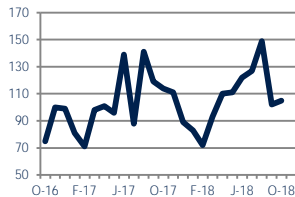


Zip Code(s): 07747, 07730, 07735, 07734 and 07721

Units Sold

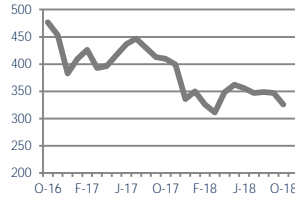
105



Down -8%
Vs. Year Ago

Active Inventory

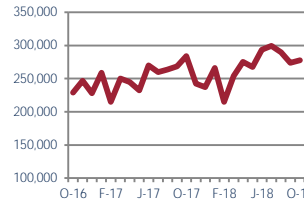
326



Down -20%
Vs. Year Ago

Median Sale Price

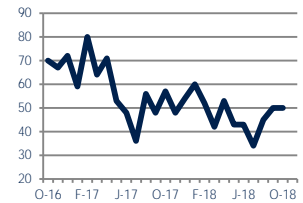
\$277,500



Down -2%
Vs. Year Ago

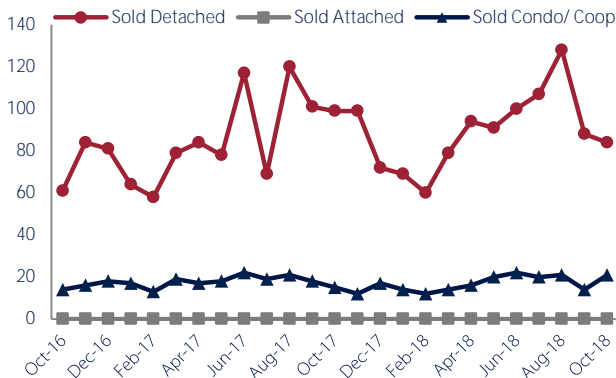
Days On Market

50



Down -12%
Vs. Year Ago

Units Sold*



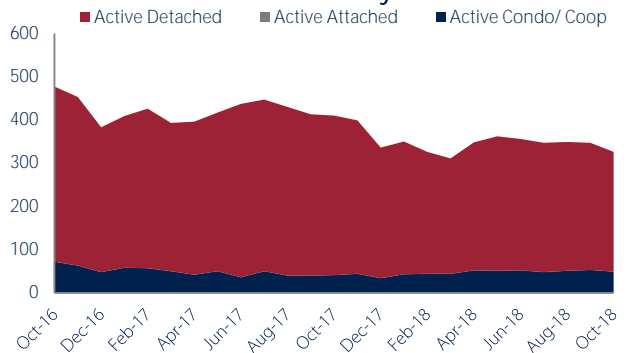
Units Sold

There was an increase in total units sold in October, with 105 sold this month in Matawan, Hazlet, and Raritan Bayshore versus 102 last month, an increase of 3%. This month's total units sold was lower than at this time last year, a decrease of 8% versus October 2017.

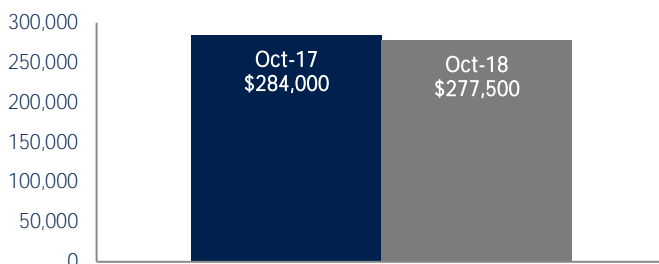
Active Inventory

Versus last year, the total number of homes available this month is lower by 84 units or 20%. The total number of active inventory this October was 326 compared to 410 in October 2017. This month's total of 326 is lower than the previous month's total supply of available inventory of 347, a decrease of 6%.

Active Inventory*



Median Sale Price



Median Sale Price

Last October, the median sale price for Matawan, Hazlet, and Raritan Bayshore Homes was \$284,000. This October, the median sale price was \$277,500, a decrease of 2% or \$6,500 compared to last year. The current median sold price is 1% higher than in September.

Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.

Matawan, Hazlet, and Raritan Bayshore are defined as properties listed in zip code/s 07747, 07730, 07735, 07734 and 07721.

*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates.

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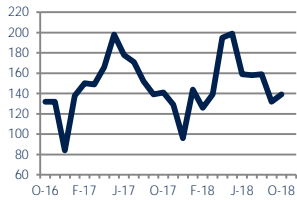
CHRISTIE'S
INTERNATIONAL REAL ESTATE



Zip Code(s): 07747, 07730, 07735, 07734 and 07721

New Listings

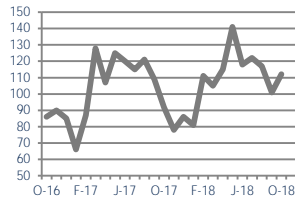
139



Down -1%
Vs. Year Ago

Current Contracts

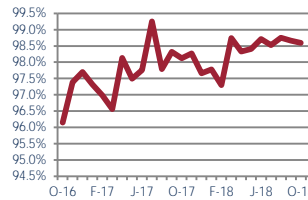
112



Up 22%
Vs. Year Ago

Sold Vs. List Price

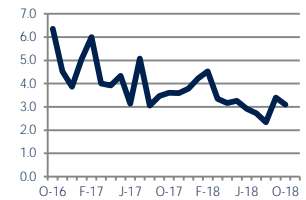
98.6%



No Change
Vs. Year Ago

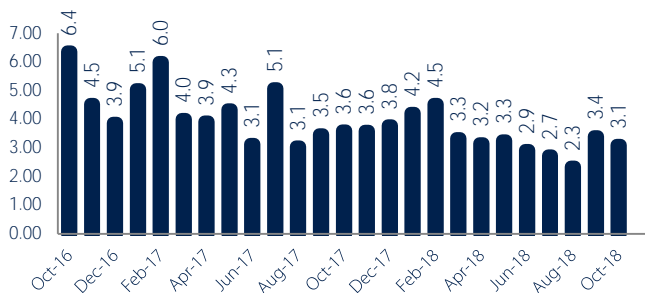
Months of Supply

3.1



Down -14%
Vs. Year Ago

Months Of Supply



Months of Supply

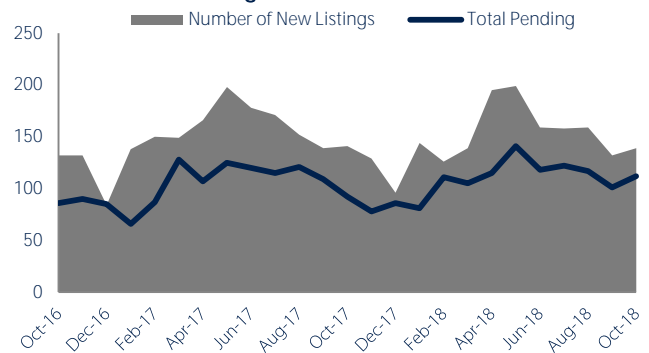
In October, there was 3.1 months of supply available in Matawan, Hazlet, and Raritan Bayshore, compared to 3.6 in October 2017. That is a decrease of 14% versus a year ago.

Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

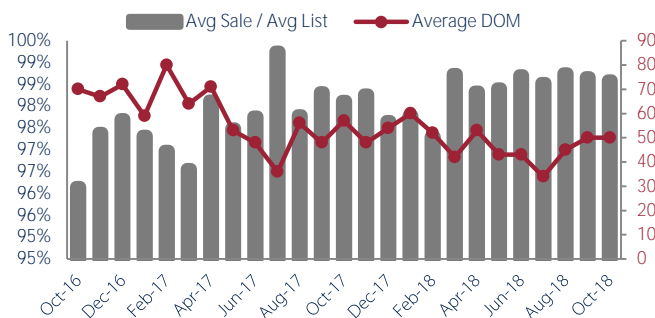
New Listings & Current Contracts

This month there were 139 homes newly listed for sale in Matawan, Hazlet, and Raritan Bayshore compared to 141 in October 2017, a decrease of 1%. There were 112 current contracts pending sale this October compared to 92 a year ago. The number of current contracts is 22% higher than last October.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In October, the average sale price in Matawan, Hazlet, and Raritan Bayshore was 98.6% of the average list price, which is similar compared to a year ago.

Days On Market

This month, the average number of days on market was 50, lower than the average last year, which was 57, a decrease of 12%.



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