

Chatham 07928

ZIP code · NJ · New Jersey > Morris County > Chatham

SELLER'S MARKET

\$1.7M

MEDIAN SALE PRICE

+18.3%

1-YR CHANGE

254

SALES (12 MO)

\$1.4M

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 64 / 100

Buyer's market

Balanced

Seller's market

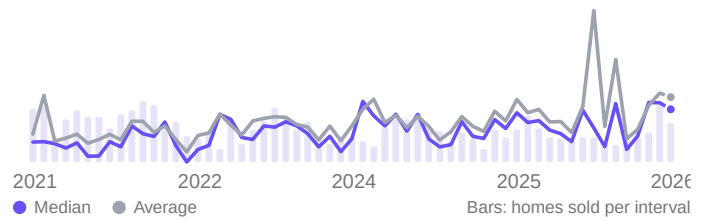
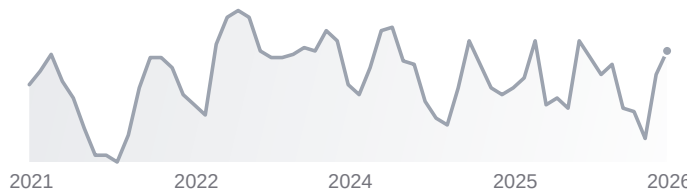
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

64 / 100

Sale prices

Median \$1.6M · Average \$1.8M

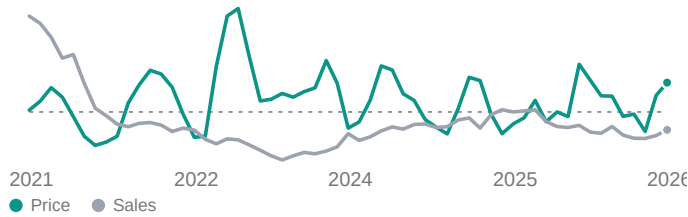


Growth (year over year)

Price +18.3% · Sales -11.2%

Price per square foot

\$669/ft²

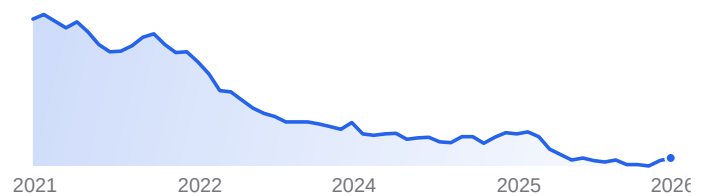


Sale premium vs estimated value

+2.0%

Annual turnover (share of homes sold)

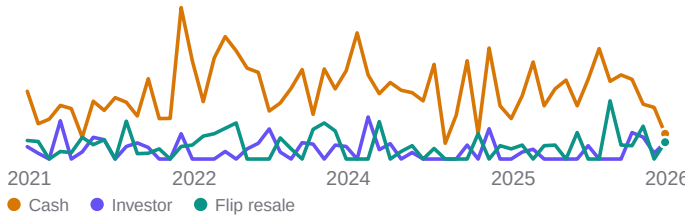
3.9%



BUYERS & OUTCOMES

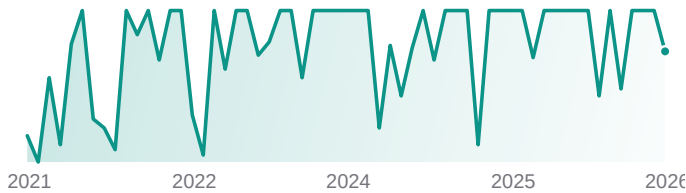
Buyer mix

Cash 10% · Investor 6.7% · Flip resale 6.7%



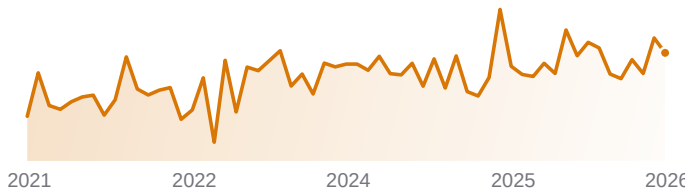
Sellers who sold at a gain

96%

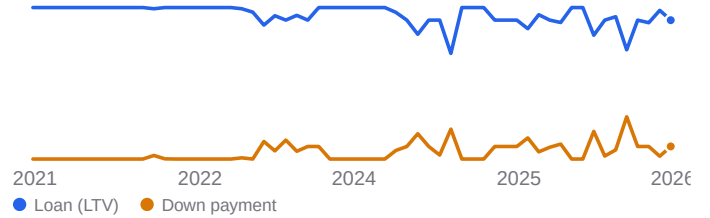


Median annualized return at resale

+5.8%

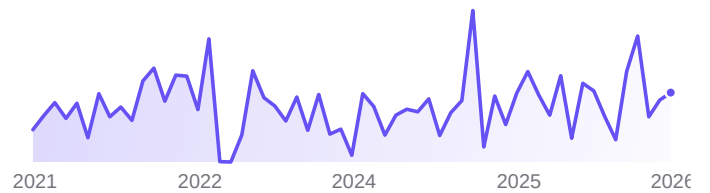


Financing (share of purchase price) Loan (LTV) 75% · Down payment 25%



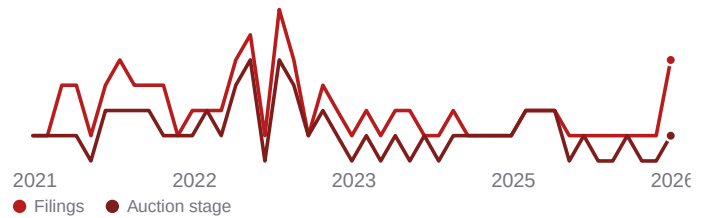
Typical hold before selling

9.3 yrs



Preforeclosure filings

Filings 4 · Auction stage 1



HOUSING STOCK

Homes	6,433
Median value (AVM)	\$1.4M
Median size	2,227 ft²
Median bedrooms	3
Median year built	1959
Single family	100%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	64%
Underwater (LTV 125% or more)	0.8%
Owner occupied	84%
Company owned	11%
Median loan-to-value	42%
Typical ownership tenure	12.9 yrs

COMMUNITY

Population	19,451
Density	2,233 / mi²
Median household income	\$208K
Average household income	\$282K
Crime index (US avg 100)	57
Air pollution index (US avg 100)	100
Earthquake index (US avg 100)	112
Homes occupied	96%
Bachelor's or higher	42%
Poverty rate	2.1%
Unemployment	1.2%
Average temp	51°F
Annual precip	51 in
Sunshine	56%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.