

MILLBURN 2024 SALES

Sales Comparison – Millburn

	<u>2023</u>	<u>2024</u>	<u>Change</u>
New Listings	303	305	.66%
Sold Listings	228	234	2.63%
Average Sale Price	\$1,903,055	\$2,054,329	7.95%
Average Days on Market	23	22	- 4.35%
List Price / Sale Price	106.6%	105.6%	- .098%

<u>ADDRESS</u>	<u>LIST PRICE</u>	<u>BED</u>	<u>BATH</u>	<u>SALE PRICE</u>	<u>DOM</u>
206 Main St*	\$ 275,000	2	1.0	\$ 310,000	26
206 Main St*	\$ 324,950	1	1.0	\$ 327,000	13
206 Main St*	\$ 337,500	1	1.0	\$ 347,500	16
34 B Lakeside Dr	\$ 375,000	1	1.0	\$ 375,000	9
176 Millburn Ave*	\$ 378,000	2	1.0	\$ 378,000	0
206 Main St*	\$ 385,000	2	1.0	\$ 401,000	18
176 Millburn Ave*	\$ 450,000	2	1.0	\$ 460,000	8
245 Main St, Unit 4A	\$ 478,000	2	2.0	\$ 550,000	9
245 Main St*	\$ 499,000	2	2.0	\$ 550,000	13
176 Millburn Ave*	\$ 499,000	2	1.0	\$ 480,000	30
270D Main St*	\$ 550,000	2	1.0	\$ 570,000	13
1 Rodman Ave*	\$ 679,000	3	1.0	\$ 790,000	30
145 Glen Ave*	\$ 698,000	3	1.1	\$ 720,000	0



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52	Pine St*	\$	718,000	3	1.1	\$	750,000	12
712	Ridgewood Rd*	\$	749,000	3	2.1	\$	715,000	16
27	Rosedale Ave*	\$	799,000	3	1.1	\$	907,000	9
28	Glen Ave*	\$	799,000	3	2.0	\$	775,000	9
27	Oakdale Ave*	\$	799,000	3	2.1	\$	785,000	21
30	Cypress St*	\$	799,000	3	2.1	\$	875,000	22
22	Oakdale Ave*	\$	815,000	3	1.1	\$	875,600	16
6	Oakdale Ave*	\$	849,000	4	2.0	\$	950,000	9
79	Pine St*	\$	849,000	3	1.1	\$	1,111,000	16
10	Oakdale Ave*	\$	859,900	4	1.1	\$	950,000	15
26	OAKDALE AVENUE	\$	875,000	3	1.1	\$	1,060,000	10
7	Evergreen Ter*	\$	885,000	3	2.1	\$	1,070,000	12
126	Greenwood Dr*	\$	948,888	4	3.0	\$	930,000	39
4	Cape Ct*	\$	985,000	4	3.0	\$	999,999	10
1	Oakdale Ave*	\$	988,000	3	3.0	\$	950,000	16
12	Campbell Rd*	\$	988,000	3	2.1	\$	920,000	20
122	Old Short Hills Rd*	\$	995,000	5	3.0	\$	1,115,000	27
91	Linden St*	\$	998,000	4	2.0	\$	1,100,000	6
84	Elm Street	\$	998,000	3	2.0	\$	1,325,000	8
122	Cypress Street	\$	998,000	3	2.1	\$	1,275,000	9
21	Greenwood Dr*	\$	998,000	4	3.0	\$	1,277,777	9
596	White Oak Ridge Rd*	\$	998,000	3	2.1	\$	1,030,000	13
73	Hobart Avenue	\$	998,000	3	2.1	\$	1,100,000	33



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36	Parkview Dr*	\$	999,000	4	2.1	\$	1,368,000	9
801	Ridgewood Rd*	\$	999,000	3	2.1	\$	1,075,000	9
46	Parkview Dr*	\$	999,500	3	2.1	\$	999,500	14
21	Whittingham Ter*	\$	999,990	4	2.2	\$	999,990	7
49	Meadowbrook Rd*	\$	1,049,000	4	2.0	\$	1,244,000	17
920	S Orange Ave*	\$	1,050,000	4	3.0	\$	1,110,000	15
132	Glen Ave*	\$	1,050,000	4	3.0	\$	974,995	48
25	Baltusrol Way*	\$	1,050,000	3	2.1	\$	1,015,000	51
236	Glen Ave*	\$	1,075,000	5	4.1	\$	1,345,000	11
17	Spring St*	\$	1,075,000	4	3.1	\$	1,075,000	41
9	PARK CIRCLE	\$	1,088,000	3	2.1	\$	1,486,000	6
54	Milton St*	\$	1,088,000	4	3.1	\$	1,160,000	7
29	BALTUSROL WAY	\$	1,088,000	3	2.1	\$	1,088,000	9
446	Wyoming Ave*	\$	1,095,000	4	2.2	\$	1,350,000	10
9	Meadowbrook Rd*	\$	1,095,000	3	2.0	\$	1,181,000	19
40	Walnut Ave*	\$	1,100,000	4	2.1	\$	1,275,000	12
35	Walnut Avenue	\$	1,150,000	3	2.0	\$	1,327,500	12
170	Myrtle Ave*	\$	1,150,000	3	2.1	\$	1,100,000	22
590	White Oak Ridge Rd*	\$	1,188,000	4	2.1	\$	1,188,000	22
12	Berkeley Rd*	\$	1,188,000	4	2.2	\$	1,100,000	33
22	Great Hills Rd*	\$	1,188,000	4	3.1	\$	1,188,000	163
66	Clinton Ave*	\$	1,188,888	4	3.0	\$	1,390,000	14
99	Cypress St*	\$	1,190,000	4	2.1	\$	1,129,999	14



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73	Stony Ln*	\$ 1,195,000	3	2.2	\$ 1,460,000	8
4	Athens Rd*	\$ 1,195,000	3	3.0	\$ 1,525,000	9
125	CYPRESS STREET	\$ 1,195,000	4	3.1	\$ 1,333,000	11
819	Ridgewood Rd*	\$ 1,195,000	4	2.1	\$ 1,175,000	54
920	Ridgewood Rd*	\$ 1,198,000	5	2.1	\$ 1,450,000	8
36	WINDING WAY	\$ 1,198,000	5	2.0	\$ 1,350,000	9
25	Blaine St*	\$ 1,199,000	5	4.1	\$ 1,110,000	27
795	Ridgewood Rd*	\$ 1,240,000	4	3.0	\$ 1,550,000	20
111	Short Hills Ave*	\$ 1,249,000	4	3.1	\$ 1,460,101	9
94	Spring St*	\$ 1,250,000	6	4.0	\$ 1,475,000	7
460	White Oak Ridge Rd*	\$ 1,250,000	4	3.0	\$ 1,525,000	10
66	Mountain Ave*	\$ 1,258,000	4	2.2	\$ 1,450,000	14
18	Duncan St*	\$ 1,288,000	5	3.2	\$ 1,273,000	39
76	Rector St*	\$ 1,290,000	4	2.1	\$ 1,250,000	16
20	Elmwood Pl*	\$ 1,295,000	4	2.1	\$ 1,400,000	9
25	Blaine St*	\$ 1,295,000	5	4.1	\$ 1,295,000	20
114	Hobart Ave*	\$ 1,295,000	3	1.1	\$ 1,400,000	29
168	Old Short Hills Rd*	\$ 1,298,000	5	3.1	\$ 1,560,000	9
46	Rawley Pl*	\$ 1,349,900	5	2.1	\$ 1,434,500	54
62	Mountain Ave*	\$ 1,350,000	4	3.0	\$ 1,355,250	14
243	Hobart Ave*	\$ 1,369,000	4	3.1	\$ 1,425,000	36
7	Canterbury Ln*	\$ 1,385,000	4	3.0	\$ 1,460,000	9
58	Old Short Hills Rd*	\$ 1,390,000	4	2.1	\$ 1,750,000	7



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59	Elmwood Pl*	\$ 1,395,000	4	2.1	\$ 1,650,000	12
144	Lawrence Dr*	\$ 1,395,000	3	3.1	\$ 1,375,000	53
104	Wellington Ave*	\$ 1,425,000	4	3.1	\$ 1,625,000	6
24	Seminole Way*	\$ 1,450,000	5	3.1	\$ 1,709,187	0
35	Southern Slope Dr*	\$ 1,450,000	3	2.1	\$ 1,590,000	9
93	Oakview Ter*	\$ 1,450,000	4	2.1	\$ 1,570,000	11
20	OAK HILL ROAD	\$ 1,468,000	5	4.1	\$ 1,668,000	13
106	Silver Spring Rd*	\$ 1,475,000	3	2.0	\$ 1,440,000	82
100	Old Hollow Rd*	\$ 1,480,000	3	3.1	\$ 1,700,000	18
876	Ridgewood Rd*	\$ 1,487,600	4	3.1	\$ 1,500,000	9
42	COLONIAL WAY	\$ 1,490,000	5	3.2	\$ 1,600,000	13
36	Browning Rd*	\$ 1,495,000	4	2.1	\$ 1,703,000	14
79	Baltusrol Way*	\$ 1,495,000	3	3.0	\$ 1,635,000	14
84	Mountain Ave*	\$ 1,495,000	5	2.1	\$ 1,495,000	37
180	Myrtle Ave*	\$ 1,499,999	5	3.0	\$ 1,525,000	57
12	CONISTON ROAD	\$ 1,500,000	5	3.0	\$ 1,720,000	8
25B	Church Street	\$ 1,500,000	4	4.1	\$ 1,580,000	8
8	Robbins Ln*	\$ 1,500,000	4	4.1	\$ 1,965,000	14
49	Martindale Rd*	\$ 1,500,000	3	3.0	\$ 1,635,000	16
70	Lawrence Dr*	\$ 1,549,000	5	4.1	\$ 1,875,000	8
128	Great Hills Rd*	\$ 1,550,000	4	3.0	\$ 1,788,000	24
203	White Oak Ridge Rd*	\$ 1,575,000	5	4.0	\$ 1,575,000	15
24	Campbell Rd*	\$ 1,580,000	4	2.1	\$ 1,500,000	48



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88	Troy Dr*	\$ 1,588,000	4	3.1	\$ 2,101,000	8
55	Troy Dr*	\$ 1,595,000	5	3.1	\$ 1,700,000	1
32	Fenton Dr*	\$ 1,600,000	4	3.1	\$ 1,600,000	21
46	Southern Slope Dr*	\$ 1,645,000	4	3.1	\$ 1,650,000	10
6	Farview Rd*	\$ 1,649,000	4	3.1	\$ 1,768,000	8
16	Elmwood Pl*	\$ 1,649,000	4	3.1	\$ 1,852,000	10
54	Baltusrol Way*	\$ 1,650,000	4	4.0	\$ 1,682,500	9
50	Baltusrol Way*	\$ 1,650,000	4	3.1	\$ 1,800,000	15
23	Woodstone Cir*	\$ 1,650,000	4	4.1	\$ 1,685,000	15
21	Woodland Rd*	\$ 1,650,000	5	4.1	\$ 1,650,000	22
7	Knollwood Rd*	\$ 1,675,000	4	3.1	\$ 1,675,000	0
303	Taylor Rd*	\$ 1,675,000	4	4.0	\$ 1,800,000	8
925	Ridgewood Rd*	\$ 1,675,000	4	3.1	\$ 1,831,000	9
28	HAWTHORNE ROAD	\$ 1,695,000	4	3.2	\$ 1,956,000	8
156	Tennyson Dr*	\$ 1,695,000	5	3.1	\$ 1,850,000	21
850	Ridgewood Rd*	\$ 1,698,000	5	4.1	\$ 1,700,000	15
2	Overlook Ter*	\$ 1,748,000	5	4.1	\$ 1,800,000	26
16	Sherwood Rd*	\$ 1,795,000	6	4.1	\$ 2,165,000	8
34	South Ter*	\$ 1,795,000	4	4.1	\$ 1,800,000	9
9	Elmwood Pl*	\$ 1,795,000	7	5.0	\$ 1,875,000	16
25	Hawthorne Rd*	\$ 1,798,000	4	3.2	\$ 1,950,000	49
186	Sagamore Rd*	\$ 1,800,000	6	3.1	\$ 1,900,000	0
25	Woodland Rd*	\$ 1,800,000	4	3.2	\$ 1,950,000	8
228	Sagamore Rd*	\$ 1,825,000	5	3.1	\$ 1,760,000	23
330	HARTSHORN DRIVE	\$ 1,850,000	3	3.1	\$ 1,850,000	0
91	Troy Dr*	\$ 1,850,000	5	3.1	\$ 2,105,000	9



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19	Park Cir*	\$ 1,858,000	4	4.1	\$ 1,880,000	13
2	E Hartshorn Dr*	\$ 1,879,000	4	4.1	\$ 1,890,000	11
64	Silver Spring Rd*	\$ 1,888,888	6	3.1	\$ 2,050,000	16
22	Hawthorne Rd*	\$ 1,895,000	6	3.2	\$ 2,255,000	9
12	Audubon Ct*	\$ 1,895,000	5	5.0	\$ 1,779,000	15
75	FARLEY ROAD	\$ 1,898,000	4	3.1	\$ 2,515,000	6
20	Park Rd*	\$ 1,925,000	4	2.1	\$ 2,210,000	15
20	Byron Rd*	\$ 1,950,000	4	3.1	\$ 1,950,000	7
45	Lakeview Ave*	\$ 1,950,000	7	5.2	\$ 2,175,000	9
9	Edwards Pl*	\$ 1,950,000	5	3.0	\$ 2,310,000	12
7	Falmouth St*	\$ 1,950,000	4	3.1	\$ 2,310,000	13
62	Great Hills Rd*	\$ 1,975,000	5	4.1	\$ 1,940,000	25
37	Richard Dr*	\$ 1,988,000	3	3.1	\$ 1,988,000	0
12	Chaucer Rd*	\$ 1,988,000	4	3.2	\$ 2,178,100	6
15	Harvey Dr*	\$ 1,988,000	4	3.1	\$ 2,208,888	7
1	Winthrop Rd*	\$ 1,988,000	5	3.2	\$ 1,850,000	36
32	Great Hills Rd*	\$ 1,988,800	5	4.1	\$ 1,933,000	7
374	Hartshorn Dr*	\$ 1,990,000	4	4.1	\$ 2,150,000	8
79	Lawrence Dr*	\$ 1,995,000	5	3.2	\$ 2,201,000	10
15	Myrtle Ave*	\$ 1,995,000	5	4.1	\$ 2,060,000	10
58	Maple St*	\$ 1,997,500	5	4.1	\$ 2,300,000	12
30	Kean Rd*	\$ 1,998,000	5	3.1	\$ 2,312,000	9
81	Mohawk Rd*	\$ 1,998,000	4	3.1	\$ 2,173,995	9
68	Tennyson Dr*	\$ 1,998,000	4	2.2	\$ 2,250,000	13
871	Ridgewood Rd*	\$ 1,999,999	5	4.1	\$ 2,050,984	24
90	Cypress St*	\$ 1,999,999	6	5.0	\$ 1,875,000	87
36	Sherwood Road	\$ 2,095,000	4	4.2	\$ 2,188,000	13



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19	Western Drive	\$ 2,095,000	6	4.2	\$ 1,725,000	59
307	Long Hill Dr*	\$ 2,150,000	5	5.1	\$ 2,230,000	0
274	FOREST DRIVE SOUTH	\$ 2,175,000	6	3.1	\$ 2,650,000	7
28	Martindale Rd*	\$ 2,188,000	4	4.2	\$ 2,400,000	7
76	Slope Dr*	\$ 2,188,000	5	4.2	\$ 2,250,000	9
25	Sinclair Ter*	\$ 2,188,000	4	4.1	\$ 2,510,000	12
227	Old Short Hills Rd*	\$ 2,188,000	6	5.2	\$ 2,155,000	27
17	Deer Path*	\$ 2,200,000	4	4.0	\$ 2,450,000	0
56	Twin Oak Rd*	\$ 2,250,000	5	4.2	\$ 2,350,000	12
15	Gapview Road	\$ 2,250,000	4	3.1	\$ 2,359,375	13
24	Inverness Ct*	\$ 2,298,000	6	4.1	\$ 2,560,000	8
27	Holly Dr*	\$ 2,298,000	5	3.2	\$ 2,190,888	36
18	Colonial Way*	\$ 2,388,000	5	4.1	\$ 2,505,000	7
185	Sagamore Rd*	\$ 2,395,000	5	4.1	\$ 2,565,000	14
63	Locust Ave*	\$ 2,398,000	6	5.1	\$ 2,262,500	126
58	Locust Ave*	\$ 2,399,888	6	5.0	\$ 2,350,000	39
333	OXFORD DRIVE OLD SHORT HILLS	\$ 2,400,000	5	4.1	\$ 2,410,000	4
140	ROAD	\$ 2,495,000	5	4.2	\$ 2,750,000	9
158	Mohawk Rd*	\$ 2,495,000	6	5.1	\$ 2,585,000	17
22	ATHENS ROAD	\$ 2,495,000	5	4.0	\$ 2,500,000	40
30	Sylvan Way*	\$ 2,538,000	6	5.1	\$ 2,450,000	94
265	Brookhaven Way*	\$ 2,549,000	5	4.1	\$ 2,700,000	11
12	Tall Pine Ln*	\$ 2,588,000	5	3.2	\$ 2,550,000	45
33	Hobart Ave*	\$ 2,595,000	5	3.1	\$ 2,500,000	22
62	Cambridge Dr*	\$ 2,650,000	5	4.1	\$ 2,650,000	78
18	Chestnut Pl*	\$ 2,680,000	5	4.1	\$ 2,598,000	29
37	Slayton Dr*	\$ 2,695,000	6	6.1	\$ 2,655,000	15



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85	Linden St*	\$ 2,700,000	5	5.0	\$ 2,550,000	25
16	West Rd*	\$ 2,750,000	6	5.1	\$ 2,850,000	11
52	KEATS ROAD	\$ 2,795,000	6	5.0	\$ 2,900,000	0
10	Byron Rd*	\$ 2,795,000	6	5.1	\$ 2,750,000	8
89	Browning Rd*	\$ 2,795,000	7	5.1	\$ 2,770,000	8
25	Twin Oak Rd*	\$ 2,795,000	6	4.2	\$ 2,900,000	12
423	White Oak Ridge Road	\$ 2,795,000	7	5.1	\$ 2,745,000	16
139	Fairfield Drive	\$ 2,795,000	7	5.1	\$ 2,750,000	18
18	Thackeray Dr*	\$ 2,799,000	6	5.1	\$ 2,740,000	15
91	West Rd*	\$ 2,899,000	5	7.1	\$ 3,220,000	6
17	Merrywood Ln*	\$ 2,988,000	6	4.1	\$ 2,850,000	15
77	Knollwood Rd*	\$ 2,988,000	5	4.2	\$ 2,925,000	70
1	Highview Rd*	\$ 2,995,000	5	6.0	\$ 2,995,000	40
91	Highland Ave*	\$ 2,998,000	7	4.2	\$ 2,900,000	8
16	Athens Rd*	\$ 3,000,000	6	5.2	\$ 3,275,000	9
34	Delbarton Dr*	\$ 3,150,000	5	4.3	\$ 2,800,000	46
15	BROOKLAWN DRIVE	\$ 3,295,000	5	3.1	\$ 3,300,000	14
10	Joanna Way*	\$ 3,295,000	6	5.1	\$ 3,000,000	151
65	Troy Dr*	\$ 3,435,000	6	5.1	\$ 3,435,000	0
7	Spenser Drive	\$ 3,450,000	7	7.1	\$ 3,450,000	0
21	Slope Dr*	\$ 3,488,000	5	4.1	\$ 3,200,000	29
25	LAWRENCE DRIVE	\$ 3,495,000	5	5.2	\$ 3,600,000	11
181	Sagamore Rd*	\$ 3,495,000	5	5.1	\$ 3,200,000	28
84	Westview Rd*	\$ 3,495,000	6	6.1	\$ 3,380,000	49
58	Minnisink Rd*	\$ 3,650,000	6	7.2	\$ 3,330,000	43
39	Fairfield Ter*	\$ 3,695,000	7	6.1	\$ 3,580,000	25
85	FARLEY ROAD	\$ 3,698,000	7	6.1	\$ 3,570,000	17



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43	Fairfield Dr*	\$ 3,750,000	5	6.1	\$ 3,350,000	124
346	Hobart Ave*	\$ 3,795,000	7	6.1	\$ 3,662,500	35
7	Tioga Pass*	\$ 3,800,000	7	6.1	\$ 4,000,000	38
23	Great Hills Ter*	\$ 3,890,000	7	6.1	\$ 3,550,000	99
126	Highland Ave*	\$ 3,950,000	7	7.1	\$ 4,000,000	27
40	Holly Dr*	\$ 3,995,000	7	6.1	\$ 3,800,000	25
160	Mohawk Rd*	\$ 3,995,000	6	7.1	\$ 4,000,000	26
258	LONG HILL DRIVE	\$ 4,100,000	7	6.1	\$ 4,100,000	0
24	Taylor Rd*	\$ 4,100,000	6	6.1	\$ 3,600,000	39
74	STEWART ROAD	\$ 4,175,000	5	4.1	\$ 4,175,000	0
76	Minnisink Rd*	\$ 4,188,000	6	7.0	\$ 3,940,000	0
36	Holly Dr*	\$ 4,188,888	7	6.1	\$ 4,150,000	35
7	Taylor Rd*	\$ 4,198,000	7	5.1	\$ 3,812,500	73
353	Hartshorn Dr*	\$ 4,495,000	6	7.1	\$ 4,400,000	138
18	JOANNA WAY	\$ 4,500,000	6	6.1	\$ 4,500,000	0
50	Coniston Rd*	\$ 5,000,000	7	6.2	\$ 5,000,000	153
46	Farley Rd*	\$ 5,250,000	6	7.2	\$ 5,150,000	133
43	Jefferson Ave*	\$ 5,495,000	7	6.1	\$ 5,250,000	13
2	Jefferson Ave*	\$ 5,795,000	7	6.3	\$ 5,400,000	217
281	HARTSHORN DRIVE	\$ 6,800,000	7	7.1	\$ 6,800,000	0
253	HARTSHORN DRIVE	\$ 6,800,000	6	7.3	\$ 6,800,000	0
15	HILLSIDE AVENUE	\$ 7,925,000	7	8.2	\$ 8,250,000	14

