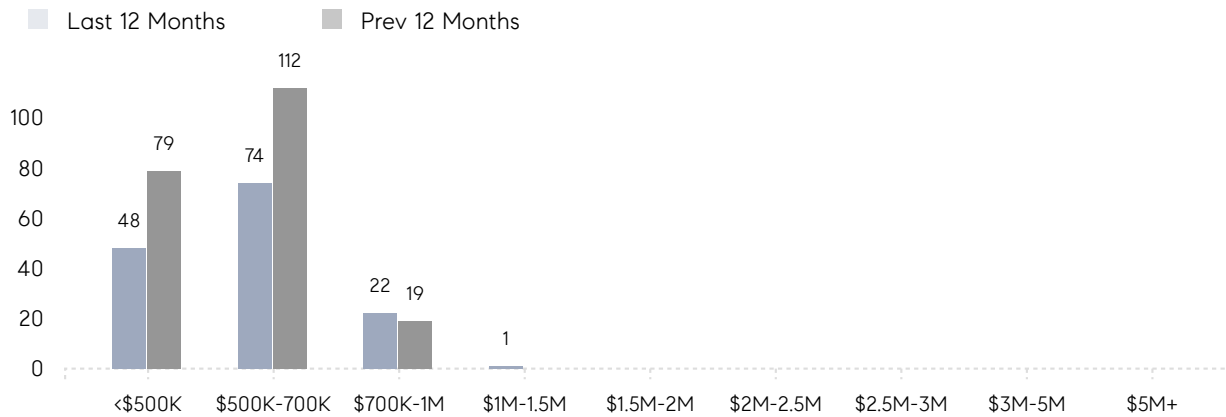
Wood-Ridge

MARCH 2023

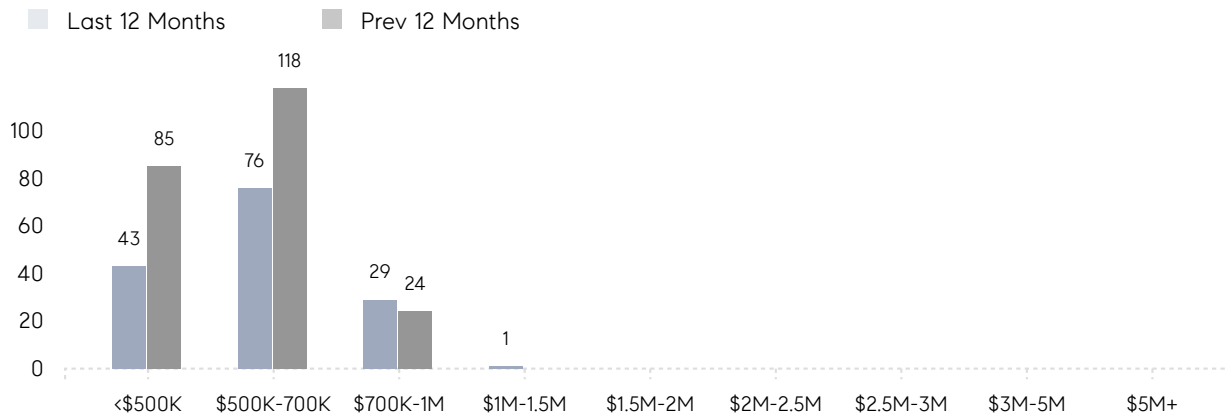
Monthly Inventory



Contracts By Price Range



Listings By Price Range



Wyckoff

MARCH 2023

UNDER CONTRACT

15
Total
Properties

\$993K
Average
Price

\$969K
Median
Price

-12%
Decrease From
Mar 2022

14%
Increase From
Mar 2022

14%
Increase From
Mar 2022

UNITS SOLD

13
Total
Properties

\$885K
Average
Price

\$791K
Median
Price

8%
Increase From
Mar 2022

-18%
Decrease From
Mar 2022

-23%
Decrease From
Mar 2022

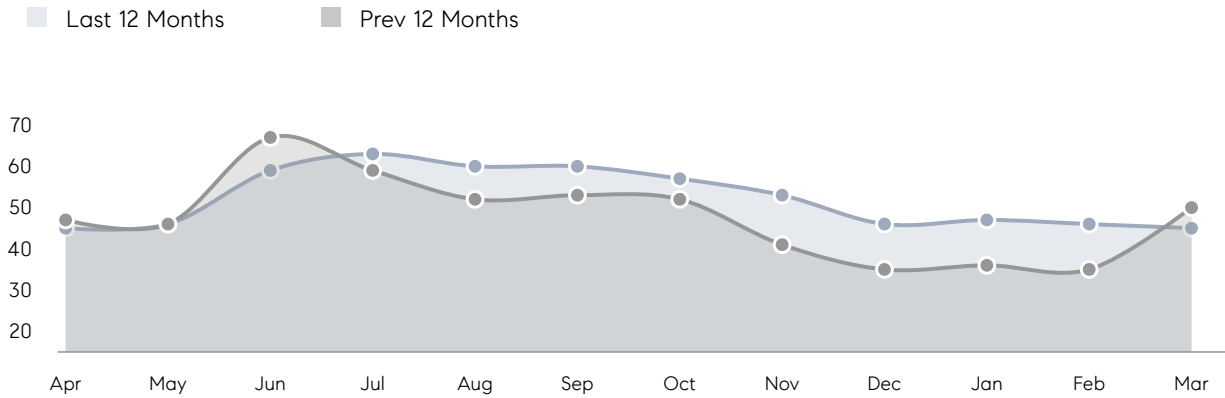
Property Statistics

		Mar 2023	Mar 2022	% Change
Overall	AVERAGE DOM	45	25	80%
	% OF ASKING PRICE	100%	106%	
	AVERAGE SOLD PRICE	\$885,461	\$1,077,083	-17.8%
	# OF CONTRACTS	15	17	-11.8%
	NEW LISTINGS	15	32	-53%
Houses	AVERAGE DOM	47	26	81%
	% OF ASKING PRICE	100%	106%	
	AVERAGE SOLD PRICE	\$893,333	\$1,107,727	-19%
	# OF CONTRACTS	15	17	-12%
	NEW LISTINGS	15	30	-50%
Condo/Co-op/TH	AVERAGE DOM	19	8	138%
	% OF ASKING PRICE	94%	110%	
	AVERAGE SOLD PRICE	\$791,000	\$740,000	7%
	# OF CONTRACTS	0	0	0%
	NEW LISTINGS	0	2	0%

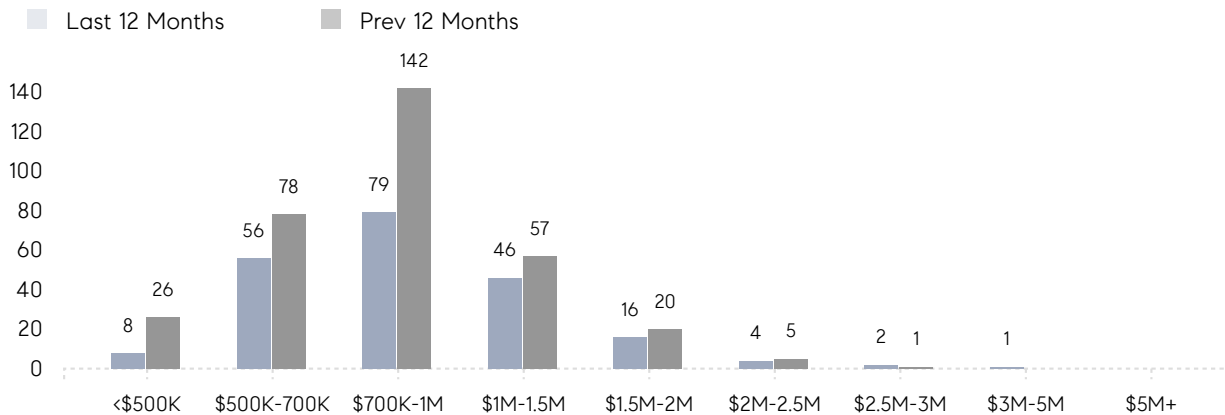
Wyckoff

MARCH 2023

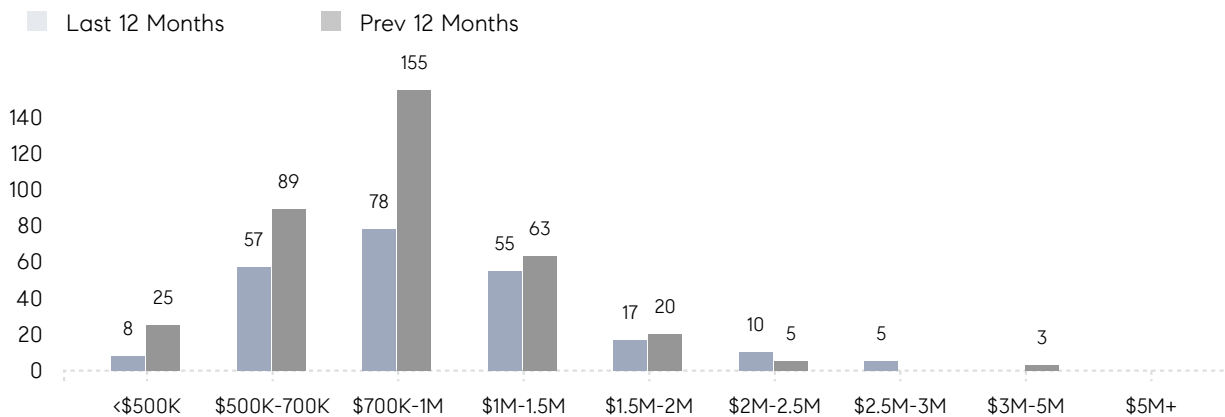
Monthly Inventory



Contracts By Price Range



Listings By Price Range





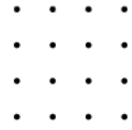
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Allendale

MARCH 2023



\$1.0M

Average
Sales Price

400%

Increase In Sales
From Mar 2022

\$895K

Median
Sales Price

-50%

Decrease In Contracts
From Mar 2022

100%

Average %
Of Asking Price

71%

Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

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Alpine

MARCH 2023



\$2.3M

Average
Sales Price

100%

Increase In Sales
From Mar 2022

\$2.3M

Median
Sales Price

50%

Increase In Contracts
From Mar 2022

95%

Average %
Of Asking Price

105%

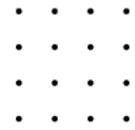
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Bergenfield

MARCH 2023



\$418K

Average
Sales Price

-88%

Decrease In Sales
From Mar 2022

\$435K

Median
Sales Price

-59%

Decrease In Contracts
From Mar 2022

99%

Average %
Of Asking Price

200%

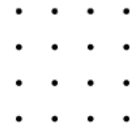
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Bogota

MARCH 2023



\$550K

Average
Sales Price

-67%

Decrease In Sales
From Mar 2022

\$550K

Median
Sales Price

-9%

Decrease In Contracts
From Mar 2022

93%

Average %
Of Asking Price

21%

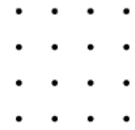
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Carlstadt

MARCH 2023



—

Average
Sales Price

0%

Change In Sales
From Mar 2022

—

Median
Sales Price

100%

Increase In Contracts
From Mar 2022

—

Average %
Of Asking Price

—

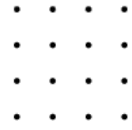
Change In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Cliffside Park

MARCH 2023



\$637K

Average
Sales Price

-41%

Decrease In Sales
From Mar 2022

\$549K

Median
Sales Price

-21%

Decrease In Contracts
From Mar 2022

96%

Average %
Of Asking Price

1%

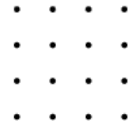
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Closter

MARCH 2023



\$1.0M

Average
Sales Price

-67%

Decrease In Sales
From Mar 2022

\$1.0M

Median
Sales Price

-62%

Decrease In Contracts
From Mar 2022

97%

Average %
Of Asking Price

-22%

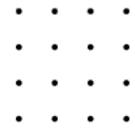
Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Cresskill

MARCH 2023



\$824K

Average
Sales Price

-54%

Decrease In Sales
From Mar 2022

\$682K

Median
Sales Price

-62%

Decrease In Contracts
From Mar 2022

98%

Average %
Of Asking Price

59%

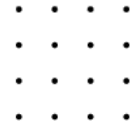
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Demarest

MARCH 2023



\$1.2M

Average
Sales Price

0%

Change In Sales
From Mar 2022

\$1.6M

Median
Sales Price

-10%

Decrease In Contracts
From Mar 2022

91%

Average %
Of Asking Price

405%

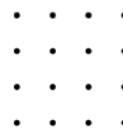
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Dumont

MARCH 2023



\$469K

Average
Sales Price

-33%

Decrease In Sales
From Mar 2022

\$470K

Median
Sales Price

-33%

Decrease In Contracts
From Mar 2022

98%

Average %
Of Asking Price

293%

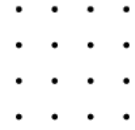
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Edgewater

MARCH 2023



\$655K

Average
Sales Price

-40%

Decrease In Sales
From Mar 2022

\$505K

Median
Sales Price

24%

Increase In Contracts
From Mar 2022

98%

Average %
Of Asking Price

-2%

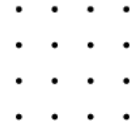
Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Elmwood Park

MARCH 2023



\$474K

Average
Sales Price

-27%

Decrease In Sales
From Mar 2022

\$480K

Median
Sales Price

-50%

Decrease In Contracts
From Mar 2022

100%

Average %
Of Asking Price

-51%

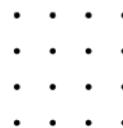
Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Emerson

MARCH 2023



\$597K

Average
Sales Price

-33%

Decrease In Sales
From Mar 2022

\$607K

Median
Sales Price

-14%

Decrease In Contracts
From Mar 2022

99%

Average %
Of Asking Price

-29%

Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Englewood

MARCH 2023



\$490K

Average
Sales Price

-35%

Decrease In Sales
From Mar 2022

\$337K

Median
Sales Price

-60%

Decrease In Contracts
From Mar 2022

98%

Average %
Of Asking Price

-35%

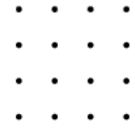
Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Englewood Cliffs

MARCH 2023



\$1.4M

Average
Sales Price

-25%

Decrease In Sales
From Mar 2022

\$1.6M

Median
Sales Price

-43%

Decrease In Contracts
From Mar 2022

93%

Average %
Of Asking Price

3%

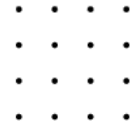
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Fair Lawn

MARCH 2023



\$640K

Average
Sales Price

-25%

Decrease In Sales
From Mar 2022

\$635K

Median
Sales Price

-26%

Decrease In Contracts
From Mar 2022

103%

Average %
Of Asking Price

3%

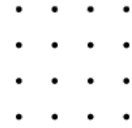
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Fairview

MARCH 2023



\$514K

Average
Sales Price

20%

Increase In Sales
From Mar 2022

\$372K

Median
Sales Price

-44%

Decrease In Contracts
From Mar 2022

98%

Average %
Of Asking Price

-25%

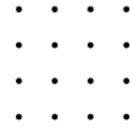
Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Fort Lee

MARCH 2023



\$542K

Average
Sales Price

-31%

Decrease In Sales
From Mar 2022

\$500K

Median
Sales Price

-8%

Decrease In Contracts
From Mar 2022

97%

Average %
Of Asking Price

-32%

Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Franklin Lakes

MARCH 2023



\$1.3M

Average
Sales Price

-6%

Decrease In Sales
From Mar 2022

\$1.5M

Median
Sales Price

-28%

Decrease In Contracts
From Mar 2022

104%

Average %
Of Asking Price

16%

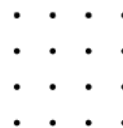
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Garfield City

MARCH 2023



\$456K

Average
Sales Price

-30%

Decrease In Sales
From Mar 2022

\$480K

Median
Sales Price

20%

Increase In Contracts
From Mar 2022

100%

Average %
Of Asking Price

67%

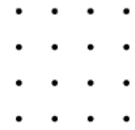
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Glen Rock

MARCH 2023



\$719K

Average
Sales Price

50%

Increase In Sales
From Mar 2022

\$625K

Median
Sales Price

-40%

Decrease In Contracts
From Mar 2022

103%

Average %
Of Asking Price

310%

Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Hackensack

MARCH 2023



\$402K

Average
Sales Price

-41%

Decrease In Sales
From Mar 2022

\$365K

Median
Sales Price

13%

Increase In Contracts
From Mar 2022

97%

Average %
Of Asking Price

-6%

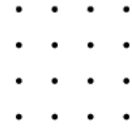
Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Haworth

MARCH 2023



\$908K

Average
Sales Price

33%

Increase In Sales
From Mar 2022

\$980K

Median
Sales Price

-12%

Decrease In Contracts
From Mar 2022

99%

Average %
Of Asking Price

-54%

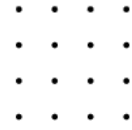
Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Harrington Park

MARCH 2023



\$825K

Average
Sales Price

-33%

Decrease In Sales
From Mar 2022

\$825K

Median
Sales Price

29%

Increase In Contracts
From Mar 2022

102%

Average %
Of Asking Price

-78%

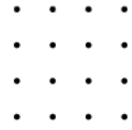
Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Hasbrouck Heights

MARCH 2023



\$713K

Average
Sales Price

-45%

Decrease In Sales
From Mar 2022

\$675K

Median
Sales Price

0%

Change In Contracts
From Mar 2022

101%

Average %
Of Asking Price

125%

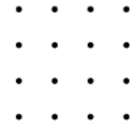
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Hillsdale

MARCH 2023



\$588K

Average
Sales Price

40%

Increase In Sales
From Mar 2022

\$535K

Median
Sales Price

-37%

Decrease In Contracts
From Mar 2022

100%

Average %
Of Asking Price

-6%

Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Ho-Ho-Kus

MARCH 2023



\$861K

Average
Sales Price

-67%

Decrease In Sales
From Mar 2022

\$861K

Median
Sales Price

-30%

Decrease In Contracts
From Mar 2022

96%

Average %
Of Asking Price

79%

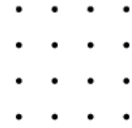
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Leonia

MARCH 2023



\$625K

Average
Sales Price

-73%

Decrease In Sales
From Mar 2022

\$550K

Median
Sales Price

-25%

Decrease In Contracts
From Mar 2022

98%

Average %
Of Asking Price

21%

Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Little Ferry

MARCH 2023



\$368K

Average
Sales Price

-75%

Decrease In Sales
From Mar 2022

\$368K

Median
Sales Price

75%

Increase In Contracts
From Mar 2022

101%

Average %
Of Asking Price

-4%

Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Lodi

MARCH 2023



\$442K

Average
Sales Price

-71%

Decrease In Sales
From Mar 2022

\$442K

Median
Sales Price

-79%

Decrease In Contracts
From Mar 2022

90%

Average %
Of Asking Price

154%

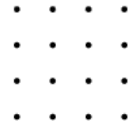
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Lyndhurst

MARCH 2023



\$529K

Average
Sales Price

50%

Increase In Sales
From Mar 2022

\$540K

Median
Sales Price

-57%

Decrease In Contracts
From Mar 2022

99%

Average %
Of Asking Price

-49%

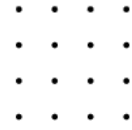
Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Mahwah

MARCH 2023



\$645K

Average
Sales Price

-46%

Decrease In Sales
From Mar 2022

\$610K

Median
Sales Price

-51%

Decrease In Contracts
From Mar 2022

101%

Average %
Of Asking Price

31%

Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Maywood

MARCH 2023



\$473K

Average
Sales Price

-56%

Decrease In Sales
From Mar 2022

\$487K

Median
Sales Price

-33%

Decrease In Contracts
From Mar 2022

94%

Average %
Of Asking Price

124%

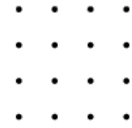
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Midland Park

MARCH 2023



\$616K

Average
Sales Price

20%

Increase In Sales
From Mar 2022

\$581K

Median
Sales Price

-77%

Decrease In Contracts
From Mar 2022

107%

Average %
Of Asking Price

-74%

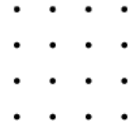
Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Montvale

MARCH 2023



\$805K

Average
Sales Price

0%

Change In Sales
From Mar 2022

\$732K

Median
Sales Price

-35%

Decrease In Contracts
From Mar 2022

98%

Average %
Of Asking Price

3%

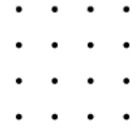
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Moonachie

MARCH 2023



\$395K

Average
Sales Price

0%

Change In Sales
From Mar 2022

\$395K

Median
Sales Price

-67%

Decrease In Contracts
From Mar 2022

107%

Average %
Of Asking Price

-74%

Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

New Milford

MARCH 2023



\$576K

Average
Sales Price

10%

Increase In Sales
From Mar 2022

\$535K

Median
Sales Price

-41%

Decrease In Contracts
From Mar 2022

99%

Average %
Of Asking Price

43%

Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

North Arlington

MARCH 2023



\$422K

Average
Sales Price

0%

Change In Sales
From Mar 2022

\$427K

Median
Sales Price

-30%

Decrease In Contracts
From Mar 2022

102%

Average %
Of Asking Price

-38%

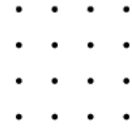
Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

North Bergen

MARCH 2023



\$438K

Average
Sales Price

-14%

Decrease In Sales
From Mar 2022

\$315K

Median
Sales Price

-46%

Decrease In Contracts
From Mar 2022

97%

Average %
Of Asking Price

20%

Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Northvale

MARCH 2023



\$660K

Average
Sales Price

-67%

Decrease In Sales
From Mar 2022

\$660K

Median
Sales Price

-64%

Decrease In Contracts
From Mar 2022

97%

Average %
Of Asking Price

62%

Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Norwood

MARCH 2023



\$1.3M

Average
Sales Price

-82%

Decrease In Sales
From Mar 2022

\$1.3M

Median
Sales Price

-80%

Decrease In Contracts
From Mar 2022

95%

Average %
Of Asking Price

143%

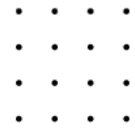
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Oakland

MARCH 2023



\$636K

Average
Sales Price

38%

Increase In Sales
From Mar 2022

\$635K

Median
Sales Price

5%

Increase In Contracts
From Mar 2022

106%

Average %
Of Asking Price

-14%

Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Old Tappan

MARCH 2023



\$802K

Average
Sales Price

700%

Increase In Sales
From Mar 2022

\$762K

Median
Sales Price

-27%

Decrease In Contracts
From Mar 2022

99%

Average %
Of Asking Price

152%

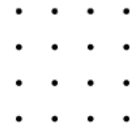
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Oradell

MARCH 2023



\$705K

Average
Sales Price

14%

Increase In Sales
From Mar 2022

\$721K

Median
Sales Price

-18%

Decrease In Contracts
From Mar 2022

99%

Average %
Of Asking Price

7%

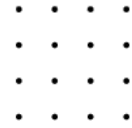
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Palisades Park

MARCH 2023



\$776K

Average
Sales Price

-76%

Decrease In Sales
From Mar 2022

\$725K

Median
Sales Price

-23%

Decrease In Contracts
From Mar 2022

101%

Average %
Of Asking Price

-20%

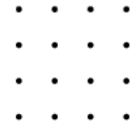
Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Paramus

MARCH 2023



\$1.1M

Average
Sales Price

-25%

Decrease In Sales
From Mar 2022

\$900K

Median
Sales Price

-41%

Decrease In Contracts
From Mar 2022

105%

Average %
Of Asking Price

11%

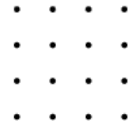
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Park Ridge

MARCH 2023



\$647K

Average
Sales Price

200%

Increase In Sales
From Mar 2022

\$625K

Median
Sales Price

25%

Increase In Contracts
From Mar 2022

106%

Average %
Of Asking Price

200%

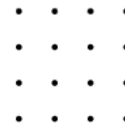
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Ramsey

MARCH 2023



\$640K

Average
Sales Price

-50%

Decrease In Sales
From Mar 2022

\$615K

Median
Sales Price

-52%

Decrease In Contracts
From Mar 2022

101%

Average %
Of Asking Price

-63%

Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Ridgefield

MARCH 2023



\$575K

Average
Sales Price

-43%

Decrease In Sales
From Mar 2022

\$539K

Median
Sales Price

29%

Increase In Contracts
From Mar 2022

92%

Average %
Of Asking Price

147%

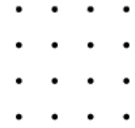
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Ridgefield Park

MARCH 2023



\$406K

Average
Sales Price

-25%

Decrease In Sales
From Mar 2022

\$455K

Median
Sales Price

0%

Change In Contracts
From Mar 2022

97%

Average %
Of Asking Price

0%

Change In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Ridgewood

MARCH 2023



\$1.1M

Average
Sales Price

43%

Increase In Sales
From Mar 2022

\$1.0M

Median
Sales Price

-56%

Decrease In Contracts
From Mar 2022

109%

Average %
Of Asking Price

-37%

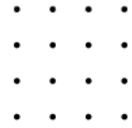
Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

River Edge

MARCH 2023



\$798K

Average
Sales Price

-18%

Decrease In Sales
From Mar 2022

\$745K

Median
Sales Price

9%

Increase In Contracts
From Mar 2022

99%

Average %
Of Asking Price

35%

Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

River Vale

MARCH 2023



\$804K

Average
Sales Price

-38%

Decrease In Sales
From Mar 2022

\$780K

Median
Sales Price

0%

Change In Contracts
From Mar 2022

98%

Average %
Of Asking Price

25%

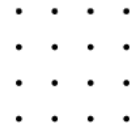
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Rochelle Park

MARCH 2023



\$482K

Average
Sales Price

0%

Change In Sales
From Mar 2022

\$517K

Median
Sales Price

-14%

Decrease In Contracts
From Mar 2022

98%

Average %
Of Asking Price

—

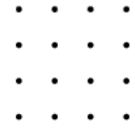
Change In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Rutherford

MARCH 2023



\$412K

Average
Sales Price

-64%

Decrease In Sales
From Mar 2022

\$380K

Median
Sales Price

-44%

Decrease In Contracts
From Mar 2022

100%

Average %
Of Asking Price

-44%

Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Saddle Brook

MARCH 2023



\$511K

Average
Sales Price

11%

Increase In Sales
From Mar 2022

\$477K

Median
Sales Price

-9%

Decrease In Contracts
From Mar 2022

100%

Average %
Of Asking Price

62%

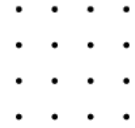
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Saddle River

MARCH 2023



\$2.6M

Average
Sales Price

-25%

Decrease In Sales
From Mar 2022

\$2.6M

Median
Sales Price

-33%

Decrease In Contracts
From Mar 2022

88%

Average %
Of Asking Price

82%

Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Teaneck

MARCH 2023



\$586K

Average
Sales Price

-37%

Decrease In Sales
From Mar 2022

\$530K

Median
Sales Price

-41%

Decrease In Contracts
From Mar 2022

97%

Average %
Of Asking Price

49%

Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Tenafly

MARCH 2023



\$1.1M

Average
Sales Price

-61%

Decrease In Sales
From Mar 2022

\$1.1M

Median
Sales Price

-67%

Decrease In Contracts
From Mar 2022

98%

Average %
Of Asking Price

139%

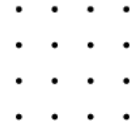
Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Upper Saddle River

MARCH 2023



\$1.3M

Average
Sales Price

-6%

Decrease In Sales
From Mar 2022

\$1.0M

Median
Sales Price

-14%

Decrease In Contracts
From Mar 2022

105%

Average %
Of Asking Price

19%

Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Waldwick

MARCH 2023



\$545K

Average
Sales Price

-40%

Decrease In Sales
From Mar 2022

\$532K

Median
Sales Price

-17%

Decrease In Contracts
From Mar 2022

108%

Average %
Of Asking Price

-10%

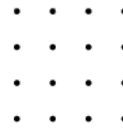
Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Wallington

MARCH 2023



\$436K

Average
Sales Price

100%

Increase In Sales
From Mar 2022

\$362K

Median
Sales Price

-80%

Decrease In Contracts
From Mar 2022

96%

Average %
Of Asking Price

-20%

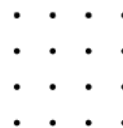
Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Washington Township

MARCH 2023



\$600K

Average
Sales Price

-73%

Decrease In Sales
From Mar 2022

\$587K

Median
Sales Price

-84%

Decrease In Contracts
From Mar 2022

98%

Average %
Of Asking Price

30%

Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Westwood

MARCH 2023



\$546K

Average
Sales Price

-60%

Decrease In Sales
From Mar 2022

\$537K

Median
Sales Price

-36%

Decrease In Contracts
From Mar 2022

105%

Average %
Of Asking Price

-24%

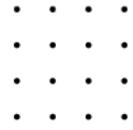
Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Woodcliff Lake

MARCH 2023



\$1.0M

Average
Sales Price

0%

Change In Sales
From Mar 2022

\$870K

Median
Sales Price

-60%

Decrease In Contracts
From Mar 2022

99%

Average %
Of Asking Price

270%

Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Wood-Ridge

MARCH 2023



\$635K

Average
Sales Price

-69%

Decrease In Sales
From Mar 2022

\$605K

Median
Sales Price

-79%

Decrease In Contracts
From Mar 2022

100%

Average %
Of Asking Price

-38%

Decrease In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS

Wyckoff

MARCH 2023



\$885K

Average
Sales Price

8%

Increase In Sales
From Mar 2022

\$791K

Median
Sales Price

-12%

Decrease In Contracts
From Mar 2022

100%

Average %
Of Asking Price

80%

Increase In
Days On Market
From Mar 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

COMPASS