



May 2026

Morris County Market Report

COMPASS

Morris County Overview

Year-To-Date Sales

1,736

-4.7% Year-To-Date
24.0% Month-Over-Month

Year-To-Date Contracts

2,299

5.5% Year-To-Date
15.9% Month-Over-Month

Single-Family
Average Sale Price

\$894K

2.2% Year-To-Date
15.7% Month-Over-Month

Condo/Co-op/Townhouse
Average Sale Price

\$572K

3.0% Year-To-Date
-4.2% Month-Over-Month

Average Days On Market

27

0.0% Year-To-Date
4.3% Month-Over-Month

Active Listings

1,093

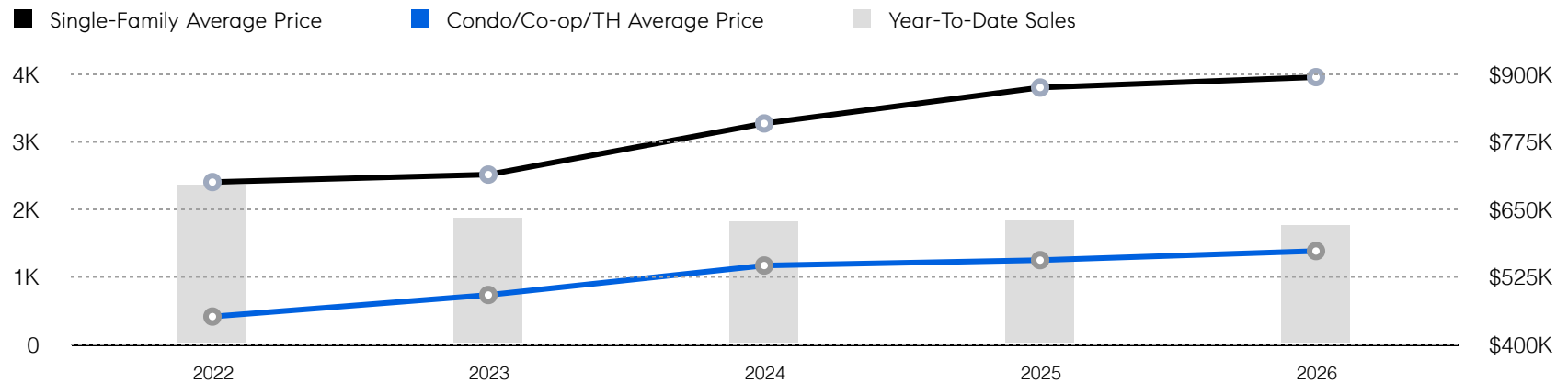
11.8% Year-Over-Year
12.1% Month-Over-Month



Morris County Overview

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	1,637	1,755	7.2%	421	534	26.8%
	ACTIVE LISTINGS	782	851	8.8%	782	851	8.8%
	# OF SALES	1,367	1,295	-5.3%	341	349	2.3%
	SALES VOLUME	\$1,196,909,538	\$1,158,812,316	-3.2%	\$319,448,569	\$356,063,454	11.5%
	MEDIAN PRICE	\$710,000	\$765,000	7.7%	\$755,000	\$830,000	9.9%
	AVERAGE PRICE	\$875,574	\$894,836	2.2%	\$936,799	\$1,020,239	8.9%
	AVERAGE DOM	33	30	-9.1%	24	25	4.2%
	% OF ASKING PRICE	105.0%	104.8%	-0.2%	107.3%	106.7%	-0.6%
Condo/Co-op/TH	CONTRACTS SIGNED	543	544	0.2%	128	145	13.3%
	ACTIVE LISTINGS	196	242	23.5%	196	242	23.5%
	# OF SALES	454	441	-2.9%	102	116	13.7%
	SALES VOLUME	\$252,439,099	\$252,632,358	0.1%	\$53,697,466	\$64,364,338	19.9%
	MEDIAN PRICE	\$499,500	\$525,000	5.1%	\$497,500	\$481,250	-3.3%
	AVERAGE PRICE	\$556,033	\$572,862	3.0%	\$526,446	\$554,865	5.4%
	AVERAGE DOM	30	32	6.7%	22	25	13.6%
	% OF ASKING PRICE	102.3%	101.9%	-0.4%	102.2%	102.5%	0.3%

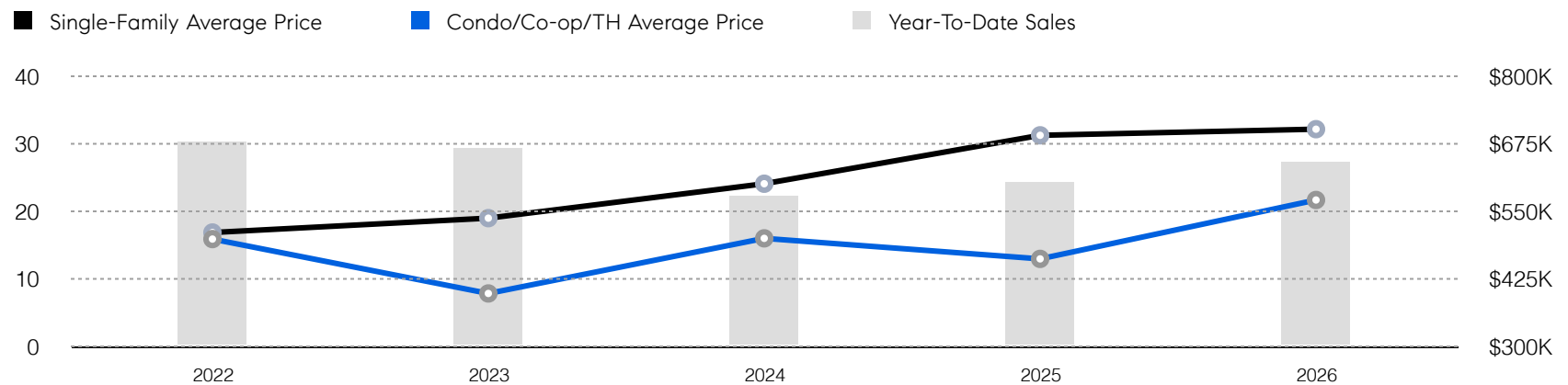
Historic Sales Trends



Boonton

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	28	29	3.6%	15	6	-60.0%
	ACTIVE LISTINGS	14	16	14.3%	14	16	14.3%
	# OF SALES	22	25	13.6%	6	8	33.3%
	SALES VOLUME	\$15,195,500	\$17,551,404	15.5%	\$4,386,000	\$5,255,000	19.8%
	MEDIAN PRICE	\$697,000	\$749,000	7.5%	\$744,000	\$663,000	-10.9%
	AVERAGE PRICE	\$690,705	\$702,056	1.6%	\$731,000	\$656,875	-10.1%
	AVERAGE DOM	46	41	-10.9%	29	28	-3.4%
	% OF ASKING PRICE	104.0%	102.0%	-2.0%	103.7%	99.7%	-4.1%
Condo/Co-op/TH	CONTRACTS SIGNED	3	2	-33.3%	1	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	2	2	0.0%	1	0	0.0%
	SALES VOLUME	\$924,000	\$1,142,000	23.6%	\$389,000	-	-
	MEDIAN PRICE	\$462,000	\$571,000	23.6%	\$389,000	-	-
	AVERAGE PRICE	\$462,000	\$571,000	23.6%	\$389,000	-	-
	AVERAGE DOM	27	12	-55.6%	38	-	-
	% OF ASKING PRICE	103.7%	103.9%	0.3%	105.4%	-	-

Historic Sales Trends

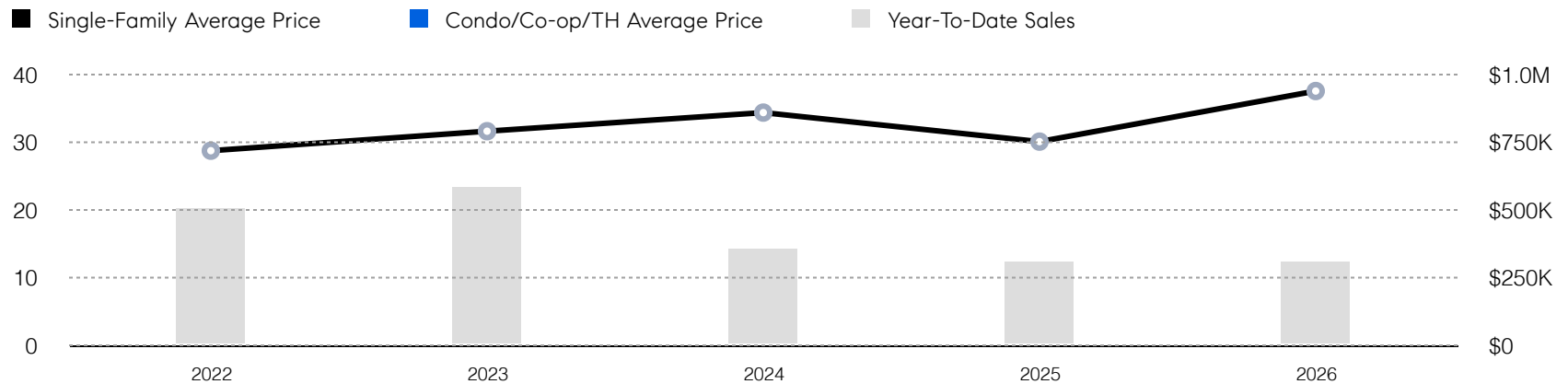


* Line graphs may be hidden due to limited sales data

Boonton Township

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	13	13	0.0%	1	3	200.0%
	ACTIVE LISTINGS	8	14	75.0%	8	14	75.0%
	# OF SALES	10	12	20.0%	2	1	-50.0%
	SALES VOLUME	\$7,524,000	\$11,270,999	49.8%	\$2,240,000	\$950,000	-57.6%
	MEDIAN PRICE	\$665,000	\$857,500	28.9%	\$1,120,000	\$950,000	-15.2%
	AVERAGE PRICE	\$752,400	\$939,250	24.8%	\$1,120,000	\$950,000	-15.2%
	AVERAGE DOM	36	35	-2.8%	17	16	-5.9%
	% OF ASKING PRICE	103.0%	101.4%	-1.6%	106.4%	105.6%	-0.8%
Condo/Co-op/TH	CONTRACTS SIGNED	2	0	0.0%	1	0	0.0%
	ACTIVE LISTINGS	0	1	0.0%	0	1	0.0%
	# OF SALES	2	0	0.0%	1	0	0.0%
	SALES VOLUME	\$1,303,000	-	-	\$685,000	-	-
	MEDIAN PRICE	\$651,500	-	-	\$685,000	-	-
	AVERAGE PRICE	\$651,500	-	-	\$685,000	-	-
	AVERAGE DOM	12	-	-	10	-	-
	% OF ASKING PRICE	109.0%	-	-	101.5%	-	-

Historic Sales Trends

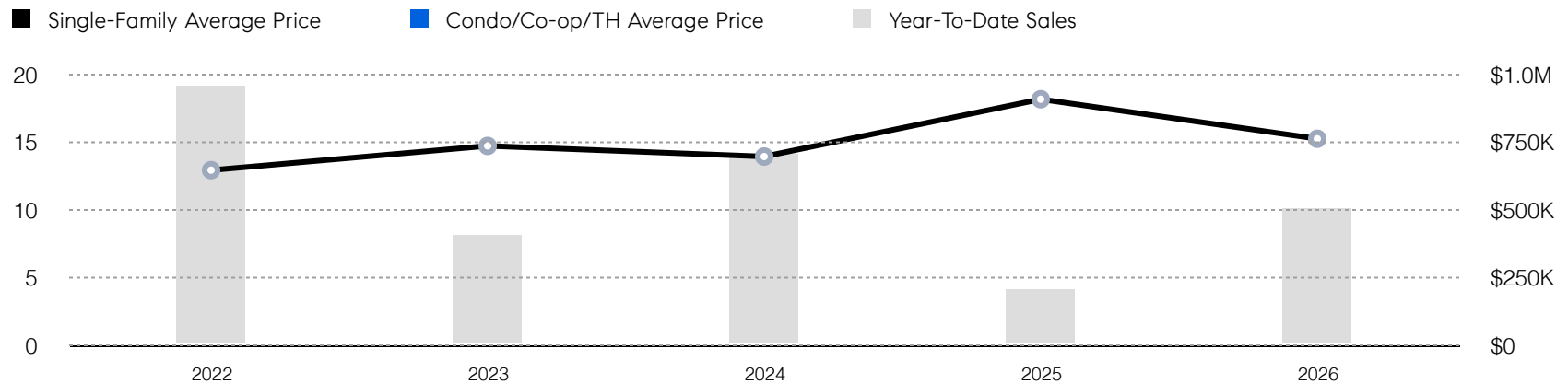


* Line graphs may be hidden due to limited sales data

Cedar Knolls

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	8	14	75.0%	2	3	50.0%
	ACTIVE LISTINGS	0	1	0.0%	0	1	0.0%
	# OF SALES	4	8	100.0%	1	1	0.0%
	SALES VOLUME	\$3,636,000	\$6,104,130	67.9%	\$1,335,000	\$775,000	-41.9%
	MEDIAN PRICE	\$900,500	\$797,940	-11.4%	\$1,335,000	\$775,000	-41.9%
	AVERAGE PRICE	\$909,000	\$763,016	-16.1%	\$1,335,000	\$775,000	-41.9%
	AVERAGE DOM	19	29	52.6%	13	8	-38.5%
	% OF ASKING PRICE	107.7%	105.8%	-1.9%	109.0%	101.3%	-7.7%
Condo/Co-op/TH	CONTRACTS SIGNED	0	4	0.0%	0	3	0.0%
	ACTIVE LISTINGS	1	2	100.0%	1	2	100.0%
	# OF SALES	0	2	0.0%	0	1	0.0%
	SALES VOLUME	-	\$1,007,000	-	-	\$537,000	-
	MEDIAN PRICE	-	\$503,500	-	-	\$537,000	-
	AVERAGE PRICE	-	\$503,500	-	-	\$537,000	-
	AVERAGE DOM	-	29	-	-	29	-
	% OF ASKING PRICE	-	105.0%	-	-	105.5%	-

Historic Sales Trends

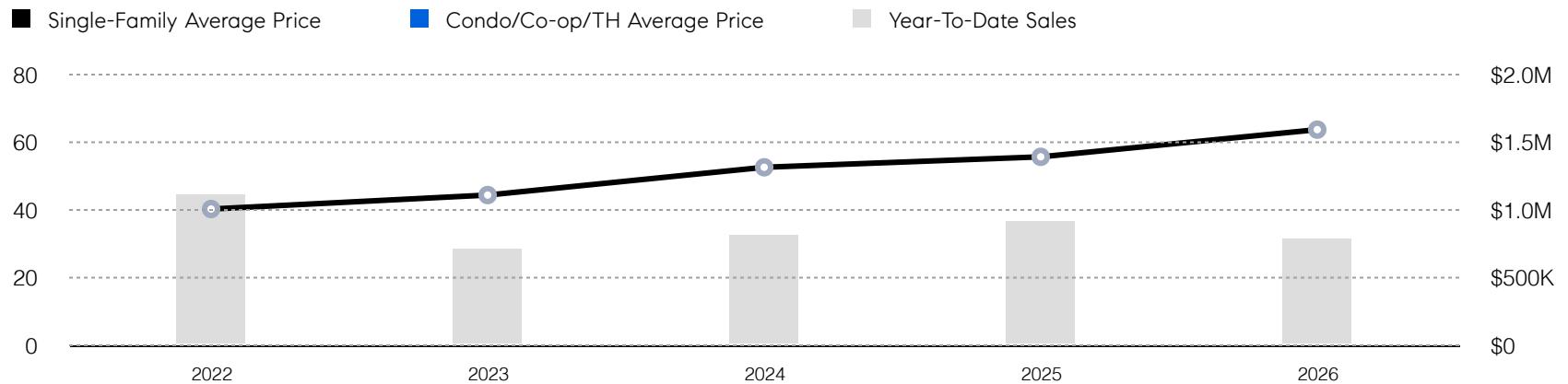


* Line graphs may be hidden due to limited sales data

Chatham Borough

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	45	38	-15.6%	14	7	-50.0%
	ACTIVE LISTINGS	12	12	0.0%	12	12	0.0%
	# OF SALES	34	29	-14.7%	11	8	-27.3%
	SALES VOLUME	\$47,344,134	\$46,204,622	-2.4%	\$16,415,999	\$13,710,000	-16.5%
	MEDIAN PRICE	\$1,307,500	\$1,375,000	5.2%	\$1,500,000	\$1,430,000	-4.7%
	AVERAGE PRICE	\$1,392,475	\$1,593,263	14.4%	\$1,492,364	\$1,713,750	14.8%
	AVERAGE DOM	18	14	-22.2%	15	12	-20.0%
	% OF ASKING PRICE	113.3%	112.5%	-0.8%	113.8%	116.3%	2.5%
Condo/Co-op/TH	CONTRACTS SIGNED	2	1	-50.0%	0	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	2	2	0.0%	0	1	0.0%
	SALES VOLUME	\$1,445,000	\$1,271,000	-12.0%	-	\$406,000	-
	MEDIAN PRICE	\$722,500	\$635,500	-12.0%	-	\$406,000	-
	AVERAGE PRICE	\$722,500	\$635,500	-12.0%	-	\$406,000	-
	AVERAGE DOM	78	15	-80.8%	-	14	-
	% OF ASKING PRICE	96.3%	106.0%	9.6%	-	107.1%	-

Historic Sales Trends

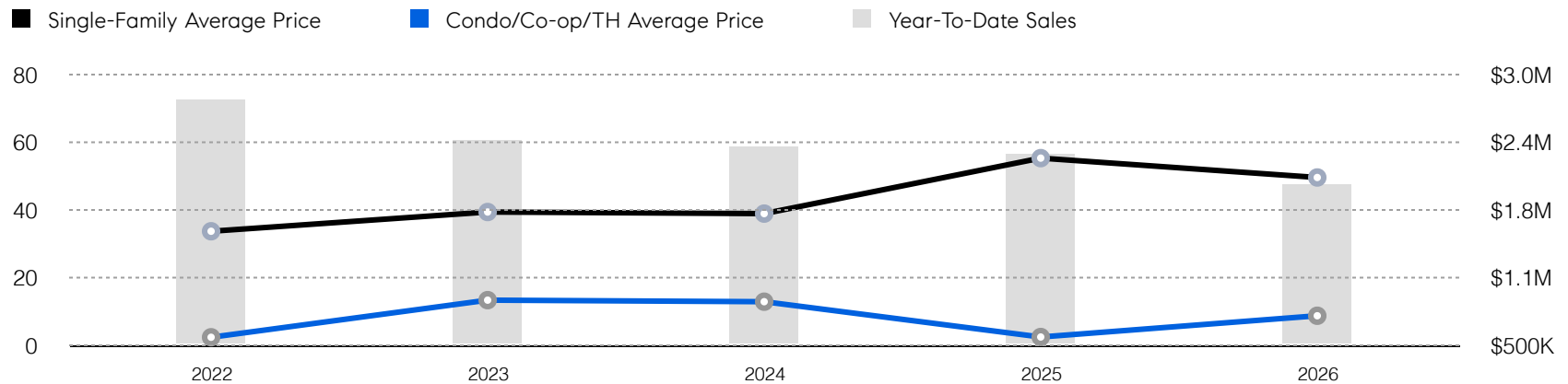


* Line graphs may be hidden due to limited sales data

Chatham Township

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	52	42	-19.2%	10	14	40.0%
	ACTIVE LISTINGS	17	13	-23.5%	17	13	-23.5%
	# OF SALES	42	28	-33.3%	11	15	36.4%
	SALES VOLUME	\$93,603,673	\$57,395,000	-38.7%	\$29,891,000	\$36,287,000	21.4%
	MEDIAN PRICE	\$2,112,500	\$1,962,500	-7.1%	\$2,625,000	\$2,300,000	-12.4%
	AVERAGE PRICE	\$2,228,659	\$2,049,821	-8.0%	\$2,717,364	\$2,419,133	-11.0%
	AVERAGE DOM	32	16	-50.0%	49	12	-75.5%
	% OF ASKING PRICE	108.8%	108.9%	0.1%	108.1%	109.8%	1.7%
Condo/Co-op/TH	CONTRACTS SIGNED	22	25	13.6%	8	5	-37.5%
	ACTIVE LISTINGS	6	5	-16.7%	6	5	-16.7%
	# OF SALES	14	19	35.7%	6	5	-16.7%
	SALES VOLUME	\$8,073,914	\$14,688,000	81.9%	\$3,006,200	\$2,850,000	-5.2%
	MEDIAN PRICE	\$454,500	\$595,000	30.9%	\$435,000	\$485,000	11.5%
	AVERAGE PRICE	\$576,708	\$773,053	34.0%	\$501,033	\$570,000	13.8%
	AVERAGE DOM	25	21	-16.0%	22	37	68.2%
	% OF ASKING PRICE	104.5%	103.0%	-1.5%	101.3%	102.5%	1.2%

Historic Sales Trends

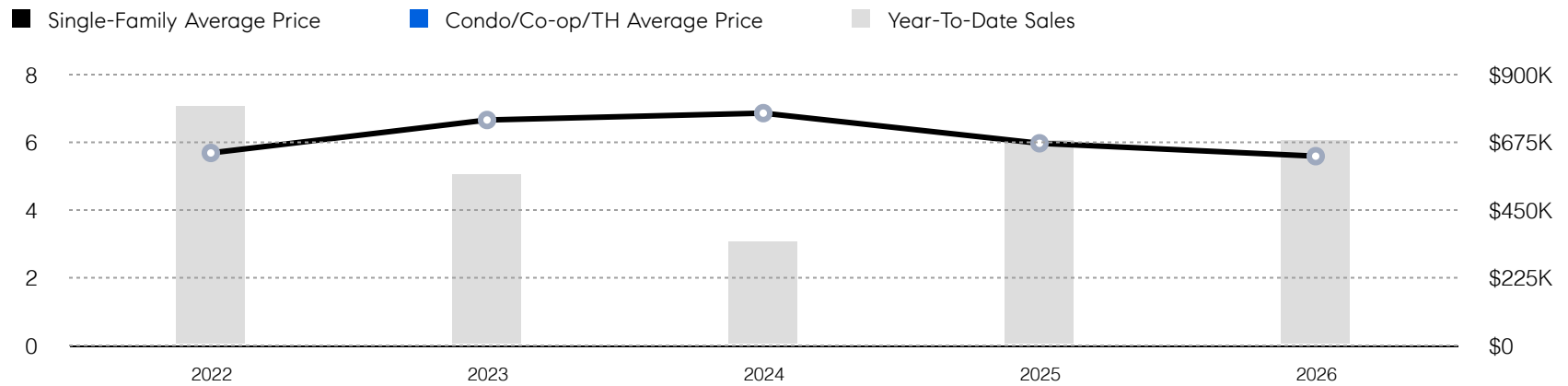


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Chester Borough

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	7	8	14.3%	1	3	200.0%
	ACTIVE LISTINGS	1	5	400.0%	1	5	400.0%
	# OF SALES	6	5	-16.7%	1	1	0.0%
	SALES VOLUME	\$4,031,000	\$3,145,000	-22.0%	\$651,000	\$1,450,000	122.7%
	MEDIAN PRICE	\$650,500	\$630,000	-3.2%	\$651,000	\$1,450,000	122.7%
	AVERAGE PRICE	\$671,833	\$629,000	-6.4%	\$651,000	\$1,450,000	122.7%
	AVERAGE DOM	43	29	-32.6%	6	15	150.0%
	% OF ASKING PRICE	124.3%	100.2%	-24.2%	217.0%	105.5%	-111.5%
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	0	1	0.0%	0	0	0.0%
	SALES VOLUME	-	\$830,000	-	-	-	-
	MEDIAN PRICE	-	\$830,000	-	-	-	-
	AVERAGE PRICE	-	\$830,000	-	-	-	-
	AVERAGE DOM	-	16	-	-	-	-
	% OF ASKING PRICE	-	110.7%	-	-	-	-

Historic Sales Trends

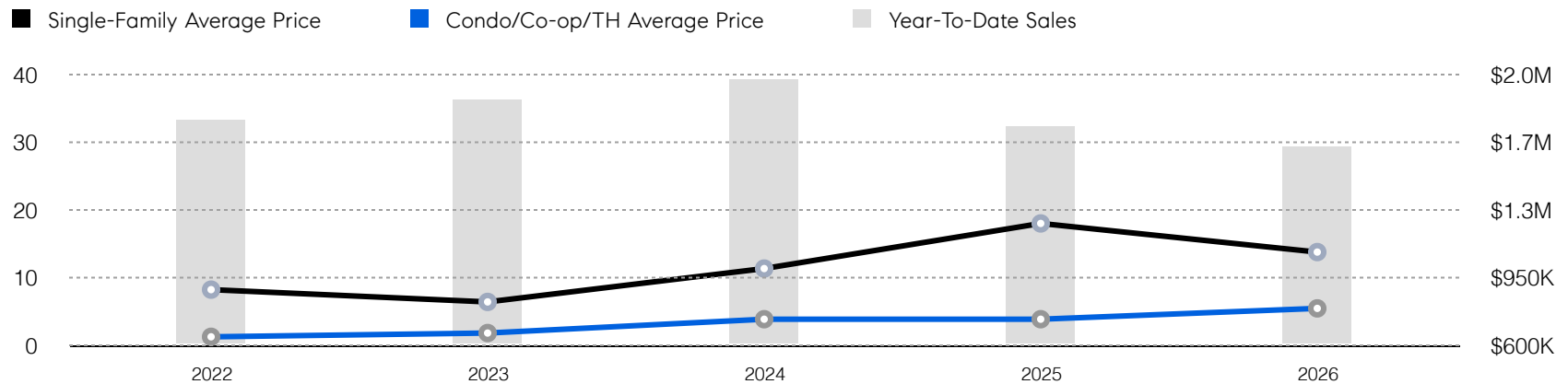


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Chester Township

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	27	46	70.4%	10	19	90.0%
	ACTIVE LISTINGS	18	28	55.6%	18	28	55.6%
	# OF SALES	30	27	-10.0%	4	11	175.0%
	SALES VOLUME	\$36,909,000	\$29,219,998	-20.8%	\$5,390,000	\$13,381,999	148.3%
	MEDIAN PRICE	\$959,500	\$999,999	4.2%	\$1,375,000	\$1,270,000	-7.6%
	AVERAGE PRICE	\$1,230,300	\$1,082,222	-12.0%	\$1,347,500	\$1,216,545	-9.7%
	AVERAGE DOM	49	31	-36.7%	12	28	133.3%
	% OF ASKING PRICE	101.8%	104.3%	2.5%	107.5%	105.2%	-2.2%
Condo/Co-op/TH	CONTRACTS SIGNED	2	4	100.0%	1	2	100.0%
	ACTIVE LISTINGS	0	1	0.0%	0	1	0.0%
	# OF SALES	2	2	0.0%	1	2	100.0%
	SALES VOLUME	\$1,470,000	\$1,582,000	7.6%	\$825,000	\$1,582,000	91.8%
	MEDIAN PRICE	\$735,000	\$791,000	7.6%	\$825,000	\$791,000	-4.1%
	AVERAGE PRICE	\$735,000	\$791,000	7.6%	\$825,000	\$791,000	-4.1%
	AVERAGE DOM	16	12	-25.0%	0	12	-
	% OF ASKING PRICE	94.8%	112.1%	17.3%	100.0%	112.1%	12.1%

Historic Sales Trends

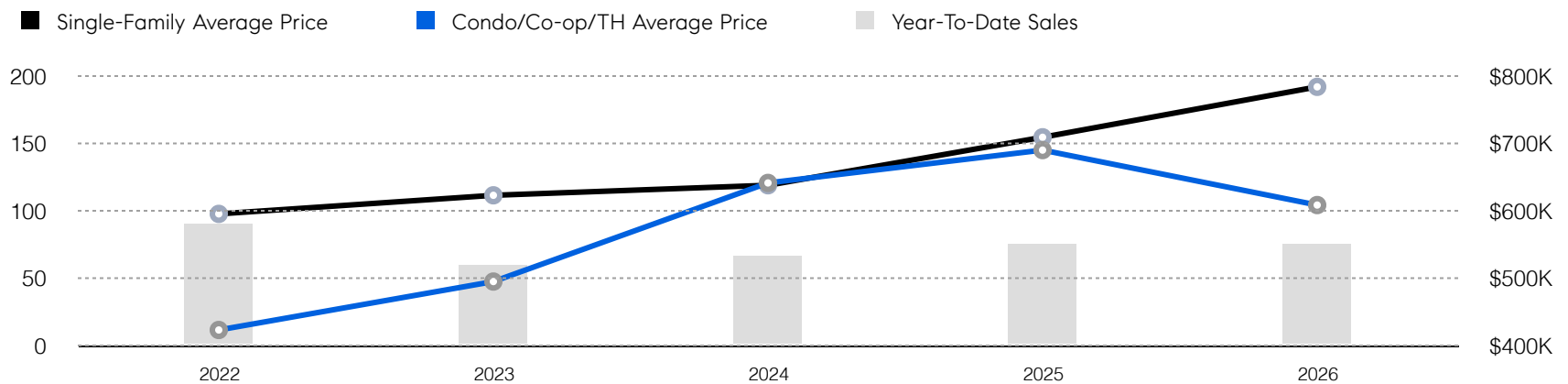


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Denville

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	55	60	9.1%	14	22	57.1%
	ACTIVE LISTINGS	17	34	100.0%	17	34	100.0%
	# OF SALES	47	52	10.6%	9	13	44.4%
	SALES VOLUME	\$33,329,638	\$40,767,850	22.3%	\$5,703,000	\$11,286,900	97.9%
	MEDIAN PRICE	\$600,000	\$647,500	7.9%	\$575,000	\$782,000	36.0%
	AVERAGE PRICE	\$709,141	\$783,997	10.6%	\$633,667	\$868,223	37.0%
	AVERAGE DOM	28	26	-7.1%	22	20	-9.1%
	% OF ASKING PRICE	105.2%	104.8%	-0.4%	113.2%	107.1%	-6.0%
Condo/Co-op/TH	CONTRACTS SIGNED	26	26	0.0%	3	6	100.0%
	ACTIVE LISTINGS	3	10	233.3%	3	10	233.3%
	# OF SALES	27	22	-18.5%	5	4	-20.0%
	SALES VOLUME	\$18,632,546	\$13,387,165	-28.2%	\$3,316,294	\$2,121,333	-36.0%
	MEDIAN PRICE	\$715,000	\$585,004	-18.2%	\$800,000	\$497,500	-37.8%
	AVERAGE PRICE	\$690,094	\$608,508	-11.8%	\$663,259	\$530,333	-20.0%
	AVERAGE DOM	41	33	-19.5%	39	13	-66.7%
	% OF ASKING PRICE	102.5%	102.2%	-0.3%	101.7%	107.0%	5.3%

Historic Sales Trends

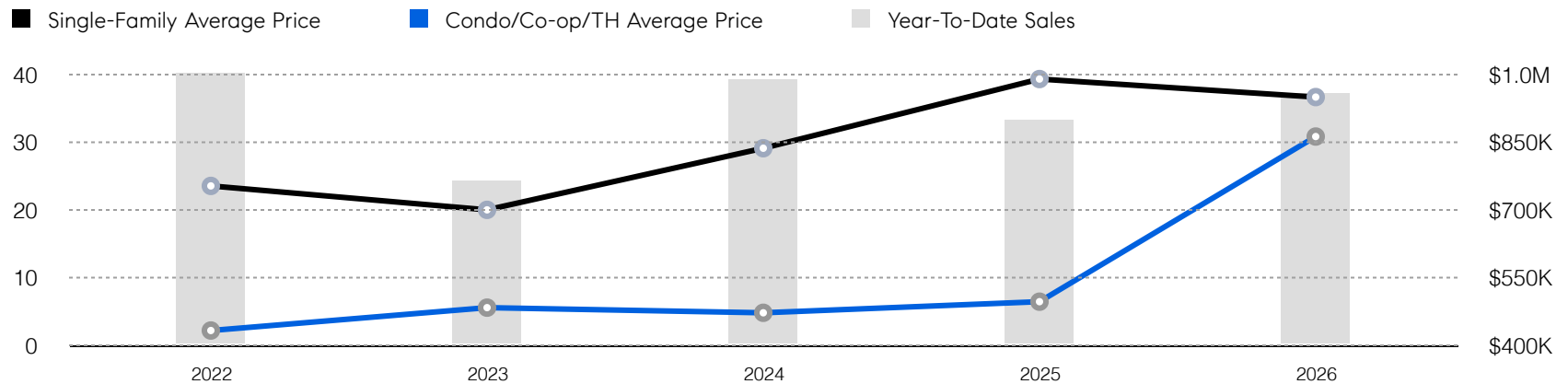


* Line graphs may be hidden due to limited sales data

East Hanover

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	29	28	-3.4%	9	10	11.1%
	ACTIVE LISTINGS	6	18	200.0%	6	18	200.0%
	# OF SALES	28	24	-14.3%	8	2	-75.0%
	SALES VOLUME	\$27,722,998	\$22,803,998	-17.7%	\$8,195,000	\$1,724,999	-79.0%
	MEDIAN PRICE	\$1,025,000	\$902,500	-12.0%	\$1,125,000	\$862,500	-23.3%
	AVERAGE PRICE	\$990,107	\$950,167	-4.0%	\$1,024,375	\$862,500	-15.8%
	AVERAGE DOM	21	36	71.4%	13	12	-7.7%
	% OF ASKING PRICE	103.7%	104.6%	0.9%	107.5%	102.6%	-4.9%
Condo/Co-op/TH	CONTRACTS SIGNED	7	19	171.4%	2	6	200.0%
	ACTIVE LISTINGS	4	4	0.0%	4	4	0.0%
	# OF SALES	5	13	160.0%	1	0	0.0%
	SALES VOLUME	\$2,483,506	\$11,214,830	351.6%	\$361,000	-	-
	MEDIAN PRICE	\$510,000	\$992,505	94.6%	\$361,000	-	-
	AVERAGE PRICE	\$496,701	\$862,679	73.7%	\$361,000	-	-
	AVERAGE DOM	16	18	12.5%	11	-	-
	% OF ASKING PRICE	108.5%	102.2%	-6.4%	106.5%	-	-

Historic Sales Trends

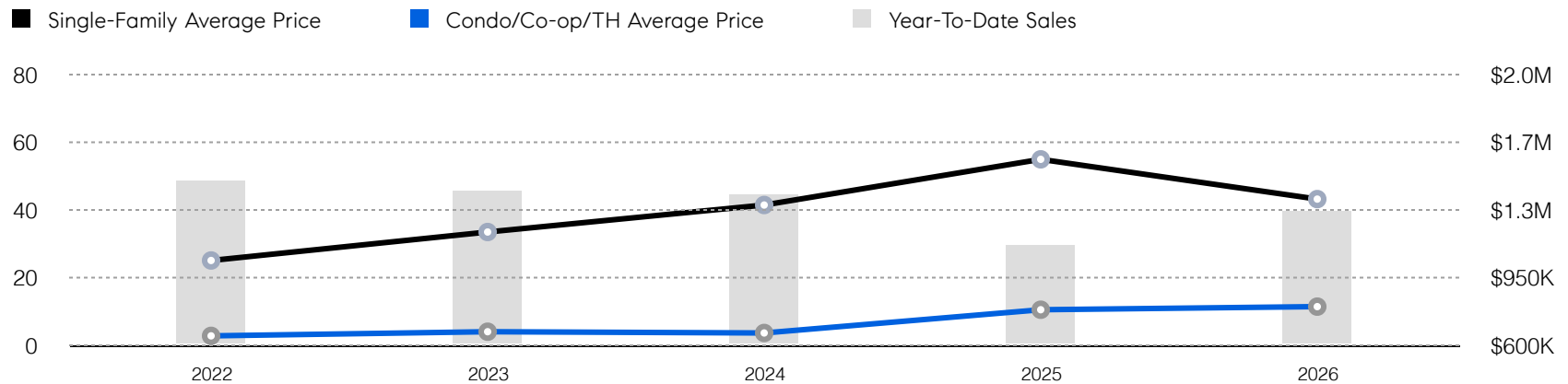


* Line graphs may be hidden due to limited sales data

Florham Park

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	31	33	6.5%	10	12	20.0%
	ACTIVE LISTINGS	18	15	-16.7%	18	15	-16.7%
	# OF SALES	22	29	31.8%	4	7	75.0%
	SALES VOLUME	\$34,358,993	\$39,328,499	14.5%	\$6,549,999	\$12,039,000	83.8%
	MEDIAN PRICE	\$1,282,500	\$1,200,000	-6.4%	\$1,550,000	\$1,375,000	-11.3%
	AVERAGE PRICE	\$1,561,772	\$1,356,155	-13.2%	\$1,637,500	\$1,719,857	5.0%
	AVERAGE DOM	46	34	-26.1%	61	39	-36.1%
	% OF ASKING PRICE	105.1%	101.7%	-3.4%	108.7%	103.9%	-4.8%
Condo/Co-op/TH	CONTRACTS SIGNED	14	12	-14.3%	4	6	50.0%
	ACTIVE LISTINGS	4	6	50.0%	4	6	50.0%
	# OF SALES	7	10	42.9%	2	3	50.0%
	SALES VOLUME	\$5,488,400	\$8,001,000	45.8%	\$1,815,000	\$2,115,000	16.5%
	MEDIAN PRICE	\$737,000	\$751,000	1.9%	\$907,500	\$665,000	-26.7%
	AVERAGE PRICE	\$784,057	\$800,100	2.0%	\$907,500	\$705,000	-22.3%
	AVERAGE DOM	28	25	-10.7%	33	20	-39.4%
	% OF ASKING PRICE	99.1%	105.5%	6.5%	96.8%	98.5%	1.7%

Historic Sales Trends

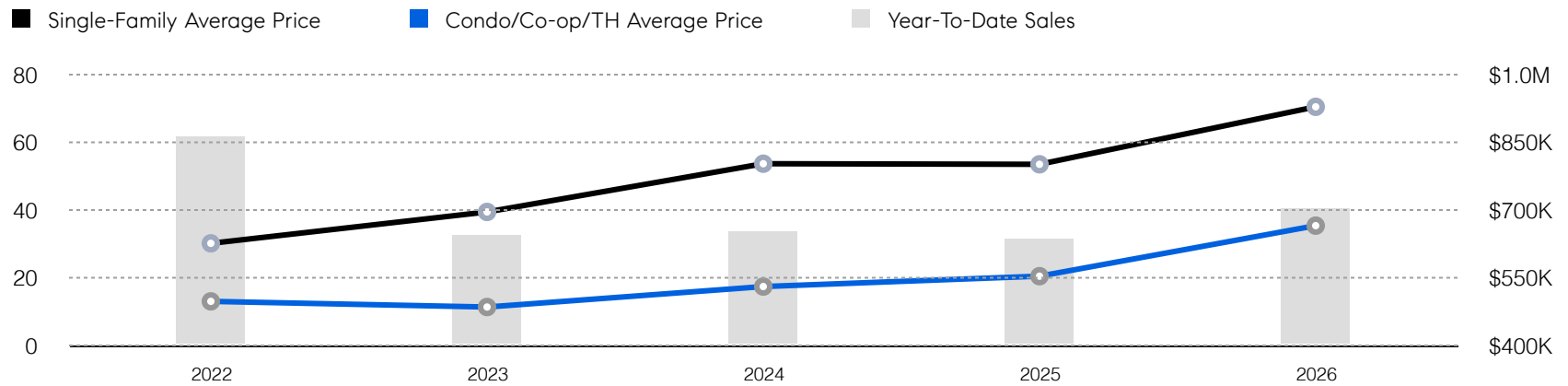


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Hanover

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	30	40	33.3%	6	11	83.3%
	ACTIVE LISTINGS	7	8	14.3%	7	8	14.3%
	# OF SALES	26	27	3.8%	9	6	-33.3%
	SALES VOLUME	\$20,834,300	\$25,074,990	20.4%	\$7,331,000	\$6,308,860	-13.9%
	MEDIAN PRICE	\$712,500	\$840,000	17.9%	\$838,000	\$1,035,430	23.6%
	AVERAGE PRICE	\$801,319	\$928,703	15.9%	\$814,556	\$1,051,477	29.1%
	AVERAGE DOM	27	22	-18.5%	17	13	-23.5%
	% OF ASKING PRICE	105.3%	107.8%	2.5%	106.0%	109.3%	3.3%
Condo/Co-op/TH	CONTRACTS SIGNED	11	17	54.5%	1	7	600.0%
	ACTIVE LISTINGS	5	3	-40.0%	5	3	-40.0%
	# OF SALES	5	13	160.0%	0	4	0.0%
	SALES VOLUME	\$2,767,500	\$8,650,440	212.6%	-	\$2,247,000	-
	MEDIAN PRICE	\$555,000	\$570,000	2.7%	-	\$553,500	-
	AVERAGE PRICE	\$553,500	\$665,418	20.2%	-	\$561,750	-
	AVERAGE DOM	33	26	-21.2%	-	19	-
	% OF ASKING PRICE	106.0%	103.4%	-2.6%	-	104.1%	-

Historic Sales Trends

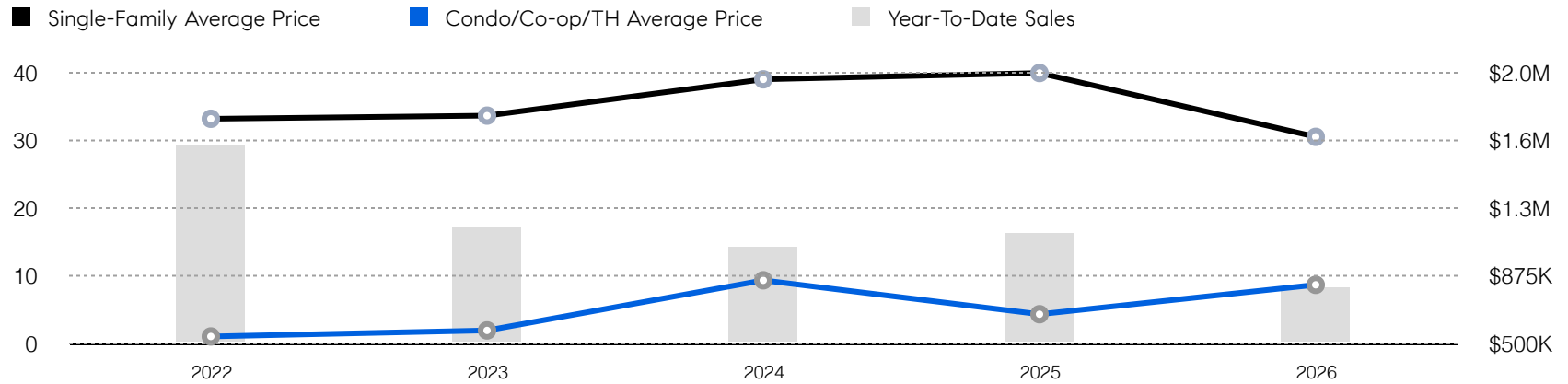


* Line graphs may be hidden due to limited sales data

Harding

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	17	12	-29.4%	4	2	-50.0%
	ACTIVE LISTINGS	6	12	100.0%	6	12	100.0%
	# OF SALES	15	7	-53.3%	6	2	-66.7%
	SALES VOLUME	\$29,980,500	\$11,514,000	-61.6%	\$12,525,000	\$3,280,000	-73.8%
	MEDIAN PRICE	\$1,780,000	\$1,530,000	-14.0%	\$2,100,000	\$1,640,000	-21.9%
	AVERAGE PRICE	\$1,998,700	\$1,644,857	-17.7%	\$2,087,500	\$1,640,000	-21.4%
	AVERAGE DOM	34	42	23.5%	22	21	-4.5%
	% OF ASKING PRICE	103.8%	103.7%	-0.1%	112.4%	101.0%	-11.4%
Condo/Co-op/TH	CONTRACTS SIGNED	2	3	50.0%	1	0	0.0%
	ACTIVE LISTINGS	0	0	0.0%	0	0	0.0%
	# OF SALES	1	1	0.0%	0	0	0.0%
	SALES VOLUME	\$662,000	\$825,000	24.6%	-	-	-
	MEDIAN PRICE	\$662,000	\$825,000	24.6%	-	-	-
	AVERAGE PRICE	\$662,000	\$825,000	24.6%	-	-	-
	AVERAGE DOM	25	67	168.0%	-	-	-
	% OF ASKING PRICE	103.6%	97.2%	-6.4%	-	-	-

Historic Sales Trends

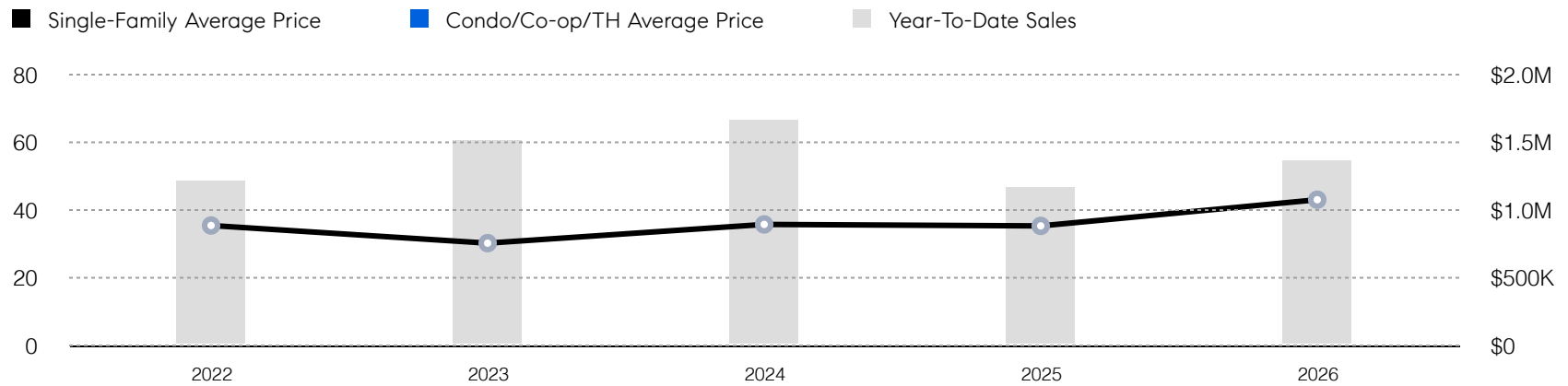


* Line graphs may be hidden due to limited sales data

Kinnelon

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	56	58	3.6%	9	14	55.6%
	ACTIVE LISTINGS	40	43	7.5%	40	43	7.5%
	# OF SALES	44	52	18.2%	14	15	7.1%
	SALES VOLUME	\$38,849,352	\$55,959,788	44.0%	\$12,521,202	\$17,239,818	37.7%
	MEDIAN PRICE	\$844,875	\$1,024,000	21.2%	\$854,000	\$1,220,000	42.9%
	AVERAGE PRICE	\$882,940	\$1,076,150	21.9%	\$894,372	\$1,149,321	28.5%
	AVERAGE DOM	64	52	-18.7%	31	57	83.9%
	% OF ASKING PRICE	100.4%	99.6%	-0.8%	102.7%	100.2%	-2.5%
Condo/Co-op/TH	CONTRACTS SIGNED	5	2	-60.0%	3	0	0.0%
	ACTIVE LISTINGS	3	1	-66.7%	3	1	-66.7%
	# OF SALES	2	2	0.0%	2	1	-50.0%
	SALES VOLUME	\$660,000	\$698,000	5.8%	\$660,000	\$338,000	-48.8%
	MEDIAN PRICE	\$330,000	\$349,000	5.8%	\$330,000	\$338,000	2.4%
	AVERAGE PRICE	\$330,000	\$349,000	5.8%	\$330,000	\$338,000	2.4%
	AVERAGE DOM	14	37	164.3%	14	34	142.9%
	% OF ASKING PRICE	101.5%	99.9%	-1.7%	101.5%	96.8%	-4.7%

Historic Sales Trends

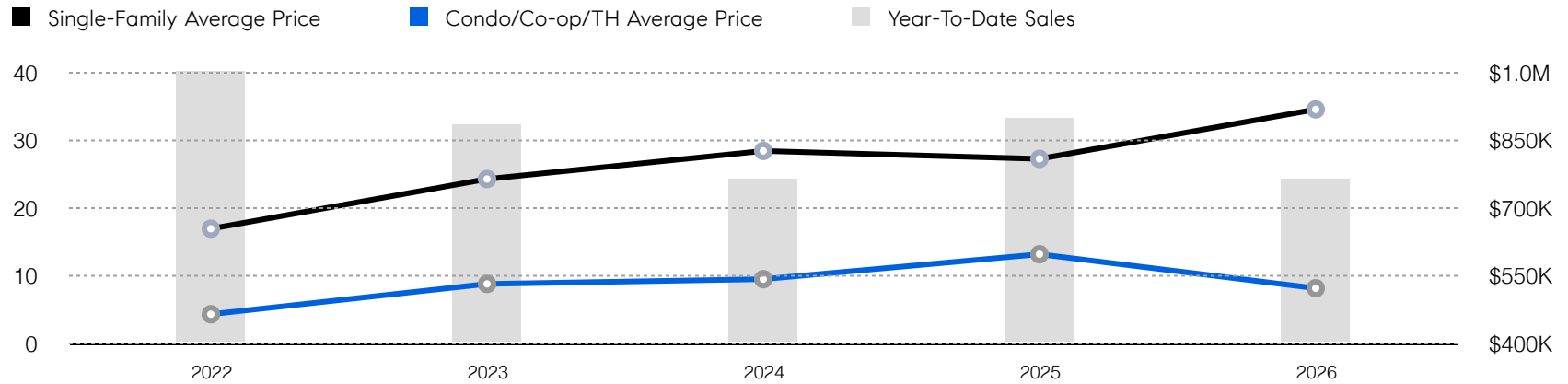


* Line graphs may be hidden due to limited sales data

Long Hill

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	39	30	-23.1%	9	8	-11.1%
	ACTIVE LISTINGS	9	10	11.1%	9	10	11.1%
	# OF SALES	28	19	-32.1%	10	6	-40.0%
	SALES VOLUME	\$22,655,000	\$17,457,451	-22.9%	\$8,110,000	\$5,386,000	-33.6%
	MEDIAN PRICE	\$783,000	\$843,500	7.7%	\$817,500	\$922,500	12.8%
	AVERAGE PRICE	\$809,107	\$918,813	13.6%	\$811,000	\$897,667	10.7%
	AVERAGE DOM	36	18	-50.0%	18	8	-55.6%
	% OF ASKING PRICE	104.2%	106.5%	2.3%	105.1%	108.0%	2.9%
Condo/Co-op/TH	CONTRACTS SIGNED	4	8	100.0%	0	1	0.0%
	ACTIVE LISTINGS	3	1	-66.7%	3	1	-66.7%
	# OF SALES	5	5	0.0%	4	1	-75.0%
	SALES VOLUME	\$2,989,000	\$2,612,000	-12.6%	\$2,334,000	\$676,000	-71.0%
	MEDIAN PRICE	\$599,000	\$449,000	-25.0%	\$587,000	\$676,000	15.2%
	AVERAGE PRICE	\$597,800	\$522,400	-12.6%	\$583,500	\$676,000	15.9%
	AVERAGE DOM	28	28	0.0%	29	11	-62.1%
	% OF ASKING PRICE	97.5%	106.5%	9.0%	96.9%	104.0%	7.1%

Historic Sales Trends

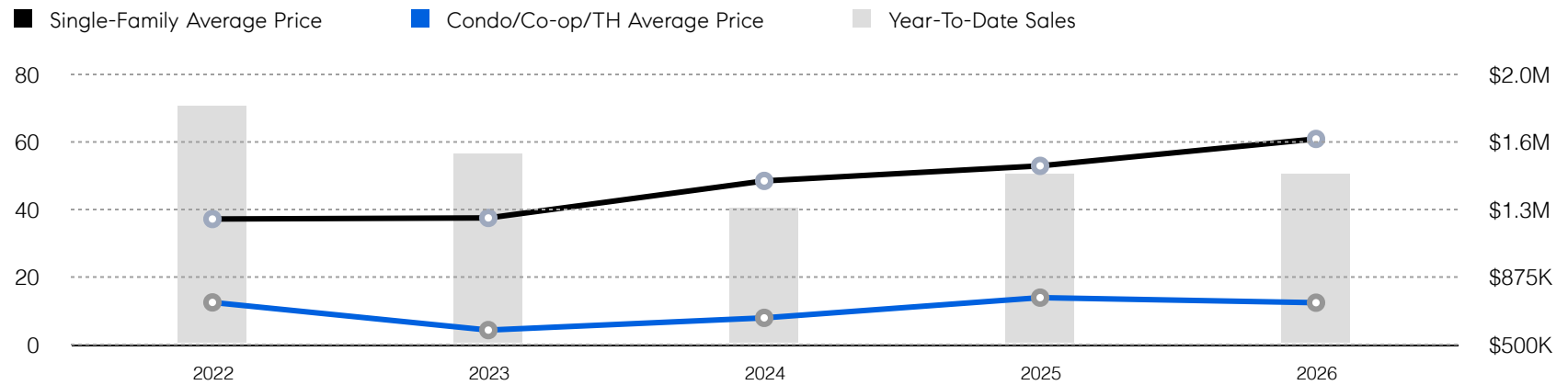


* Line graphs may be hidden due to limited sales data

Madison

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	44	53	20.5%	16	11	-31.2%
	ACTIVE LISTINGS	15	19	26.7%	15	19	26.7%
	# OF SALES	41	46	12.2%	11	13	18.2%
	SALES VOLUME	\$61,184,033	\$75,524,231	23.4%	\$14,234,080	\$23,629,024	66.0%
	MEDIAN PRICE	\$1,450,000	\$1,387,500	-4.3%	\$1,175,000	\$1,510,000	28.5%
	AVERAGE PRICE	\$1,492,293	\$1,641,831	10.0%	\$1,294,007	\$1,817,617	40.5%
	AVERAGE DOM	33	23	-30.3%	25	20	-20.0%
	% OF ASKING PRICE	108.9%	109.9%	1.0%	110.6%	113.8%	3.1%
Condo/Co-op/TH	CONTRACTS SIGNED	6	7	16.7%	1	2	100.0%
	ACTIVE LISTINGS	3	2	-33.3%	3	2	-33.3%
	# OF SALES	9	4	-55.6%	2	0	0.0%
	SALES VOLUME	\$6,845,230	\$2,930,000	-57.2%	\$1,672,240	-	-
	MEDIAN PRICE	\$810,000	\$765,000	-5.6%	\$836,120	-	-
	AVERAGE PRICE	\$760,581	\$732,500	-3.7%	\$836,120	-	-
	AVERAGE DOM	23	15	-34.8%	20	-	-
	% OF ASKING PRICE	102.3%	104.3%	2.0%	101.7%	-	-

Historic Sales Trends

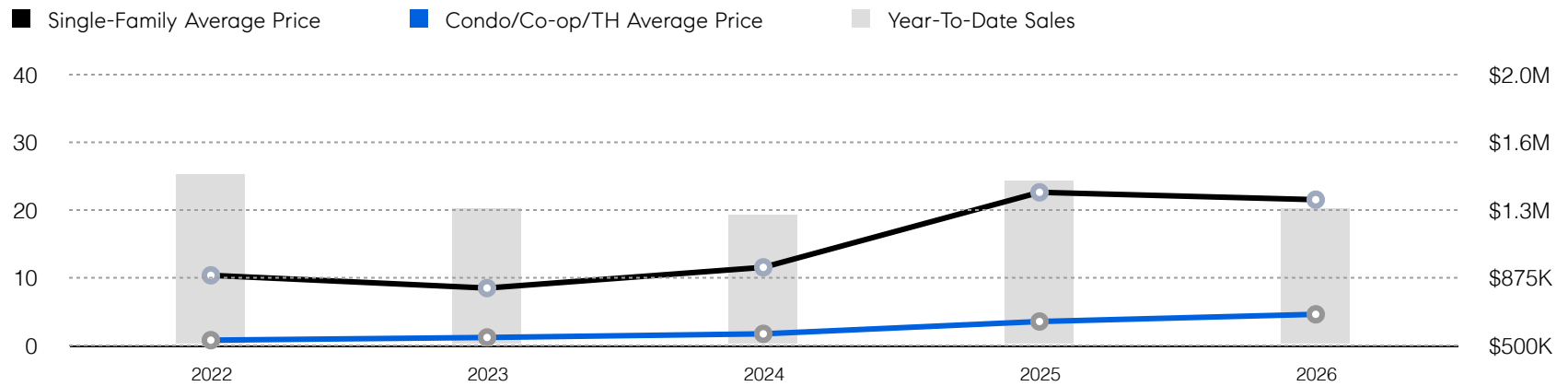


* Line graphs may be hidden due to limited sales data

Mendham Borough

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	19	24	26.3%	6	6	0.0%
	ACTIVE LISTINGS	15	9	-40.0%	15	9	-40.0%
	# OF SALES	17	18	5.9%	5	8	60.0%
	SALES VOLUME	\$22,919,000	\$23,533,500	2.7%	\$8,679,000	\$10,403,500	19.9%
	MEDIAN PRICE	\$1,035,000	\$1,264,500	22.2%	\$870,000	\$1,321,250	51.9%
	AVERAGE PRICE	\$1,348,176	\$1,307,417	-3.0%	\$1,735,800	\$1,300,438	-25.1%
	AVERAGE DOM	42	18	-57.1%	22	13	-40.9%
	% OF ASKING PRICE	103.3%	109.1%	5.7%	104.5%	114.5%	10.0%
Condo/Co-op/TH	CONTRACTS SIGNED	7	6	-14.3%	1	3	200.0%
	ACTIVE LISTINGS	1	2	100.0%	1	2	100.0%
	# OF SALES	7	2	-71.4%	3	0	0.0%
	SALES VOLUME	\$4,428,333	\$1,345,000	-69.6%	\$1,791,000	-	-
	MEDIAN PRICE	\$611,000	\$672,500	10.1%	\$605,000	-	-
	AVERAGE PRICE	\$632,619	\$672,500	6.3%	\$597,000	-	-
	AVERAGE DOM	23	62	169.6%	15	-	-
	% OF ASKING PRICE	102.5%	101.1%	-1.4%	101.3%	-	-

Historic Sales Trends

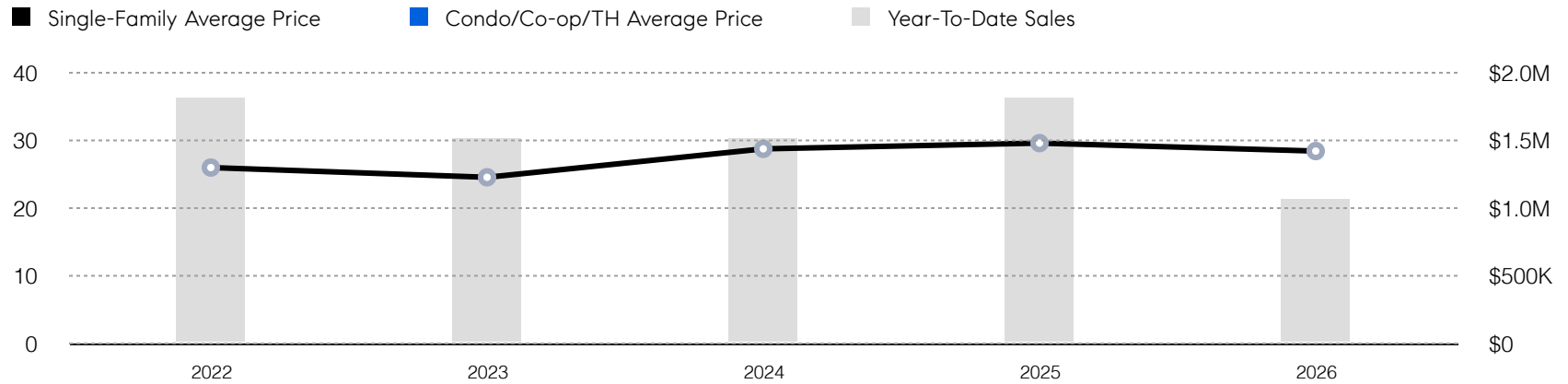


* Line graphs may be hidden due to limited sales data

Mendham Township

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	40	35	-12.5%	8	13	62.5%
	ACTIVE LISTINGS	20	17	-15.0%	20	17	-15.0%
	# OF SALES	26	21	-19.2%	7	7	0.0%
	SALES VOLUME	\$38,485,750	\$29,849,500	-22.4%	\$11,008,750	\$10,751,000	-2.3%
	MEDIAN PRICE	\$1,406,500	\$1,210,000	-14.0%	\$1,404,750	\$1,350,000	-3.9%
	AVERAGE PRICE	\$1,480,221	\$1,421,405	-4.0%	\$1,572,679	\$1,535,857	-2.3%
	AVERAGE DOM	33	49	48.5%	23	14	-39.1%
	% OF ASKING PRICE	102.1%	104.3%	2.2%	104.7%	105.6%	0.9%
Condo/Co-op/TH	CONTRACTS SIGNED	5	0	0.0%	0	0	0.0%
	ACTIVE LISTINGS	11	0	0.0%	11	0	0.0%
	# OF SALES	10	0	0.0%	1	0	0.0%
	SALES VOLUME	\$12,282,974	-	-	\$420,000	-	-
	MEDIAN PRICE	\$1,285,498	-	-	\$420,000	-	-
	AVERAGE PRICE	\$1,228,297	-	-	\$420,000	-	-
	AVERAGE DOM	50	-	-	15	-	-
	% OF ASKING PRICE	95.6%	-	-	105.3%	-	-

Historic Sales Trends

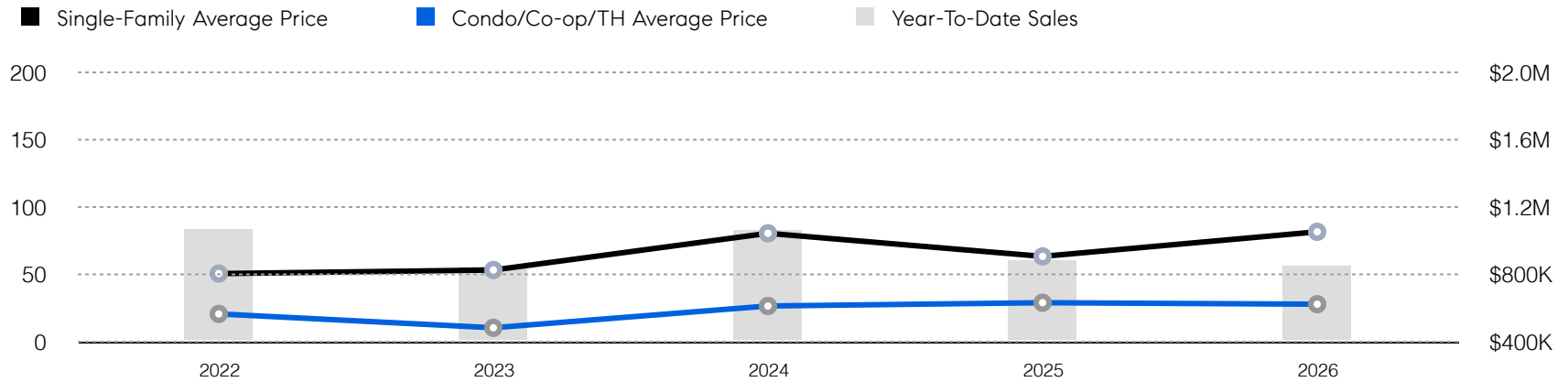


* Line graphs may be hidden due to limited sales data

Montville

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	61	69	13.1%	14	32	128.6%
	ACTIVE LISTINGS	37	34	-8.1%	37	34	-8.1%
	# OF SALES	43	30	-30.2%	10	5	-50.0%
	SALES VOLUME	\$38,991,713	\$31,584,309	-19.0%	\$10,324,617	\$5,915,511	-42.7%
	MEDIAN PRICE	\$810,000	\$887,500	9.6%	\$912,500	\$1,362,511	49.3%
	AVERAGE PRICE	\$906,784	\$1,052,810	16.1%	\$1,032,462	\$1,183,102	14.6%
	AVERAGE DOM	35	38	8.6%	13	21	61.5%
	% OF ASKING PRICE	105.0%	103.8%	-1.2%	112.4%	107.8%	-4.6%
Condo/Co-op/TH	CONTRACTS SIGNED	23	35	52.2%	9	13	44.4%
	ACTIVE LISTINGS	3	23	666.7%	3	23	666.7%
	# OF SALES	16	25	56.3%	2	7	250.0%
	SALES VOLUME	\$10,104,500	\$15,568,800	54.1%	\$1,485,000	\$4,631,400	211.9%
	MEDIAN PRICE	\$645,000	\$619,000	-4.0%	\$742,500	\$660,000	-11.1%
	AVERAGE PRICE	\$631,531	\$622,752	-1.4%	\$742,500	\$661,629	-10.9%
	AVERAGE DOM	18	25	38.9%	61	23	-62.3%
	% OF ASKING PRICE	105.3%	101.6%	-3.7%	104.3%	103.4%	-0.9%

Historic Sales Trends

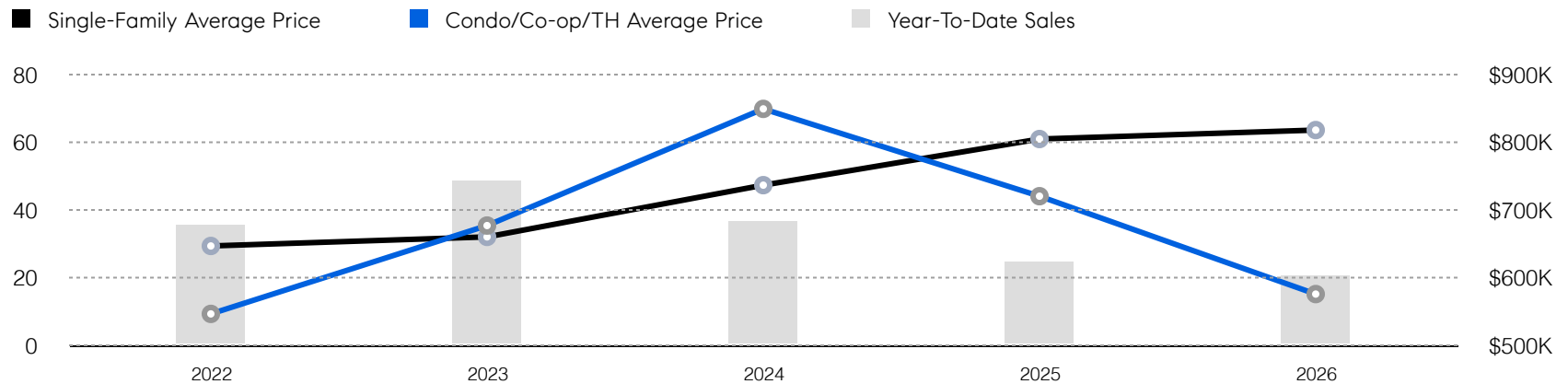


* Line graphs may be hidden due to limited sales data

Morris Plains

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	21	18	-14.3%	6	5	-16.7%
	ACTIVE LISTINGS	3	2	-33.3%	3	2	-33.3%
	# OF SALES	18	13	-27.8%	3	6	100.0%
	SALES VOLUME	\$14,486,250	\$10,634,500	-26.6%	\$2,702,500	\$4,790,000	77.2%
	MEDIAN PRICE	\$812,500	\$800,000	-1.5%	\$905,000	\$800,500	-11.5%
	AVERAGE PRICE	\$804,792	\$818,038	1.6%	\$900,833	\$798,333	-11.4%
	AVERAGE DOM	27	16	-40.7%	12	12	0.0%
	% OF ASKING PRICE	103.6%	107.3%	3.8%	104.3%	109.6%	5.3%
Condo/Co-op/TH	CONTRACTS SIGNED	9	6	-33.3%	3	1	-66.7%
	ACTIVE LISTINGS	6	7	16.7%	6	7	16.7%
	# OF SALES	6	7	16.7%	0	2	0.0%
	SALES VOLUME	\$4,322,000	\$4,030,008	-6.8%	-	\$1,165,000	-
	MEDIAN PRICE	\$733,500	\$600,000	-18.2%	-	\$582,500	-
	AVERAGE PRICE	\$720,333	\$575,715	-20.1%	-	\$582,500	-
	AVERAGE DOM	51	34	-33.3%	-	10	-
	% OF ASKING PRICE	101.3%	103.7%	2.4%	-	107.8%	-

Historic Sales Trends

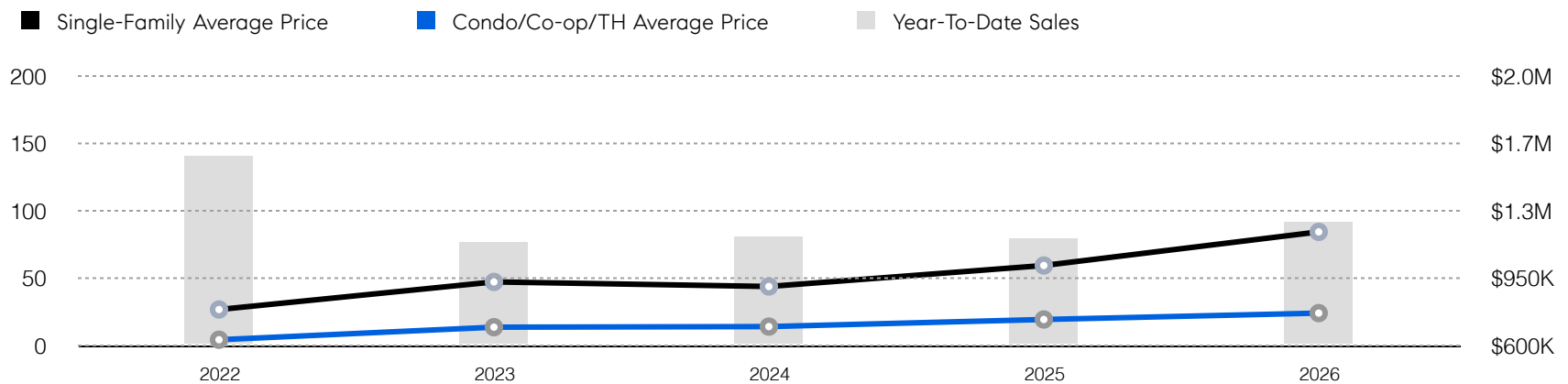


* Line graphs may be hidden due to limited sales data

Morris Township

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	75	73	-2.7%	24	16	-33.3%
	ACTIVE LISTINGS	16	49	206.3%	16	49	206.3%
	# OF SALES	49	62	26.5%	9	20	122.2%
	SALES VOLUME	\$49,771,512	\$73,805,215	48.3%	\$7,459,207	\$27,011,019	262.1%
	MEDIAN PRICE	\$885,000	\$1,140,000	28.8%	\$790,000	\$1,250,000	58.2%
	AVERAGE PRICE	\$1,015,745	\$1,190,407	17.2%	\$828,801	\$1,350,551	63.0%
	AVERAGE DOM	20	19	-5.0%	13	13	0.0%
	% OF ASKING PRICE	108.4%	108.6%	0.3%	107.8%	112.6%	4.8%
Condo/Co-op/TH	CONTRACTS SIGNED	37	39	5.4%	11	10	-9.1%
	ACTIVE LISTINGS	11	12	9.1%	11	12	9.1%
	# OF SALES	29	28	-3.4%	5	8	60.0%
	SALES VOLUME	\$21,320,000	\$21,513,200	0.9%	\$3,686,000	\$6,848,700	85.8%
	MEDIAN PRICE	\$580,000	\$682,500	17.7%	\$560,000	\$701,500	25.3%
	AVERAGE PRICE	\$735,172	\$768,329	4.5%	\$737,200	\$856,088	16.1%
	AVERAGE DOM	29	30	3.4%	16	13	-18.7%
	% OF ASKING PRICE	101.8%	101.8%	0.0%	104.1%	101.9%	-2.2%

Historic Sales Trends

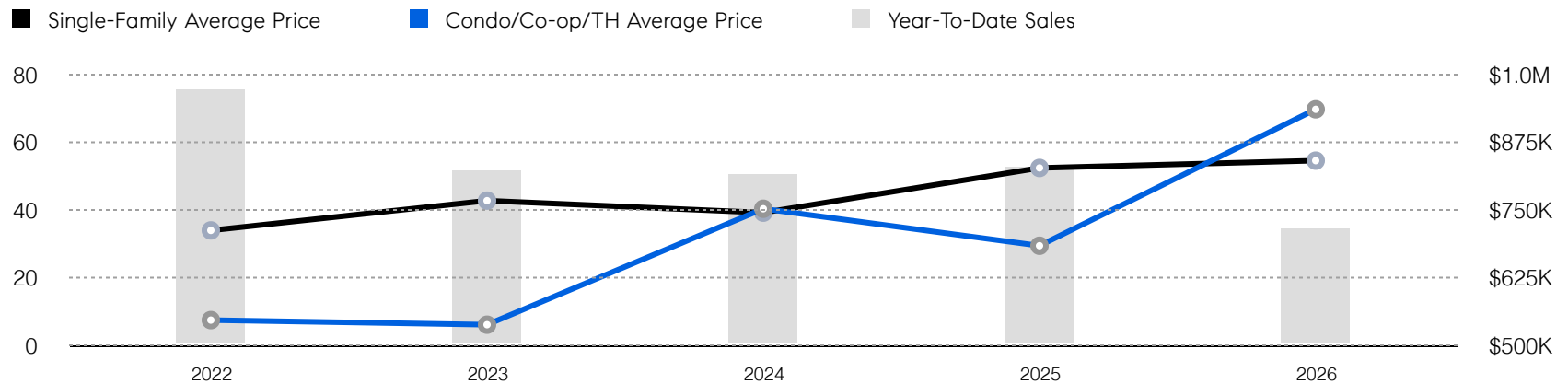


* Line graphs may be hidden due to limited sales data

Morristown

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	30	20	-33.3%	7	6	-14.3%
	ACTIVE LISTINGS	17	13	-23.5%	17	13	-23.5%
	# OF SALES	28	16	-42.9%	8	7	-12.5%
	SALES VOLUME	\$23,172,649	\$13,457,000	-41.9%	\$6,862,250	\$5,536,000	-19.3%
	MEDIAN PRICE	\$717,500	\$842,500	17.4%	\$752,500	\$775,000	3.0%
	AVERAGE PRICE	\$827,595	\$841,063	1.6%	\$857,781	\$790,857	-7.8%
	AVERAGE DOM	34	22	-35.3%	20	24	20.0%
	% OF ASKING PRICE	104.9%	103.8%	-1.1%	103.9%	103.8%	-0.1%
Condo/Co-op/TH	CONTRACTS SIGNED	19	22	15.8%	6	5	-16.7%
	ACTIVE LISTINGS	7	10	42.9%	7	10	42.9%
	# OF SALES	24	18	-25.0%	5	3	-40.0%
	SALES VOLUME	\$16,413,808	\$16,846,030	2.6%	\$2,591,226	\$4,015,000	54.9%
	MEDIAN PRICE	\$731,000	\$650,000	-11.1%	\$410,000	\$960,000	134.1%
	AVERAGE PRICE	\$683,909	\$935,891	36.8%	\$518,245	\$1,338,333	158.2%
	AVERAGE DOM	33	38	15.2%	36	12	-66.7%
	% OF ASKING PRICE	100.7%	103.6%	2.8%	97.1%	106.3%	9.1%

Historic Sales Trends

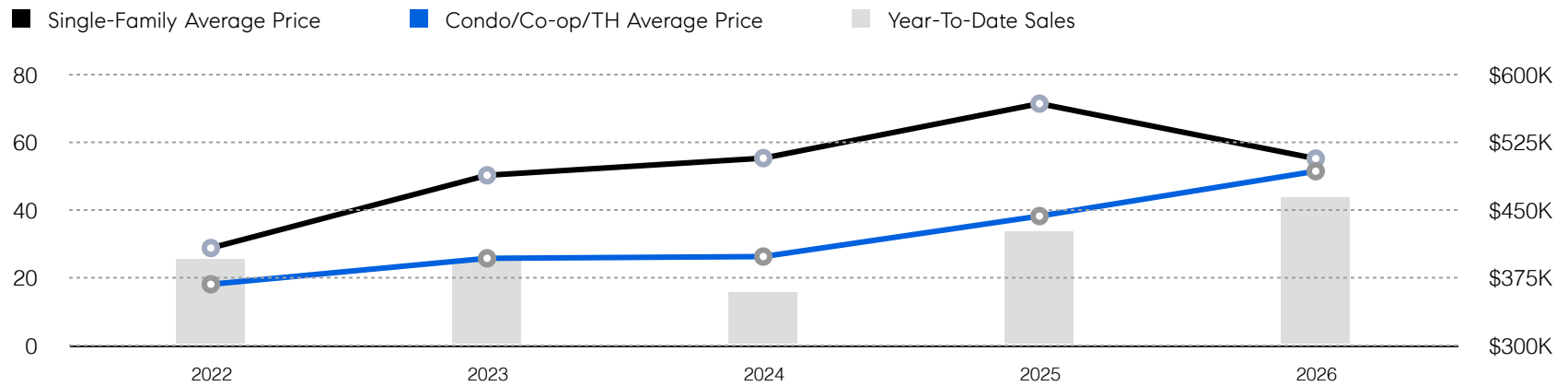


* Line graphs may be hidden due to limited sales data

Mount Arlington

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	17	24	41.2%	7	11	57.1%
	ACTIVE LISTINGS	9	16	77.8%	9	16	77.8%
	# OF SALES	12	21	75.0%	5	3	-40.0%
	SALES VOLUME	\$6,814,500	\$10,646,500	56.2%	\$2,768,000	\$1,698,000	-38.7%
	MEDIAN PRICE	\$534,500	\$485,000	-9.3%	\$524,000	\$590,000	12.6%
	AVERAGE PRICE	\$567,875	\$506,976	-10.7%	\$553,600	\$566,000	2.2%
	AVERAGE DOM	36	51	41.7%	23	70	204.3%
	% OF ASKING PRICE	106.1%	99.6%	-6.5%	113.6%	102.0%	-11.6%
Condo/Co-op/TH	CONTRACTS SIGNED	21	29	38.1%	4	3	-25.0%
	ACTIVE LISTINGS	5	14	180.0%	5	14	180.0%
	# OF SALES	21	22	4.8%	2	7	250.0%
	SALES VOLUME	\$9,309,900	\$10,846,500	16.5%	\$785,000	\$3,210,500	309.0%
	MEDIAN PRICE	\$460,000	\$476,250	3.5%	\$392,500	\$477,500	21.7%
	AVERAGE PRICE	\$443,329	\$493,023	11.2%	\$392,500	\$458,643	16.9%
	AVERAGE DOM	25	19	-24.0%	19	27	42.1%
	% OF ASKING PRICE	103.1%	102.9%	-0.3%	104.7%	103.3%	-1.3%

Historic Sales Trends

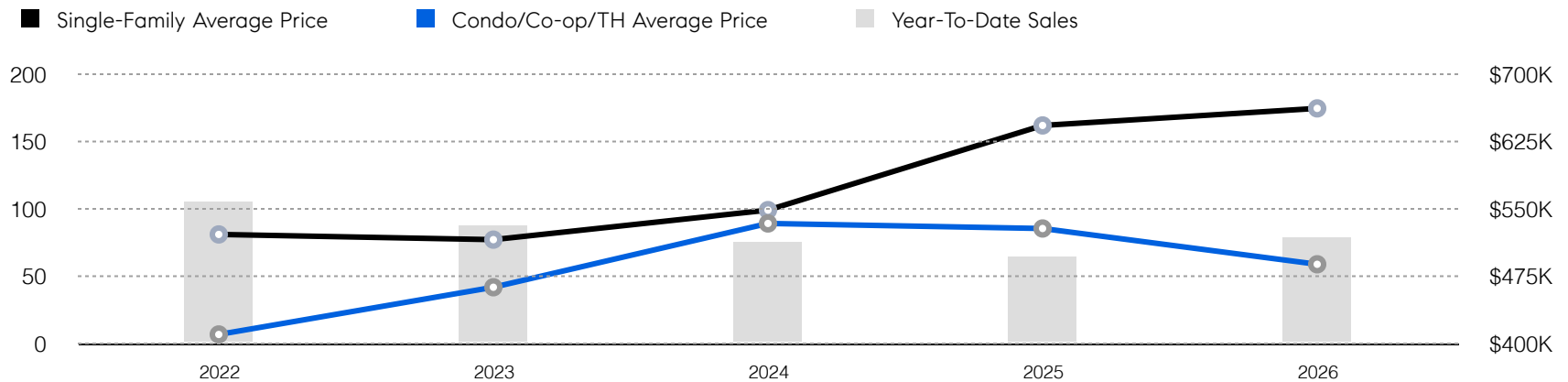


* Line graphs may be hidden due to limited sales data

Mount Olive

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	66	76	15.2%	22	19	-13.6%
	ACTIVE LISTINGS	40	40	0.0%	40	40	0.0%
	# OF SALES	55	66	20.0%	11	9	-18.2%
	SALES VOLUME	\$35,360,840	\$43,687,099	23.5%	\$6,316,900	\$6,498,000	2.9%
	MEDIAN PRICE	\$610,000	\$615,000	0.8%	\$585,000	\$690,000	17.9%
	AVERAGE PRICE	\$642,924	\$661,926	3.0%	\$574,264	\$722,000	25.7%
	AVERAGE DOM	34	27	-20.6%	29	11	-62.1%
	% OF ASKING PRICE	103.0%	104.3%	1.3%	104.6%	105.2%	0.6%
Condo/Co-op/TH	CONTRACTS SIGNED	9	11	22.2%	2	3	50.0%
	ACTIVE LISTINGS	6	2	-66.7%	6	2	-66.7%
	# OF SALES	8	11	37.5%	1	1	0.0%
	SALES VOLUME	\$4,225,000	\$5,370,880	27.1%	\$590,000	\$401,700	-31.9%
	MEDIAN PRICE	\$552,500	\$540,000	-2.3%	\$590,000	\$401,700	-31.9%
	AVERAGE PRICE	\$528,125	\$488,262	-7.5%	\$590,000	\$401,700	-31.9%
	AVERAGE DOM	19	34	78.9%	10	110	1,000.0%
	% OF ASKING PRICE	102.9%	100.9%	-2.0%	107.3%	82.0%	-25.3%

Historic Sales Trends

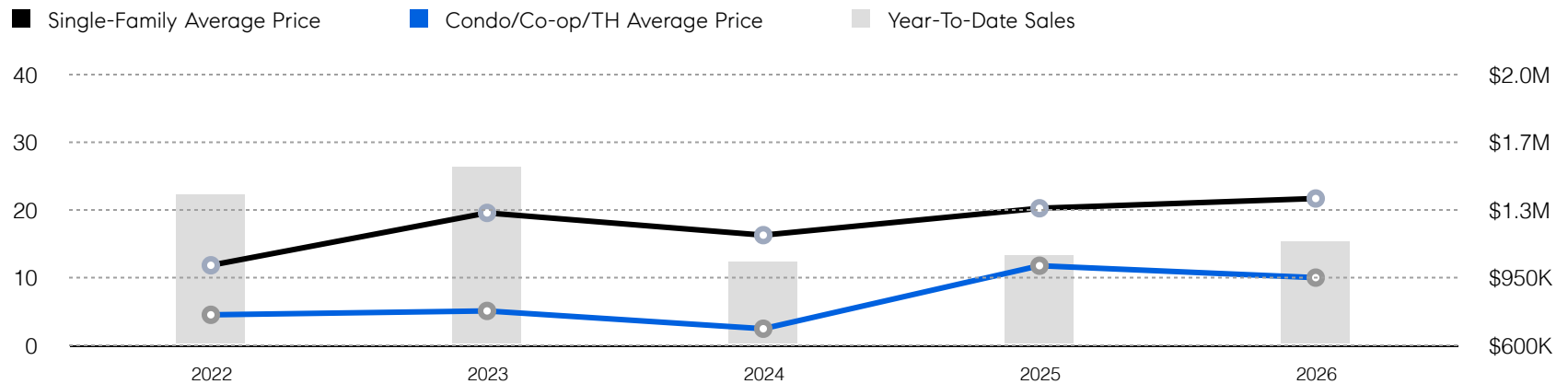


* Line graphs may be hidden due to limited sales data

Mountain Lakes

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	24	18	-25.0%	10	9	-10.0%
	ACTIVE LISTINGS	6	15	150.0%	6	15	150.0%
	# OF SALES	10	12	20.0%	3	5	66.7%
	SALES VOLUME	\$13,088,000	\$16,310,303	24.6%	\$4,278,000	\$8,390,000	96.1%
	MEDIAN PRICE	\$1,277,500	\$1,253,152	-1.9%	\$1,575,000	\$2,000,000	27.0%
	AVERAGE PRICE	\$1,308,800	\$1,359,192	3.9%	\$1,426,000	\$1,678,000	17.7%
	AVERAGE DOM	54	42	-22.2%	26	23	-11.5%
	% OF ASKING PRICE	98.5%	104.2%	5.7%	101.9%	104.7%	2.8%
Condo/Co-op/TH	CONTRACTS SIGNED	3	6	100.0%	0	2	0.0%
	ACTIVE LISTINGS	2	4	100.0%	2	4	100.0%
	# OF SALES	3	3	0.0%	0	2	0.0%
	SALES VOLUME	\$3,035,000	\$2,849,999	-6.1%	-	\$1,850,000	-
	MEDIAN PRICE	\$995,000	\$925,000	-7.0%	-	\$925,000	-
	AVERAGE PRICE	\$1,011,667	\$950,000	-6.1%	-	\$925,000	-
	AVERAGE DOM	3	32	966.7%	-	41	-
	% OF ASKING PRICE	102.8%	98.6%	-4.2%	-	97.4%	-

Historic Sales Trends

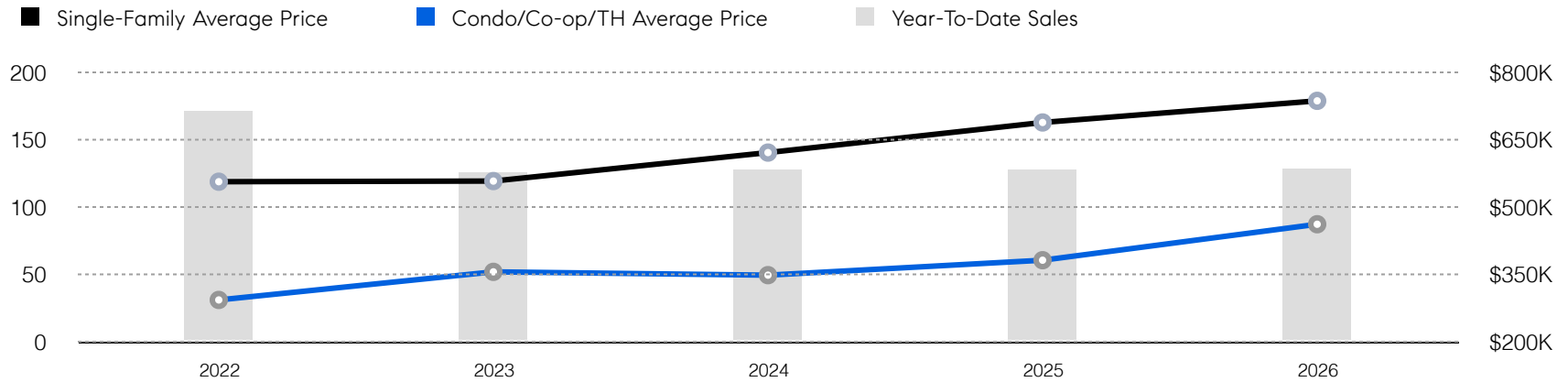


* Line graphs may be hidden due to limited sales data

Parsippany

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	101	113	11.9%	28	33	17.9%
	ACTIVE LISTINGS	54	48	-11.1%	54	48	-11.1%
	# OF SALES	96	90	-6.2%	26	20	-23.1%
	SALES VOLUME	\$66,084,631	\$66,292,179	0.3%	\$20,163,368	\$16,876,850	-16.3%
	MEDIAN PRICE	\$670,000	\$743,500	11.0%	\$737,500	\$795,000	7.8%
	AVERAGE PRICE	\$688,382	\$736,580	7.0%	\$775,514	\$843,843	8.8%
	AVERAGE DOM	33	27	-18.2%	24	34	41.7%
	% OF ASKING PRICE	105.5%	105.0%	-0.5%	108.4%	106.5%	-2.0%
Condo/Co-op/TH	CONTRACTS SIGNED	44	43	-2.3%	13	12	-7.7%
	ACTIVE LISTINGS	13	20	53.8%	13	20	53.8%
	# OF SALES	30	37	23.3%	4	7	75.0%
	SALES VOLUME	\$11,445,606	\$17,081,049	49.2%	\$2,453,006	\$3,135,000	27.8%
	MEDIAN PRICE	\$271,000	\$575,000	112.2%	\$729,000	\$275,000	-62.3%
	AVERAGE PRICE	\$381,520	\$461,650	21.0%	\$613,252	\$447,857	-27.0%
	AVERAGE DOM	31	40	29.0%	15	26	73.3%
	% OF ASKING PRICE	102.0%	100.7%	-1.3%	103.8%	102.3%	-1.6%

Historic Sales Trends

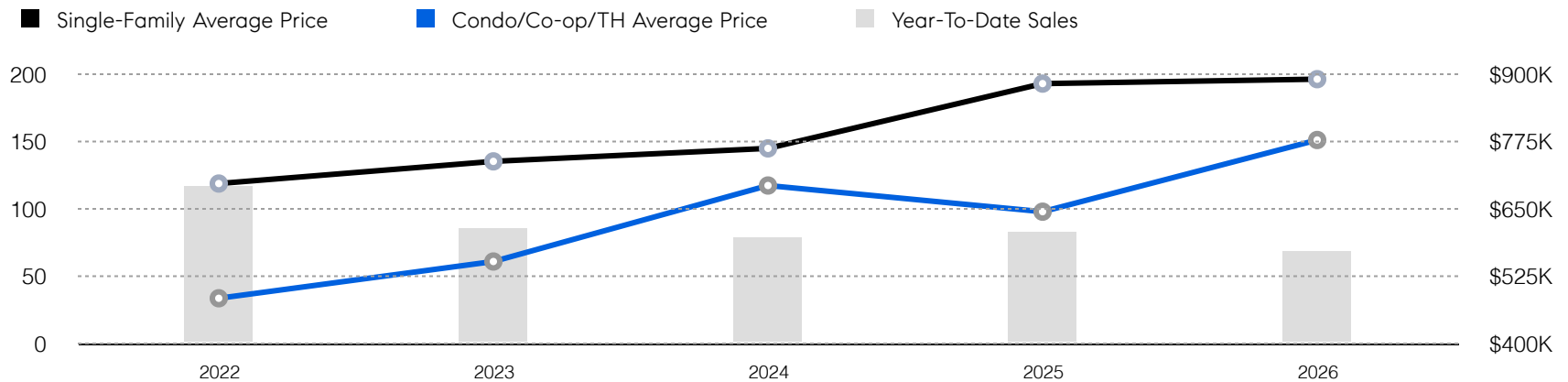


* Line graphs may be hidden due to limited sales data

Randolph

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	80	88	10.0%	15	27	80.0%
	ACTIVE LISTINGS	25	31	24.0%	25	31	24.0%
	# OF SALES	65	57	-12.3%	19	15	-21.1%
	SALES VOLUME	\$57,365,348	\$50,773,422	-11.5%	\$19,275,699	\$13,819,000	-28.3%
	MEDIAN PRICE	\$838,000	\$870,000	3.8%	\$970,000	\$865,000	-10.8%
	AVERAGE PRICE	\$882,544	\$890,762	0.9%	\$1,014,510	\$921,267	-9.2%
	AVERAGE DOM	30	28	-6.7%	30	24	-20.0%
	% OF ASKING PRICE	106.7%	105.2%	-1.5%	107.5%	104.9%	-2.6%
Condo/Co-op/TH	CONTRACTS SIGNED	22	16	-27.3%	6	2	-66.7%
	ACTIVE LISTINGS	13	14	7.7%	13	14	7.7%
	# OF SALES	16	10	-37.5%	6	4	-33.3%
	SALES VOLUME	\$10,316,000	\$7,778,585	-24.6%	\$3,891,000	\$2,969,984	-23.7%
	MEDIAN PRICE	\$632,500	\$849,000	34.2%	\$647,500	\$755,062	16.6%
	AVERAGE PRICE	\$644,750	\$777,859	20.6%	\$648,500	\$742,496	14.5%
	AVERAGE DOM	21	37	76.2%	12	41	241.7%
	% OF ASKING PRICE	103.3%	100.1%	-3.3%	103.0%	102.4%	-0.6%

Historic Sales Trends

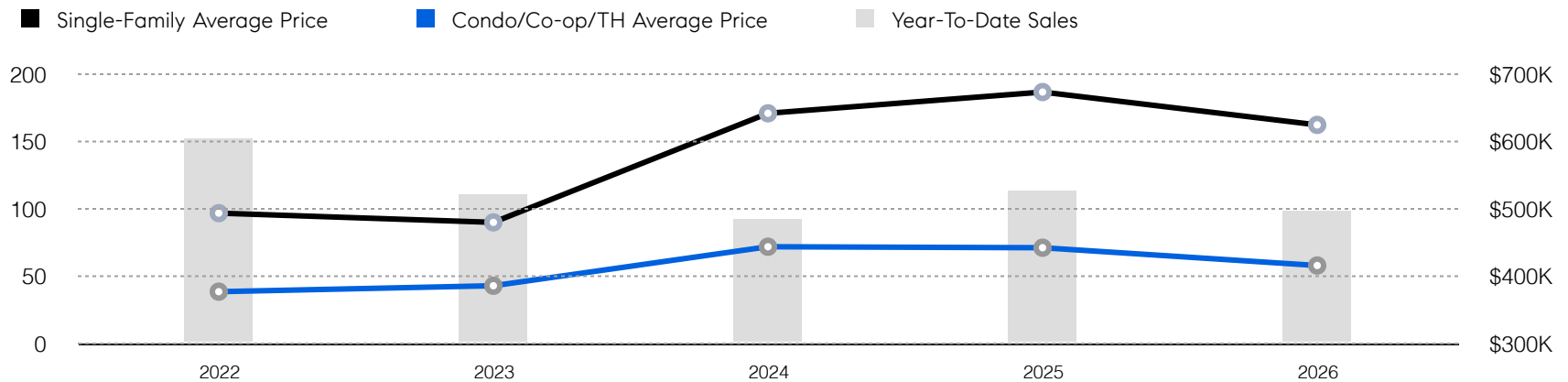


* Line graphs may be hidden due to limited sales data

Rockaway

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	80	72	-10.0%	20	21	5.0%
	ACTIVE LISTINGS	34	33	-2.9%	34	33	-2.9%
	# OF SALES	74	58	-21.6%	17	19	11.8%
	SALES VOLUME	\$49,837,732	\$36,233,000	-27.3%	\$14,332,675	\$12,575,000	-12.3%
	MEDIAN PRICE	\$590,000	\$590,000	-	\$620,000	\$630,000	1.6%
	AVERAGE PRICE	\$673,483	\$624,707	-7.2%	\$843,099	\$661,842	-21.5%
	AVERAGE DOM	30	34	13.3%	23	18	-21.7%
	% OF ASKING PRICE	106.7%	103.6%	-3.0%	109.6%	106.9%	-2.8%
Condo/Co-op/TH	CONTRACTS SIGNED	44	48	9.1%	8	16	100.0%
	ACTIVE LISTINGS	23	24	4.3%	23	24	4.3%
	# OF SALES	38	39	2.6%	11	8	-27.3%
	SALES VOLUME	\$16,806,715	\$16,218,651	-3.5%	\$4,542,000	\$2,991,601	-34.1%
	MEDIAN PRICE	\$447,000	\$357,600	-20.0%	\$405,000	\$318,501	-21.4%
	AVERAGE PRICE	\$442,282	\$415,863	-6.0%	\$412,909	\$373,950	-9.4%
	AVERAGE DOM	43	63	46.5%	35	41	17.1%
	% OF ASKING PRICE	100.1%	99.8%	-0.3%	100.6%	99.1%	-1.5%

Historic Sales Trends

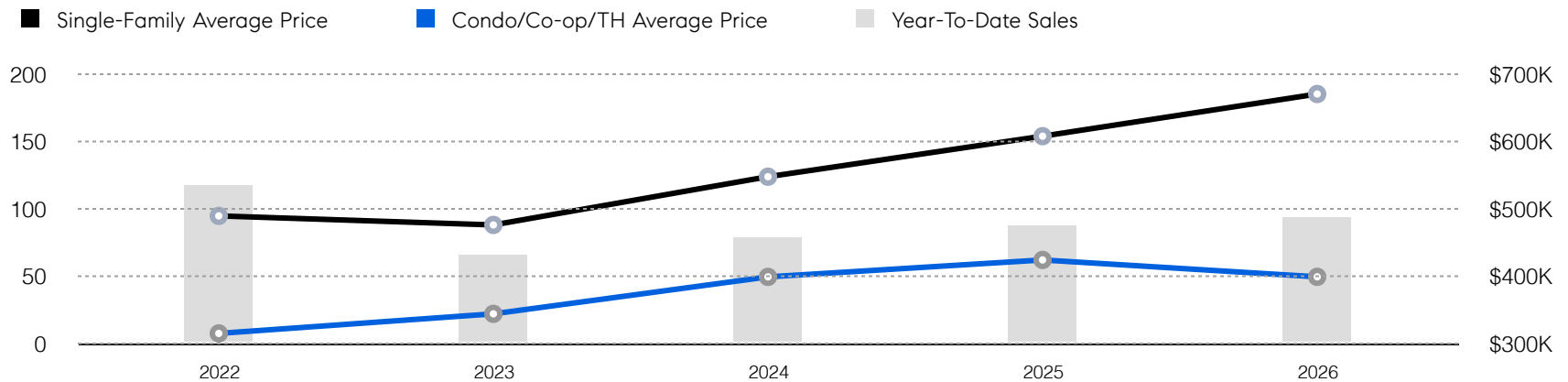


* Line graphs may be hidden due to limited sales data

Roxbury

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	72	111	54.2%	14	33	135.7%
	ACTIVE LISTINGS	35	47	34.3%	35	47	34.3%
	# OF SALES	69	75	8.7%	13	23	76.9%
	SALES VOLUME	\$41,950,540	\$50,292,604	19.9%	\$6,563,565	\$16,262,116	147.8%
	MEDIAN PRICE	\$590,000	\$675,116	14.4%	\$515,000	\$725,000	40.8%
	AVERAGE PRICE	\$607,979	\$670,568	10.3%	\$504,890	\$707,049	40.0%
	AVERAGE DOM	19	22	15.8%	15	21	40.0%
	% OF ASKING PRICE	105.8%	104.7%	-1.1%	104.1%	106.0%	1.9%
Condo/Co-op/TH	CONTRACTS SIGNED	22	21	-4.5%	2	6	200.0%
	ACTIVE LISTINGS	7	10	42.9%	7	10	42.9%
	# OF SALES	17	17	0.0%	5	6	20.0%
	SALES VOLUME	\$7,210,115	\$6,784,000	-5.9%	\$2,168,000	\$2,324,000	7.2%
	MEDIAN PRICE	\$401,231	\$412,000	2.7%	\$455,000	\$391,000	-14.1%
	AVERAGE PRICE	\$424,124	\$399,059	-5.9%	\$433,600	\$387,333	-10.7%
	AVERAGE DOM	17	39	129.4%	16	34	112.5%
	% OF ASKING PRICE	106.3%	102.2%	-4.2%	104.2%	103.8%	-0.4%

Historic Sales Trends

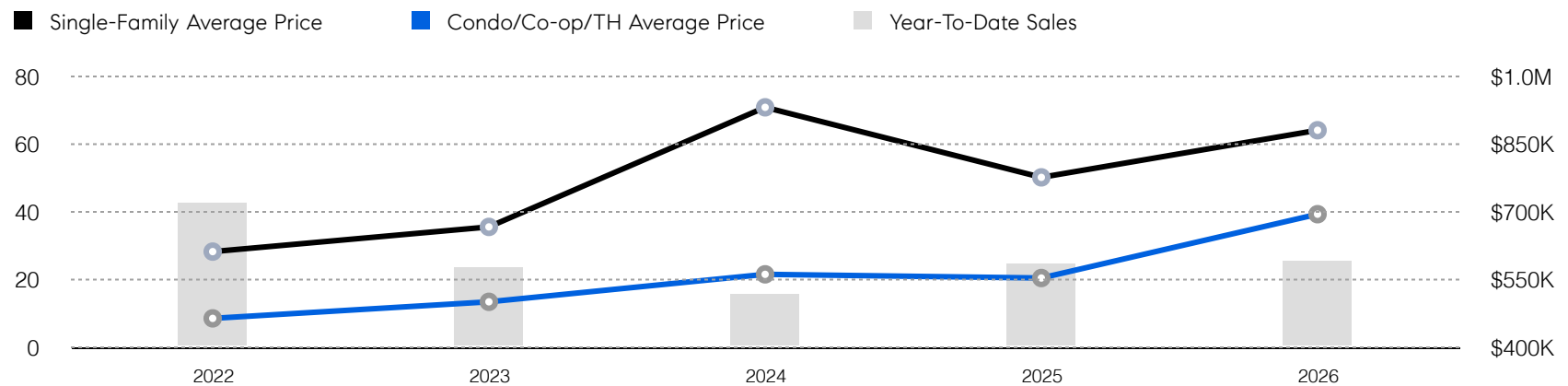


* Line graphs may be hidden due to limited sales data

Whippany

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	18	21	16.7%	3	7	133.3%
	ACTIVE LISTINGS	7	5	-28.6%	7	5	-28.6%
	# OF SALES	19	14	-26.3%	8	2	-75.0%
	SALES VOLUME	\$14,753,300	\$12,332,000	-16.4%	\$5,996,000	\$1,660,000	-72.3%
	MEDIAN PRICE	\$705,000	\$832,500	18.1%	\$771,500	\$830,000	7.6%
	AVERAGE PRICE	\$776,489	\$880,857	13.4%	\$749,500	\$830,000	10.7%
	AVERAGE DOM	24	23	-4.2%	18	22	22.2%
	% OF ASKING PRICE	106.0%	105.5%	-0.5%	105.6%	97.5%	-8.1%
Condo/Co-op/TH	CONTRACTS SIGNED	11	13	18.2%	1	4	300.0%
	ACTIVE LISTINGS	4	1	-75.0%	4	1	-75.0%
	# OF SALES	5	11	120.0%	0	3	0.0%
	SALES VOLUME	\$2,767,500	\$7,643,440	176.2%	-	\$1,710,000	-
	MEDIAN PRICE	\$555,000	\$645,000	16.2%	-	\$570,000	-
	AVERAGE PRICE	\$553,500	\$694,858	25.5%	-	\$570,000	-
	AVERAGE DOM	33	25	-24.2%	-	15	-
	% OF ASKING PRICE	106.0%	103.1%	-2.9%	-	103.6%	-

Historic Sales Trends



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COMPASS

Sources: Garden State MLS, New Jersey MLS, Hudson MLS, 01/01/2025 - 05/31/2025 vs. 01/01/2026 - 05/31/2026

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