

# THE MONTHLY EDIT

MAY EDITION



MOLFETTA  
— TEAM —



KELLERWILLIAMS  
VALLEY REALTY

# WHAT'S NEW?

MAY EDITION

- Spring market activity is at its peak. May is one of the busiest months in real estate. Listings are up, buyers are highly active, and competition is strong across many NJ and NY neighborhoods.
- Homes are moving quickly, but only if they're positioned right. With more inventory comes more comparison. Buyers are touring multiple homes in a short time, so presentation, pricing, and first impressions matter more than ever.
- Buyers are decisive and timeline-driven. Many buyers in May are working toward summer moves, whether for school schedules or lifestyle changes. That means quicker decisions and stronger motivation to secure the right home.
- Move-in ready homes continue to stand out. Clean inspections, updated systems, and thoughtful staging are helping sellers attract stronger offers.
- Strategic pricing is key in a competitive market. Homes priced correctly from the start are seeing the best results and smoother negotiations.

## THE MARKET AT A GLANCE

IN NORTHWEST BERGEN COUNTY



MAY EDITION

# May in Bergen County

## 16 WOODCLIFF LAKE SPRING FEST

Saturday, May 16th

11am- 4pm

Woodcliff Park - Woodcliff Lake, NJ

Come out and enjoy a day of community, food, music, and family fun! Admission is free!

## 17 PINKSTER - A Jersey Dutch Spring Celebration

Saturday, May 17th

1pm - 4:30pm

Historic New Bridge Landing - River Edge, NJ

Activities for families include a take home craft, colonial games, and the society's QR Code cell phone-based scavenger hunt.

## 17 EARTHFEST OVERPECK

Sunday, May 17th

12pm-5pm

Overpeck County Park - Ridgely Park, NJ

Come join the fun as we celebrate our beautiful planet at our annual EarthFest. Green-themed Vendors, Food Trucks, Children's presentations, activities, a fishing derby, live music, and free kayaking.

## 25 49th ANNUAL RIDGEWOOD RUN

Monday, May 25th

8am - 10k & 10am - 5k

Veterans Memorial Field - Ridgewood, NJ

Experience The Ridgewood Run, a celebration of running & community. This beloved annual event brings together competitive and recreational runners, families, and spectators.



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# Your May Home Maintenance Checklist

- ✓ Test your AC to make sure it is functioning properly and clean/replace filters before the warmer weather is here.
- ✓ Work on your home's curb appeal by adding a new doormat, flowers or give your front door a fresh coat of paint.
- ✓ Go thru your garage, attic and other storage areas and pull out old paint, household/yard chemicals and drop them off on May 10th at the Bergen County Household Hazardous Waste Collection Event at Campgaw Mountain Reservation in Mahwah, NJ
- ✓ Get something green for your home; herbs, flower beds, plants, be ambitious and plant a tree!
- ✓ Check and repair fences and gates.
- ✓ Clean exterior doors/garage doors.
- ✓ Power wash/clean deck, driveway, porches and patios.





# May New Jersey Bucket List

## EXPLORE A LOCAL FARM

DELIGHT IN THE FRESH AIR, FEED SOME ANIMALS AND PICK IN-SEASON FRUITS & VEGGIES AT ABMA'S FARM IN HILLSBOROUGH AND DEMAREST FARMS IN HILLSDALE.

## GO FOR A BIKE RIDE

TRY ONE OF THESE FAMILY -FRIENDLY BIKE PATHS; SADDLE RIVER COUNTY PARK, RAMSEY TROLLEY BIKE PATH OR RIDGE ROAD BIKE PATH, THAT ALL OFFER BEAUTIFUL VIEWS ALONG THE WAY.

## CELEBRATE YOUR MOM

MOTHER'S DAY IS MAY 10TH, TAKE YOUR MOM TO BRUNCH AT RAYMOND'S IN RIDGEWOOD, NJ OR DINNER AT VARKA IN RAMSEY, NJ

## TAKE'EM OUT TO THE BALL GAME

THERE ARE SEVERAL AREA OPTIONS TO CATCH A GAME SUCH AS THE NJ JACKALS IN PATTERSON OR THE SOMERSET PATRIOTS IN BRIDGEWATER.

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# BERGEN COUNTY

