

Chatham Twp

September 2026 Market Snapshot

Units	Address	Style	Bedrms	Baths	DOM	Orig. List Price	List Price	Sales Price	SP:LP	Total Assessment	SP:AV
1	11A Sentinel Court	OneFloor	1	1.0	62	\$415,000	\$399,000	\$405,000	101.50%	\$245,200	1.65
2	610 River Road	Colonial	4	3.1	31	\$1,350,000	\$1,350,000	\$1,300,000	96.30%	\$872,100	1.49
3	141 Southern Boulevard	Colonial	4	3.0	20	\$1,185,000	\$1,185,000	\$1,360,000	114.77%	\$640,000	2.13
4	52 Hampton Road	Colonial	4	2.1	43	\$1,850,000	\$1,750,000	\$1,750,000	100.00%	\$1,068,500	1.64
5	107 Longview Avenue	Colonial	6	6.1	49	\$3,150,000	\$3,150,000	\$3,150,000	100.00%	\$1,930,400	1.63
6	55 Dale Drive	Custom	7	7.1	32	\$3,999,999	\$3,999,999	\$3,562,400	89.06%	\$2,877,900	1.24
AVERAGE					40	\$1,991,667	\$1,972,333	\$1,921,233	100.27%		1.63

"Active" Listings in Chatham Twp

Number of Units	23
Average List Price	\$1,249,743
Average Days on Market	19

"Under Contract" Listings in Chatham Twp

Number of Units	21
Average List Price	\$1,236,906
Average Days on Market	77



Chatham Twp 2026 Year to Date Market Trends

YTD	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Days on Market	35	90	12	12	19	17	22	13	40				21
List Price	\$1,293,286	\$1,862,500	\$956,106	\$1,161,750	\$1,661,050	\$1,947,720	\$2,267,207	\$1,469,264	\$1,972,333				\$1,676,495
Sales Price	\$1,325,286	\$1,962,500	\$1,023,778	\$1,260,000	\$1,803,444	\$2,097,275	\$2,319,794	\$1,574,982	\$1,921,233				\$1,770,872
SP:LP%	102.56%	106.06%	105.75%	108.02%	108.18%	107.40%	103.88%	108.34%	100.27%				106.20%
SP to AV	1.58	1.82	1.77	1.66	1.75	1.98	1.86	1.92	1.63				1.81
# Units Sold	7	2	9	8	18	20	14	11	6				95
3 Mo Rate of Ab	1.32	2.69	3.63	3.48	1.59	1.70	0.62	0.70	2.06				1.98
Active Listings	11	15	19	21	16	23	11	10	23				17
Under Contracts	7	13	20	31	28	20	21	11	21				19

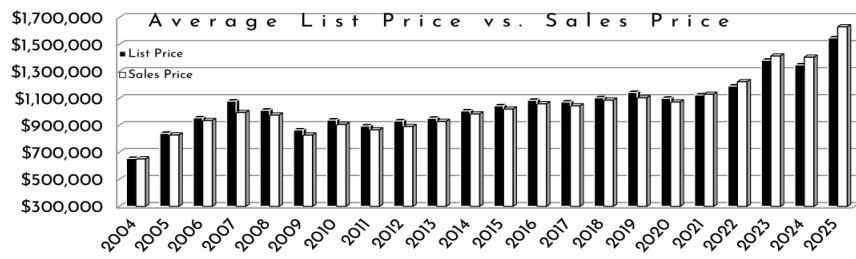
Flashback! YTD 2025 vs YTD 2026

YTD	2025	2026	% Change
DOM	32	21	-33.94%
Sales Price	\$1,628,174	\$1,770,872	8.76%
LP:SP	106.43%	106.20%	-0.21%
SP:AV	1.74	1.81	3.80%



YTD	2025	2026	% Change
# Units Sold	109	95	-12.84%
Rate of Ab 3 Mo	1.40	1.98	41.53%
Actives	17	23	37.09%
Under Contracts	19	21	11.83%

Chatham Twp. Yearly Market Trends

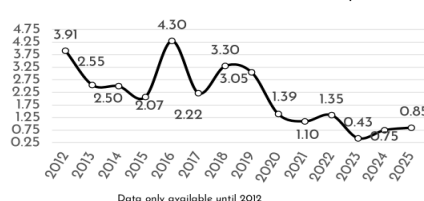


Year	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
SP:LP	\$655K	\$842K	\$955K	\$1,081	\$1,013M	\$866K	\$940K	\$896K	\$933K	\$953K	\$1,001M	\$1,045M	\$1,086M	\$1,073M	\$1,104M	\$1,173M	\$1,101M	\$1,126M	\$1,192M	\$1,383M	\$1,348M	\$1,550M
LP:SP	\$651K	\$829K	\$935K	\$977K	\$828K	\$907K	\$867K	\$892K	\$929K	\$985K	\$1,021M	\$1,021M	\$1,045M	\$1,045M	\$1,045M	\$1,105M	\$1,073M	\$1,131M	\$1,224M	\$1,414M	\$1,450M	\$1,631M

Sales Price to Assessed Value Ratio

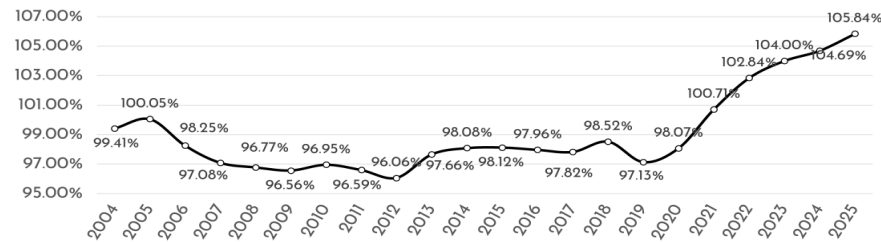


12 Month Rate of Absorption

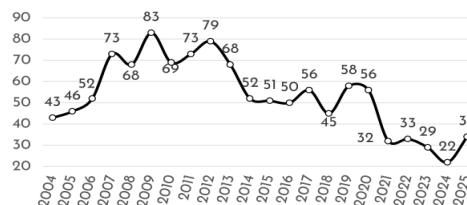


Chatham Twp. Yearly Market Trends

Sales Price to List Price Ratios



Average Days on Market



Number of Units Sold

