

# BRADLEY BEACH

MARKET SUMMARY - AUGUST 2023



Ward  
Wight

Sotheby's  
INTERNATIONAL REALTY

	Aug-23	Aug-22	% Chg	2023 YTD	2022 YTD	% Chg
Absorption Rate	2	0.59	238.98	1.98	0.78	153.85
Average List Price	\$1,122,997	\$804,333	39.62	\$1,128,620	\$825,401	36.74
Median List Price	\$974,999	\$735,000	32.65	\$950,000	\$717,500	32.40
Average Sale Price	\$808,333	\$1,036,225	-21.99	\$1,048,250	\$954,873	9.78
Median Sale Price	\$900,000	\$874,950	2.86	\$902,500	\$788,500	14.46
Average DOM	8	7	14.29	15	25	-40.00
Median DOM	7	6	16.67	8	8	0.00

