

Ocean City, New Jersey

2009 YTD Summary

Listings

Class/Area	Current Active	Median Active Price	Average DOM
Singles			
18th - 34th Street	19	\$725,000	141
Bay Area	35	\$1,149,000	190
Bayslanding	8	\$599,000	164
Central	12	\$574,450	119
Gardens	45	\$1,595,000	104
Gold Coast	10	\$2,647,450	374
Merion Park	7	\$524,900	190
Northend	28	\$704,500	241
OC Homes	7	\$475,900	146
Riviera	28	\$1,472,450	168
Southend	13	\$1,549,000	53
Singles	212		
Condos	684	\$640,094	199
Multi-Family	68	\$699,000	199
TOTALS	964		

Sales

Class Area	Total Sold	Median Sale Price	Average Sale Amount	Percent of List
Singles				
18th-34th Street	12	\$591,250	\$701,475	93.11%
Bay Area	13	\$925,000	\$1,042,383	86.25%
Bayslanding	3	\$985,000	\$1,096,666	87.9%
Central	19	\$405,000	\$693,710	87.7%
Gardens	32	\$858,750	\$997,562	88.06%
Gold Coast	2	\$1,262,500	\$1,262,500	78.91%
Merion Park	5	\$400,000	\$414,000	87.12%
Northend	19	\$550,000	\$625,010	89.44%
OC Homes	3	\$492,000	\$535,666	92.73%
Riviera	16	\$958,250	\$1,143,593	90.81%
Southend	8	\$602,500	\$656,875	92.23%
Singles	132			
Condos	442	\$415,000	\$490,438	92.79%
Multi-Family	24	\$442,500	\$558,975	89.46%
TOTALS	598			