

THE MENDHAMS January 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 Mendham, 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
MENDHAM BORO							
43 PHOENIX DR	\$714,925	\$714,925	\$695,000	51	4	2.1	Colonial,
1 WEST FIELD RD	\$799,000	\$799,000	\$735,000	37	4	2.1	Colonial
2 HALSTEAD RD	\$999,000	\$999,000	\$950,000	467	4	3.1	Colonial
MENDHAM TWP							
9 OAK KNOLL RD	\$759,000	\$699,000	\$680,000	260	4	2.1	Colonial
65 Walsingham Road	\$999,850	\$899,900	\$835,000	126	4	3.2	Colonial

AVERAGE DAYS ON MARKET: 222
 AVERAGE LISTING PRICE: \$1,675,387
 AVERAGE SALE PRICE: \$807,916
 % SALE PRICE / LIST PRICE: 96%

MENDHAM HOME SALE TRENDS January 2008 thru January 2009

	Jan.	Feb.	Mar.	April	May	June
Ave List Price	\$1,555,992	\$1,598,549	\$1,526,685	1,458,160	\$1,517,110	\$1,587,211
Ave Sale Price	\$1,152,889	\$639,000	\$1,261,630	\$1,032,144	\$1,393,580	\$824,965
%Sale-List Price Ratio	93%	95%	96%	97%	92%	96%
Days on Market	108	100	147	100	98	62
#Active Listings	129	129	151	167	181	181
#Closed Listings	9	5	6	20	5	18

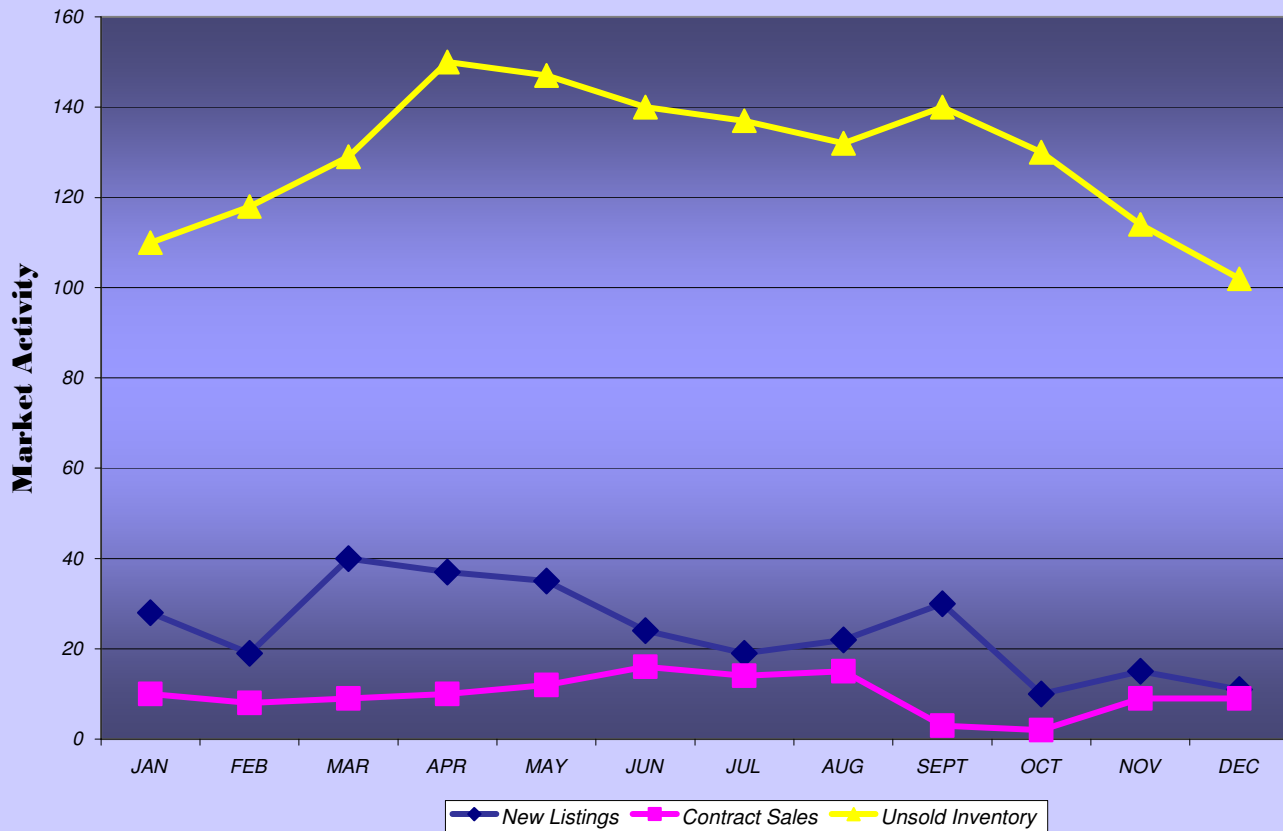
	July	Aug	Sept.	Oct.	Nov.	Dec.	Jan. 2009
Ave List Price	\$1,587,621	\$1,542,818	\$1,490,660	\$1,542,880	\$1,470,015	\$1,480,316	\$1,675,387
Ave Sale Price	\$936,000	\$1,392,088	\$709,714	\$980,667	\$567,500	\$926,667	\$807,916
%Sale-List Price Ratio	88%	95%	91%	95%	93%	88%	96%
Days On Market	103	91	164	115	108	121	222
#Active Listings	165	164	163	150	143	128	124
#Closed Listings	11	19	7	7	2	4	5

MENDHAM BORO	Active Listings	New Listings	Under Contract	Sold Listings	Average DOM	SP/LP
# Beds	Avg LP	Avg LP	Avg LP	Avg LP		
1	\$0	\$0	\$0	\$0	0	0%
2	\$396,211	\$413,500	\$0	\$0	0	0%
3	\$619,193	\$519,450	\$0	\$0	0	0%
4	\$868,153	\$954,000	\$599,900	\$822,500	259	96%
5	\$2,931,567	\$3,111,225	\$0	\$0	0	0%
TOWN	\$1,208,714	\$1,621,880	\$599,900	\$822,500	259	96%

MENDHAM TWP	Active Listings	New Listings	Under Contract	Sold Listings	Average DOM	SP/LP
# Beds	Avg LP	Avg LP	Avg LP	Avg LP		
1	\$0	\$0	\$0	\$0	0	0%
2	\$421,600	\$0	\$0	\$0	0	0%
3	\$524,483	\$0	\$375,000	\$0	0	0%
4	\$1,330,590	\$1,460,000	\$935,506	\$793,333	185	0%
5	\$2,815,121	\$4,154,857	\$949,900	\$0	0	0%
TOWN	\$1,990,706	\$3,556,000	\$844,488	\$793,333	185	0%

ALL TOWNS	\$1,675,387	\$2,538,042	\$809,547	\$807,916	222	96%
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Mendham Borough and Township 2008



Susan Adler
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