

## BERNARDS - BASKING RIDGE June 2009 Home Sales Stats

Data compiled from the GSMLS. Deemed reliable, but not guaranteed.

Sue feels that if you are in the market to buy or sell real estate in Bernards-Basking Ridge, it is important to understand the trends in Active Listings, Days on the Market, and Listing to Sale Price ratio so that you can make an educated decision.

Address	Original List Price	List Price at Contract	Sale Price	DOM	BR	TBTH	Style
164 Potomac Dr	\$220,000	\$212,500	\$200,000	92	1	1	FirstFlr
72 Countryside Dr	\$219,000	\$219,000	\$205,000	10	1	1	TwnIntUn
72 Potomac Dr	\$249,000	\$239,900	\$235,000	51	2	1	FirstFlr
200 Whitenack Rd	\$339,000	\$250,000	\$250,000	191	2	1	Ranch
54 Potomac Drive	\$252,700	\$252,700	\$252,700	13	2	1	OneFloor
24 Spring Valley Blvd	\$279,900	\$279,900	\$270,000	20	2	2	TwnIntUn
212 Arrowood Way	\$369,900	\$359,900	\$340,000	70	2	2.1	TwnIntUn
4 Countryside Dr	\$385,000	\$374,500	\$356,000	80	2	2.1	TwnEndUn
61 East Oak Street	\$519,000	\$519,000	\$512,000	15	4	2	CapeCod
94 Constitution Way	\$539,000	\$539,000	\$520,000	16	3	2.1	TwnIntUn
53 Dorchester Drive	\$544,000	\$544,000	\$510,000	52	3	2.1	TwnEndUn
14 Mayflower Drive	\$574,999	\$549,900	\$539,000	66	3	2.1	TwnEndUn
122 Patriot Hill Dr	\$639,000	\$569,000	\$558,000	230	3	2.1	TwnIntUn
82 Constitution Way	\$575,000	\$575,000	\$567,000	68	3	2.1	TwnIntUn
238 Patriot Hill Dr	\$635,000	\$599,900	\$588,000	31	3	2.2	TwnIntUn
25 Decker	\$640,000	\$610,000	\$585,000	110	4	3	CapeCod
39 Woodstone Road	\$629,000	\$629,000	\$638,000	14	4	1.1	Colonial
153 Spencer Road	\$649,000	\$649,000	\$645,000	10	3	2	Ranch
43 Hill Top Rd	\$699,000	\$699,000	\$645,000	73	4	2.1	Ranch
42 Flintlock Court	\$798,000	\$699,900	\$663,000	84	4	2.1	Colonial
28 Hansom Rd	\$725,000	\$725,000	\$670,000	91	4	2.1	Colonial
86 Alder Lane	\$775,000	\$775,000	\$747,500	13	5	4	Colonial
38 Honeyman Rd	\$798,000	\$778,000	\$706,800	195	4	3.1	Colonial
25 Landau Rd	\$814,900	\$799,900	\$806,000	48	5	3.1	Colonial
6 Ross Lane	\$849,000	\$849,000	\$805,000	32	4	2.1	Colonial
125 Berkeley Circle	\$859,900	\$859,900	\$840,000	14	4	2.1	Colonial
48 Watchung Dr	\$909,000	\$875,000	\$855,000	155	4	2.1	Colonial
51 Spring House Ln	\$929,000	\$894,999	\$875,000	100	4	2.1	Colonial
51 Sentinel Dr	\$989,900	\$898,999	\$846,000	304	4	2.1	Colonial
10 Pheasant Run Dr	\$899,000	\$899,000	\$857,500	29	4	2.1	Colonial
16 Stoneview Ct	\$925,000	\$899,000	\$850,000	37	5	3	Colonial
64 N Maple Ave	\$999,000	\$899,000	\$875,000	136	5	4.1	Colonial
17 E Ash St	\$899,000	\$899,000	\$880,000	76	5	3.1	Custom
6 Shawnee Court	\$959,000	\$905,000	\$870,000	170	4	2.1	Colonial
1 Queenberry Way	\$939,900	\$924,900	\$900,000	52	5	3.1	Colonial
10 Sentinel Drive	\$999,999	\$939,999	\$925,000	122	4	3.2	Colonial
354 Whiteknack Rd	\$1,394,000	\$999,000	\$982,500	346	3	3	CapeCod
2 Yorkshire Ct	\$1,075,000	\$999,900	\$965,000	194	4	3.1	Colonial
80 Shannon Hill Rd	\$1,049,000	\$1,049,000	\$980,000	63	4	3.1	Colonial
14 Essex Pl	\$1,359,000	\$1,295,000	\$1,225,300	70	5	4.2	Colonial
80 Annin Rd	\$1,595,000	\$1,295,000	\$1,212,500	258	5	4.2	Colonial
20 Bernard Dr	\$1,395,000	\$1,299,000	\$1,185,000	241	5	3.1	Colonial
23 Emily Rd	\$2,100,000	\$2,100,000	\$2,000,000	26	4	5.1	Custom

AVERAGE DAYS ON MARKET: 88    AVERAGE LISTING PRICE: \$851,641  
 AVERAGE SALE PRICE: \$638,861% SALE PRICE / LIST PRICE: 96%

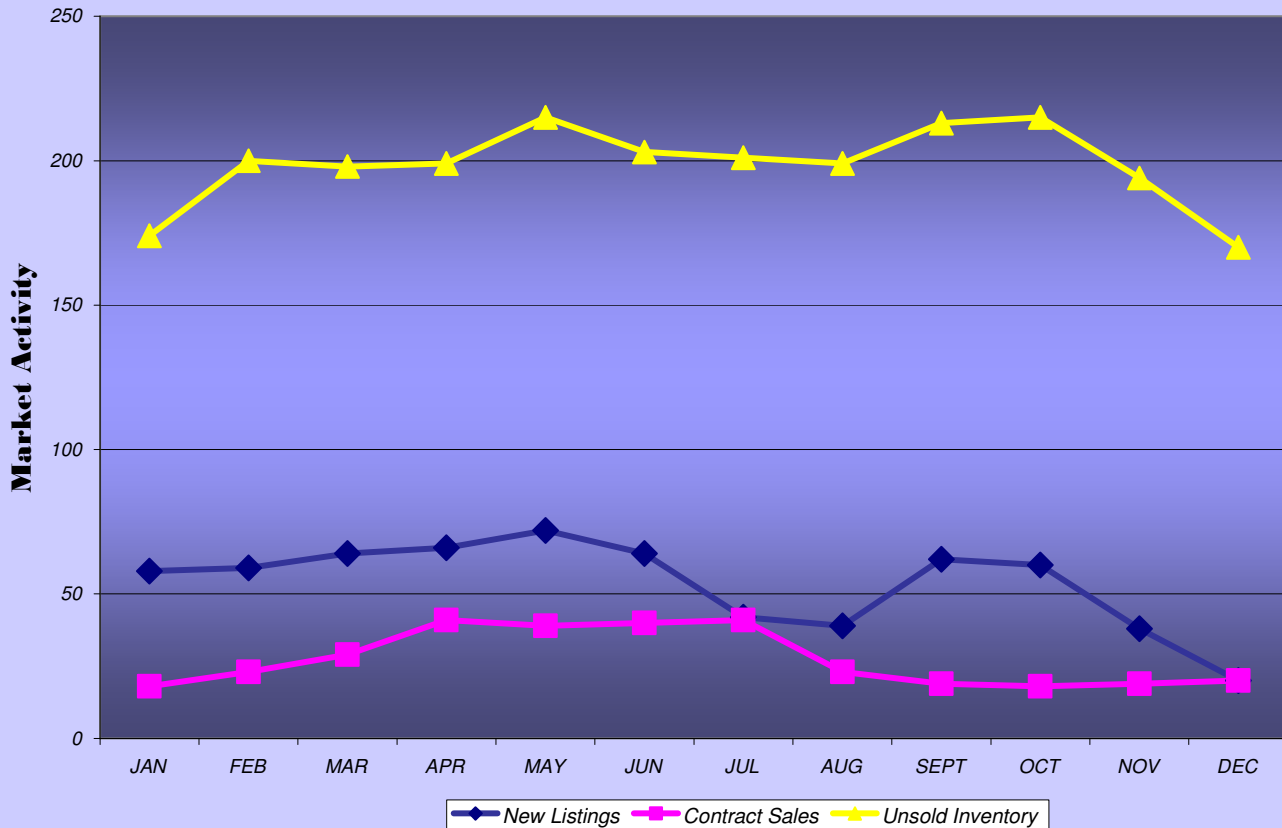
## BERNARDS-BASKING RIDGE HOME SALE TRENDS June 2008 thru June 2009

	June 2008	July	Aug.	Sept.	Oct.	Nov.
Average Listing Price	\$925,852	\$904,319	\$916,697	\$887,475	\$864,100	\$880,089
Average Sale Price	\$711,362	\$738,308	\$728,905	\$697,796	\$698,705	\$580,406
%Sale Price to List Price Ratio	96%	96%	97%	96%	96%	96%
Days on Market	68	69	74	76	84	72
# of Active Listings	283	269	244	255	270	254
# of Closed Listings	52	40	40	30	23	16

	Dec.	Jan	Feb.	March	April	May 2009	June 2009
Average Listing Price	\$884,553	\$846,699	\$880,865	\$880,626	\$877,269	\$864,100	\$825,917
Ave. Sale Price	\$627,750	\$671,850	\$306,990	\$640,889	\$637,521	\$422,008	\$638,861
%Sale Price to List Price Ratio	96%	94%	96%	93%	96%	97%	96%
Days On Market	93	72	115	103	86	74	88
# of Active Listings	224	219	250	290	324	319	328
# of Closed Listings	13	13	12	19	25	29	16

June 09	Active Listings	New Listings	Under Contract	Sold Listings	Average	SP/LP
# Beds	Avg LP	Avg LP	Avg LP	Avg LP	DOM	%
1	\$255,336	\$253,475	\$214,967	\$202,500	51	94%
2	\$339,120	\$322,200	\$293,435	\$283,950	71	97%
3	\$601,292	\$583,009	\$572,186	\$613,688	102	98%
4	\$996,439	\$899,247	\$953,062	\$761,220	94	96%
5	\$1,562,634	\$1,054,800	\$1,294,680	\$912,500	84	95%
TOWN	\$825,917	\$657,272	\$738,529	\$638,861	88	96%

## BERNARDS TOWNSHIP 2008



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