



April 2026

Bergen County Market Report

COMPASS

Bergen County Overview

Year-To-Date Sales

2,126

-4.6% Year-To-Date
5.3% Month-Over-Month

Year-To-Date Contracts

2,591

-0.3% Year-To-Date
21.0% Month-Over-Month

Single-Family
Average Sale Price

\$1.0M

0.1% Year-To-Date
3.5% Month-Over-Month

Condo/Co-op/Townhouse
Average Sale Price

\$585K

-2.4% Year-To-Date
7.5% Month-Over-Month

Average Days On Market

35

-5.4% Year-To-Date
-12.5% Month-Over-Month

Active Listings

1,943

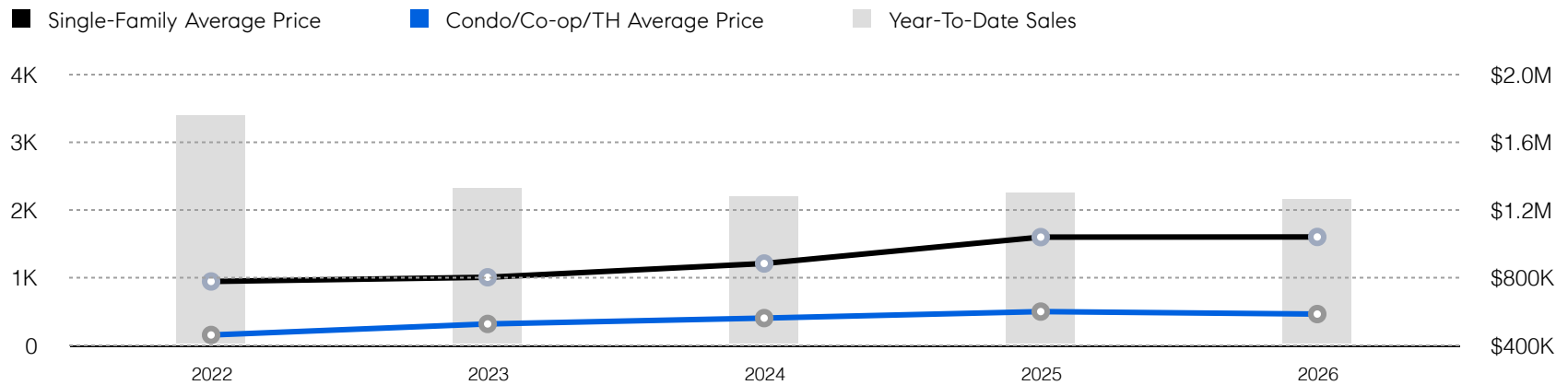
-26.9% Year-Over-Year
-1.8% Month-Over-Month



Bergen County Overview

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	1,801	1,807	0.3%	526	623	18.4%
	ACTIVE LISTINGS	1,885	1,261	-33.1%	1,885	1,261	-33.1%
	# OF SALES	1,555	1,479	-4.9%	443	389	-12.2%
	SALES VOLUME	\$1,616,863,527	\$1,539,300,574	-4.8%	\$460,930,793	\$419,266,078	-9.0%
	MEDIAN PRICE	\$808,500	\$810,000	0.2%	\$815,000	\$826,000	1.3%
	AVERAGE PRICE	\$1,039,784	\$1,040,771	0.1%	\$1,040,476	\$1,077,805	3.6%
	AVERAGE DOM	42	43	2.4%	39	34	-12.8%
Condo/Co-op/TH	CONTRACTS SIGNED	799	784	-1.9%	215	237	10.2%
	ACTIVE LISTINGS	773	682	-11.8%	773	682	-11.8%
	# OF SALES	674	647	-4.0%	182	192	5.5%
	SALES VOLUME	\$404,212,481	\$378,553,427	-6.3%	\$109,382,719	\$120,310,741	10.0%
	MEDIAN PRICE	\$482,500	\$467,000	-3.2%	\$440,000	\$468,500	6.5%
	AVERAGE PRICE	\$599,722	\$585,090	-2.4%	\$601,004	\$626,618	4.3%
	AVERAGE DOM	53	44	-17.0%	45	41	-8.9%

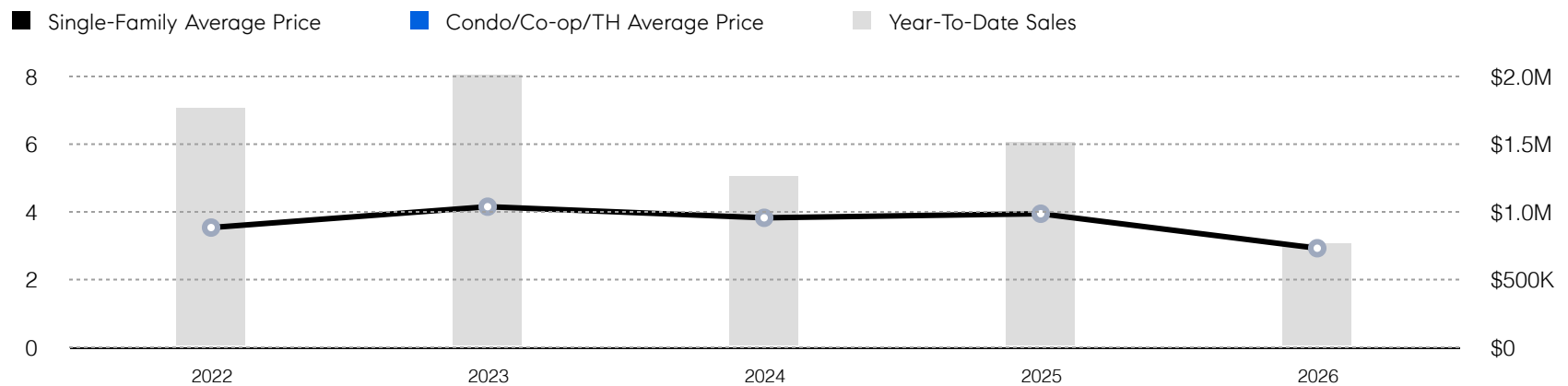
Historic Sales Trends



Allendale

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	4	2	-50.0%	2	0	0.0%
	ACTIVE LISTINGS	6	3	-50.0%	6	3	-50.0%
	# OF SALES	5	3	-40.0%	1	1	0.0%
	SALES VOLUME	\$4,932,000	\$2,195,000	-55.5%	\$1,250,000	\$1,045,000	-16.4%
	MEDIAN PRICE	\$920,000	\$600,000	-34.8%	\$1,250,000	\$1,045,000	-16.4%
	AVERAGE PRICE	\$986,400	\$731,667	-25.8%	\$1,250,000	\$1,045,000	-16.4%
	AVERAGE DOM	30	14	-53.3%	10	7	-30.0%
Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	1	0	0.0%	0	0	0.0%
	SALES VOLUME	\$849,000	-	-	-	-	-
	MEDIAN PRICE	\$849,000	-	-	-	-	-
	AVERAGE PRICE	\$849,000	-	-	-	-	-
	AVERAGE DOM	13	-	-	-	-	-

Historic Sales Trends

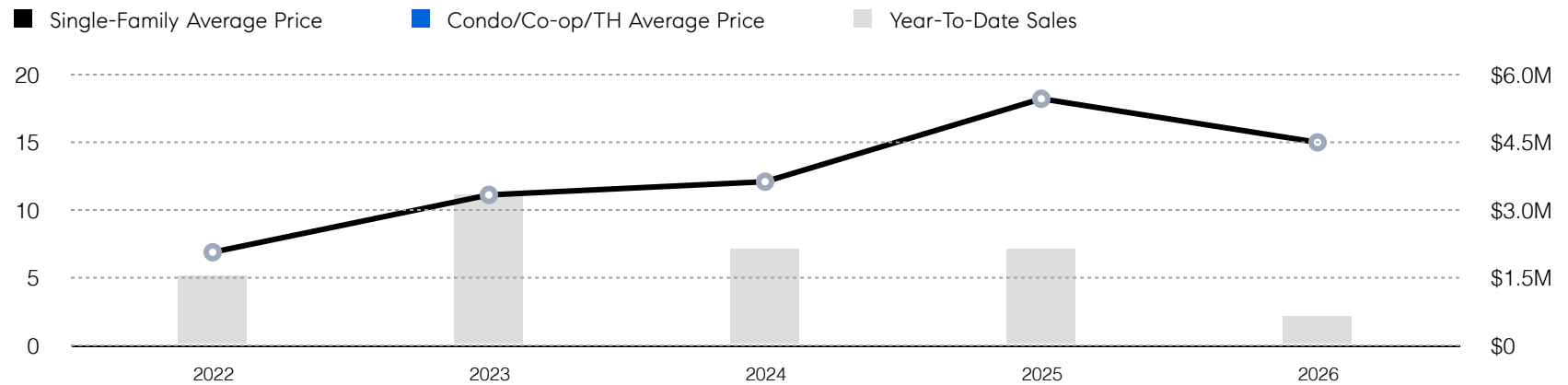


* Line graphs may be hidden due to limited sales data

Alpine

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	4	3	-25.0%	0	1	0.0%
	ACTIVE LISTINGS	15	21	40.0%	15	21	40.0%
	# OF SALES	7	2	-71.4%	1	0	0.0%
	SALES VOLUME	\$38,255,000	\$8,998,000	-76.5%	\$4,400,000	-	-
	MEDIAN PRICE	\$4,400,000	\$4,499,000	2.3%	\$4,400,000	-	-
	AVERAGE PRICE	\$5,465,000	\$4,499,000	-17.7%	\$4,400,000	-	-
	AVERAGE DOM	210	38	-81.9%	428	-	-
Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	2	0	0.0%	2	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

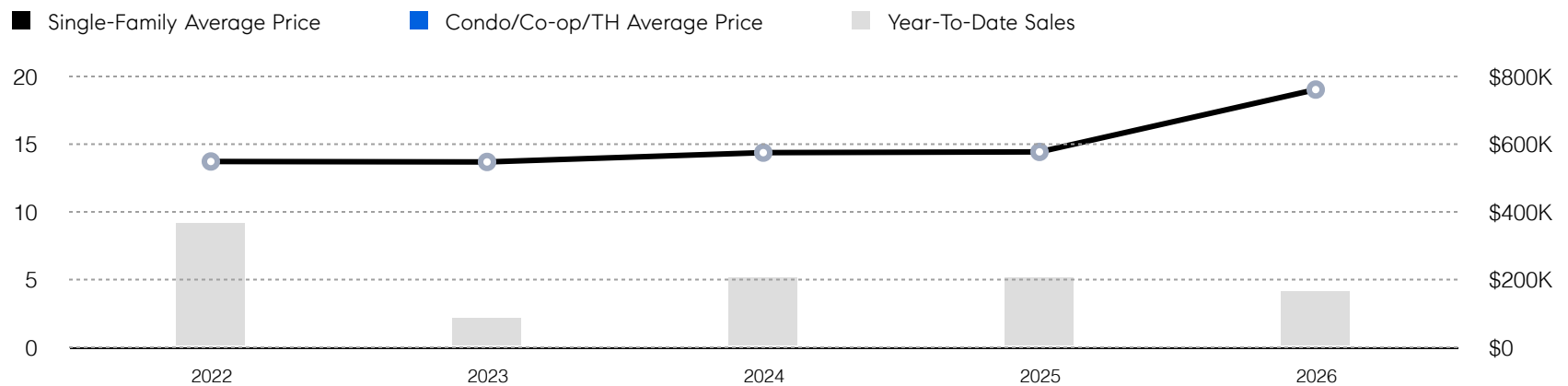


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Bergenfield

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	4	9	125.0%	0	4	0.0%
	ACTIVE LISTINGS	6	4	-33.3%	6	4	-33.3%
	# OF SALES	5	4	-20.0%	1	1	0.0%
	SALES VOLUME	\$2,886,000	\$3,045,000	5.5%	\$610,000	\$615,000	0.8%
	MEDIAN PRICE	\$600,000	\$687,500	14.6%	\$610,000	\$615,000	0.8%
	AVERAGE PRICE	\$577,200	\$761,250	31.9%	\$610,000	\$615,000	0.8%
	AVERAGE DOM	40	24	-40.0%	48	14	-70.8%
Condo/Co-op/TH	CONTRACTS SIGNED	0	1	0.0%	0	1	0.0%
	ACTIVE LISTINGS	1	0	0.0%	1	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

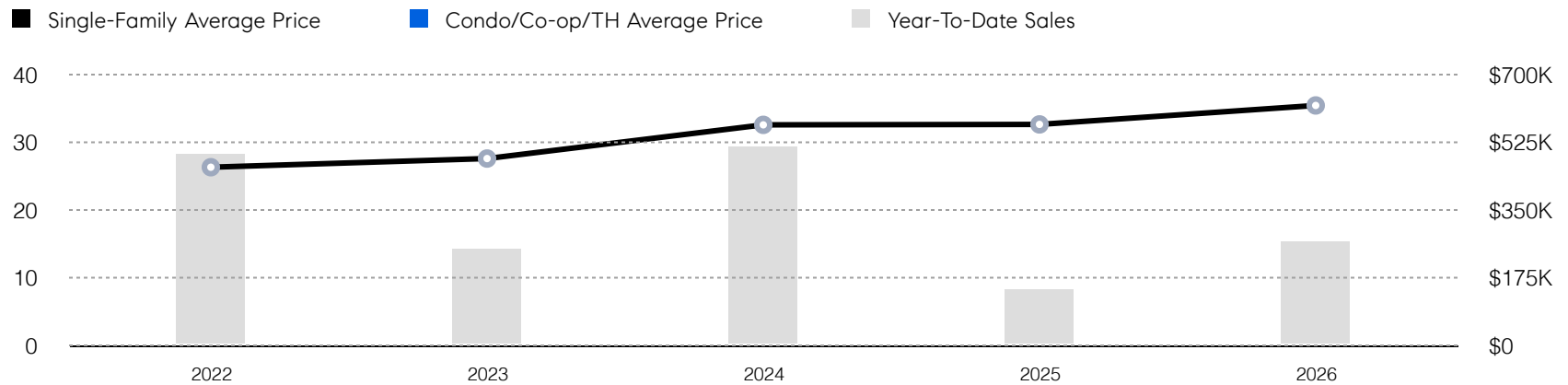


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Bogota

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	8	23	187.5%	5	9	80.0%
	ACTIVE LISTINGS	12	6	-50.0%	12	6	-50.0%
	# OF SALES	8	15	87.5%	2	6	200.0%
	SALES VOLUME	\$4,570,000	\$9,303,900	103.6%	\$1,220,000	\$3,878,900	217.9%
	MEDIAN PRICE	\$572,500	\$675,000	17.9%	\$610,000	\$717,000	17.5%
	AVERAGE PRICE	\$571,250	\$620,260	8.6%	\$610,000	\$646,483	6.0%
	AVERAGE DOM	39	47	20.5%	22	63	186.4%
Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	0	1	0.0%	0	1	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

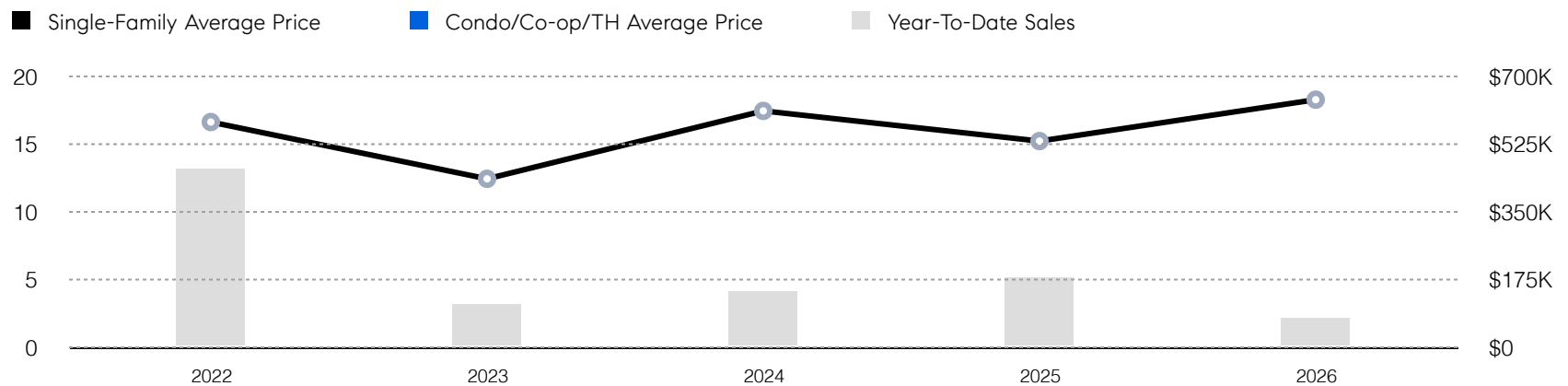


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Carlstadt

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	8	4	-50.0%	3	2	-33.3%
	ACTIVE LISTINGS	8	5	-37.5%	8	5	-37.5%
	# OF SALES	5	2	-60.0%	4	2	-50.0%
	SALES VOLUME	\$2,665,000	\$1,280,000	-52.0%	\$2,210,000	\$1,280,000	-42.1%
	MEDIAN PRICE	\$580,000	\$640,000	10.3%	\$580,000	\$640,000	10.3%
	AVERAGE PRICE	\$533,000	\$640,000	20.1%	\$552,500	\$640,000	15.8%
	AVERAGE DOM	36	51	41.7%	11	51	363.6%
Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	1	0	0.0%	1	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

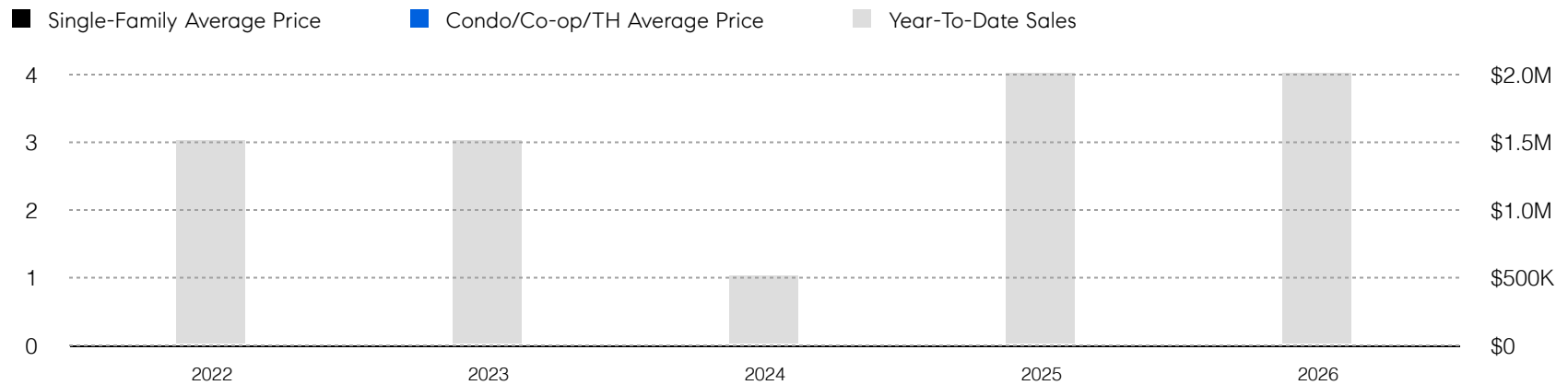


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Cliffside Park

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	2	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	1	1	0.0%	1	1	0.0%
	# OF SALES	1	0	0.0%	0	0	0.0%
	SALES VOLUME	\$1,630,000	-	-	-	-	-
	MEDIAN PRICE	\$1,630,000	-	-	-	-	-
	AVERAGE PRICE	\$1,630,000	-	-	-	-	-
	AVERAGE DOM	20	-	-	-	-	-
Condo/Co-op/TH	CONTRACTS SIGNED	2	6	200.0%	0	2	0.0%
	ACTIVE LISTINGS	5	3	-40.0%	5	3	-40.0%
	# OF SALES	3	4	33.3%	1	1	0.0%
	SALES VOLUME	\$1,455,000	\$1,655,000	13.7%	\$410,000	\$340,000	-17.1%
	MEDIAN PRICE	\$485,000	\$410,000	-15.5%	\$410,000	\$340,000	-17.1%
	AVERAGE PRICE	\$485,000	\$413,750	-14.7%	\$410,000	\$340,000	-17.1%
	AVERAGE DOM	80	35	-56.2%	102	20	-80.4%

Historic Sales Trends

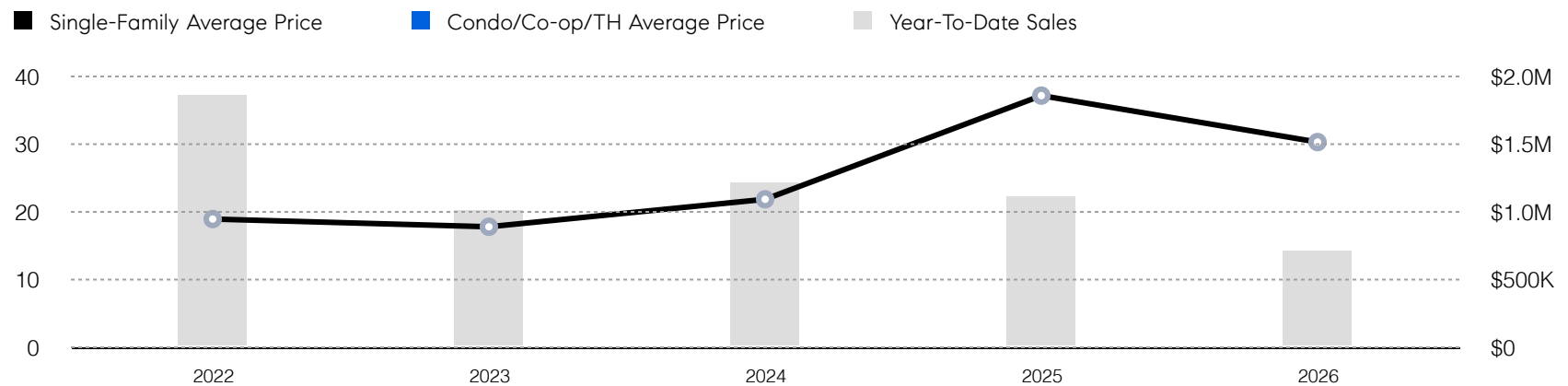


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Cluster

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	19	29	52.6%	5	11	120.0%
	ACTIVE LISTINGS	33	23	-30.3%	33	23	-30.3%
	# OF SALES	22	14	-36.4%	3	3	0.0%
	SALES VOLUME	\$40,889,750	\$21,218,000	-48.1%	\$8,293,766	\$8,013,000	-3.4%
	MEDIAN PRICE	\$1,866,500	\$1,162,000	-37.7%	\$3,150,000	\$1,945,000	-38.3%
	AVERAGE PRICE	\$1,858,625	\$1,515,571	-18.5%	\$2,764,589	\$2,671,000	-3.4%
	AVERAGE DOM	62	62	0.0%	96	103	7.3%
	Condo/Co-op/TH	CONTRACTS SIGNED	0	4	0.0%	0	3
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

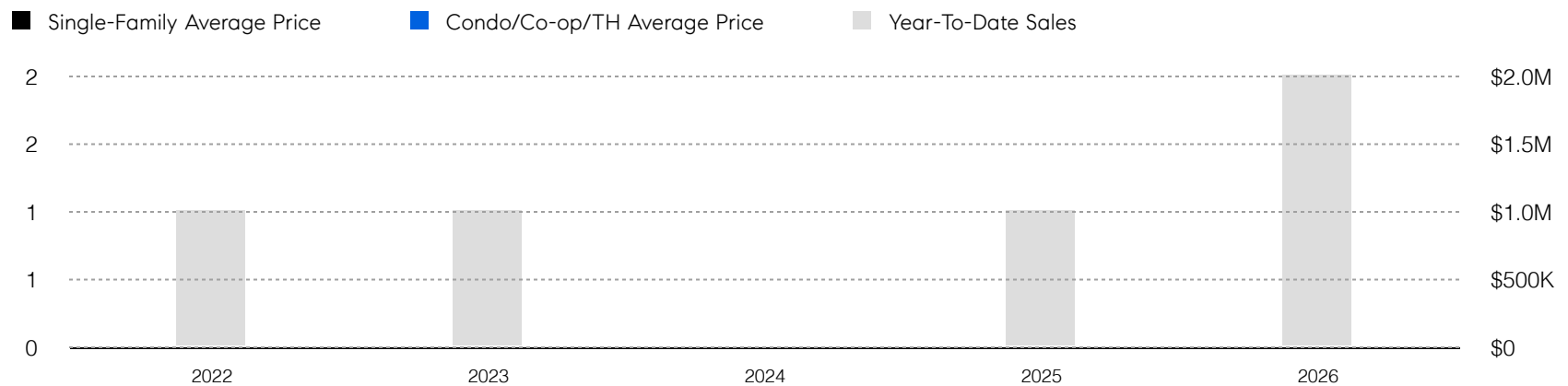


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Cresskill

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	2	2	0.0%	1	0	0.0%
	ACTIVE LISTINGS	0	2	0.0%	0	2	0.0%
	# OF SALES	1	2	100.0%	1	1	0.0%
	SALES VOLUME	\$1,150,000	\$2,605,000	126.5%	\$1,150,000	\$1,850,000	60.9%
	MEDIAN PRICE	\$1,150,000	\$1,302,500	13.3%	\$1,150,000	\$1,850,000	60.9%
	AVERAGE PRICE	\$1,150,000	\$1,302,500	13.3%	\$1,150,000	\$1,850,000	60.9%
	AVERAGE DOM	14	9	-35.7%	14	6	-57.1%
Condo/Co-op/TH	CONTRACTS SIGNED	1	0	0.0%	1	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

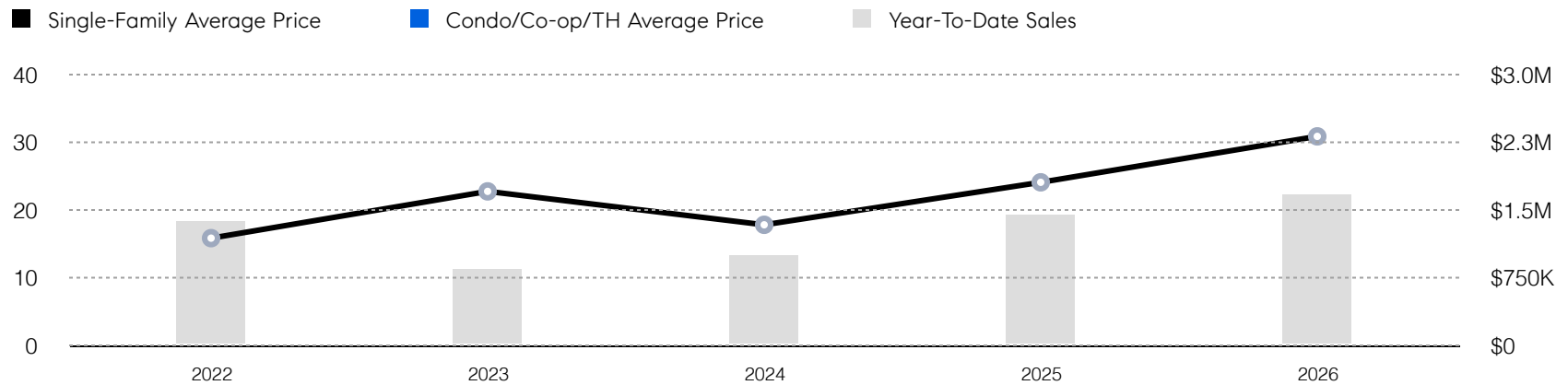


* Line graphs may be hidden due to limited sales data

Demarest

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	23	17	-26.1%	9	6	-33.3%
	ACTIVE LISTINGS	33	14	-57.6%	33	14	-57.6%
	# OF SALES	17	20	17.6%	3	7	133.3%
	SALES VOLUME	\$30,715,500	\$46,315,000	50.8%	\$3,910,000	\$11,525,000	194.8%
	MEDIAN PRICE	\$1,520,000	\$1,687,500	11.0%	\$1,300,000	\$1,300,000	-
	AVERAGE PRICE	\$1,806,794	\$2,315,750	28.2%	\$1,303,333	\$1,646,429	26.3%
	AVERAGE DOM	84	50	-40.5%	32	39	21.9%
Condo/Co-op/TH	CONTRACTS SIGNED	0	7	0.0%	0	2	0.0%
	ACTIVE LISTINGS	8	8	0.0%	8	8	0.0%
	# OF SALES	2	2	0.0%	0	2	0.0%
	SALES VOLUME	\$5,770,000	\$4,985,000	-13.6%	-	\$4,985,000	-
	MEDIAN PRICE	\$2,885,000	\$2,492,500	-13.6%	-	\$2,492,500	-
	AVERAGE PRICE	\$2,885,000	\$2,492,500	-13.6%	-	\$2,492,500	-
	AVERAGE DOM	287	116	-59.6%	-	116	-

Historic Sales Trends

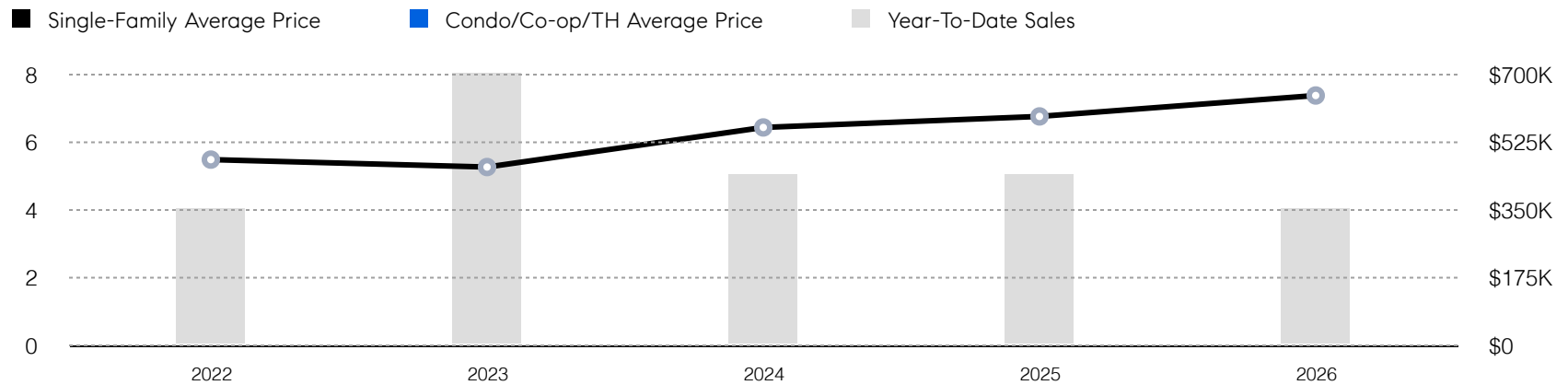


* Line graphs may be hidden due to limited sales data

Dumont

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	9	3	-66.7%	2	1	-50.0%
	ACTIVE LISTINGS	3	3	0.0%	3	3	0.0%
	# OF SALES	5	4	-20.0%	3	0	0.0%
	SALES VOLUME	\$2,959,500	\$2,584,000	-12.7%	\$1,669,000	-	-
	MEDIAN PRICE	\$640,500	\$707,500	10.5%	\$524,000	-	-
	AVERAGE PRICE	\$591,900	\$646,000	9.1%	\$556,333	-	-
	AVERAGE DOM	47	75	59.6%	71	-	-
Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

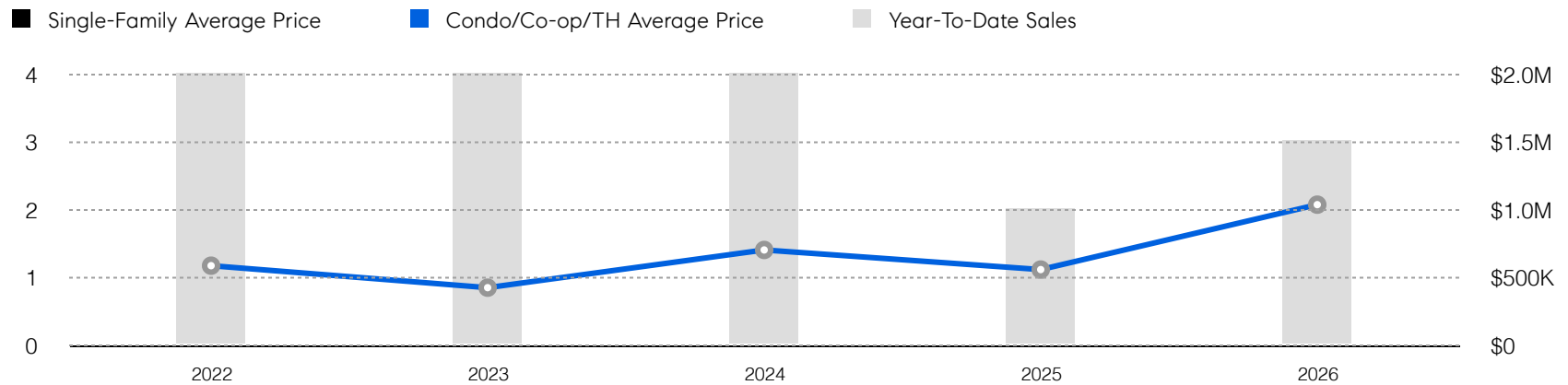


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Edgewater

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	1	0	0.0%	1	0	0.0%
	# OF SALES	1	1	0.0%	0	0	0.0%
	SALES VOLUME	\$636,500	\$830,000	30.4%	-	-	-
	MEDIAN PRICE	\$636,500	\$830,000	30.4%	-	-	-
	AVERAGE PRICE	\$636,500	\$830,000	30.4%	-	-	-
	AVERAGE DOM	42	169	302.4%	-	-	-
Condo/Co-op/TH	CONTRACTS SIGNED	2	2	0.0%	1	0	0.0%
	ACTIVE LISTINGS	3	3	0.0%	3	3	0.0%
	# OF SALES	1	2	100.0%	1	2	100.0%
	SALES VOLUME	\$560,000	\$2,078,888	271.2%	\$560,000	\$2,078,888	271.2%
	MEDIAN PRICE	\$560,000	\$1,039,444	85.6%	\$560,000	\$1,039,444	85.6%
	AVERAGE PRICE	\$560,000	\$1,039,444	85.6%	\$560,000	\$1,039,444	85.6%
	AVERAGE DOM	90	33	-63.3%	90	33	-63.3%

Historic Sales Trends

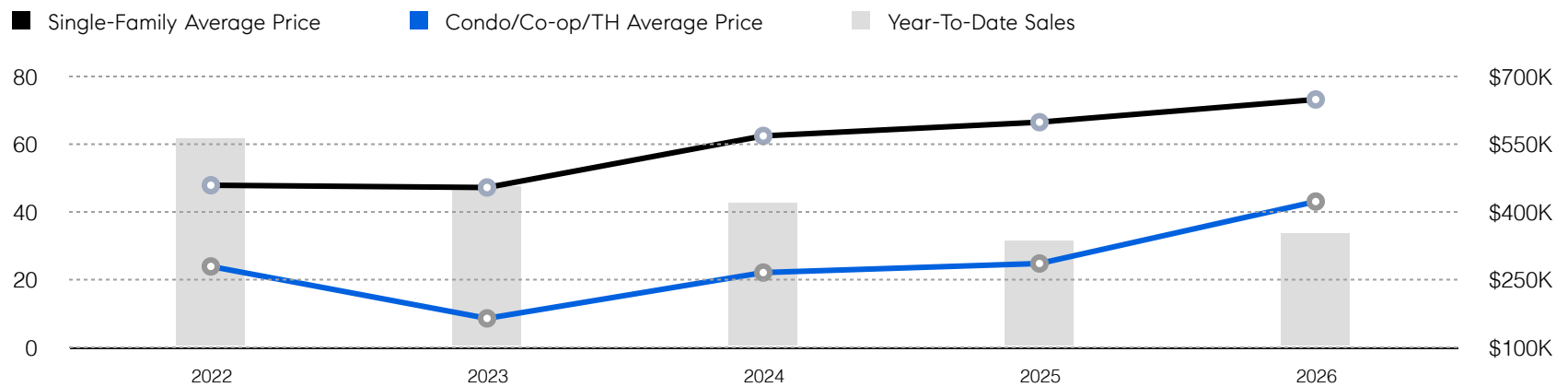


* Line graphs may be hidden due to limited sales data

Elmwood Park

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	18	33	83.3%	3	11	266.7%
	ACTIVE LISTINGS	29	24	-17.2%	29	24	-17.2%
	# OF SALES	22	30	36.4%	1	11	1,000.0%
	SALES VOLUME	\$13,173,041	\$19,470,500	47.8%	\$685,000	\$7,505,000	995.6%
	MEDIAN PRICE	\$554,500	\$608,000	9.6%	\$685,000	\$650,000	-5.1%
	AVERAGE PRICE	\$598,775	\$649,017	8.4%	\$685,000	\$682,273	-0.4%
	AVERAGE DOM	25	34	36.0%	17	25	47.1%
Condo/Co-op/TH	CONTRACTS SIGNED	5	9	80.0%	1	5	400.0%
	ACTIVE LISTINGS	5	9	80.0%	5	9	80.0%
	# OF SALES	9	3	-66.7%	0	2	0.0%
	SALES VOLUME	\$2,572,000	\$1,269,000	-50.7%	-	\$830,000	-
	MEDIAN PRICE	\$339,000	\$415,000	22.4%	-	\$415,000	-
	AVERAGE PRICE	\$285,778	\$423,000	48.0%	-	\$415,000	-
	AVERAGE DOM	34	68	100.0%	-	93	-

Historic Sales Trends

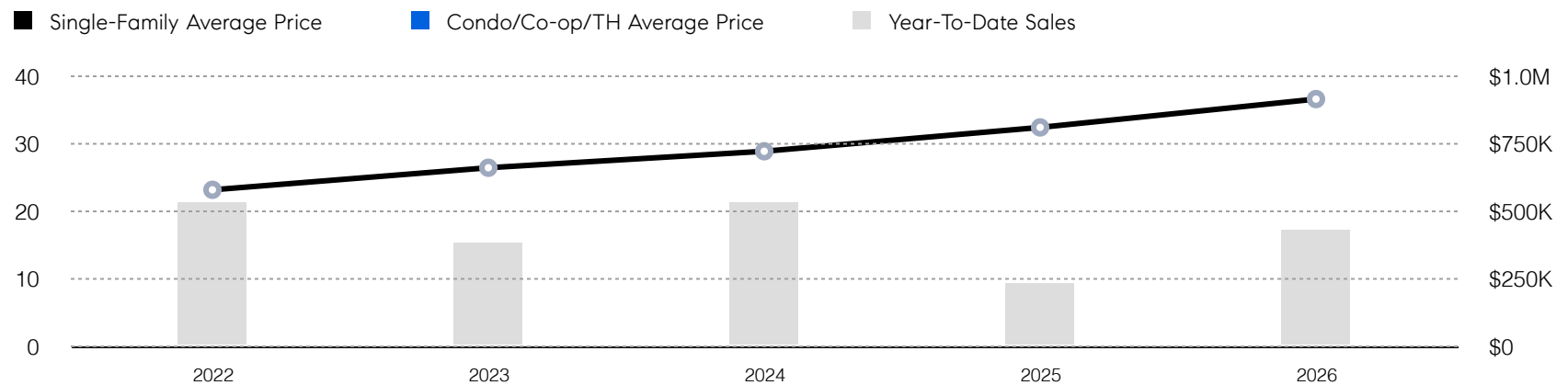


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Emerson

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	17	19	11.8%	6	3	-50.0%
	ACTIVE LISTINGS	17	18	5.9%	17	18	5.9%
	# OF SALES	9	17	88.9%	3	4	33.3%
	SALES VOLUME	\$7,296,000	\$15,564,800	113.3%	\$2,721,000	\$3,350,000	23.1%
	MEDIAN PRICE	\$785,000	\$910,000	15.9%	\$985,000	\$795,000	-19.3%
	AVERAGE PRICE	\$810,667	\$915,576	12.9%	\$907,000	\$837,500	-7.7%
	AVERAGE DOM	34	49	44.1%	15	30	100.0%
Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

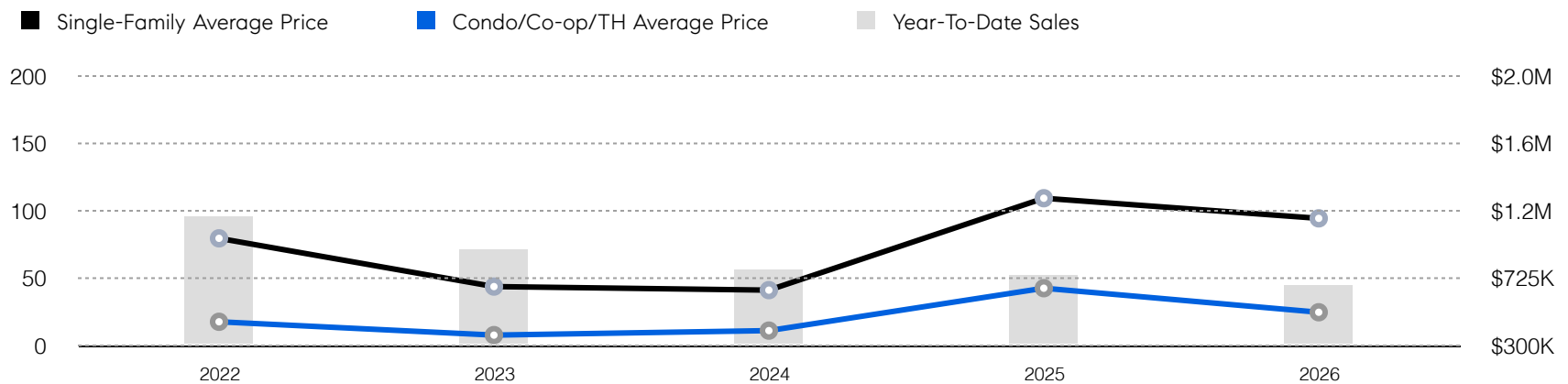


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Englewood

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	36	36	0.0%	16	13	-18.7%
	ACTIVE LISTINGS	64	47	-26.6%	64	47	-26.6%
	# OF SALES	30	28	-6.7%	4	11	175.0%
	SALES VOLUME	\$36,878,032	\$30,863,500	-16.3%	\$3,393,000	\$11,321,000	233.7%
	MEDIAN PRICE	\$762,500	\$700,000	-8.2%	\$531,500	\$735,000	38.3%
	AVERAGE PRICE	\$1,229,268	\$1,102,268	-10.3%	\$848,250	\$1,029,182	21.3%
	AVERAGE DOM	63	84	33.3%	125	59	-52.8%
Condo/Co-op/TH	CONTRACTS SIGNED	25	17	-32.0%	5	4	-20.0%
	ACTIVE LISTINGS	38	32	-15.8%	38	32	-15.8%
	# OF SALES	21	15	-28.6%	4	5	25.0%
	SALES VOLUME	\$13,893,000	\$7,647,000	-45.0%	\$3,500,000	\$2,969,000	-15.2%
	MEDIAN PRICE	\$510,000	\$415,000	-18.6%	\$870,000	\$490,000	-43.7%
	AVERAGE PRICE	\$661,571	\$509,800	-22.9%	\$875,000	\$593,800	-32.1%
	AVERAGE DOM	69	46	-33.3%	71	63	-11.3%

Historic Sales Trends

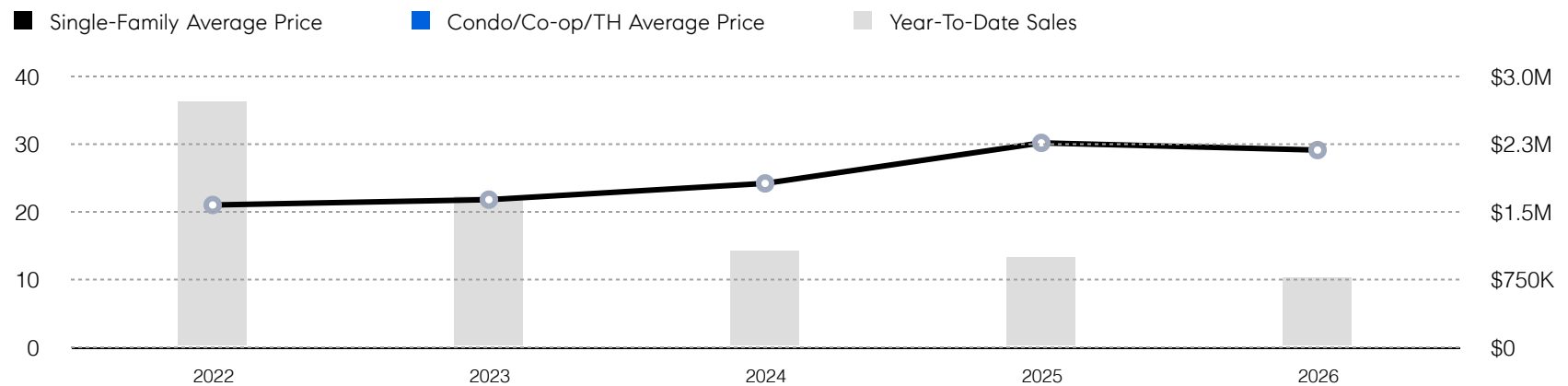


* Line graphs may be hidden due to limited sales data

Englewood Cliffs

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	20	14	-30.0%	9	5	-44.4%
	ACTIVE LISTINGS	42	19	-54.8%	42	19	-54.8%
	# OF SALES	13	10	-23.1%	5	3	-40.0%
	SALES VOLUME	\$29,436,776	\$21,847,888	-25.8%	\$13,320,000	\$5,825,000	-56.3%
	MEDIAN PRICE	\$1,925,000	\$1,787,500	-7.1%	\$2,700,000	\$1,800,000	-33.3%
	AVERAGE PRICE	\$2,264,367	\$2,184,789	-3.5%	\$2,664,000	\$1,941,667	-27.1%
	AVERAGE DOM	71	80	12.7%	127	30	-76.4%
	Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

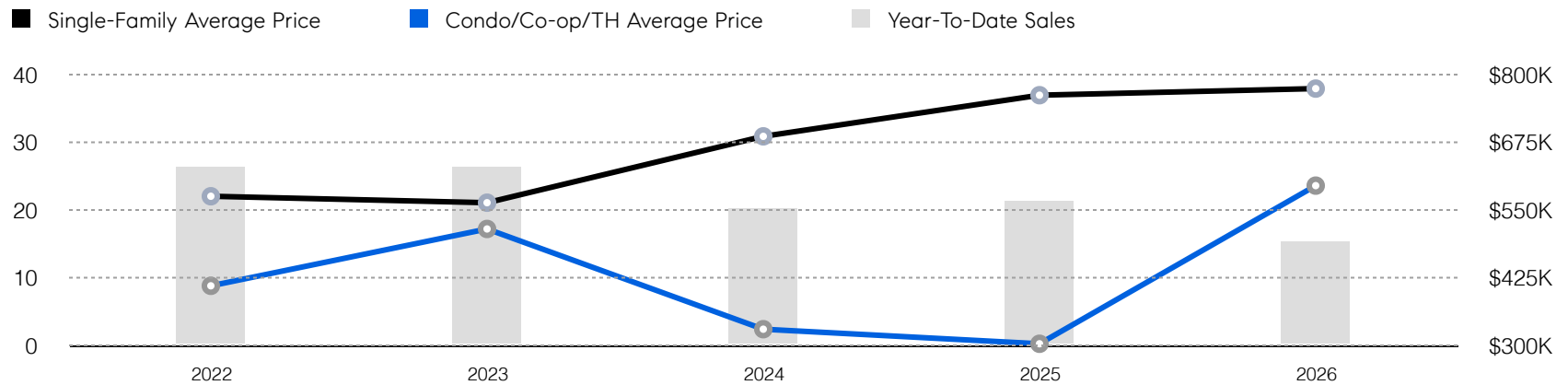


* Line graphs may be hidden due to limited sales data

Fair Lawn

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	22	27	22.7%	5	9	80.0%
	ACTIVE LISTINGS	8	22	175.0%	8	22	175.0%
	# OF SALES	20	13	-35.0%	6	5	-16.7%
	SALES VOLUME	\$15,239,599	\$10,064,000	-34.0%	\$4,452,999	\$4,390,000	-1.4%
	MEDIAN PRICE	\$724,500	\$725,000	0.1%	\$724,500	\$750,000	3.5%
	AVERAGE PRICE	\$761,980	\$774,154	1.6%	\$742,167	\$878,000	18.3%
	AVERAGE DOM	34	28	-17.6%	13	19	46.2%
Condo/Co-op/TH	CONTRACTS SIGNED	1	4	300.0%	0	1	0.0%
	ACTIVE LISTINGS	0	2	0.0%	0	2	0.0%
	# OF SALES	1	2	100.0%	0	1	0.0%
	SALES VOLUME	\$303,000	\$1,190,000	292.7%	-	\$850,000	-
	MEDIAN PRICE	\$303,000	\$595,000	96.4%	-	\$850,000	-
	AVERAGE PRICE	\$303,000	\$595,000	96.4%	-	\$850,000	-
	AVERAGE DOM	13	22	69.2%	-	27	-

Historic Sales Trends

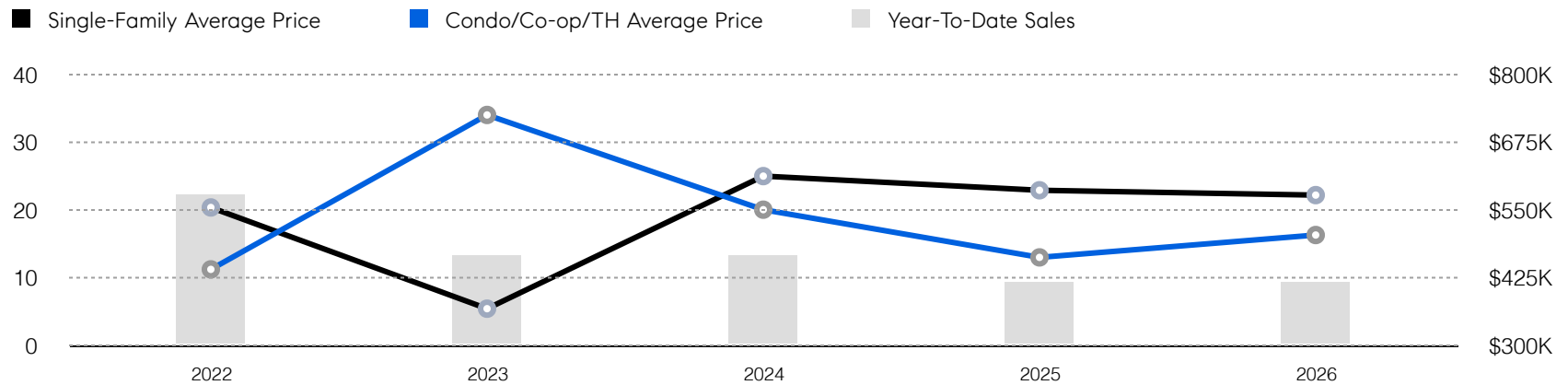


* Line graphs may be hidden due to limited sales data

Fairview

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	8	3	-62.5%	3	0	0.0%
	ACTIVE LISTINGS	6	5	-16.7%	6	5	-16.7%
	# OF SALES	7	4	-42.9%	2	1	-50.0%
	SALES VOLUME	\$4,105,000	\$2,310,000	-43.7%	\$1,310,000	\$860,000	-34.4%
	MEDIAN PRICE	\$650,000	\$545,000	-16.2%	\$655,000	\$860,000	31.3%
	AVERAGE PRICE	\$586,429	\$577,500	-1.5%	\$655,000	\$860,000	31.3%
	AVERAGE DOM	77	18	-76.6%	107	20	-81.3%
Condo/Co-op/TH	CONTRACTS SIGNED	2	7	250.0%	0	0	0.0%
	ACTIVE LISTINGS	3	6	100.0%	3	6	100.0%
	# OF SALES	2	5	150.0%	0	0	0.0%
	SALES VOLUME	\$925,000	\$2,519,000	172.3%	-	-	-
	MEDIAN PRICE	\$462,500	\$530,000	14.6%	-	-	-
	AVERAGE PRICE	\$462,500	\$503,800	8.9%	-	-	-
	AVERAGE DOM	89	41	-53.9%	-	-	-

Historic Sales Trends

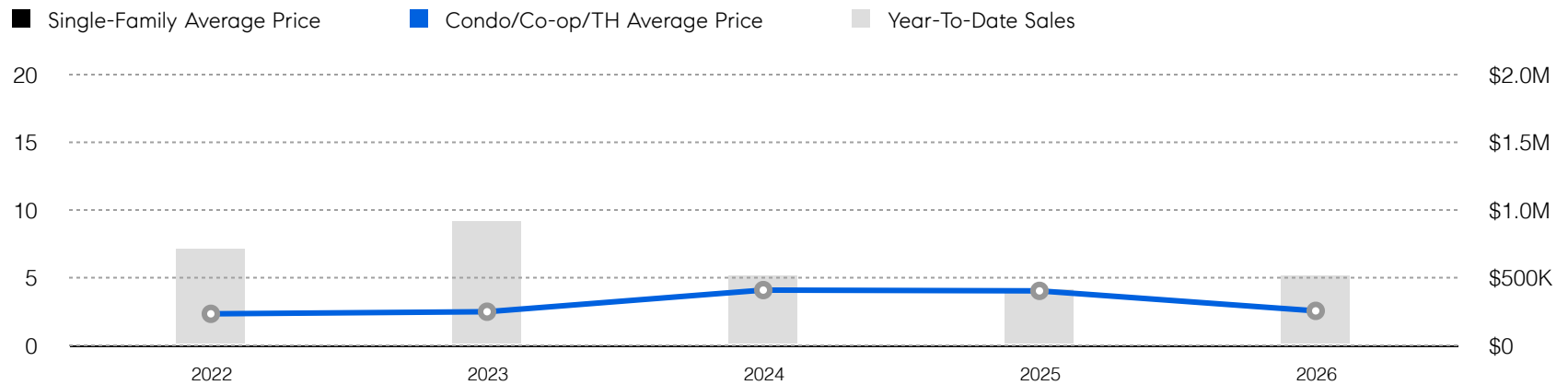


* Line graphs may be hidden due to limited sales data

Fort Lee

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	2	1	-50.0%	2	1	-50.0%
	ACTIVE LISTINGS	3	2	-33.3%	3	2	-33.3%
	# OF SALES	1	1	0.0%	0	0	0.0%
	SALES VOLUME	\$1,106,550	\$815,000	-26.3%	-	-	-
	MEDIAN PRICE	\$1,106,550	\$815,000	-26.3%	-	-	-
	AVERAGE PRICE	\$1,106,550	\$815,000	-26.3%	-	-	-
	AVERAGE DOM	36	119	230.6%	-	-	-
Condo/Co-op/TH	CONTRACTS SIGNED	7	4	-42.9%	5	1	-80.0%
	ACTIVE LISTINGS	5	6	20.0%	5	6	20.0%
	# OF SALES	3	4	33.3%	0	2	0.0%
	SALES VOLUME	\$1,208,000	\$1,020,000	-15.6%	-	\$650,000	-
	MEDIAN PRICE	\$205,000	\$230,000	12.2%	-	\$325,000	-
	AVERAGE PRICE	\$402,667	\$255,000	-36.7%	-	\$325,000	-
	AVERAGE DOM	41	77	87.8%	-	52	-

Historic Sales Trends

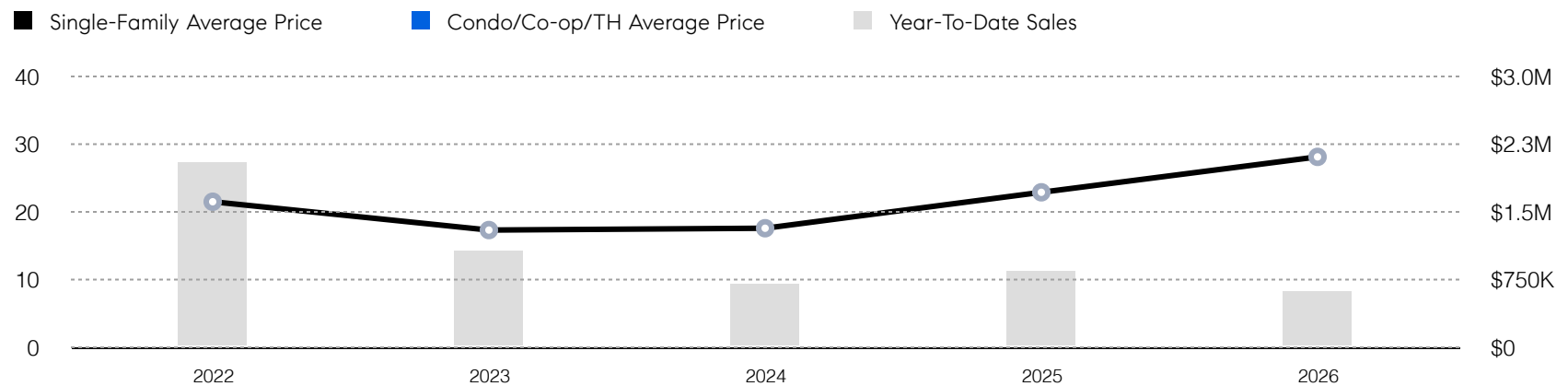


* Line graphs may be hidden due to limited sales data

Franklin Lakes

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	22	11	-50.0%	5	5	0.0%
	ACTIVE LISTINGS	11	13	18.2%	11	13	18.2%
	# OF SALES	11	8	-27.3%	5	1	-80.0%
	SALES VOLUME	\$18,887,000	\$16,874,911	-10.7%	\$7,705,000	\$2,565,000	-66.7%
	MEDIAN PRICE	\$1,800,000	\$1,932,512	7.4%	\$1,605,000	\$2,565,000	59.8%
	AVERAGE PRICE	\$1,717,000	\$2,109,364	22.9%	\$1,541,000	\$2,565,000	66.5%
	AVERAGE DOM	42	58	38.1%	26	127	388.5%
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Condo/Co-op/TH	CONTRACTS SIGNED	0	2	0.0%	0	1	0.0%
	ACTIVE LISTINGS	0	2	0.0%	0	2	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

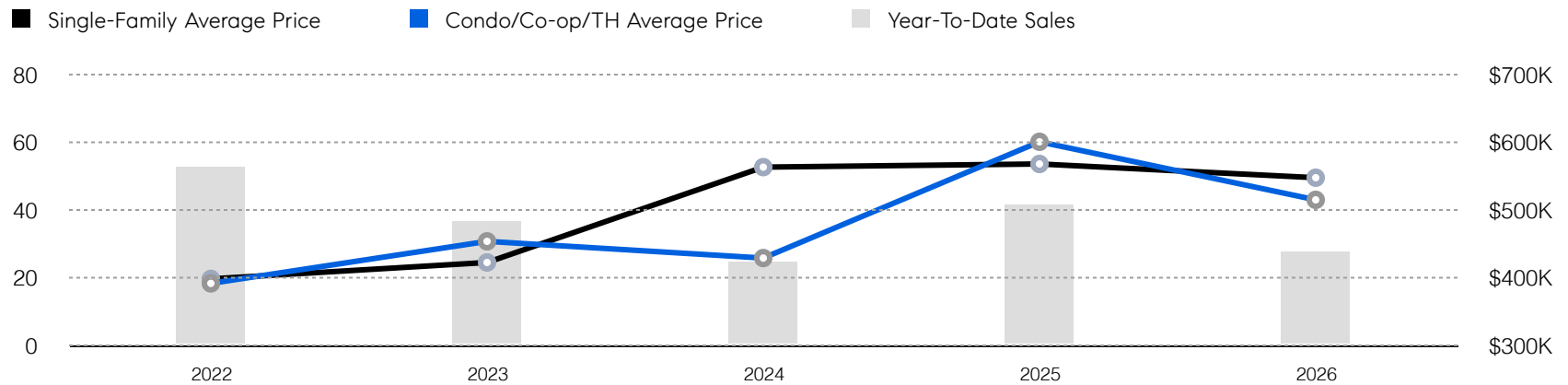


* Line graphs may be hidden due to limited sales data

Garfield City

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	38	32	-15.8%	12	11	-8.3%
	ACTIVE LISTINGS	21	16	-23.8%	21	16	-23.8%
	# OF SALES	29	19	-34.5%	9	2	-77.8%
	SALES VOLUME	\$16,471,550	\$10,406,200	-36.8%	\$4,747,000	\$1,040,000	-78.1%
	MEDIAN PRICE	\$515,000	\$565,000	9.7%	\$455,000	\$520,000	14.3%
	AVERAGE PRICE	\$567,984	\$547,695	-3.6%	\$527,444	\$520,000	-1.4%
	AVERAGE DOM	30	39	30.0%	29	20	-31.0%
Condo/Co-op/TH	CONTRACTS SIGNED	21	15	-28.6%	3	8	166.7%
	ACTIVE LISTINGS	11	7	-36.4%	11	7	-36.4%
	# OF SALES	12	8	-33.3%	6	3	-50.0%
	SALES VOLUME	\$7,209,000	\$4,120,000	-42.8%	\$3,630,000	\$1,160,000	-68.0%
	MEDIAN PRICE	\$625,000	\$555,000	-11.2%	\$637,500	\$315,000	-50.6%
	AVERAGE PRICE	\$600,750	\$515,000	-14.3%	\$605,000	\$386,667	-36.1%
	AVERAGE DOM	29	54	86.2%	25	59	136.0%

Historic Sales Trends

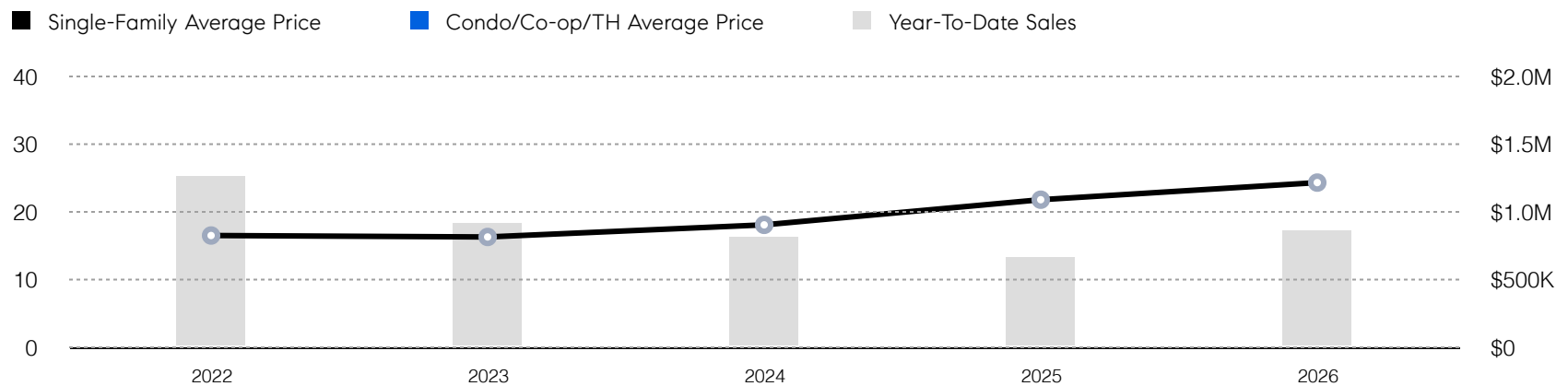


* Line graphs may be hidden due to limited sales data

Glen Rock

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	16	18	12.5%	9	3	-66.7%
	ACTIVE LISTINGS	5	8	60.0%	5	8	60.0%
	# OF SALES	13	17	30.8%	3	4	33.3%
	SALES VOLUME	\$14,168,699	\$20,675,997	45.9%	\$2,615,000	\$5,603,500	114.3%
	MEDIAN PRICE	\$1,040,000	\$999,999	-3.8%	\$875,000	\$1,495,500	70.9%
	AVERAGE PRICE	\$1,089,900	\$1,216,235	11.6%	\$871,667	\$1,400,875	60.7%
	AVERAGE DOM	14	24	71.4%	17	20	17.6%
Condo/Co-op/TH	CONTRACTS SIGNED	1	0	0.0%	1	0	0.0%
	ACTIVE LISTINGS	1	0	0.0%	1	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

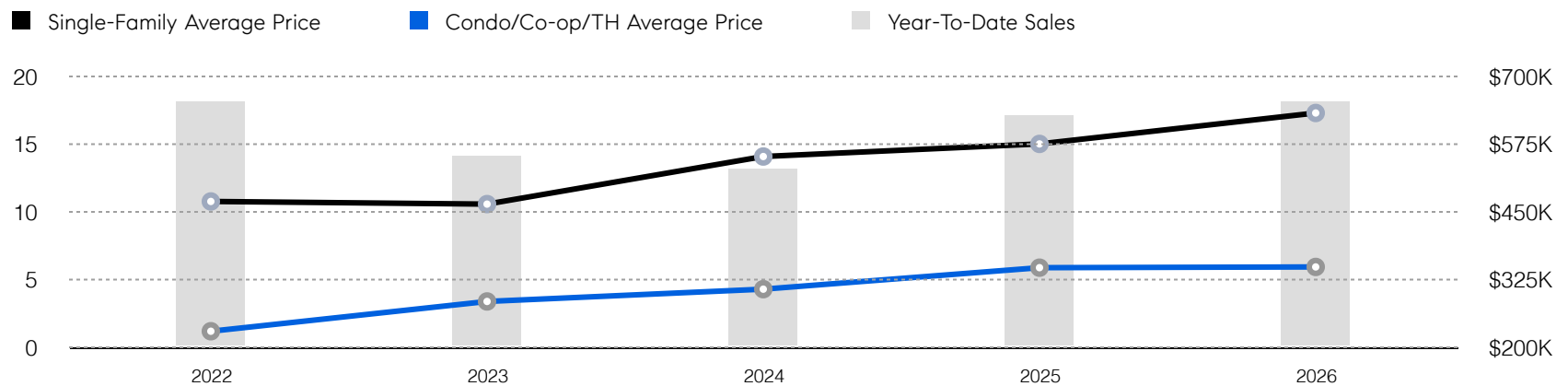


* Line graphs may be hidden due to limited sales data

Hackensack

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	3	13	333.3%	1	2	100.0%
	ACTIVE LISTINGS	4	8	100.0%	4	8	100.0%
	# OF SALES	7	7	0.0%	0	1	0.0%
	SALES VOLUME	\$4,028,500	\$4,428,000	9.9%	-	\$750,000	-
	MEDIAN PRICE	\$583,000	\$600,000	2.9%	-	\$750,000	-
	AVERAGE PRICE	\$575,500	\$632,571	9.9%	-	\$750,000	-
	AVERAGE DOM	26	75	188.5%	-	24	-
Condo/Co-op/TH	CONTRACTS SIGNED	13	10	-23.1%	3	1	-66.7%
	ACTIVE LISTINGS	3	8	166.7%	3	8	166.7%
	# OF SALES	10	11	10.0%	3	2	-33.3%
	SALES VOLUME	\$3,470,000	\$3,832,000	10.4%	\$1,040,000	\$555,000	-46.6%
	MEDIAN PRICE	\$337,500	\$320,000	-5.2%	\$410,000	\$277,500	-32.3%
	AVERAGE PRICE	\$347,000	\$348,364	0.4%	\$346,667	\$277,500	-20.0%
	AVERAGE DOM	31	58	87.1%	44	51	15.9%

Historic Sales Trends

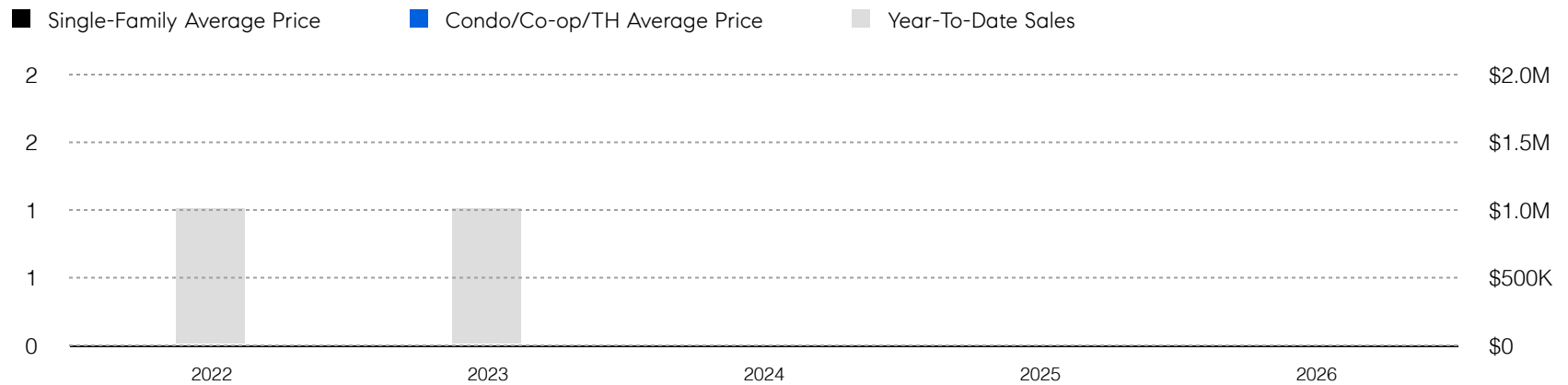


* Line graphs may be hidden due to limited sales data

Haworth

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	1	1	0.0%	1	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-
Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

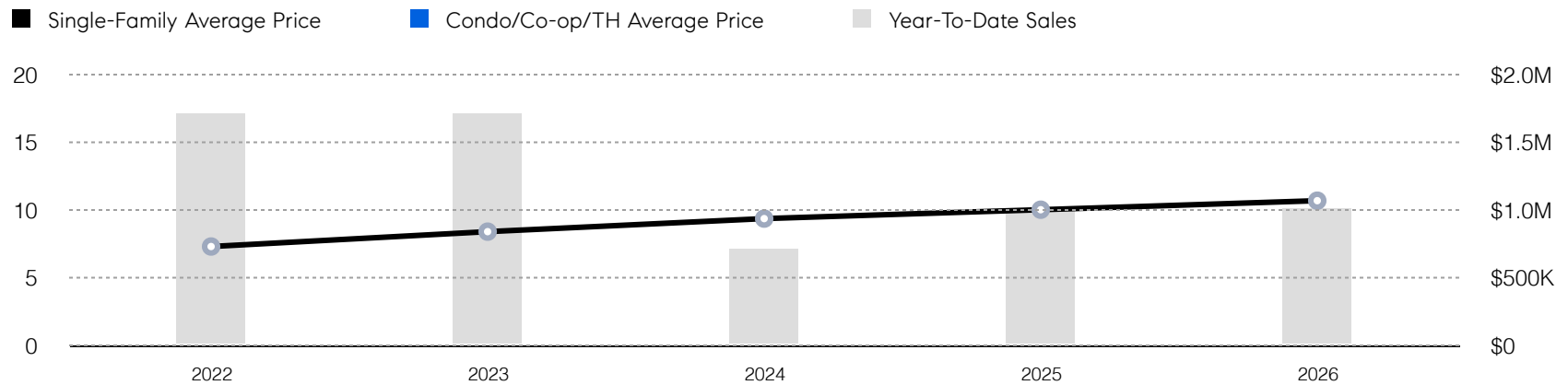


* Line graphs may be hidden due to limited sales data

Harrington Park

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	14	16	14.3%	6	6	0.0%
	ACTIVE LISTINGS	18	5	-72.2%	18	5	-72.2%
	# OF SALES	9	10	11.1%	2	3	50.0%
	SALES VOLUME	\$9,019,000	\$10,688,000	18.5%	\$1,655,000	\$3,580,000	116.3%
	MEDIAN PRICE	\$880,000	\$1,060,000	20.5%	\$827,500	\$1,255,000	51.7%
	AVERAGE PRICE	\$1,002,111	\$1,068,800	6.7%	\$827,500	\$1,193,333	44.2%
	AVERAGE DOM	28	27	-3.6%	17	12	-29.4%
Condo/Co-op/TH	CONTRACTS SIGNED	1	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	1	0	0.0%	1	0	0.0%
	SALES VOLUME	\$399,000	-	-	\$399,000	-	-
	MEDIAN PRICE	\$399,000	-	-	\$399,000	-	-
	AVERAGE PRICE	\$399,000	-	-	\$399,000	-	-
	AVERAGE DOM	66	-	-	66	-	-

Historic Sales Trends

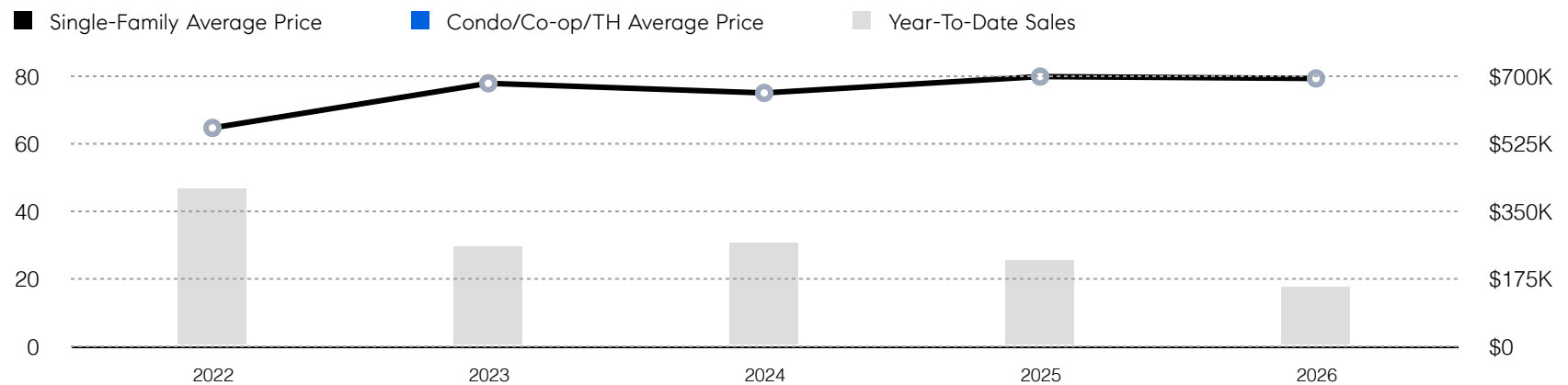


* Line graphs may be hidden due to limited sales data

Hasbrouck Heights

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	26	23	-11.5%	11	10	-9.1%
	ACTIVE LISTINGS	21	15	-28.6%	21	15	-28.6%
	# OF SALES	25	17	-32.0%	6	7	16.7%
	SALES VOLUME	\$17,479,000	\$11,802,750	-32.5%	\$4,055,000	\$4,692,750	15.7%
	MEDIAN PRICE	\$675,000	\$665,000	-1.5%	\$655,000	\$665,000	1.5%
	AVERAGE PRICE	\$699,160	\$694,279	-0.7%	\$675,833	\$670,393	-0.8%
	AVERAGE DOM	40	33	-17.5%	33	17	-48.5%
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Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

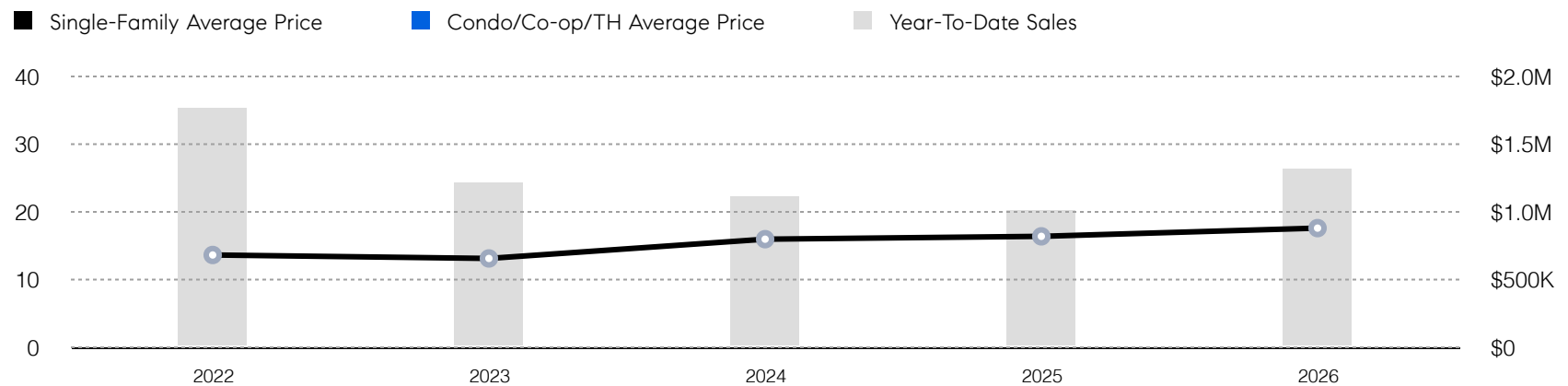


* Line graphs may be hidden due to limited sales data

Hillsdale

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	21	29	38.1%	12	14	16.7%
	ACTIVE LISTINGS	23	9	-60.9%	23	9	-60.9%
	# OF SALES	18	25	38.9%	5	4	-20.0%
	SALES VOLUME	\$14,749,285	\$22,003,999	49.2%	\$4,575,000	\$3,340,000	-27.0%
	MEDIAN PRICE	\$785,000	\$870,000	10.8%	\$730,000	\$815,000	11.6%
	AVERAGE PRICE	\$819,405	\$880,160	7.4%	\$915,000	\$835,000	-8.7%
	AVERAGE DOM	43	42	-2.3%	13	48	269.2%
Condo/Co-op/TH	CONTRACTS SIGNED	5	1	-80.0%	4	1	-75.0%
	ACTIVE LISTINGS	4	3	-25.0%	4	3	-25.0%
	# OF SALES	2	1	-50.0%	2	0	0.0%
	SALES VOLUME	\$1,640,000	\$1,295,000	-21.0%	\$1,640,000	-	-
	MEDIAN PRICE	\$820,000	\$1,295,000	57.9%	\$820,000	-	-
	AVERAGE PRICE	\$820,000	\$1,295,000	57.9%	\$820,000	-	-
	AVERAGE DOM	4	174	4,250.0%	4	-	-

Historic Sales Trends

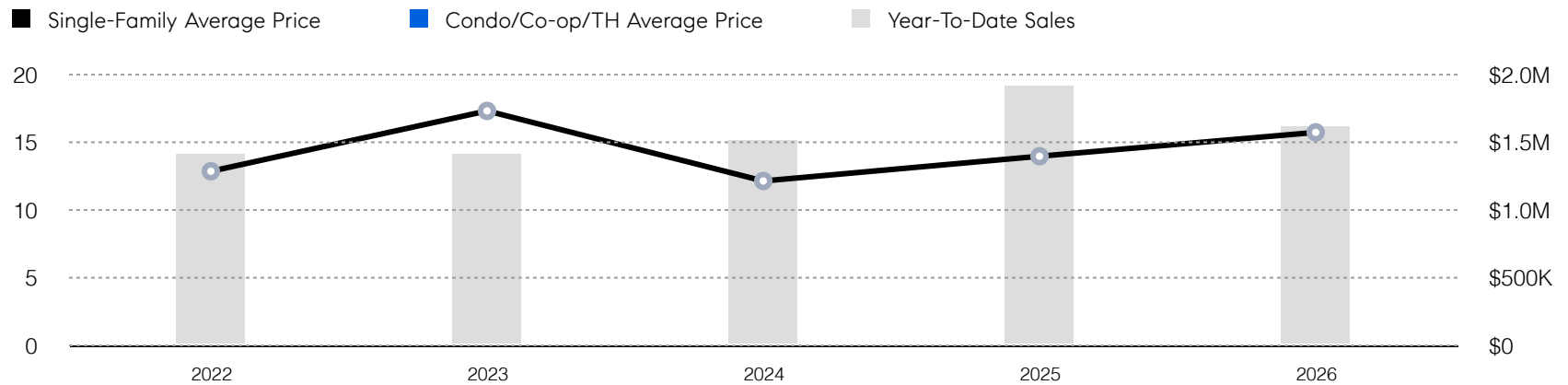


* Line graphs may be hidden due to limited sales data

Ho-Ho-Kus

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	20	28	40.0%	5	15	200.0%
	ACTIVE LISTINGS	21	11	-47.6%	21	11	-47.6%
	# OF SALES	17	16	-5.9%	3	3	0.0%
	SALES VOLUME	\$23,750,554	\$25,173,000	6.0%	\$4,705,000	\$7,825,000	66.3%
	MEDIAN PRICE	\$1,156,000	\$1,340,000	15.9%	\$1,375,000	\$1,525,000	10.9%
	AVERAGE PRICE	\$1,397,091	\$1,573,313	12.6%	\$1,568,333	\$2,608,333	66.3%
	AVERAGE DOM	31	33	6.5%	105	21	-80.0%
Condo/Co-op/TH	CONTRACTS SIGNED	1	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	2	0	0.0%	1	0	0.0%
	SALES VOLUME	\$2,399,000	-	-	\$1,299,000	-	-
	MEDIAN PRICE	\$1,199,500	-	-	\$1,299,000	-	-
	AVERAGE PRICE	\$1,199,500	-	-	\$1,299,000	-	-
	AVERAGE DOM	161	-	-	23	-	-

Historic Sales Trends

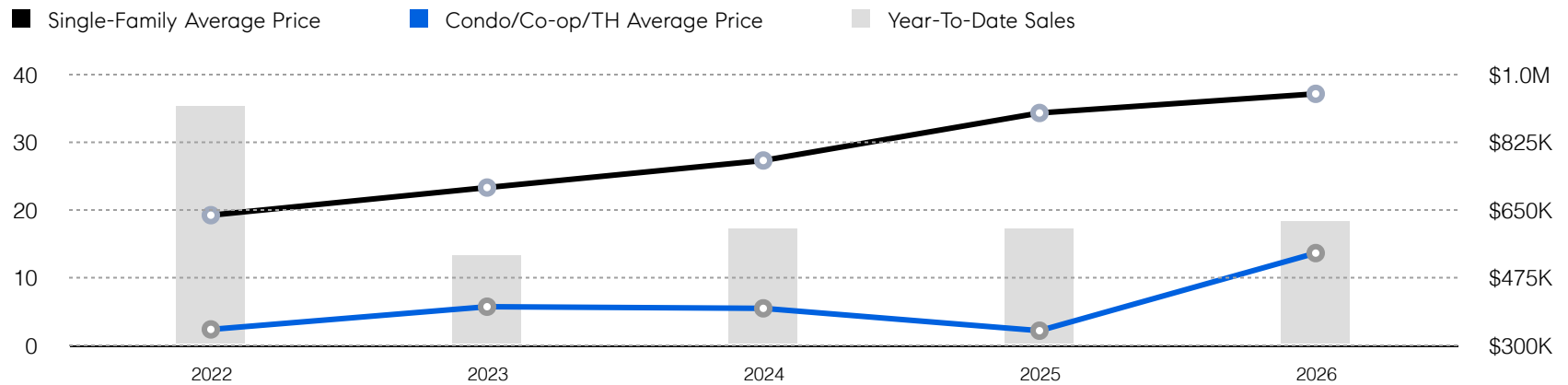


* Line graphs may be hidden due to limited sales data

Leonia

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	11	14	27.3%	7	6	-14.3%
	ACTIVE LISTINGS	22	8	-63.6%	22	8	-63.6%
	# OF SALES	12	13	8.3%	2	3	50.0%
	SALES VOLUME	\$10,809,900	\$12,353,900	14.3%	\$1,790,000	\$3,550,000	98.3%
	MEDIAN PRICE	\$835,000	\$955,000	14.4%	\$895,000	\$1,170,000	30.7%
	AVERAGE PRICE	\$900,825	\$950,300	5.5%	\$895,000	\$1,183,333	32.2%
	AVERAGE DOM	31	48	54.8%	18	24	33.3%
Condo/Co-op/TH	CONTRACTS SIGNED	5	3	-40.0%	3	0	0.0%
	ACTIVE LISTINGS	4	3	-25.0%	4	3	-25.0%
	# OF SALES	5	5	0.0%	2	1	-50.0%
	SALES VOLUME	\$1,690,000	\$2,693,000	59.3%	\$695,000	\$620,000	-10.8%
	MEDIAN PRICE	\$360,000	\$620,000	72.2%	\$347,500	\$620,000	78.4%
	AVERAGE PRICE	\$338,000	\$538,600	59.3%	\$347,500	\$620,000	78.4%
	AVERAGE DOM	49	46	-6.1%	15	54	260.0%

Historic Sales Trends

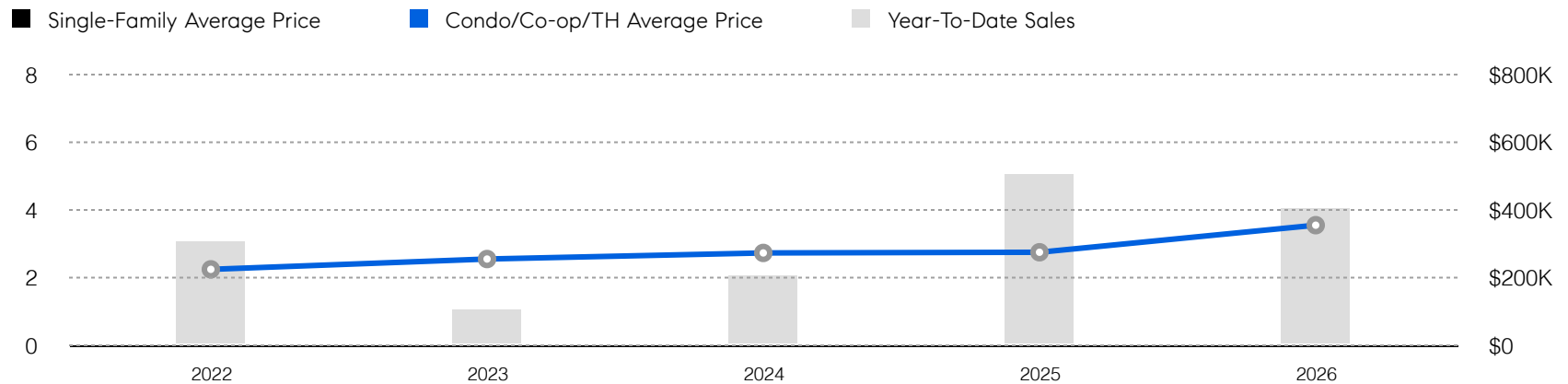


* Line graphs may be hidden due to limited sales data

Little Ferry

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	3	3	0.0%	2	0	0.0%
	ACTIVE LISTINGS	2	3	50.0%	2	3	50.0%
	# OF SALES	4	2	-50.0%	2	1	-50.0%
	SALES VOLUME	\$2,931,000	\$1,121,000	-61.8%	\$1,152,000	\$525,000	-54.4%
	MEDIAN PRICE	\$623,500	\$560,500	-10.1%	\$576,000	\$525,000	-8.9%
	AVERAGE PRICE	\$732,750	\$560,500	-23.5%	\$576,000	\$525,000	-8.9%
	AVERAGE DOM	74	14	-81.1%	124	1	-99.2%
Condo/Co-op/TH	CONTRACTS SIGNED	2	2	0.0%	1	1	0.0%
	ACTIVE LISTINGS	1	2	100.0%	1	2	100.0%
	# OF SALES	1	2	100.0%	0	2	0.0%
	SALES VOLUME	\$275,000	\$710,000	158.2%	-	\$710,000	-
	MEDIAN PRICE	\$275,000	\$355,000	29.1%	-	\$355,000	-
	AVERAGE PRICE	\$275,000	\$355,000	29.1%	-	\$355,000	-
	AVERAGE DOM	60	19	-68.3%	-	19	-

Historic Sales Trends

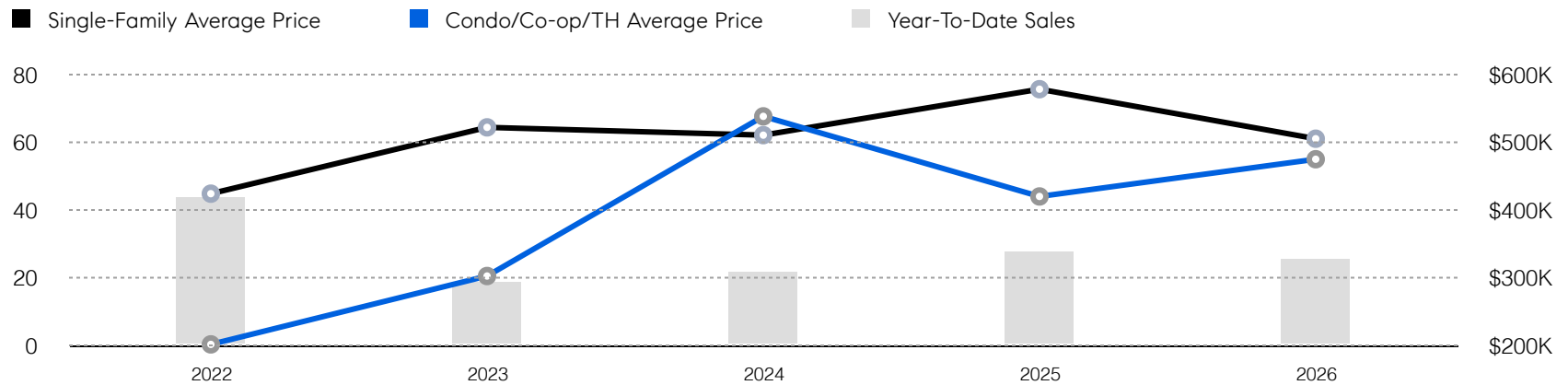


* Line graphs may be hidden due to limited sales data

Lodi

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	20	26	30.0%	3	6	100.0%
	ACTIVE LISTINGS	24	22	-8.3%	24	22	-8.3%
	# OF SALES	21	23	9.5%	2	7	250.0%
	SALES VOLUME	\$12,147,400	\$11,622,000	-4.3%	\$1,300,000	\$3,657,000	181.3%
	MEDIAN PRICE	\$626,000	\$599,000	-4.3%	\$650,000	\$640,000	-1.5%
	AVERAGE PRICE	\$578,448	\$505,304	-12.6%	\$650,000	\$522,429	-19.6%
	AVERAGE DOM	34	45	32.4%	77	66	-14.3%
Condo/Co-op/TH	CONTRACTS SIGNED	10	1	-90.0%	3	0	0.0%
	ACTIVE LISTINGS	6	5	-16.7%	6	5	-16.7%
	# OF SALES	6	2	-66.7%	2	0	0.0%
	SALES VOLUME	\$2,520,000	\$950,000	-62.3%	\$685,000	-	-
	MEDIAN PRICE	\$342,500	\$475,000	38.7%	\$342,500	-	-
	AVERAGE PRICE	\$420,000	\$475,000	13.1%	\$342,500	-	-
	AVERAGE DOM	74	31	-58.1%	44	-	-

Historic Sales Trends

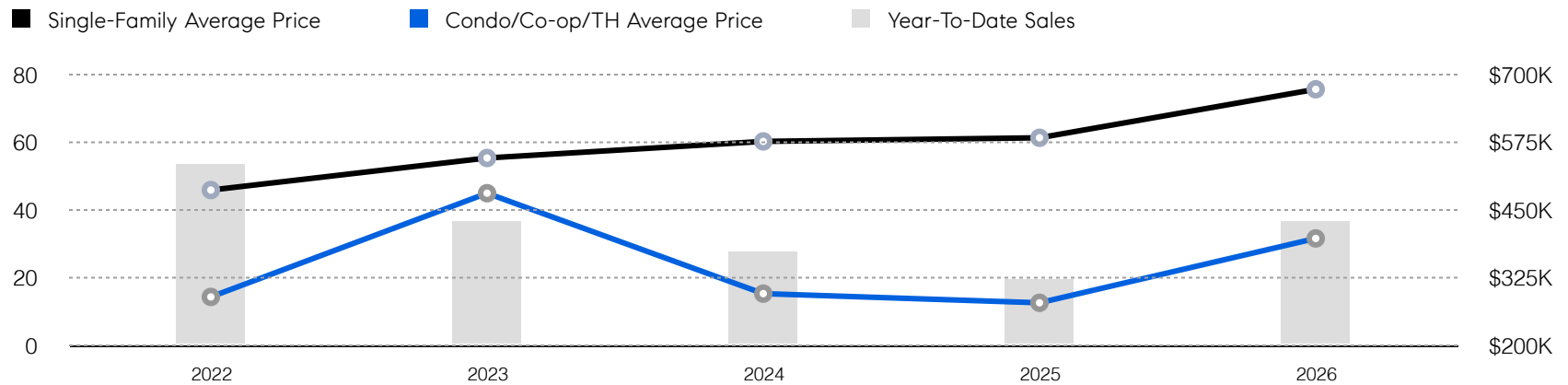


* Line graphs may be hidden due to limited sales data

Lyndhurst

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	25	37	48.0%	8	8	0.0%
	ACTIVE LISTINGS	26	26	0.0%	26	26	0.0%
	# OF SALES	16	32	100.0%	4	6	50.0%
	SALES VOLUME	\$9,333,400	\$21,532,521	130.7%	\$2,870,000	\$3,885,521	35.4%
	MEDIAN PRICE	\$557,500	\$615,000	10.3%	\$645,000	\$627,761	-2.7%
	AVERAGE PRICE	\$583,338	\$672,891	15.4%	\$717,500	\$647,587	-9.7%
	AVERAGE DOM	45	47	4.4%	21	14	-33.3%
Condo/Co-op/TH	CONTRACTS SIGNED	3	10	233.3%	0	3	0.0%
	ACTIVE LISTINGS	0	7	0.0%	0	7	0.0%
	# OF SALES	3	4	33.3%	1	1	0.0%
	SALES VOLUME	\$836,000	\$1,590,000	90.2%	\$306,000	\$470,000	53.6%
	MEDIAN PRICE	\$265,000	\$377,500	42.5%	\$306,000	\$470,000	53.6%
	AVERAGE PRICE	\$278,667	\$397,500	42.6%	\$306,000	\$470,000	53.6%
	AVERAGE DOM	110	14	-87.3%	307	9	-97.1%

Historic Sales Trends

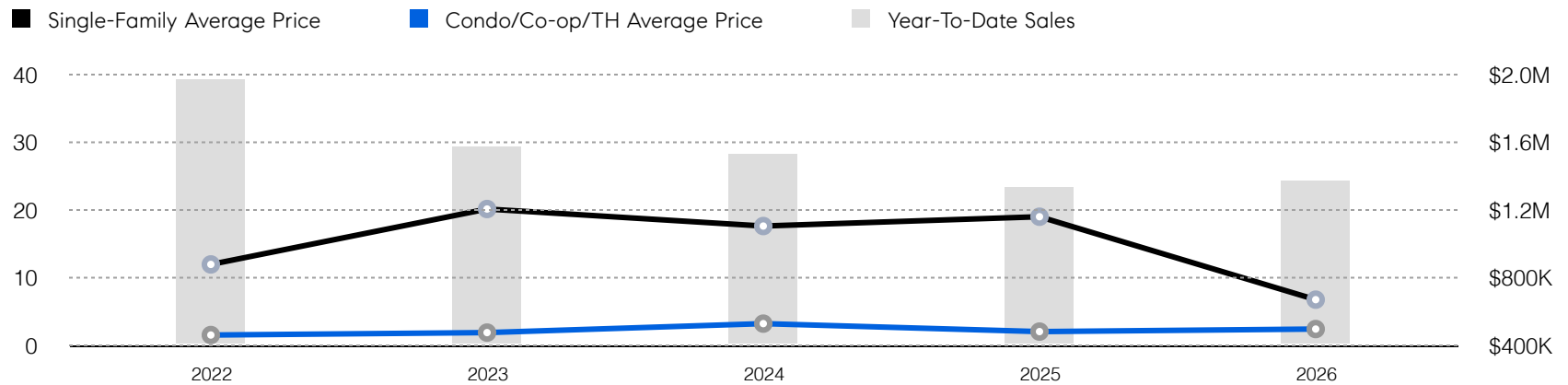


* Line graphs may be hidden due to limited sales data

Mahwah

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	9	13	44.4%	1	4	300.0%
	ACTIVE LISTINGS	8	13	62.5%	8	13	62.5%
	# OF SALES	12	12	0.0%	6	6	0.0%
	SALES VOLUME	\$13,923,000	\$8,042,300	-42.2%	\$7,165,000	\$4,233,800	-40.9%
	MEDIAN PRICE	\$1,020,000	\$666,000	-34.7%	\$1,020,000	\$672,500	-34.1%
	AVERAGE PRICE	\$1,160,250	\$670,192	-42.2%	\$1,194,167	\$705,633	-40.9%
	AVERAGE DOM	44	40	-9.1%	63	28	-55.6%
Condo/Co-op/TH	CONTRACTS SIGNED	12	19	58.3%	1	6	500.0%
	ACTIVE LISTINGS	2	17	750.0%	2	17	750.0%
	# OF SALES	11	12	9.1%	2	2	0.0%
	SALES VOLUME	\$5,296,277	\$5,958,795	12.5%	\$1,131,500	\$1,457,000	28.8%
	MEDIAN PRICE	\$385,000	\$435,000	13.0%	\$565,750	\$728,500	28.8%
	AVERAGE PRICE	\$481,480	\$496,566	3.1%	\$565,750	\$728,500	28.8%
	AVERAGE DOM	40	34	-15.0%	27	10	-63.0%

Historic Sales Trends

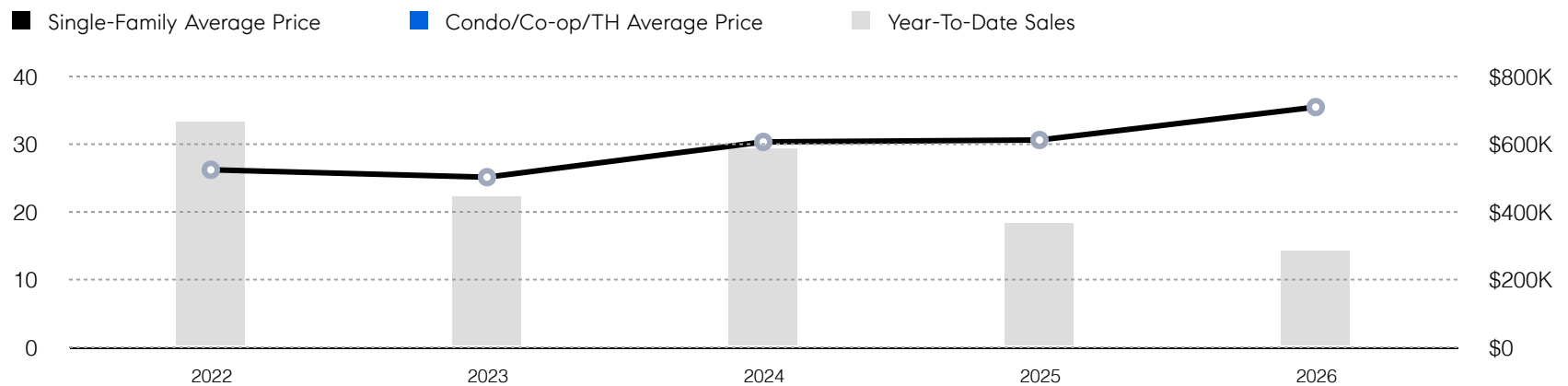


* Line graphs may be hidden due to limited sales data

Maywood

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	20	15	-25.0%	6	5	-16.7%
	ACTIVE LISTINGS	18	16	-11.1%	18	16	-11.1%
	# OF SALES	18	14	-22.2%	4	8	100.0%
	SALES VOLUME	\$11,021,000	\$9,933,000	-9.9%	\$2,455,000	\$5,950,000	142.4%
	MEDIAN PRICE	\$622,500	\$732,500	17.7%	\$565,000	\$762,500	35.0%
	AVERAGE PRICE	\$612,278	\$709,500	15.9%	\$613,750	\$743,750	21.2%
	AVERAGE DOM	36	16	-55.6%	19	13	-31.6%
Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

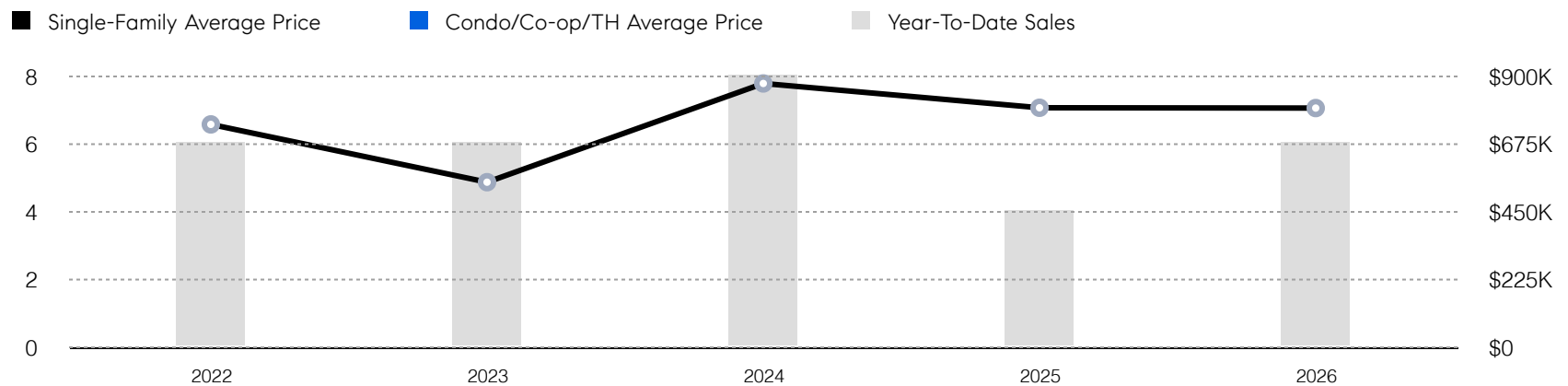


* Line graphs may be hidden due to limited sales data

Midland Park

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	5	12	140.0%	2	5	150.0%
	ACTIVE LISTINGS	1	5	400.0%	1	5	400.0%
	# OF SALES	4	6	50.0%	3	2	-33.3%
	SALES VOLUME	\$3,184,000	\$4,770,000	49.8%	\$2,285,000	\$1,475,000	-35.4%
	MEDIAN PRICE	\$855,000	\$770,000	-9.9%	\$830,000	\$737,500	-11.1%
	AVERAGE PRICE	\$796,000	\$795,000	-0.1%	\$761,667	\$737,500	-3.2%
	AVERAGE DOM	26	18	-30.8%	27	14	-48.1%
Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	0	1	0.0%	0	1	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

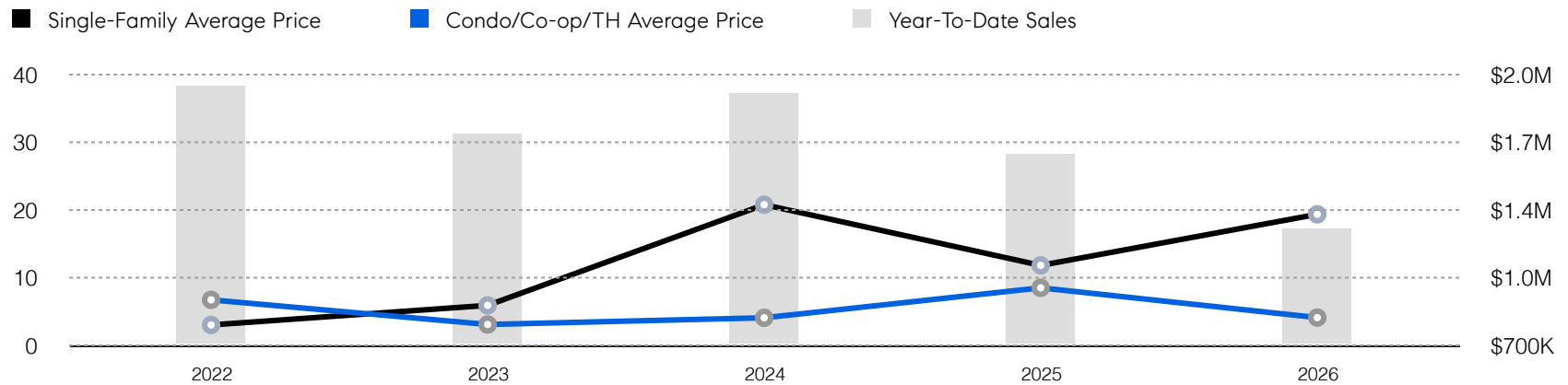


* Line graphs may be hidden due to limited sales data

Montvale

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	21	9	-57.1%	3	5	66.7%
	ACTIVE LISTINGS	14	8	-42.9%	14	8	-42.9%
	# OF SALES	20	10	-50.0%	6	3	-50.0%
	SALES VOLUME	\$21,681,816	\$13,293,000	-38.7%	\$5,185,000	\$4,752,000	-8.4%
	MEDIAN PRICE	\$964,500	\$1,313,000	36.1%	\$827,500	\$1,666,000	101.3%
	AVERAGE PRICE	\$1,084,091	\$1,329,300	22.6%	\$864,167	\$1,584,000	83.3%
	AVERAGE DOM	95	31	-67.4%	36	37	2.8%
Condo/Co-op/TH	CONTRACTS SIGNED	5	6	20.0%	2	1	-50.0%
	ACTIVE LISTINGS	10	5	-50.0%	10	5	-50.0%
	# OF SALES	8	7	-12.5%	0	2	0.0%
	SALES VOLUME	\$7,811,000	\$5,834,000	-25.3%	-	\$2,162,000	-
	MEDIAN PRICE	\$1,012,000	\$840,000	-17.0%	-	\$1,081,000	-
	AVERAGE PRICE	\$976,375	\$833,429	-14.6%	-	\$1,081,000	-
	AVERAGE DOM	22	24	9.1%	-	20	-

Historic Sales Trends

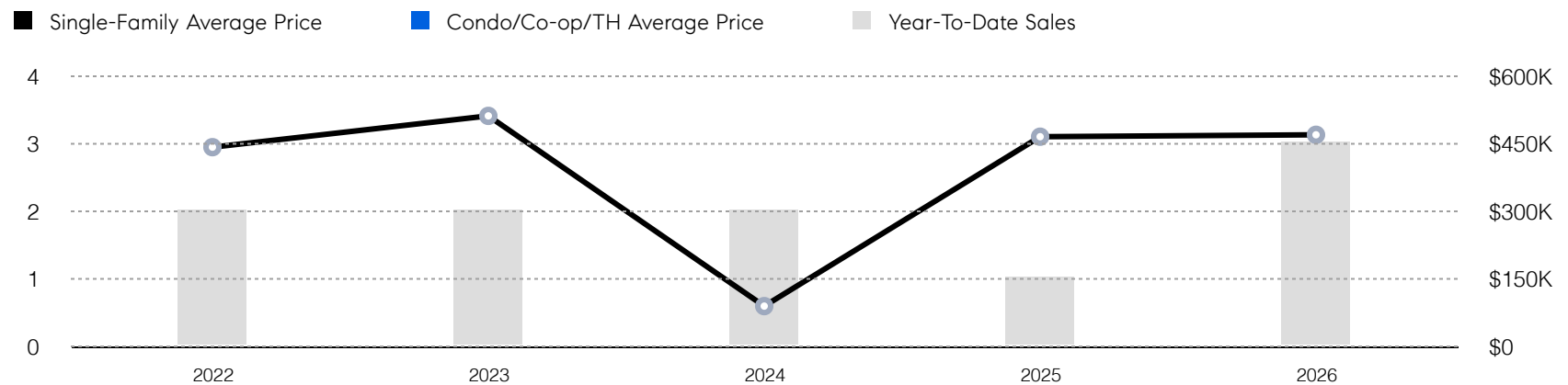


* Line graphs may be hidden due to limited sales data

Moonachie

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	1	2	100.0%	0	1	0.0%
	ACTIVE LISTINGS	3	4	33.3%	3	4	33.3%
	# OF SALES	1	3	200.0%	0	0	0.0%
	SALES VOLUME	\$465,750	\$1,410,000	202.7%	-	-	-
	MEDIAN PRICE	\$465,750	\$585,000	25.6%	-	-	-
	AVERAGE PRICE	\$465,750	\$470,000	0.9%	-	-	-
	AVERAGE DOM	98	74	-24.5%	-	-	-
Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

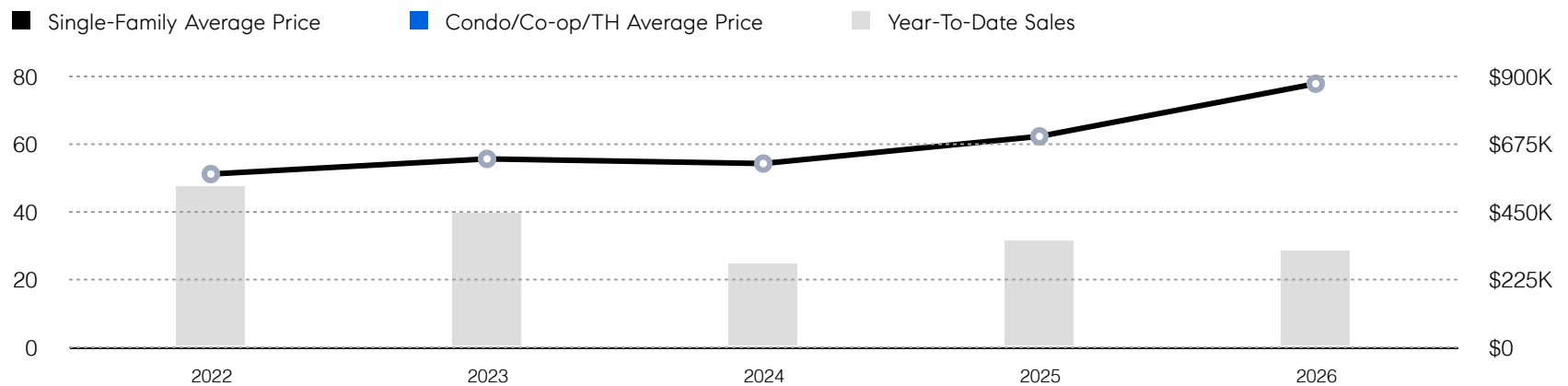


* Line graphs may be hidden due to limited sales data

New Milford

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	38	32	-15.8%	7	13	85.7%
	ACTIVE LISTINGS	38	20	-47.4%	38	20	-47.4%
	# OF SALES	31	26	-16.1%	10	8	-20.0%
	SALES VOLUME	\$21,730,750	\$22,772,000	4.8%	\$7,420,000	\$7,418,000	0.0%
	MEDIAN PRICE	\$700,000	\$700,000	-	\$705,000	\$860,000	22.0%
	AVERAGE PRICE	\$700,992	\$875,846	24.9%	\$742,000	\$927,250	25.0%
	AVERAGE DOM	41	43	4.9%	46	33	-28.3%
Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	0	2	0.0%	0	0	0.0%
	SALES VOLUME	-	\$1,270,000	-	-	-	-
	MEDIAN PRICE	-	\$635,000	-	-	-	-
	AVERAGE PRICE	-	\$635,000	-	-	-	-
	AVERAGE DOM	-	17	-	-	-	-

Historic Sales Trends

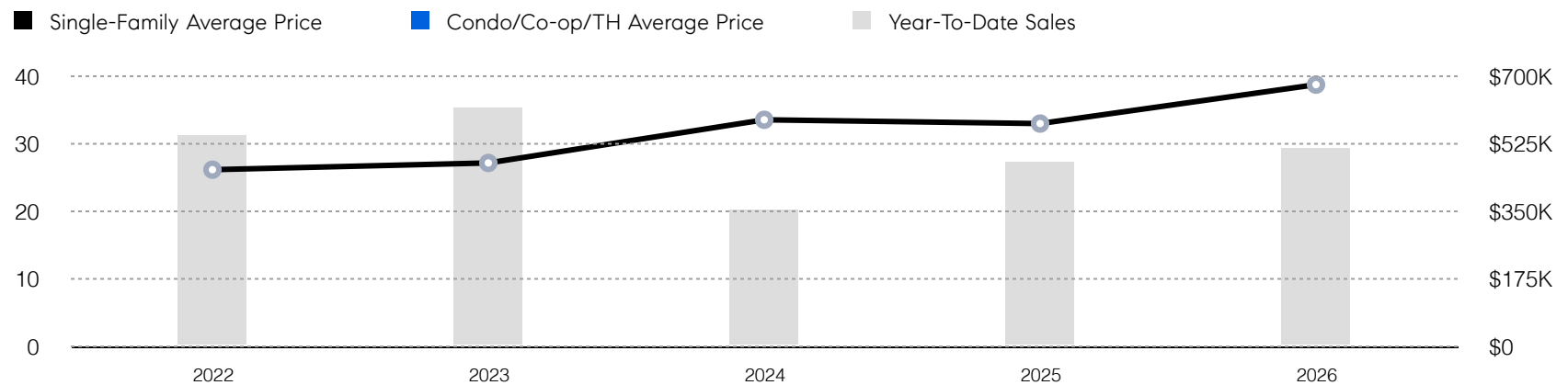


* Line graphs may be hidden due to limited sales data

North Arlington

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	26	43	65.4%	9	10	11.1%
	ACTIVE LISTINGS	28	23	-17.9%	28	23	-17.9%
	# OF SALES	27	29	7.4%	8	10	25.0%
	SALES VOLUME	\$15,590,799	\$19,670,000	26.2%	\$4,877,000	\$5,940,000	21.8%
	MEDIAN PRICE	\$572,000	\$645,000	12.8%	\$575,000	\$610,000	6.1%
	AVERAGE PRICE	\$577,437	\$678,276	17.5%	\$609,625	\$594,000	-2.6%
	AVERAGE DOM	33	48	45.5%	31	47	51.6%
	Condo/Co-op/TH	CONTRACTS SIGNED	0	7	0.0%	0	1
	ACTIVE LISTINGS	0	1	0.0%	0	1	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

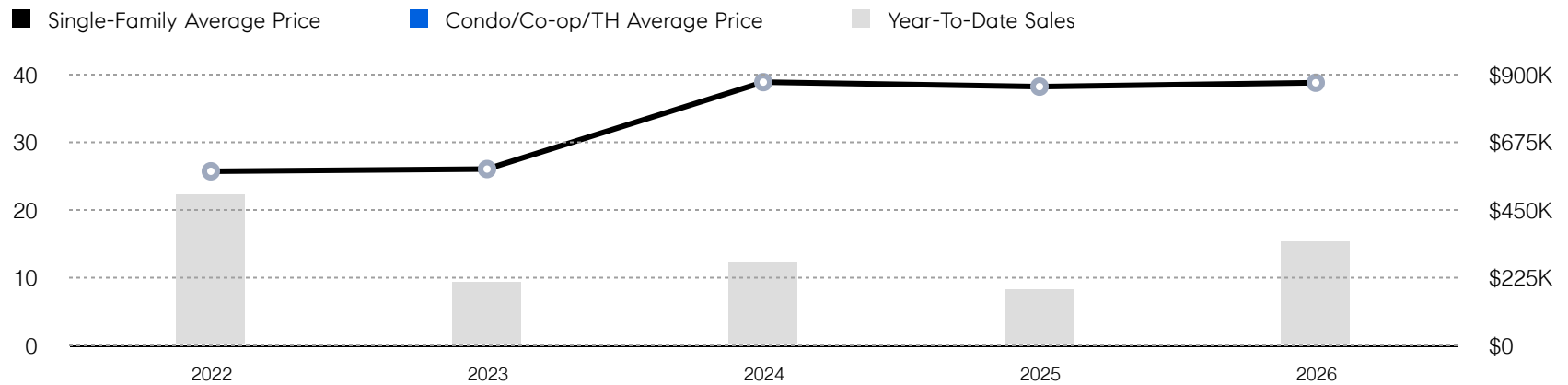


* Line graphs may be hidden due to limited sales data

Northvale

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	17	14	-17.6%	6	4	-33.3%
	ACTIVE LISTINGS	16	4	-75.0%	16	4	-75.0%
	# OF SALES	6	13	116.7%	2	3	50.0%
	SALES VOLUME	\$5,160,000	\$11,349,000	119.9%	\$2,010,000	\$2,125,000	5.7%
	MEDIAN PRICE	\$770,500	\$850,000	10.3%	\$1,005,000	\$710,000	-29.4%
	AVERAGE PRICE	\$860,000	\$873,000	1.5%	\$1,005,000	\$708,333	-29.5%
	AVERAGE DOM	25	29	16.0%	10	13	30.0%
Condo/Co-op/TH	CONTRACTS SIGNED	3	4	33.3%	1	3	200.0%
	ACTIVE LISTINGS	3	7	133.3%	3	7	133.3%
	# OF SALES	2	2	0.0%	1	1	0.0%
	SALES VOLUME	\$1,259,900	\$935,000	-25.8%	\$649,900	\$465,000	-28.5%
	MEDIAN PRICE	\$629,950	\$467,500	-25.8%	\$649,900	\$465,000	-28.5%
	AVERAGE PRICE	\$629,950	\$467,500	-25.8%	\$649,900	\$465,000	-28.5%
	AVERAGE DOM	15	97	546.7%	13	149	1,046.2%

Historic Sales Trends

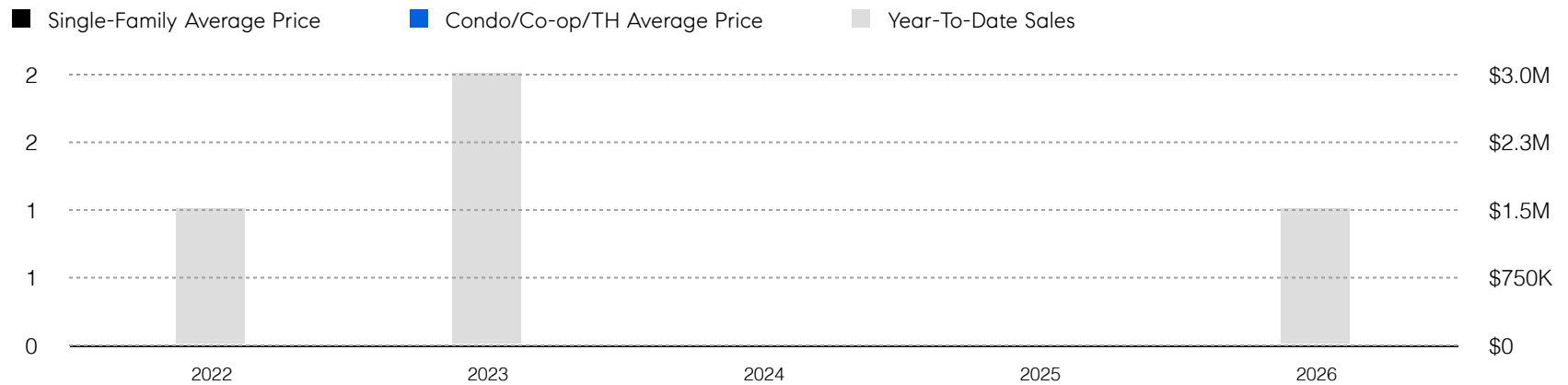


* Line graphs may be hidden due to limited sales data

Norwood

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	1	3	200.0%	1	1	0.0%
	ACTIVE LISTINGS	2	3	50.0%	2	3	50.0%
	# OF SALES	0	1	0.0%	0	1	0.0%
	SALES VOLUME	-	\$2,380,000	-	-	\$2,380,000	-
	MEDIAN PRICE	-	\$2,380,000	-	-	\$2,380,000	-
	AVERAGE PRICE	-	\$2,380,000	-	-	\$2,380,000	-
	AVERAGE DOM	-	49	-	-	49	-
Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	1	0	0.0%	1	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

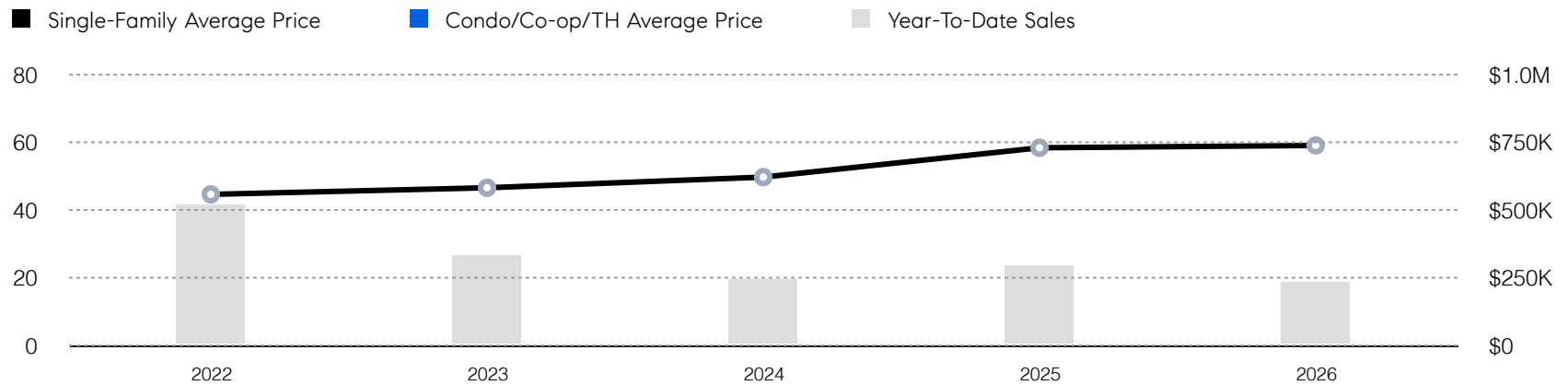


* Line graphs may be hidden due to limited sales data

Oakland

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	25	22	-12.0%	8	9	12.5%
	ACTIVE LISTINGS	12	11	-8.3%	12	11	-8.3%
	# OF SALES	22	17	-22.7%	5	6	20.0%
	SALES VOLUME	\$16,054,399	\$12,552,226	-21.8%	\$3,568,000	\$4,028,226	12.9%
	MEDIAN PRICE	\$742,500	\$727,000	-2.1%	\$633,000	\$609,950	-3.6%
	AVERAGE PRICE	\$729,745	\$738,366	1.2%	\$713,600	\$671,371	-5.9%
	AVERAGE DOM	29	31	6.9%	26	20	-23.1%
Condo/Co-op/TH	CONTRACTS SIGNED	3	1	-66.7%	2	0	0.0%
	ACTIVE LISTINGS	1	0	0.0%	1	0	0.0%
	# OF SALES	1	1	0.0%	0	0	0.0%
	SALES VOLUME	\$470,000	\$987,990	110.2%	-	-	-
	MEDIAN PRICE	\$470,000	\$987,990	110.2%	-	-	-
	AVERAGE PRICE	\$470,000	\$987,990	110.2%	-	-	-
	AVERAGE DOM	81	27	-66.7%	-	-	-

Historic Sales Trends

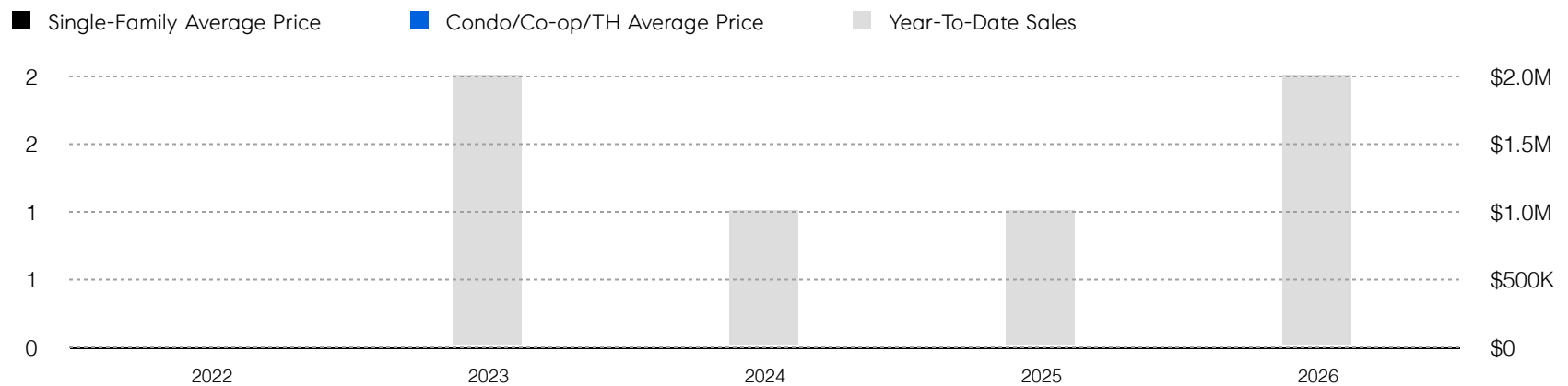


* Line graphs may be hidden due to limited sales data

Old Tappan

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	1	4	300.0%	0	2	0.0%
	ACTIVE LISTINGS	1	6	500.0%	1	6	500.0%
	# OF SALES	1	0	0.0%	0	0	0.0%
	SALES VOLUME	\$800,000	-	-	-	-	-
	MEDIAN PRICE	\$800,000	-	-	-	-	-
	AVERAGE PRICE	\$800,000	-	-	-	-	-
	AVERAGE DOM	28	-	-	-	-	-
Condo/Co-op/TH	CONTRACTS SIGNED	0	1	0.0%	0	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	0	2	0.0%	0	0	0.0%
	SALES VOLUME	-	\$1,798,000	-	-	-	-
	MEDIAN PRICE	-	\$899,000	-	-	-	-
	AVERAGE PRICE	-	\$899,000	-	-	-	-
	AVERAGE DOM	-	70	-	-	-	-

Historic Sales Trends

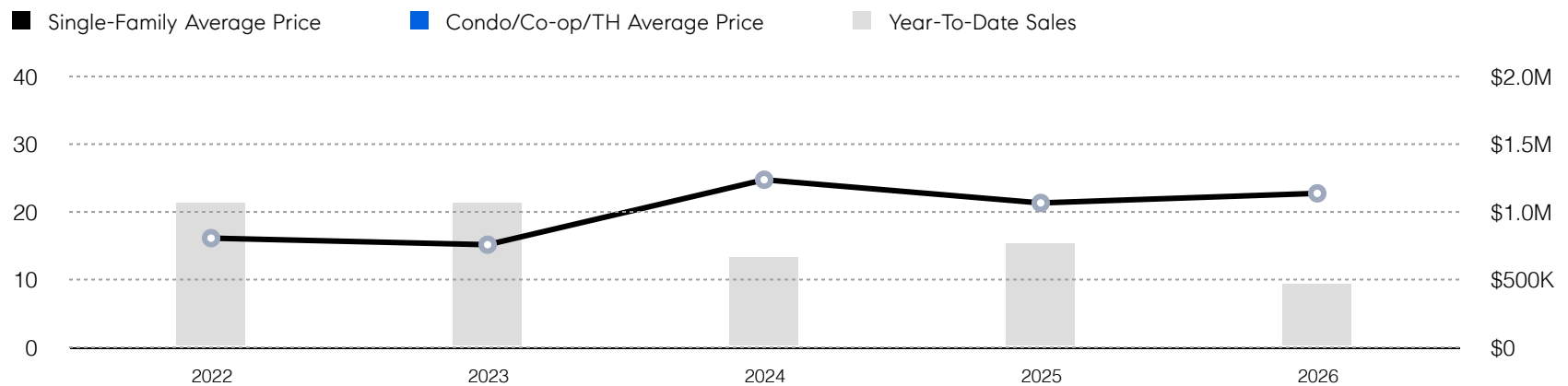


* Line graphs may be hidden due to limited sales data

Oradell

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	22	13	-40.9%	9	6	-33.3%
	ACTIVE LISTINGS	17	13	-23.5%	17	13	-23.5%
	# OF SALES	14	8	-42.9%	2	1	-50.0%
	SALES VOLUME	\$14,925,000	\$9,095,008	-39.1%	\$1,520,000	\$790,000	-48.0%
	MEDIAN PRICE	\$1,095,000	\$1,100,000	0.5%	\$760,000	\$790,000	3.9%
	AVERAGE PRICE	\$1,066,071	\$1,136,876	6.6%	\$760,000	\$790,000	3.9%
	AVERAGE DOM	25	17	-32.0%	8	13	62.5%
Condo/Co-op/TH	CONTRACTS SIGNED	1	5	400.0%	1	1	0.0%
	ACTIVE LISTINGS	0	1	0.0%	0	1	0.0%
	# OF SALES	1	1	0.0%	1	1	0.0%
	SALES VOLUME	\$320,000	\$1,150,000	259.4%	\$320,000	\$1,150,000	259.4%
	MEDIAN PRICE	\$320,000	\$1,150,000	259.4%	\$320,000	\$1,150,000	259.4%
	AVERAGE PRICE	\$320,000	\$1,150,000	259.4%	\$320,000	\$1,150,000	259.4%
	AVERAGE DOM	6	4	-33.3%	6	4	-33.3%

Historic Sales Trends

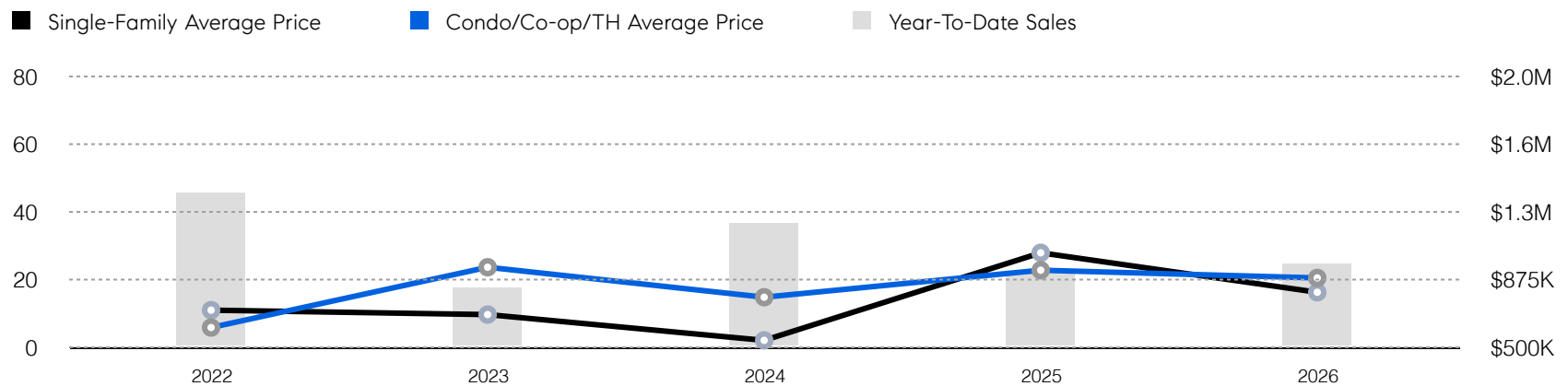


* Line graphs may be hidden due to limited sales data

Palisades Park

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	2	7	250.0%	0	2	0.0%
	ACTIVE LISTINGS	8	1	-87.5%	8	1	-87.5%
	# OF SALES	3	6	100.0%	2	3	50.0%
	SALES VOLUME	\$3,070,000	\$4,829,000	57.3%	\$2,135,000	\$2,429,000	13.8%
	MEDIAN PRICE	\$935,000	\$724,500	-22.5%	\$1,067,500	\$780,000	-26.9%
	AVERAGE PRICE	\$1,023,333	\$804,833	-21.4%	\$1,067,500	\$809,667	-24.2%
	AVERAGE DOM	14	57	307.1%	15	78	420.0%
Condo/Co-op/TH	CONTRACTS SIGNED	20	21	5.0%	4	7	75.0%
	ACTIVE LISTINGS	26	29	11.5%	26	29	11.5%
	# OF SALES	19	18	-5.3%	5	10	100.0%
	SALES VOLUME	\$17,612,500	\$15,914,479	-9.6%	\$3,888,000	\$9,430,879	142.6%
	MEDIAN PRICE	\$970,000	\$924,500	-4.7%	\$830,000	\$949,500	14.4%
	AVERAGE PRICE	\$926,974	\$884,138	-4.6%	\$777,600	\$943,088	21.3%
	AVERAGE DOM	96	45	-53.1%	53	33	-37.7%

Historic Sales Trends

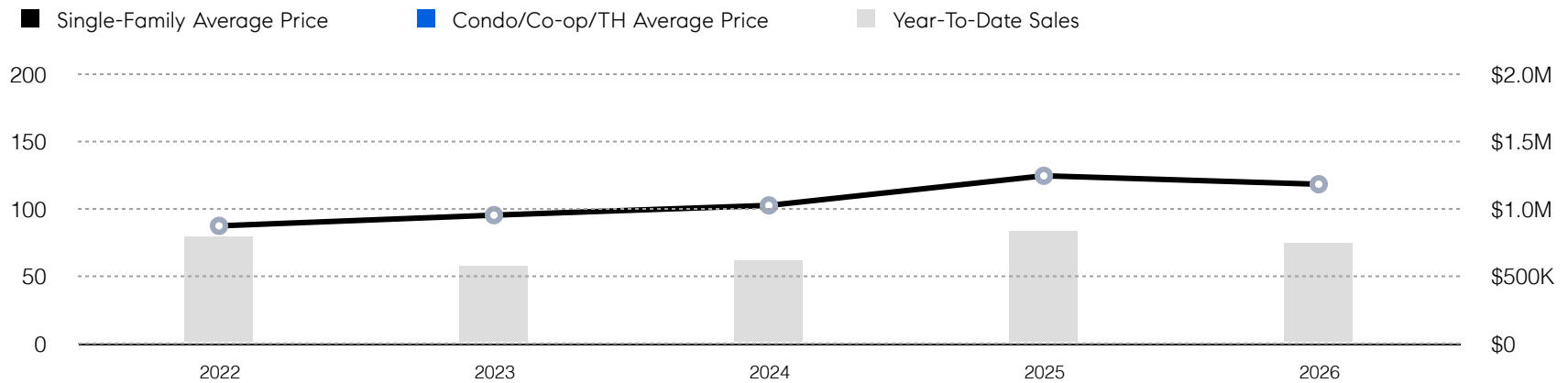


* Line graphs may be hidden due to limited sales data

Paramus

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	80	84	5.0%	22	30	36.4%
	ACTIVE LISTINGS	72	59	-18.1%	72	59	-18.1%
	# OF SALES	72	66	-8.3%	28	19	-32.1%
	SALES VOLUME	\$89,712,271	\$78,095,998	-12.9%	\$38,623,771	\$21,451,000	-44.5%
	MEDIAN PRICE	\$942,500	\$975,000	3.4%	\$1,052,498	\$940,000	-10.7%
	AVERAGE PRICE	\$1,246,004	\$1,183,273	-5.0%	\$1,379,420	\$1,129,000	-18.2%
	AVERAGE DOM	50	36	-28.0%	40	37	-7.5%
Condo/Co-op/TH	CONTRACTS SIGNED	3	10	233.3%	0	1	0.0%
	ACTIVE LISTINGS	3	11	266.7%	3	11	266.7%
	# OF SALES	10	7	-30.0%	1	1	0.0%
	SALES VOLUME	\$10,316,000	\$4,876,500	-52.7%	\$1,300,000	\$350,000	-73.1%
	MEDIAN PRICE	\$1,065,000	\$480,000	-54.9%	\$1,300,000	\$350,000	-73.1%
	AVERAGE PRICE	\$1,031,600	\$696,643	-32.5%	\$1,300,000	\$350,000	-73.1%
	AVERAGE DOM	64	50	-21.9%	346	56	-83.8%

Historic Sales Trends

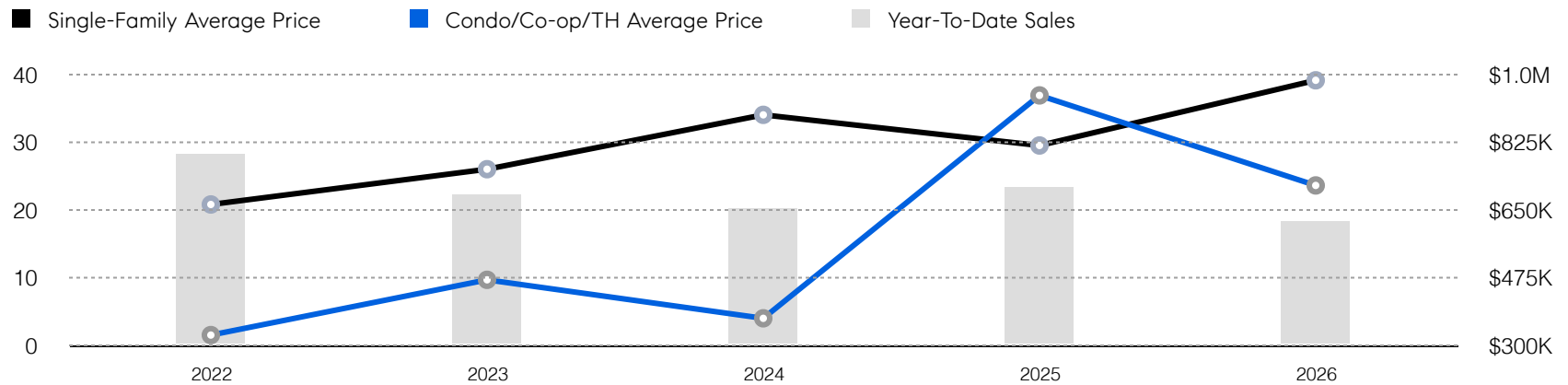


* Line graphs may be hidden due to limited sales data

Park Ridge

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	20	22	10.0%	4	4	0.0%
	ACTIVE LISTINGS	19	6	-68.4%	19	6	-68.4%
	# OF SALES	19	14	-26.3%	6	4	-33.3%
	SALES VOLUME	\$15,518,500	\$13,793,750	-11.1%	\$5,138,000	\$4,562,750	-11.2%
	MEDIAN PRICE	\$750,000	\$873,500	16.5%	\$800,500	\$991,375	23.8%
	AVERAGE PRICE	\$816,763	\$985,268	20.6%	\$856,333	\$1,140,688	33.2%
	AVERAGE DOM	30	16	-46.7%	23	12	-47.8%
Condo/Co-op/TH	CONTRACTS SIGNED	4	6	50.0%	0	4	0.0%
	ACTIVE LISTINGS	5	3	-40.0%	5	3	-40.0%
	# OF SALES	4	4	0.0%	2	0	0.0%
	SALES VOLUME	\$3,785,000	\$2,854,000	-24.6%	\$1,960,000	-	-
	MEDIAN PRICE	\$980,000	\$482,500	-50.8%	\$980,000	-	-
	AVERAGE PRICE	\$946,250	\$713,500	-24.6%	\$980,000	-	-
	AVERAGE DOM	-1	46	-4,700.0%	-28	-	-

Historic Sales Trends

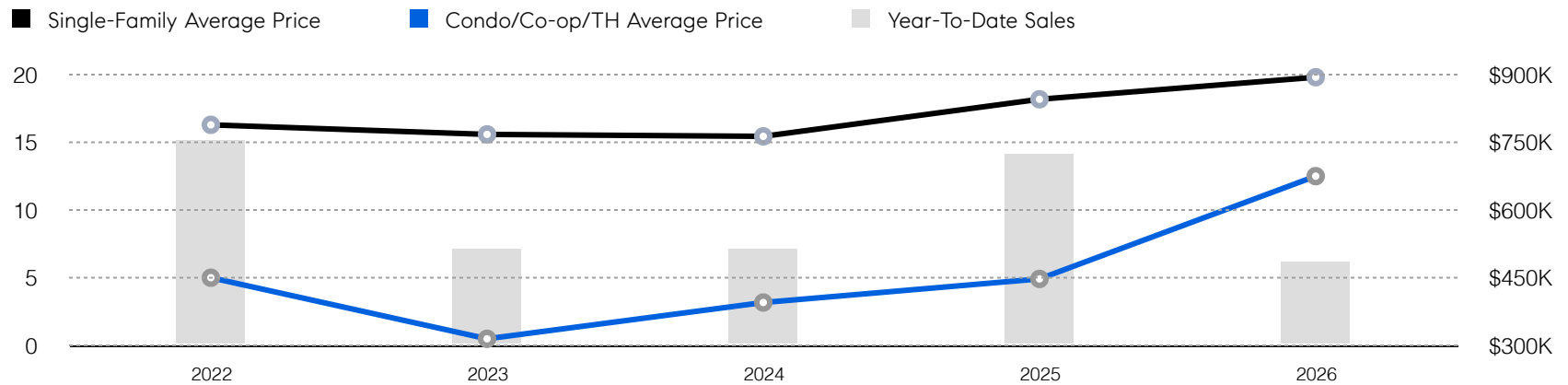


* Line graphs may be hidden due to limited sales data

Ramsey

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	8	3	-62.5%	4	1	-75.0%
	ACTIVE LISTINGS	1	5	400.0%	1	5	400.0%
	# OF SALES	7	5	-28.6%	1	1	0.0%
	SALES VOLUME	\$5,917,495	\$4,471,000	-24.4%	\$760,000	\$770,000	1.3%
	MEDIAN PRICE	\$849,995	\$850,000	0.0%	\$760,000	\$770,000	1.3%
	AVERAGE PRICE	\$845,356	\$894,200	5.8%	\$760,000	\$770,000	1.3%
	AVERAGE DOM	40	33	-17.5%	67	13	-80.6%
Condo/Co-op/TH	CONTRACTS SIGNED	8	1	-87.5%	2	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	7	1	-85.7%	1	1	0.0%
	SALES VOLUME	\$3,131,000	\$675,000	-78.4%	\$425,000	\$675,000	58.8%
	MEDIAN PRICE	\$450,000	\$675,000	50.0%	\$425,000	\$675,000	58.8%
	AVERAGE PRICE	\$447,286	\$675,000	50.9%	\$425,000	\$675,000	58.8%
	AVERAGE DOM	53	5	-90.6%	13	5	-61.5%

Historic Sales Trends

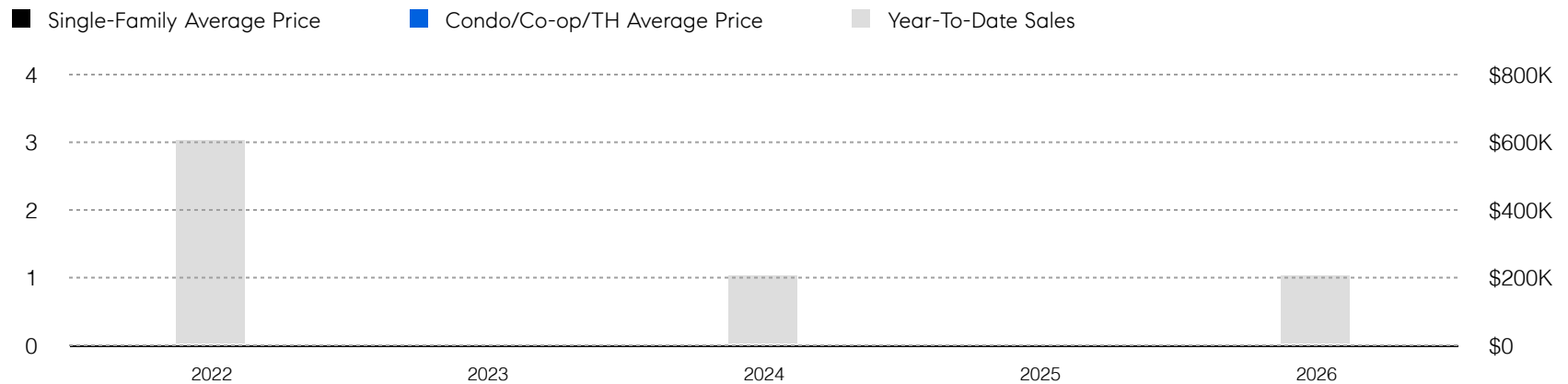


* Line graphs may be hidden due to limited sales data

Ridgefield

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	0	1	0.0%	0	0	0.0%
	ACTIVE LISTINGS	5	2	-60.0%	5	2	-60.0%
	# OF SALES	0	1	0.0%	0	0	0.0%
	SALES VOLUME	-	\$735,000	-	-	-	-
	MEDIAN PRICE	-	\$735,000	-	-	-	-
	AVERAGE PRICE	-	\$735,000	-	-	-	-
	AVERAGE DOM	-	7	-	-	-	-
Condo/Co-op/TH	CONTRACTS SIGNED	0	2	0.0%	0	1	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

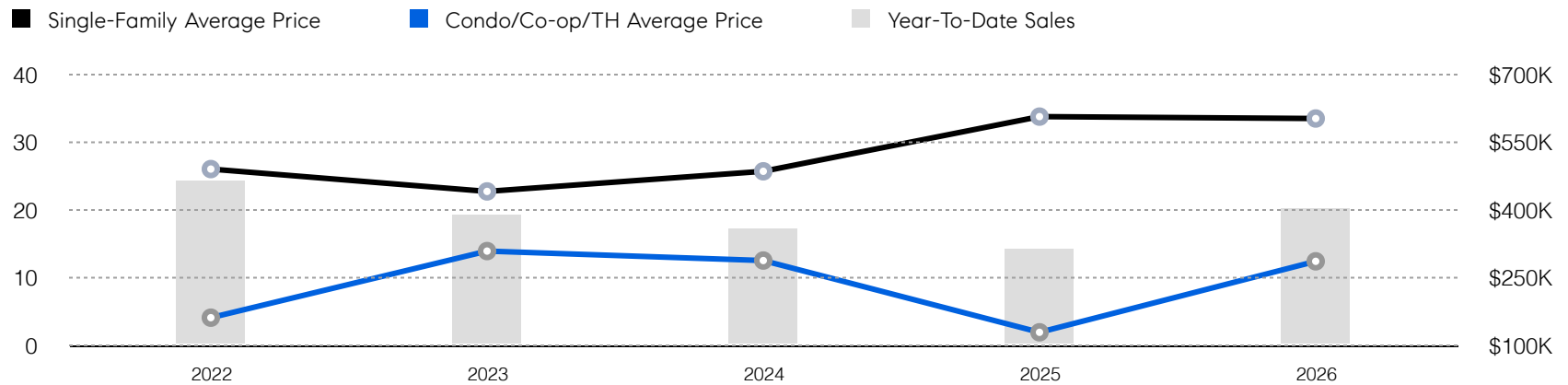


* Line graphs may be hidden due to limited sales data

Ridgefield Park

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	9	14	55.6%	3	3	0.0%
	ACTIVE LISTINGS	9	14	55.6%	9	14	55.6%
	# OF SALES	12	15	25.0%	4	3	-25.0%
	SALES VOLUME	\$7,282,900	\$9,041,000	24.1%	\$2,575,000	\$1,830,000	-28.9%
	MEDIAN PRICE	\$632,500	\$595,000	-5.9%	\$660,000	\$555,000	-15.9%
	AVERAGE PRICE	\$606,908	\$602,733	-0.7%	\$643,750	\$610,000	-5.2%
	AVERAGE DOM	41	47	14.6%	30	44	46.7%
Condo/Co-op/TH	CONTRACTS SIGNED	3	4	33.3%	0	2	0.0%
	ACTIVE LISTINGS	4	11	175.0%	4	11	175.0%
	# OF SALES	2	5	150.0%	2	1	-50.0%
	SALES VOLUME	\$258,000	\$1,431,500	454.8%	\$258,000	\$241,500	-6.4%
	MEDIAN PRICE	\$129,000	\$270,000	109.3%	\$129,000	\$241,500	87.2%
	AVERAGE PRICE	\$129,000	\$286,300	121.9%	\$129,000	\$241,500	87.2%
	AVERAGE DOM	19	48	152.6%	19	30	57.9%

Historic Sales Trends

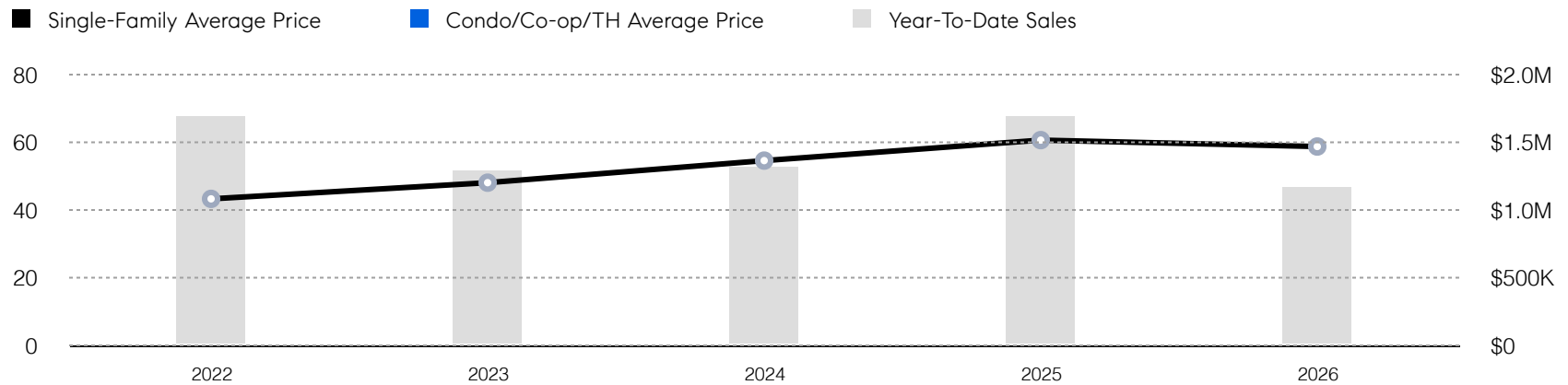


* Line graphs may be hidden due to limited sales data

Ridgewood

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	85	54	-36.5%	21	19	-9.5%
	ACTIVE LISTINGS	73	28	-61.6%	73	28	-61.6%
	# OF SALES	63	45	-28.6%	19	13	-31.6%
	SALES VOLUME	\$95,515,445	\$66,095,626	-30.8%	\$28,661,945	\$22,912,000	-20.1%
	MEDIAN PRICE	\$1,350,000	\$1,165,000	-13.7%	\$1,350,000	\$1,807,000	33.9%
	AVERAGE PRICE	\$1,516,118	\$1,468,792	-3.1%	\$1,508,523	\$1,762,462	16.8%
	AVERAGE DOM	34	34	0.0%	41	28	-31.7%
Condo/Co-op/TH	CONTRACTS SIGNED	5	3	-40.0%	2	2	0.0%
	ACTIVE LISTINGS	3	0	0.0%	3	0	0.0%
	# OF SALES	4	1	-75.0%	0	0	0.0%
	SALES VOLUME	\$2,722,000	\$599,000	-78.0%	-	-	-
	MEDIAN PRICE	\$633,500	\$599,000	-5.4%	-	-	-
	AVERAGE PRICE	\$680,500	\$599,000	-12.0%	-	-	-
	AVERAGE DOM	14	21	50.0%	-	-	-

Historic Sales Trends

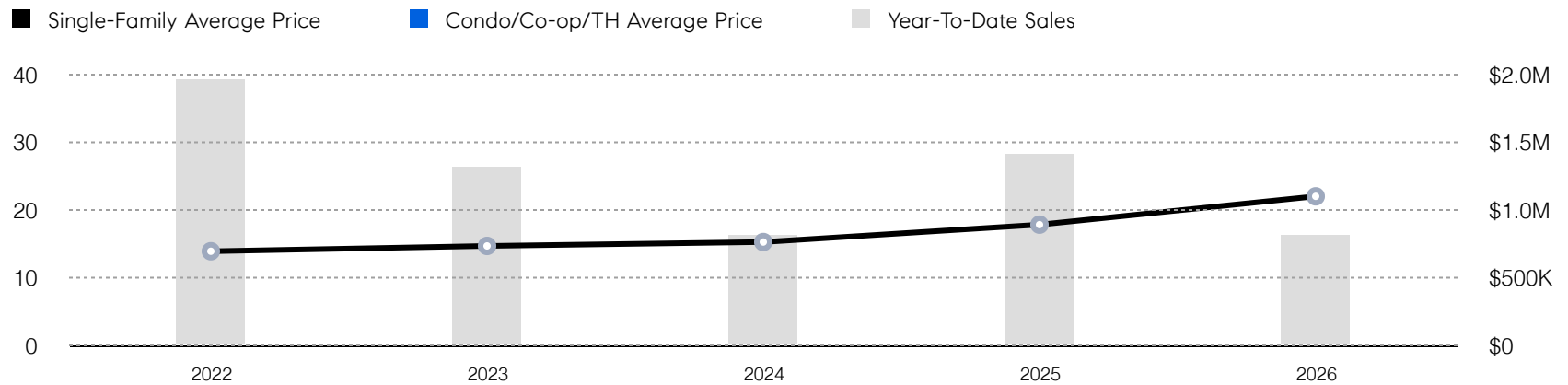


* Line graphs may be hidden due to limited sales data

River Edge

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	27	17	-37.0%	4	4	0.0%
	ACTIVE LISTINGS	24	17	-29.2%	24	17	-29.2%
	# OF SALES	28	15	-46.4%	6	6	0.0%
	SALES VOLUME	\$24,970,999	\$16,514,000	-33.9%	\$5,308,000	\$5,475,000	3.1%
	MEDIAN PRICE	\$790,000	\$930,000	17.7%	\$851,000	\$790,000	-7.2%
	AVERAGE PRICE	\$891,821	\$1,100,933	23.4%	\$884,667	\$912,500	3.1%
	AVERAGE DOM	35	42	20.0%	31	32	3.2%
Condo/Co-op/TH	CONTRACTS SIGNED	1	3	200.0%	1	2	100.0%
	ACTIVE LISTINGS	3	2	-33.3%	3	2	-33.3%
	# OF SALES	0	1	0.0%	0	1	0.0%
	SALES VOLUME	-	\$870,000	-	-	\$870,000	-
	MEDIAN PRICE	-	\$870,000	-	-	\$870,000	-
	AVERAGE PRICE	-	\$870,000	-	-	\$870,000	-
	AVERAGE DOM	-	12	-	-	12	-

Historic Sales Trends

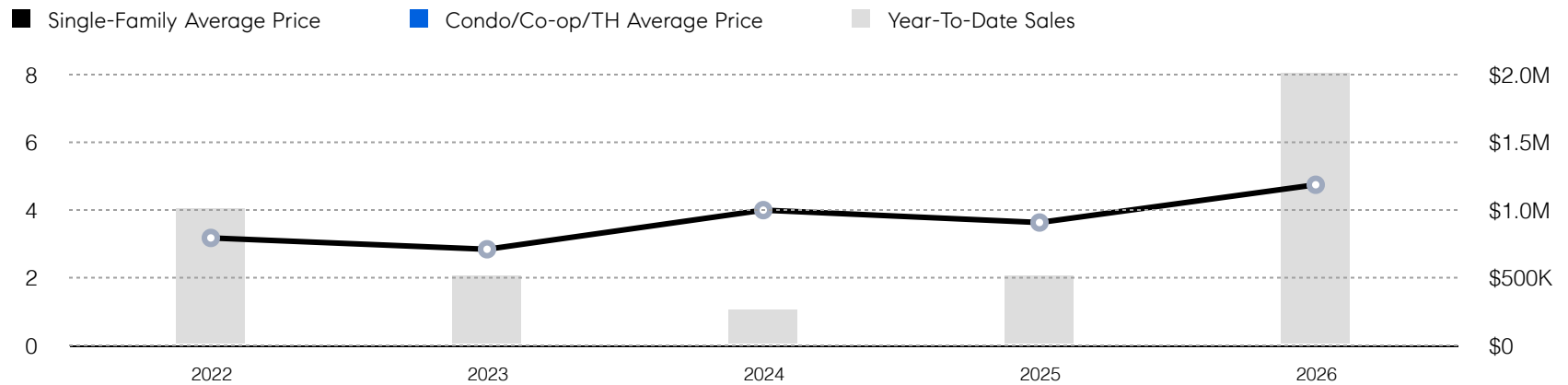


* Line graphs may be hidden due to limited sales data

River Vale

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	3	5	66.7%	0	1	0.0%
	ACTIVE LISTINGS	1	2	100.0%	1	2	100.0%
	# OF SALES	2	7	250.0%	1	2	100.0%
	SALES VOLUME	\$1,815,000	\$8,304,500	357.5%	\$910,000	\$2,842,500	212.4%
	MEDIAN PRICE	\$907,500	\$1,230,000	35.5%	\$910,000	\$1,421,250	56.2%
	AVERAGE PRICE	\$907,500	\$1,186,357	30.7%	\$910,000	\$1,421,250	56.2%
	AVERAGE DOM	94	31	-67.0%	12	59	391.7%
Condo/Co-op/TH	CONTRACTS SIGNED	1	1	0.0%	0	0	0.0%
	ACTIVE LISTINGS	1	0	0.0%	1	0	0.0%
	# OF SALES	0	1	0.0%	0	1	0.0%
	SALES VOLUME	-	\$455,000	-	-	\$455,000	-
	MEDIAN PRICE	-	\$455,000	-	-	\$455,000	-
	AVERAGE PRICE	-	\$455,000	-	-	\$455,000	-
	AVERAGE DOM	-	19	-	-	19	-

Historic Sales Trends

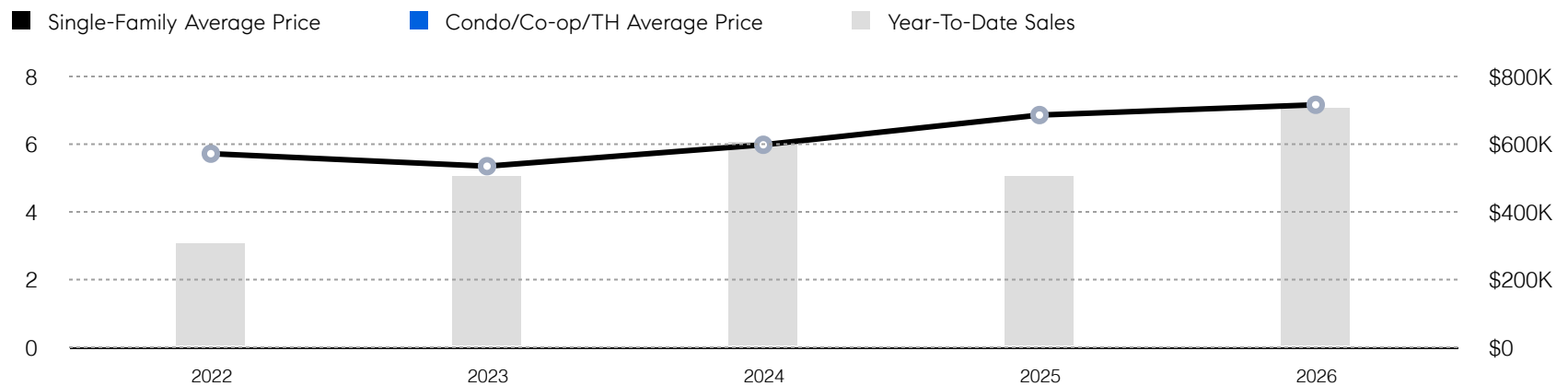


* Line graphs may be hidden due to limited sales data

Rochelle Park

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	8	10	25.0%	3	4	33.3%
	ACTIVE LISTINGS	3	6	100.0%	3	6	100.0%
	# OF SALES	5	6	20.0%	2	1	-50.0%
	SALES VOLUME	\$3,430,000	\$4,298,000	25.3%	\$1,740,000	\$658,000	-62.2%
	MEDIAN PRICE	\$620,000	\$646,500	4.3%	\$870,000	\$658,000	-24.4%
	AVERAGE PRICE	\$686,000	\$716,333	4.4%	\$870,000	\$658,000	-24.4%
	AVERAGE DOM	15	15	0.0%	18	15	-16.7%
Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	0	1	0.0%	0	0	0.0%
	SALES VOLUME	-	\$610,000	-	-	-	-
	MEDIAN PRICE	-	\$610,000	-	-	-	-
	AVERAGE PRICE	-	\$610,000	-	-	-	-
	AVERAGE DOM	-	14	-	-	-	-

Historic Sales Trends

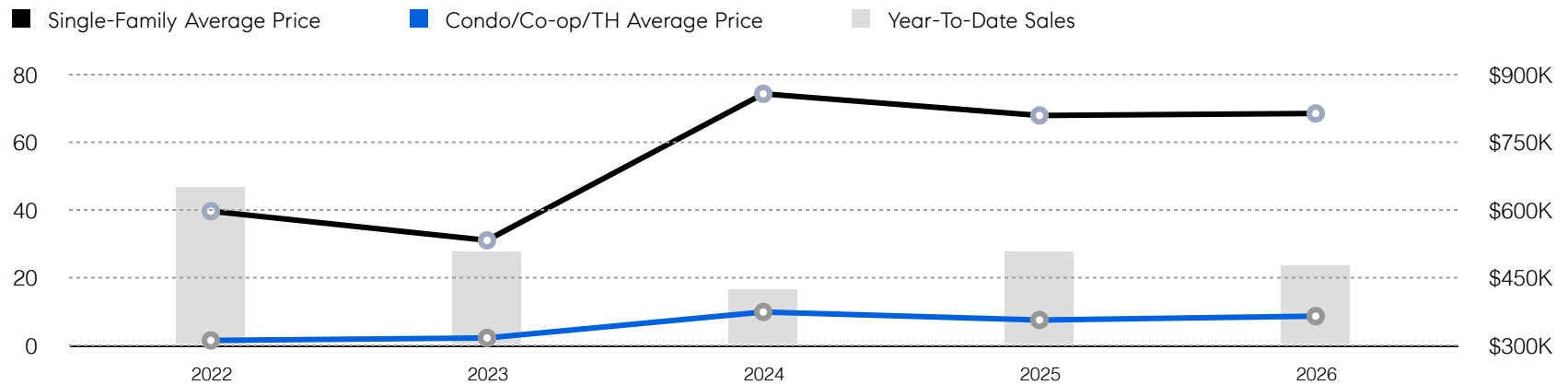


* Line graphs may be hidden due to limited sales data

Rutherford

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	19	28	47.4%	7	10	42.9%
	ACTIVE LISTINGS	11	19	72.7%	11	19	72.7%
	# OF SALES	17	19	11.8%	10	3	-70.0%
	SALES VOLUME	\$13,759,900	\$15,464,000	12.4%	\$8,335,000	\$2,330,000	-72.0%
	MEDIAN PRICE	\$828,000	\$790,000	-4.6%	\$907,500	\$790,000	-12.9%
	AVERAGE PRICE	\$809,406	\$813,895	0.6%	\$833,500	\$776,667	-6.8%
	AVERAGE DOM	37	42	13.5%	38	36	-5.3%
Condo/Co-op/TH	CONTRACTS SIGNED	12	5	-58.3%	4	3	-25.0%
	ACTIVE LISTINGS	3	4	33.3%	3	4	33.3%
	# OF SALES	10	4	-60.0%	2	2	0.0%
	SALES VOLUME	\$3,561,980	\$1,459,000	-59.0%	\$836,100	\$595,000	-28.8%
	MEDIAN PRICE	\$344,970	\$297,500	-13.8%	\$418,050	\$297,500	-28.8%
	AVERAGE PRICE	\$356,198	\$364,750	2.4%	\$418,050	\$297,500	-28.8%
	AVERAGE DOM	24	23	-4.2%	12	15	25.0%

Historic Sales Trends

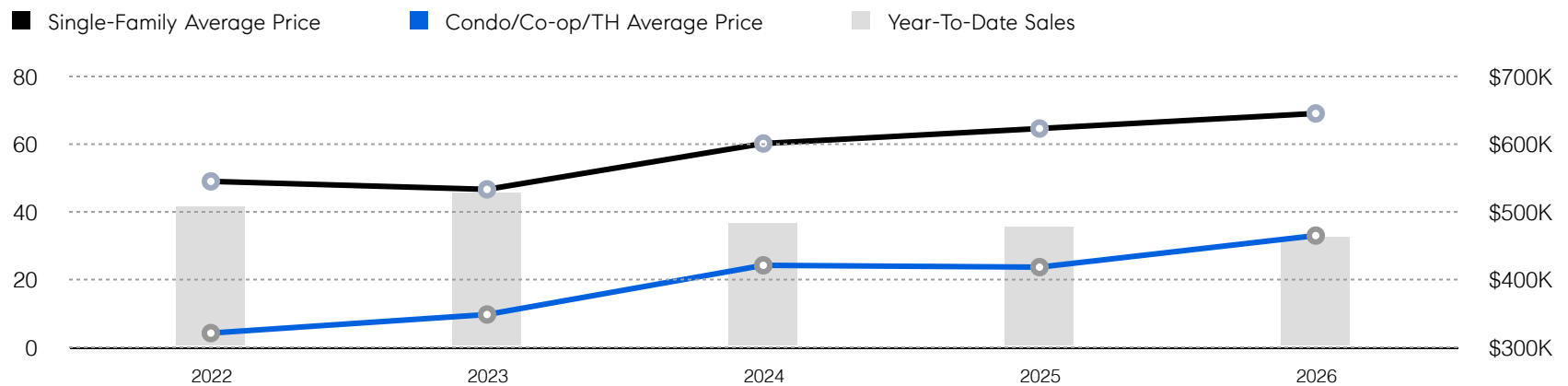


* Line graphs may be hidden due to limited sales data

Saddle Brook

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	30	31	3.3%	5	8	60.0%
	ACTIVE LISTINGS	22	24	9.1%	22	24	9.1%
	# OF SALES	30	27	-10.0%	11	7	-36.4%
	SALES VOLUME	\$18,693,000	\$17,425,000	-6.8%	\$7,950,000	\$5,520,000	-30.6%
	MEDIAN PRICE	\$610,000	\$600,000	-1.6%	\$690,000	\$730,000	5.8%
	AVERAGE PRICE	\$623,100	\$645,370	3.6%	\$722,727	\$788,571	9.1%
	AVERAGE DOM	29	38	31.0%	22	30	36.4%
Condo/Co-op/TH	CONTRACTS SIGNED	9	5	-44.4%	2	2	0.0%
	ACTIVE LISTINGS	5	2	-60.0%	5	2	-60.0%
	# OF SALES	5	5	0.0%	4	0	0.0%
	SALES VOLUME	\$2,092,000	\$2,325,000	11.1%	\$1,702,000	-	-
	MEDIAN PRICE	\$411,000	\$505,000	22.9%	\$425,500	-	-
	AVERAGE PRICE	\$418,400	\$465,000	11.1%	\$425,500	-	-
	AVERAGE DOM	23	37	60.9%	25	-	-

Historic Sales Trends

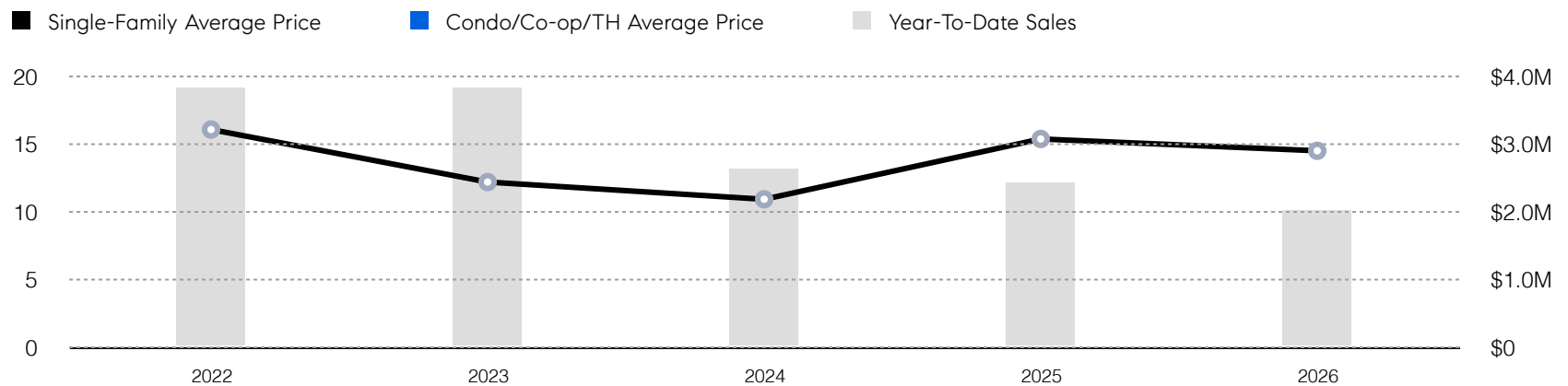


* Line graphs may be hidden due to limited sales data

Saddle River

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	11	18	63.6%	1	5	400.0%
	ACTIVE LISTINGS	33	27	-18.2%	33	27	-18.2%
	# OF SALES	12	10	-16.7%	4	6	50.0%
	SALES VOLUME	\$36,923,000	\$29,023,500	-21.4%	\$20,025,000	\$17,046,000	-14.9%
	MEDIAN PRICE	\$2,375,000	\$2,677,750	12.7%	\$5,075,000	\$2,496,000	-50.8%
	AVERAGE PRICE	\$3,076,917	\$2,902,350	-5.7%	\$5,006,250	\$2,841,000	-43.3%
	AVERAGE DOM	98	85	-13.3%	175	63	-64.0%
	Condo/Co-op/TH	CONTRACTS SIGNED	0	2	0.0%	0	1
	ACTIVE LISTINGS	2	0	0.0%	2	0	0.0%
	# OF SALES	0	0	0.0%	0	0	0.0%
	SALES VOLUME	-	-	-	-	-	-
	MEDIAN PRICE	-	-	-	-	-	-
	AVERAGE PRICE	-	-	-	-	-	-
	AVERAGE DOM	-	-	-	-	-	-

Historic Sales Trends

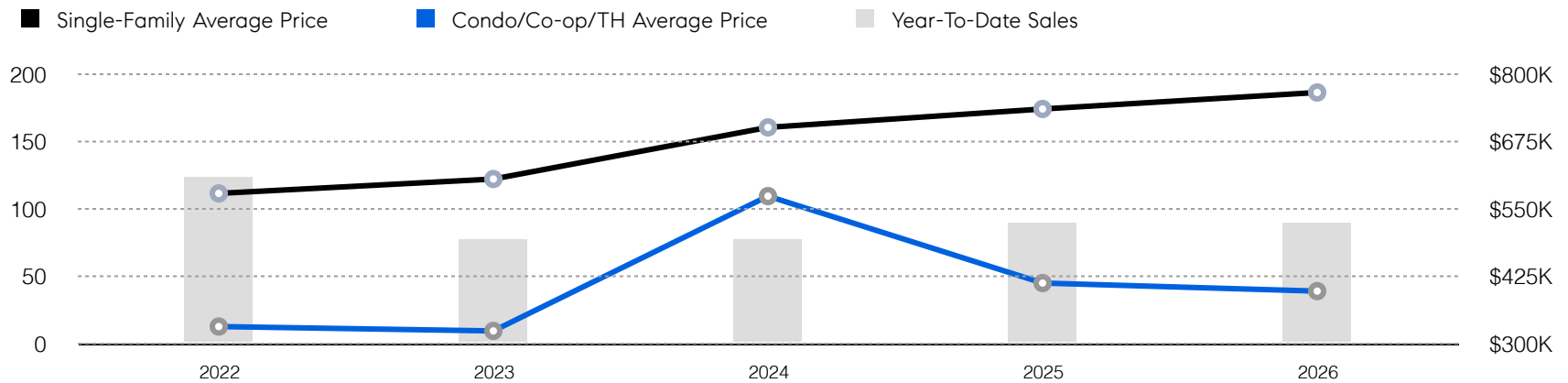


* Line graphs may be hidden due to limited sales data

Teaneck

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	81	91	12.3%	18	28	55.6%
	ACTIVE LISTINGS	94	61	-35.1%	94	61	-35.1%
	# OF SALES	76	81	6.6%	18	15	-16.7%
	SALES VOLUME	\$55,893,923	\$62,052,800	11.0%	\$13,450,000	\$12,203,000	-9.3%
	MEDIAN PRICE	\$682,500	\$670,000	-1.8%	\$680,000	\$740,000	8.8%
	AVERAGE PRICE	\$735,446	\$766,084	4.2%	\$747,222	\$813,533	8.9%
	AVERAGE DOM	41	49	19.5%	41	39	-4.9%
Condo/Co-op/TH	CONTRACTS SIGNED	19	9	-52.6%	5	5	0.0%
	ACTIVE LISTINGS	14	8	-42.9%	14	8	-42.9%
	# OF SALES	12	7	-41.7%	5	0	0.0%
	SALES VOLUME	\$4,948,668	\$2,781,785	-43.8%	\$2,626,000	-	-
	MEDIAN PRICE	\$440,500	\$395,000	-10.3%	\$451,000	-	-
	AVERAGE PRICE	\$412,389	\$397,398	-3.6%	\$525,200	-	-
	AVERAGE DOM	83	27	-67.5%	41	-	-

Historic Sales Trends

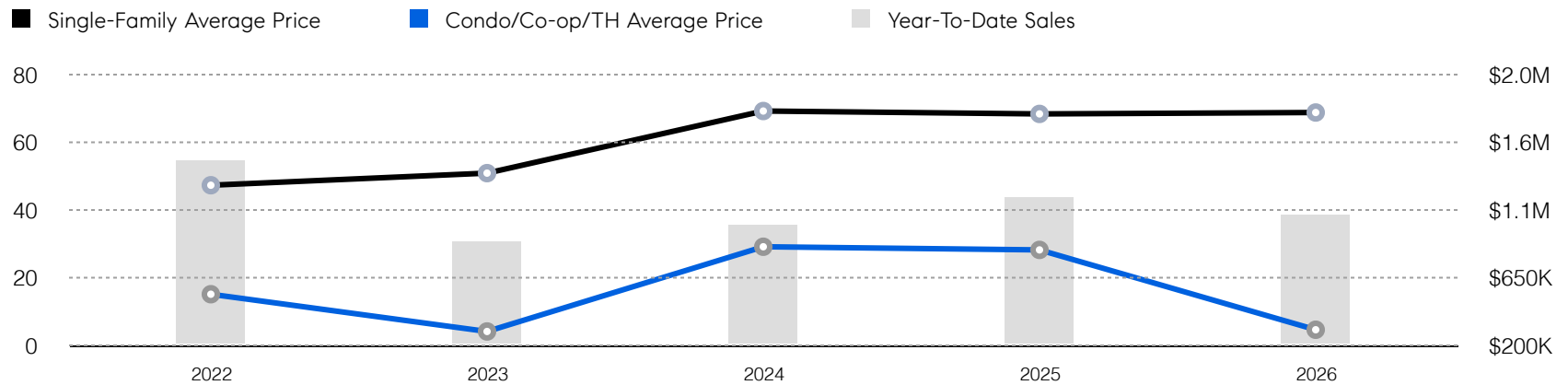


* Line graphs may be hidden due to limited sales data

Tenafly

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	37	35	-5.4%	10	16	60.0%
	ACTIVE LISTINGS	49	24	-51.0%	49	24	-51.0%
	# OF SALES	35	36	2.9%	10	6	-40.0%
	SALES VOLUME	\$60,855,000	\$62,927,842	3.4%	\$12,411,500	\$9,665,000	-22.1%
	MEDIAN PRICE	\$1,620,000	\$1,700,000	4.9%	\$1,024,950	\$1,670,000	62.9%
	AVERAGE PRICE	\$1,738,714	\$1,747,996	0.5%	\$1,241,150	\$1,610,833	29.8%
	AVERAGE DOM	68	45	-33.8%	51	8	-84.3%
Condo/Co-op/TH	CONTRACTS SIGNED	9	4	-55.6%	2	2	0.0%
	ACTIVE LISTINGS	4	5	25.0%	4	5	25.0%
	# OF SALES	8	2	-75.0%	2	1	-50.0%
	SALES VOLUME	\$6,678,000	\$608,000	-90.9%	\$2,010,000	\$359,000	-82.1%
	MEDIAN PRICE	\$692,500	\$304,000	-56.1%	\$1,005,000	\$359,000	-64.3%
	AVERAGE PRICE	\$834,750	\$304,000	-63.6%	\$1,005,000	\$359,000	-64.3%
	AVERAGE DOM	99	36	-63.6%	22	10	-54.5%

Historic Sales Trends

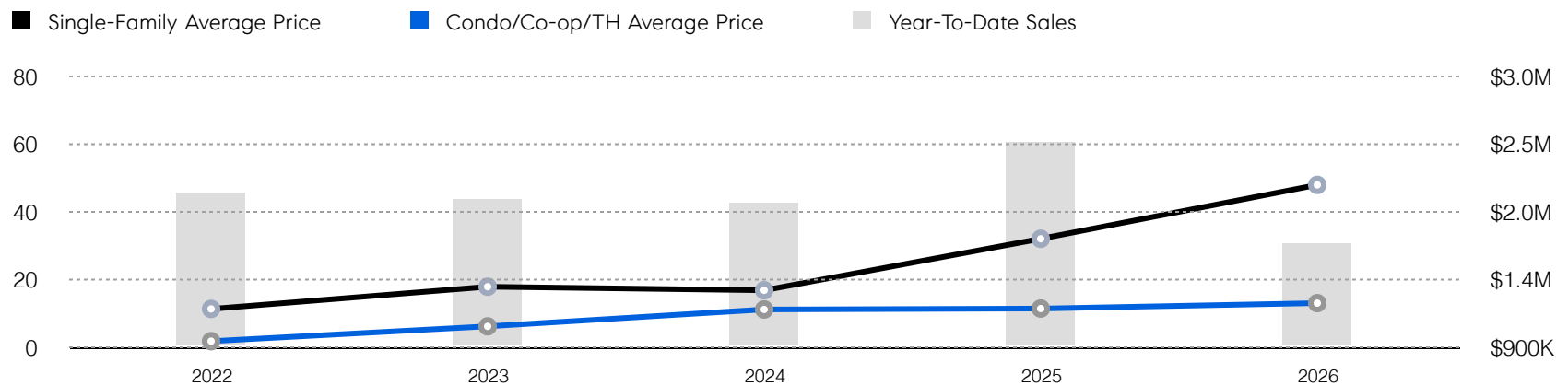


* Line graphs may be hidden due to limited sales data

Upper Saddle River

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	30	37	23.3%	6	19	216.7%
	ACTIVE LISTINGS	43	22	-48.8%	43	22	-48.8%
	# OF SALES	41	28	-31.7%	9	3	-66.7%
	SALES VOLUME	\$71,401,115	\$60,455,000	-15.3%	\$18,040,999	\$6,895,000	-61.8%
	MEDIAN PRICE	\$1,680,000	\$1,810,000	7.7%	\$2,075,000	\$2,575,000	24.1%
	AVERAGE PRICE	\$1,741,491	\$2,159,107	24.0%	\$2,004,555	\$2,298,333	14.7%
	AVERAGE DOM	50	57	14.0%	41	15	-63.4%
Condo/Co-op/TH	CONTRACTS SIGNED	5	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	8	4	-50.0%	8	4	-50.0%
	# OF SALES	19	2	-89.5%	4	0	0.0%
	SALES VOLUME	\$22,806,718	\$2,485,000	-89.1%	\$5,090,463	-	-
	MEDIAN PRICE	\$1,230,720	\$1,242,500	1.0%	\$1,250,979	-	-
	AVERAGE PRICE	\$1,200,354	\$1,242,500	3.5%	\$1,272,616	-	-
	AVERAGE DOM	158	32	-79.7%	258	-	-

Historic Sales Trends

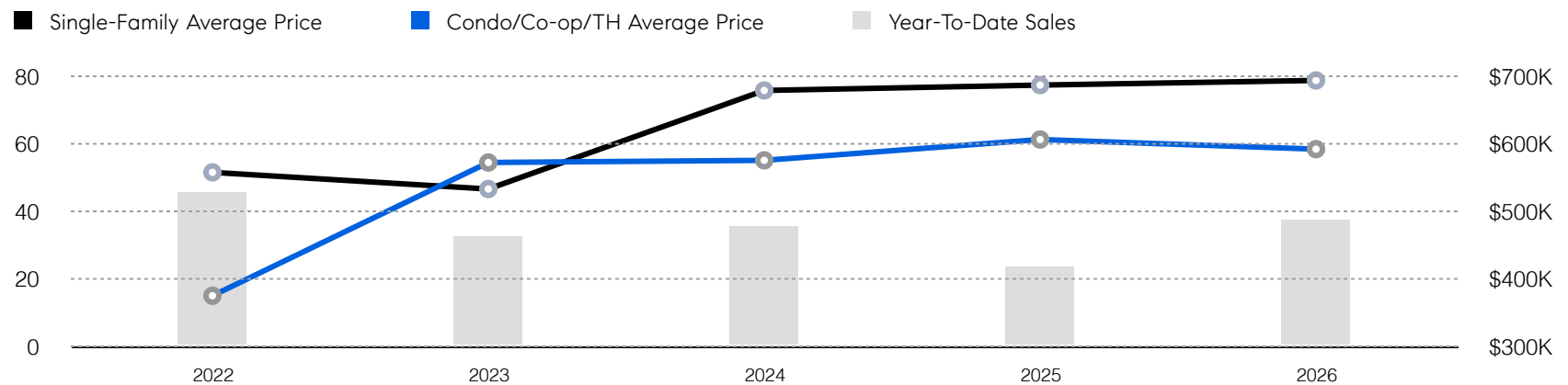


* Line graphs may be hidden due to limited sales data

Waldwick

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	27	31	14.8%	8	8	0.0%
	ACTIVE LISTINGS	29	16	-44.8%	29	16	-44.8%
	# OF SALES	20	29	45.0%	10	3	-70.0%
	SALES VOLUME	\$13,738,700	\$20,120,000	46.4%	\$6,826,700	\$2,185,000	-68.0%
	MEDIAN PRICE	\$685,000	\$650,000	-5.1%	\$687,050	\$720,000	4.8%
	AVERAGE PRICE	\$686,935	\$693,793	1.0%	\$682,670	\$728,333	6.7%
	AVERAGE DOM	30	32	6.7%	20	13	-35.0%
Condo/Co-op/TH	CONTRACTS SIGNED	3	4	33.3%	1	0	0.0%
	ACTIVE LISTINGS	4	3	-25.0%	4	3	-25.0%
	# OF SALES	3	8	166.7%	0	3	0.0%
	SALES VOLUME	\$1,819,000	\$4,736,800	160.4%	-	\$1,947,000	-
	MEDIAN PRICE	\$515,000	\$554,950	7.8%	-	\$500,000	-
	AVERAGE PRICE	\$606,333	\$592,100	-2.3%	-	\$649,000	-
	AVERAGE DOM	68	18	-73.5%	-	24	-

Historic Sales Trends

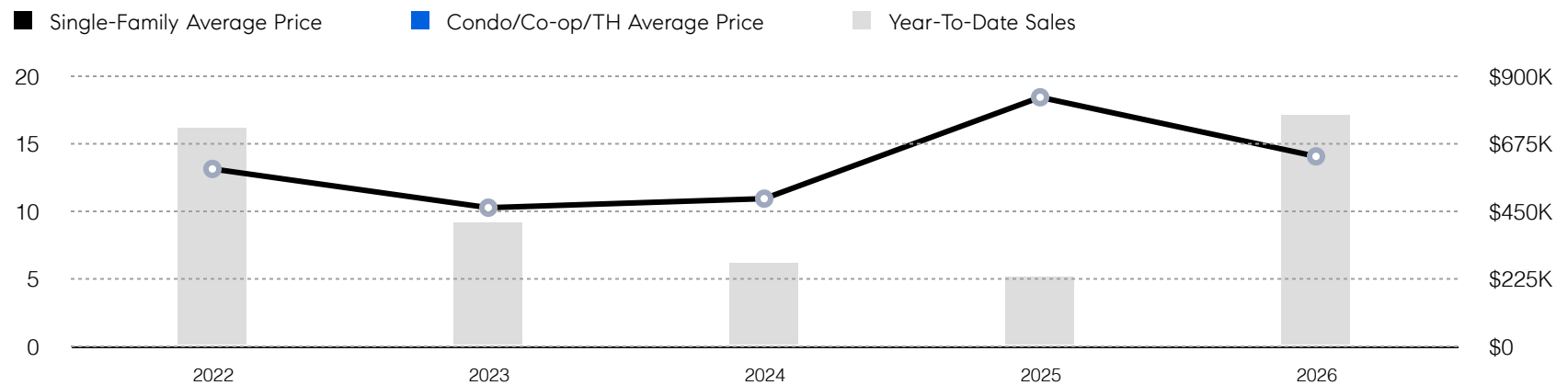


* Line graphs may be hidden due to limited sales data

Wallington

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	5	10	100.0%	3	2	-33.3%
	ACTIVE LISTINGS	8	2	-75.0%	8	2	-75.0%
	# OF SALES	5	16	220.0%	0	1	0.0%
	SALES VOLUME	\$4,150,000	\$10,129,900	144.1%	-	\$660,000	-
	MEDIAN PRICE	\$910,000	\$664,250	-27.0%	-	\$660,000	-
	AVERAGE PRICE	\$830,000	\$633,119	-23.7%	-	\$660,000	-
	AVERAGE DOM	42	57	35.7%	-	38	-
Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	1	0	0.0%	1	0	0.0%
	# OF SALES	0	1	0.0%	0	0	0.0%
	SALES VOLUME	-	\$544,000	-	-	-	-
	MEDIAN PRICE	-	\$544,000	-	-	-	-
	AVERAGE PRICE	-	\$544,000	-	-	-	-
	AVERAGE DOM	-	29	-	-	-	-

Historic Sales Trends

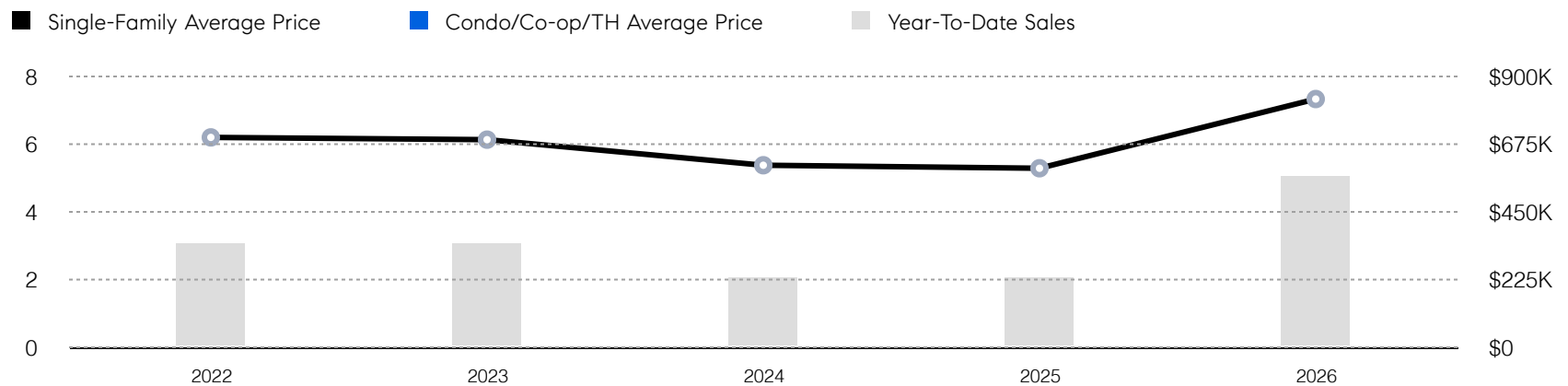


* Line graphs may be hidden due to limited sales data

Washington Township

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	5	3	-40.0%	1	0	0.0%
	ACTIVE LISTINGS	0	2	0.0%	0	2	0.0%
	# OF SALES	2	4	100.0%	1	1	0.0%
	SALES VOLUME	\$1,190,000	\$3,300,000	177.3%	\$550,000	\$885,000	60.9%
	MEDIAN PRICE	\$595,000	\$852,500	43.3%	\$550,000	\$885,000	60.9%
	AVERAGE PRICE	\$595,000	\$825,000	38.7%	\$550,000	\$885,000	60.9%
	AVERAGE DOM	67	14	-79.1%	130	8	-93.8%
Condo/Co-op/TH	CONTRACTS SIGNED	0	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	0	1	0.0%	0	0	0.0%
	SALES VOLUME	-	\$760,000	-	-	-	-
	MEDIAN PRICE	-	\$760,000	-	-	-	-
	AVERAGE PRICE	-	\$760,000	-	-	-	-
	AVERAGE DOM	-	10	-	-	-	-

Historic Sales Trends

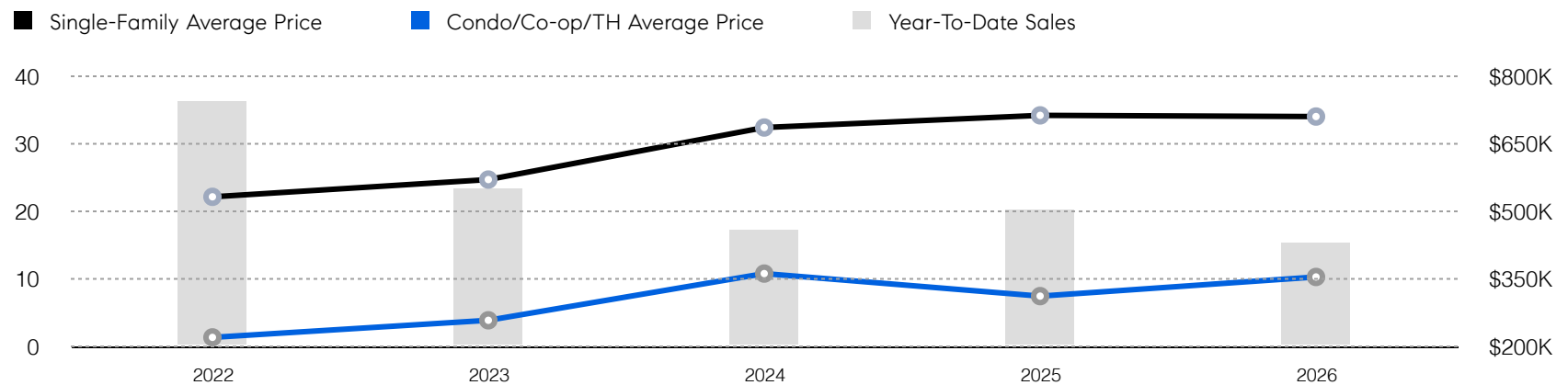


* Line graphs may be hidden due to limited sales data

Westwood

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	21	13	-38.1%	3	3	0.0%
	ACTIVE LISTINGS	11	12	9.1%	11	12	9.1%
	# OF SALES	17	11	-35.3%	4	4	0.0%
	SALES VOLUME	\$12,123,999	\$7,816,000	-35.5%	\$3,335,000	\$3,275,000	-1.8%
	MEDIAN PRICE	\$700,000	\$750,000	7.1%	\$800,000	\$812,500	1.6%
	AVERAGE PRICE	\$713,176	\$710,545	-0.4%	\$833,750	\$818,750	-1.8%
	AVERAGE DOM	61	16	-73.8%	18	15	-16.7%
Condo/Co-op/TH	CONTRACTS SIGNED	4	3	-25.0%	2	1	-50.0%
	ACTIVE LISTINGS	1	3	200.0%	1	3	200.0%
	# OF SALES	3	4	33.3%	2	2	0.0%
	SALES VOLUME	\$935,000	\$1,417,000	51.6%	\$670,000	\$700,000	4.5%
	MEDIAN PRICE	\$335,000	\$350,000	4.5%	\$335,000	\$350,000	4.5%
	AVERAGE PRICE	\$311,667	\$354,250	13.7%	\$335,000	\$350,000	4.5%
	AVERAGE DOM	53	35	-34.0%	9	12	33.3%

Historic Sales Trends

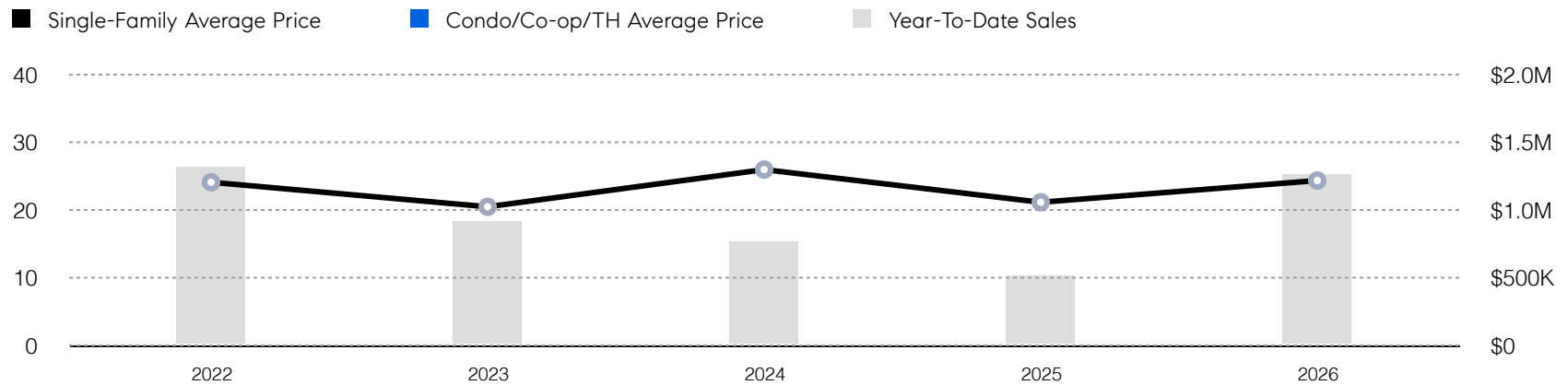


* Line graphs may be hidden due to limited sales data

Woodcliff Lake

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	14	24	71.4%	8	6	-25.0%
	ACTIVE LISTINGS	24	12	-50.0%	24	12	-50.0%
	# OF SALES	10	20	100.0%	2	9	350.0%
	SALES VOLUME	\$10,570,999	\$24,350,500	130.4%	\$1,951,000	\$9,509,000	387.4%
	MEDIAN PRICE	\$840,250	\$1,275,000	51.7%	\$975,500	\$1,040,000	6.6%
	AVERAGE PRICE	\$1,057,100	\$1,217,525	15.2%	\$975,500	\$1,056,556	8.3%
	AVERAGE DOM	65	47	-27.7%	29	50	72.4%
Condo/Co-op/TH	CONTRACTS SIGNED	1	6	500.0%	1	2	100.0%
	ACTIVE LISTINGS	3	3	0.0%	3	3	0.0%
	# OF SALES	0	5	0.0%	0	3	0.0%
	SALES VOLUME	-	\$5,712,000	-	-	\$3,910,000	-
	MEDIAN PRICE	-	\$1,260,000	-	-	\$1,325,000	-
	AVERAGE PRICE	-	\$1,142,400	-	-	\$1,303,333	-
	AVERAGE DOM	-	23	-	-	28	-

Historic Sales Trends

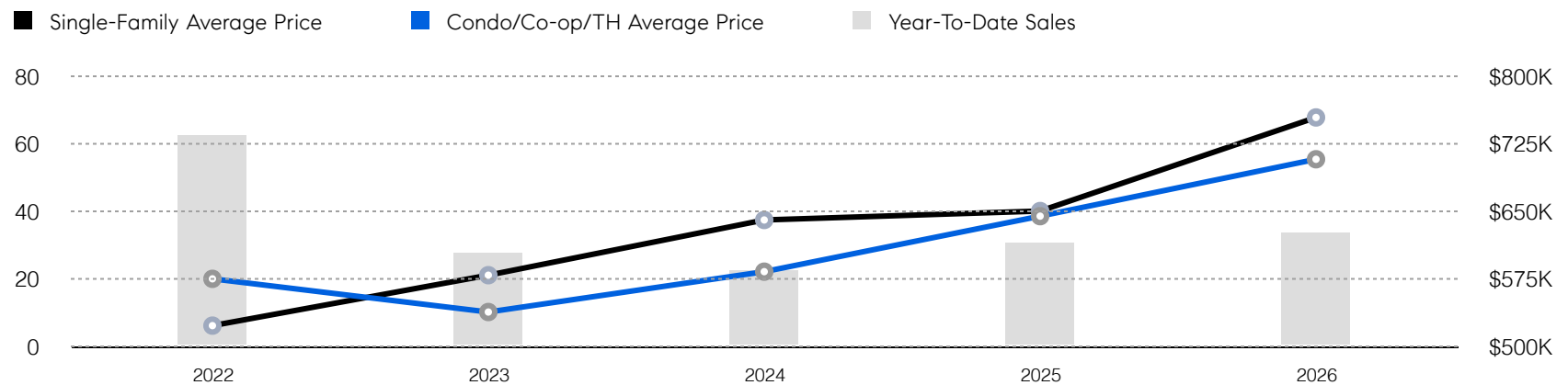


* Line graphs may be hidden due to limited sales data

Wood-Ridge

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	17	15	-11.8%	5	2	-60.0%
	ACTIVE LISTINGS	16	11	-31.2%	16	11	-31.2%
	# OF SALES	20	15	-25.0%	7	2	-71.4%
	SALES VOLUME	\$13,006,500	\$11,314,000	-13.0%	\$4,941,000	\$1,109,000	-77.6%
	MEDIAN PRICE	\$650,000	\$750,000	15.4%	\$710,000	\$554,500	-21.9%
	AVERAGE PRICE	\$650,325	\$754,267	16.0%	\$705,857	\$554,500	-21.4%
	AVERAGE DOM	33	47	42.4%	21	59	181.0%
Condo/Co-op/TH	CONTRACTS SIGNED	19	24	26.3%	7	6	-14.3%
	ACTIVE LISTINGS	14	11	-21.4%	14	11	-21.4%
	# OF SALES	10	18	80.0%	5	2	-60.0%
	SALES VOLUME	\$6,446,500	\$12,741,000	97.6%	\$3,575,500	\$1,445,000	-59.6%
	MEDIAN PRICE	\$663,000	\$746,500	12.6%	\$843,500	\$722,500	-14.3%
	AVERAGE PRICE	\$644,650	\$707,833	9.8%	\$715,100	\$722,500	1.0%
	AVERAGE DOM	20	33	65.0%	8	20	150.0%

Historic Sales Trends

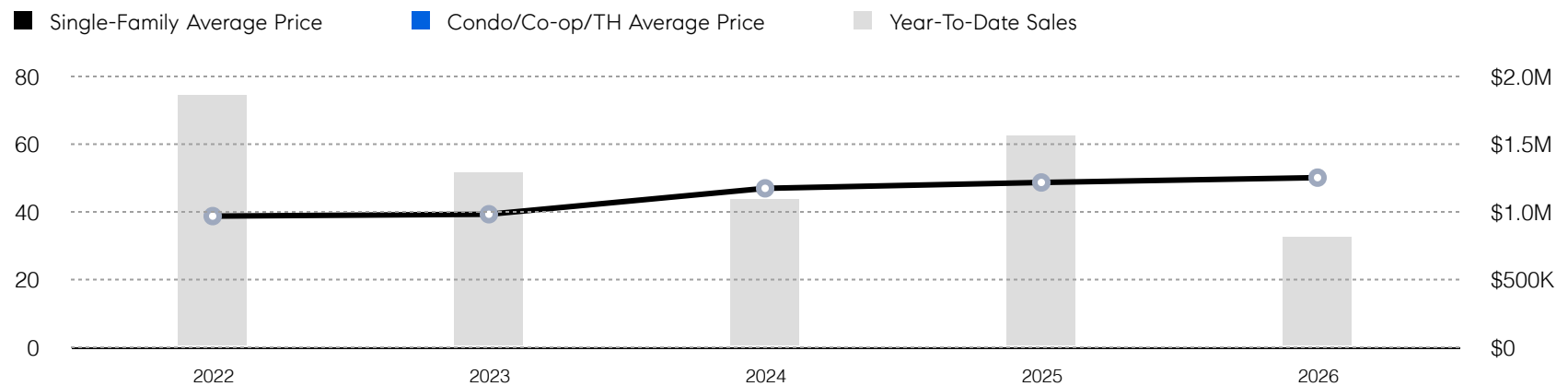


* Line graphs may be hidden due to limited sales data

Wyckoff

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	51	36	-29.4%	16	17	6.3%
	ACTIVE LISTINGS	42	28	-33.3%	42	28	-33.3%
	# OF SALES	55	29	-47.3%	16	5	-68.7%
	SALES VOLUME	\$66,947,074	\$36,332,000	-45.7%	\$19,646,250	\$5,692,500	-71.0%
	MEDIAN PRICE	\$1,163,000	\$1,175,000	1.0%	\$1,310,000	\$1,110,000	-15.3%
	AVERAGE PRICE	\$1,217,220	\$1,252,828	2.9%	\$1,227,891	\$1,138,500	-7.3%
	AVERAGE DOM	27	49	81.5%	25	30	20.0%
Condo/Co-op/TH	CONTRACTS SIGNED	7	3	-57.1%	2	1	-50.0%
	ACTIVE LISTINGS	1	2	100.0%	1	2	100.0%
	# OF SALES	7	3	-57.1%	0	0	0.0%
	SALES VOLUME	\$5,444,000	\$2,530,000	-53.5%	-	-	-
	MEDIAN PRICE	\$777,000	\$780,000	0.4%	-	-	-
	AVERAGE PRICE	\$777,714	\$843,333	8.4%	-	-	-
	AVERAGE DOM	17	34	100.0%	-	-	-

Historic Sales Trends



* Line graphs may be hidden due to limited sales data

COMPASS

Sources: Garden State MLS, New Jersey MLS, Hudson MLS, 01/01/2025 - 04/30/2025 vs. 01/01/2026 - 04/30/2026

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