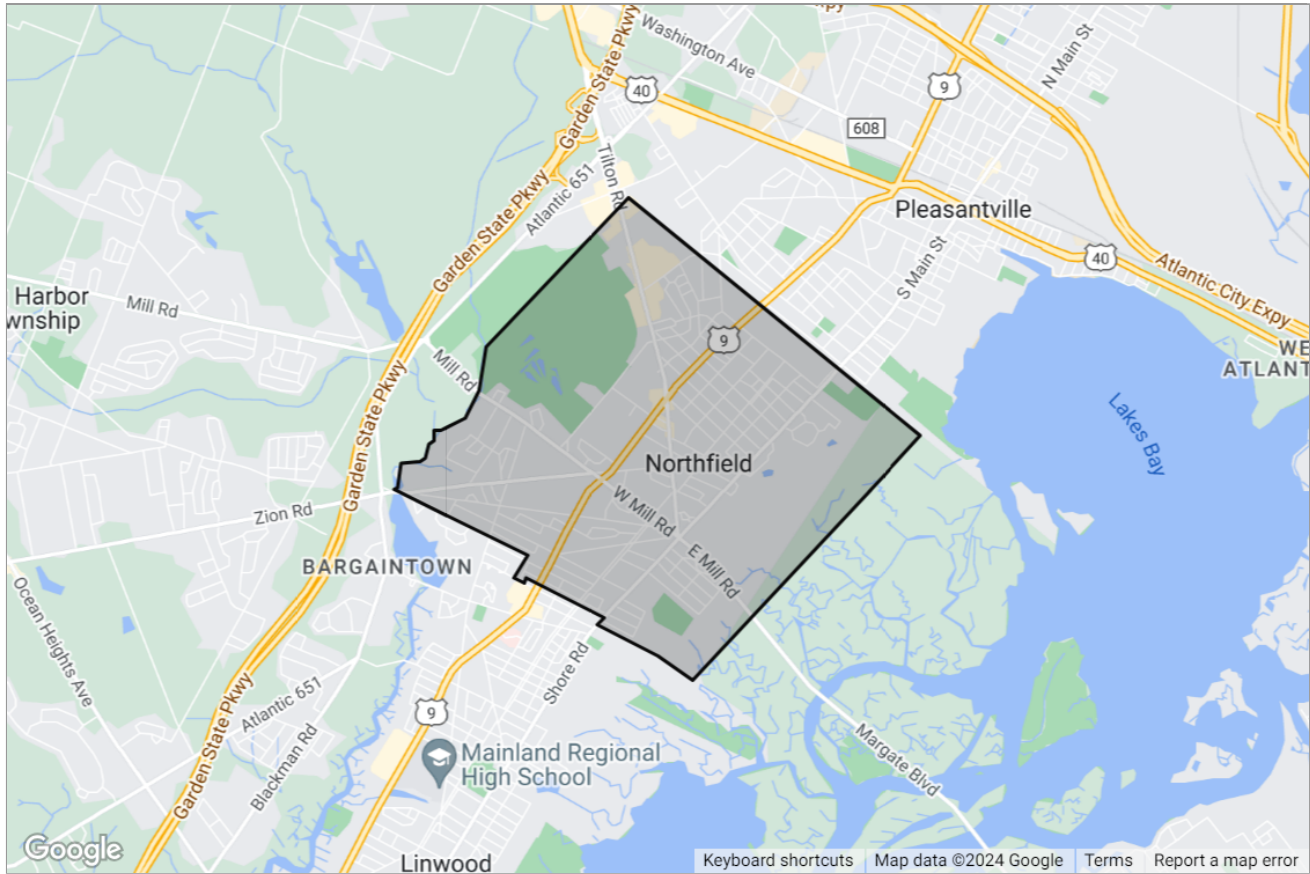


Northfield, New Jersey



Presented by

Sherri Lilienfeld | Broker Associate

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Northfield, New Jersey

Market Snapshot: Estimated Home Values

Median Est. Home Value \$380K Updated: 2/29/2024	Change Over Last Month ↑ 1.8%	Change Over Last 3 Months ↑ 4.29%	Change Over Last 12 Months ↑ 13.86%	Change Over Last 24 Months ↑ 37.16%
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About this Data: Estimated home values are generated by a valuation model and are not formal appraisals. Valuations are based on public records and MLS data where licensed. The metrics shown here reflect **All Residential Properties** data.

Market Snapshot: 12-Month Change in Estimated Value

Median Est. Home Value \$380K Updated: 2/29/2024	Change Over Last 12 Months ↑ 13.86%	Change Over Last 24 Months ↑ 37.16%	Change Over Last 36 Months ↑ 56.39%
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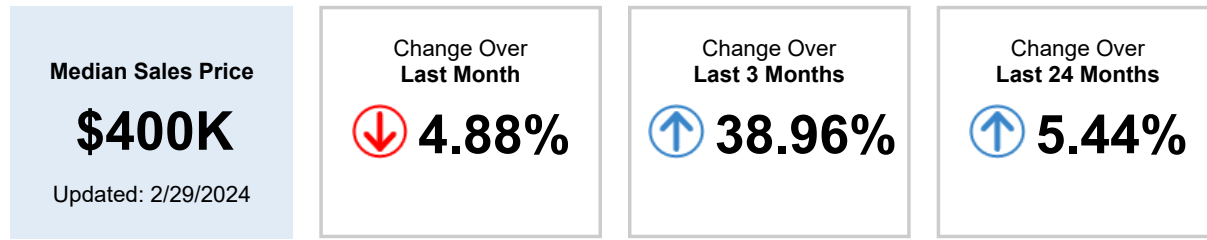
About this Data: Estimated home values are generated by a valuation model and are not formal appraisals. Valuations are based on public records and MLS data where licensed. The metrics shown here reflect **All Residential Properties** data.

Market Snapshot: Concentration of Distressed Properties

Total # of Distressed Properties 1 Updated: 3/6/2024	# of Pre-Foreclosures 1	# of Foreclosures 0	# of Foreclosed 0
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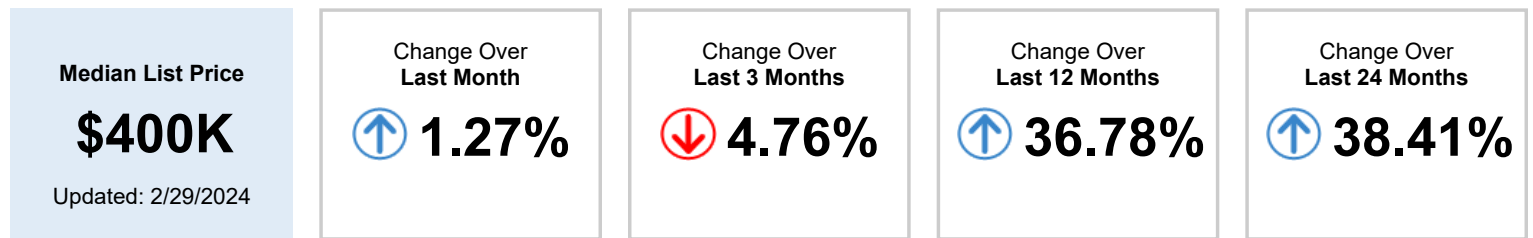
About this data: The metrics displayed here reflect distressed property counts (listings and public records) for **All Residential Properties** as of 3/6/2024.

Market Snapshot: Sales Price



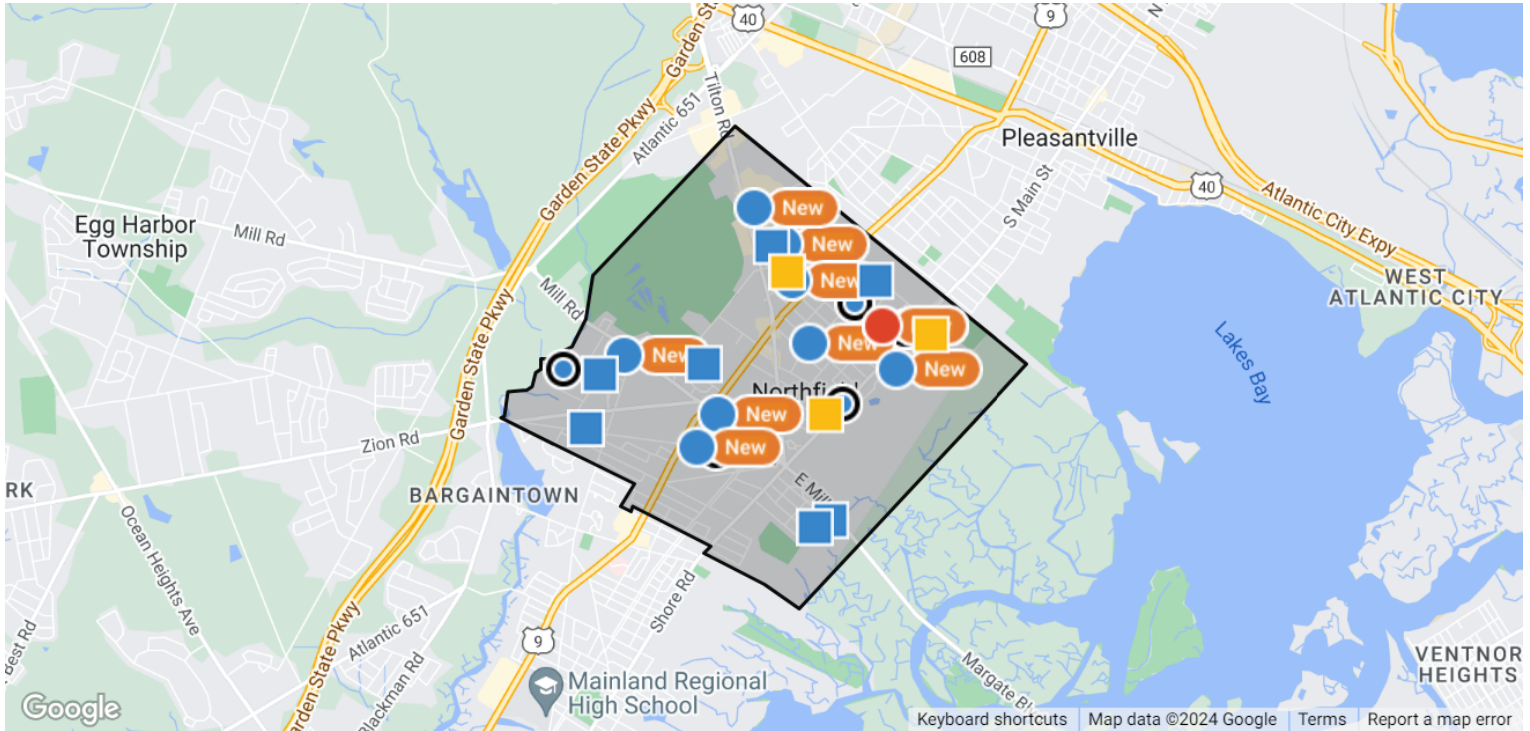
About this data: The Metrics displayed here reflect median sales price for **All Residential Properties** using **MLS listing** data.

Market Snapshot: List Price







About this data: The Metrics displayed here reflect median list price for **All Residential Properties** using **MLS listing** data.

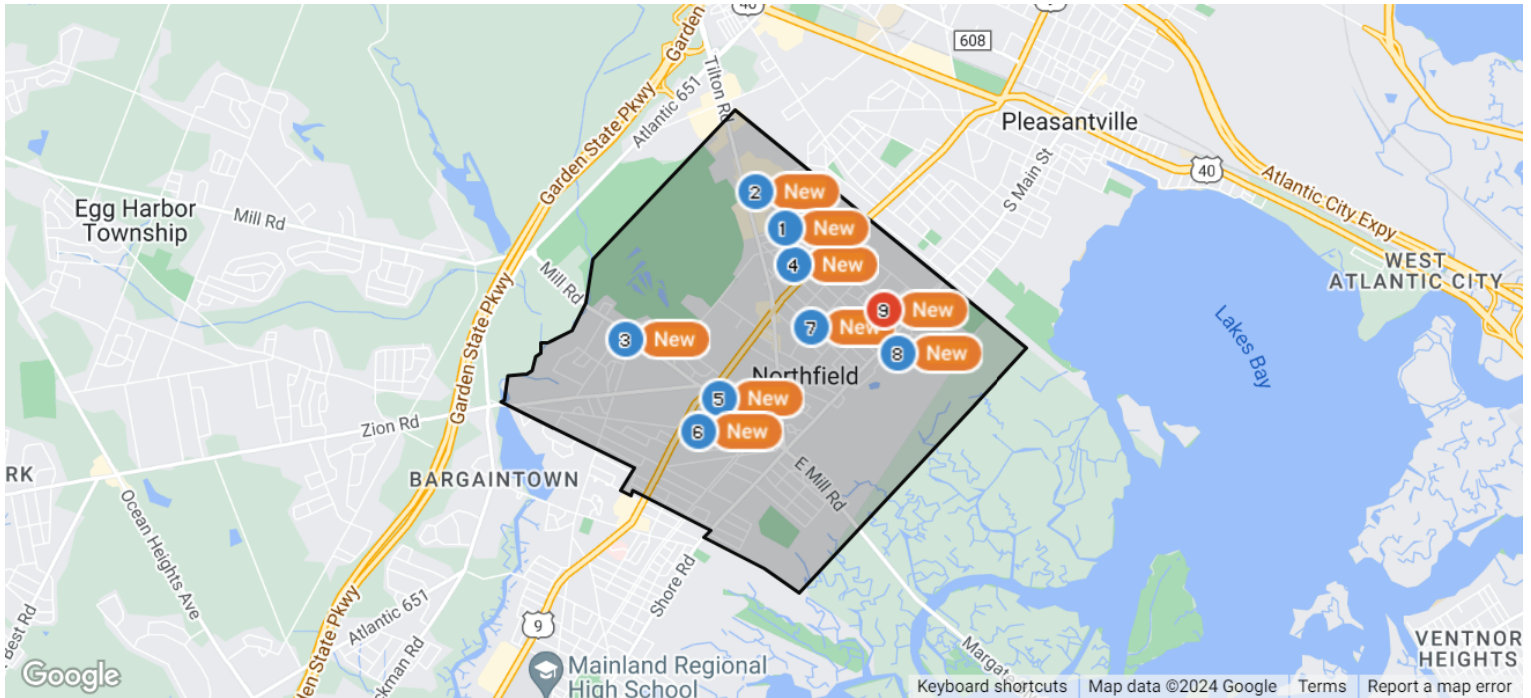
Market Activity Summary Stats





Search Criteria | **Location:** Northfield, New Jersey; **Date:** Changes in the Last 3 Months; **Transaction Types:** For Sale, For Lease; **Change Types:** New Listings, Pending, Closed, Distressed; **Property Types:** Single Family, Condo/Townhouse/Apt., CoOp; **Beds:** 3 – No Max; **Baths:** 2 – No Max; **Maximum Properties per Change Type:** 10; **Sort Order:** Recently updated

	 New Listings	 Pending	 Closed	 Distressed
Number of Properties	9	6	10	1
Low Price / Value	\$275,000	\$264,900	\$2,500	\$275,000
Median Price / Value	\$399,999	\$372,450	\$461,225	\$275,000
High Price / Value	\$899,000	\$987,000	\$700,000	\$275,000
Average Price / Sq. Ft.	\$229	\$264	\$162	\$170
Median Price / Sq. Ft.	\$222	\$210	\$208	\$170
Average Days in RPR	34	50	104	13
Median Days in RPR	27	36	95	13
Total Volume	\$4,237,899	\$2,776,699	\$3,479,995	\$275,000






Northfield, New Jersey





New Listings: 9

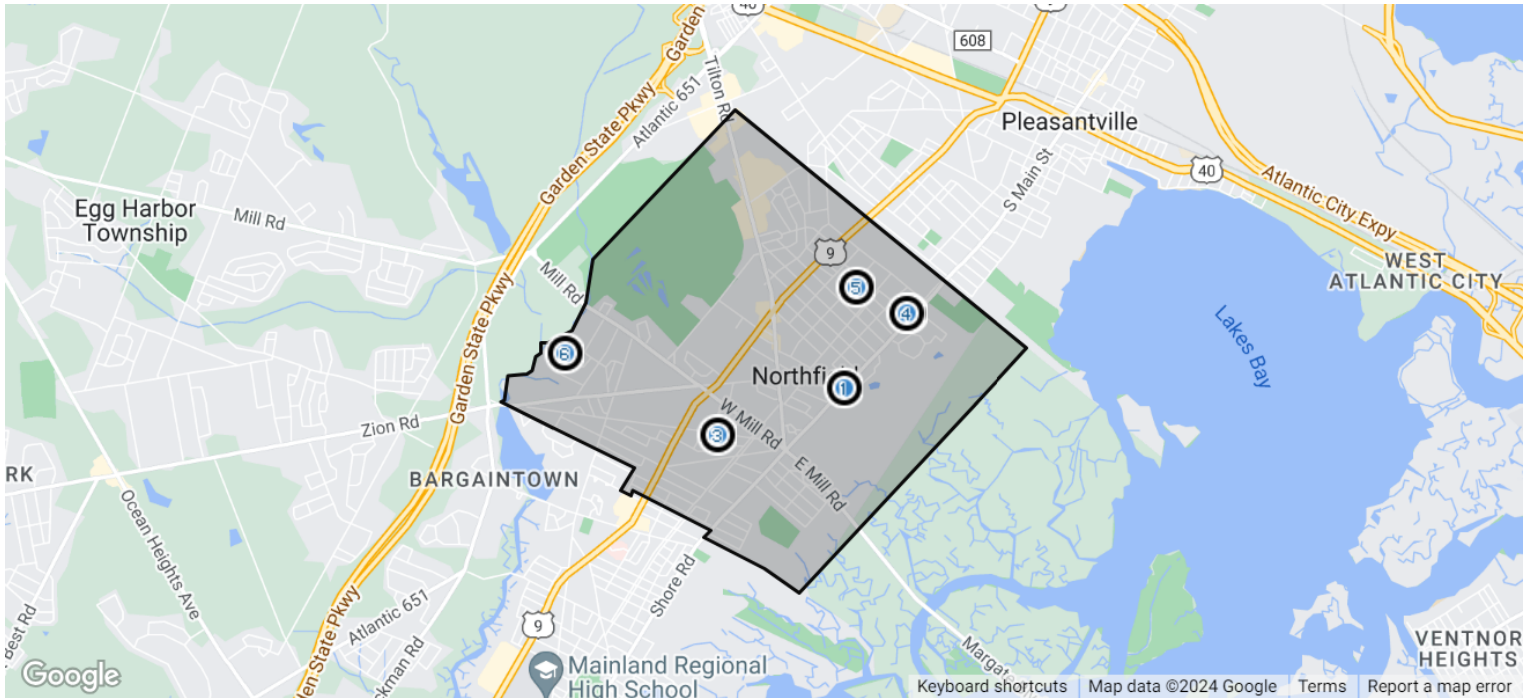
	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
	1 ● Active	• New, Active: 2/8/2024 MLS ID: 582218						
603 Walnut Ave	Single Family	5/3	1,755 sq ft	—	1964	2/8/2024	\$381,000	\$217
<p>Welcome to this Unique, Multi-generational Home. Updated with loads of features, Kitchen has white custom cabinets, granite countertops, large ceramic floor tiles, deep sink and open floor plan. Stain glass light fixtures, tile bathrooms, wainscoting in dining room and extra freezer in sunroom. Main House is 3 bedrooms 1 & 1/2 baths with a utility room, dining/living room and a sunroom. In laws suite, has 2 bedrooms, 1 full bath, kitchenette area, refrigerator, microwave and has its own dinette/lounge area. It could easily be used for a home office, teenage gaming area or just a separate family quarters.(plenty of options!) Fenced in patio area, concrete driveway with two to three car parking spots. This home is in a great location, close to beach, restaurants, transportation and GREAT SCHOOLS...Northfield Community Elementary and Mainland Regional HS district. A MUST SEE!</p> <p><i>Listing Courtesy of EXP REALTY - MONTCLAIR</i></p>								
	2 ● Active	• New, Active: 1/11/2024 MLS ID: 581170						
404 Aster Ave	Single Family	4/2	1,800 sq ft	6,599	1960	1/11/2024	\$399,999	\$222
<p>Located in the Desirable Great American Hometown of Northfield This Traditional Updated 4 Bedroom 2 Full Bath Two Story Is Ready For You To Own and Enjoy! New Vinyl Plank Flooring and Beautiful Hardwood Floors thru out! Just Freshly Painted, Newer Windows, Newer Gas Hot Water Baseboard Furnace and Gas Water Heater and Central Air Conditioning, Wood Burning Fireplace in Family Room, Fenced in back Yard, detached shed, Attached Garage, Updated Kitchen and Baths, Front Porch, Back Deck, Enjoy All of The Wonderful Features of This Home and with Birch Grove Park Nearby, Pre K to 8th in One Award Winning Northfield Community School and Mainland Regional High School You Will Love This Home! READY FOR QUICK CLOSING!</p> <p><i>Listing Courtesy of BALSLEY/LOSCO</i></p>								

New Listings: 9 (cont.)


	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
	3 ● Active • New, Active: 1/7/2024 MLS ID: 581026							
	105 Northwood Ct	Single Family	4/3	2,290 sq ft	–	1979	1/7/2024	\$545,000 \$238
RARE OPPORTUNITY FOR A NEWLY RENOVATED 4 BEDROOM AND 2.5 BATH LIKE NEW LUXURY HOME LOCATED ON A LARGE HOMESITE ON A CUL-DE-SAC IN A GREAT NORTHFIELD NEIGHBORHOOD! LIVING ROOM, DINING ROOM, EAT-IN-ISLAND KITCHEN w/ STAINLESS STEEL APPLIANCES & GRANITE COUNTERS, FAMILY ROOM w/ GAS FIREPLACE, MASTERSUITE, HARDWOOD AND TILE FLOORS THROUGHOUT, FENCED YARD WITH CABANA, DECKS, OWNED SOLAR SYSTEM AND MUCH MORE!								
Listing Courtesy of BHHS DIVERSIFIED REALTY								
	4 ● Active • New, Undercontract-Cont To show: 12/30/2023 MLS ID: 580806							
	408 Chestnut Ave	Single Family	3/2	1,420 sq ft	6,800	1960	12/30/2023	\$357,900 \$252
Best Deal in Northfield!!! Come and take a look at this spectacular and modern open floor layout!! It features a brand new HVAC system, new electrical wiring throughout the house, two new bathrooms featuring MOEN hardware and an impressive kitchen with GE SS appliances and a perfect island for entertainment. Basement has it's own entrance for more living space. Easy to show!!! Pics with furniture are virtually staged. Property is being sold is AS IS condition. Home inspection for informational purpose only. Seller will obtain CO from City of Northfield.								
Listing Courtesy of SOLEIL SOTHEBY'S INTERNATIONAL REALTY - A								
	5 ● Active • New, Active: 2/29/2024 MLS ID: 582684							
	301 Clark Pl	Single Family	3/2	1,296 sq ft	15,337	1963	2/29/2024	\$350,000 \$270
Northfield Rancher situated at the end of a cul de sac on an enormous property with adorable curb appeal, front porch and off street parking. With some new paint and carpet this 3 bedroom, with an office and 2 bathroom home will be awesome! The entry has tile floors, an open floor plan with the living room with hardwood floors and the eat in kitchen with white cabinets, white appliances and space to add a center island. The master suite has 3 closets and a full bathroom. On the other side of the house are 2 large bedrooms and a dedicated office or small 4th bedroom and the 2nd full bathroom. The fully fenced and enormous back yard has a large deck, a built in basketball ct area and there is plenty of space to add on or add a garage off the current driveway. Attic storage too! The leased solar panels offer extremely affordable electricity!! Located within walking distance to the highly rated northfield community school and the bike-path! At this asking price the seller is selling the property in its as is condition.								
Listing Courtesy of PLATINUM REAL ESTATE								
	6 ● Active • New, Active: 2/19/2024 MLS ID: 582340							
	2029 Cedarbridge Rd	Single Family	3/2	1,771 sq ft	9,479	1962	2/19/2024	\$505,000 \$285
Must see this charming 3 bedroom 2 new bathroom home has been tastefully renovated and boasts a spacious living room, separate dining room and a brand new kitchen with center island perfect for culinary adventures. Step from the kitchen into the great room which adds versality and comfort for the entertainer in you. This room leads seamlessly to a patio which is ideal for outdoor relaxation or those family BBQ's. Nestled on a beautiful street this home also features a 1.1 car detached garage, completing the perfect package for comfortable, modern living. Steps to Bike Path, school and more. You can be sitting on the beach in about 8 minutes!								
Listing Courtesy of COLDWELL BANKER ARGUS REAL ESTATE-VENTNOR								
	7 ● Active • New, Active: 2/14/2024 MLS ID: 582166							
	909 Fuae Ave	Single Family	4/2	2,468 sq ft	4,365	–	2/14/2024	\$525,000 \$213
–								
Listing Courtesy of KELLER WILLIAMS REALTY ATLANTIC SHORE-NORTHFIELD								

New Listings: 9 (cont.)


		Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	List Date	List / Lease Price	Price per sq. ft.
	8 ● Active	*New, Active: 1/25/2024 MLS ID: 581556							
	9 Saint Andrews Dr	Single Family	7/6	4,581 sq ft	17,123	1984	1/25/2024	\$899,000	\$196
	Executive home with 7 bedrooms, 5.5 baths. This home has been fully renovated and shows beautifully. Hardwood flooring throughout. Gourmet kitchen with a chef's (6 burner) stove. There is one bedroom on the lower level and six more on the upper levels. Large master suite with a walk in closet and a custom tiled bathroom with separate tub and shower. This home also features a large indoor pool for year round usage. Located in a quiet, high end neighborhood by the golf course.								
	Listing Courtesy of SOLEIL SOTHEBY'S INTERNATIONAL REALTY - A								
	9 ● Active	*Short Sale, New, Active: 2/22/2024 MLS ID: 582502							
	405 Shore Rd	Single Family	3/2	1,616 sq ft	13,652	1910	2/22/2024	\$275,000	\$170
	Property is subject to a 3 day first look period. The seller does not accept blind offers or escalation clauses. Seller and listing agent make no representation regarding any information contained within or regarding the property. THERE ARE NO SELLERS DISCLOSURES. Buyer is responsible for any and all certifications as may be required by lender, municipality or association as apply. No repairs can be made prior to closing by seller or buyer. All offers must include buyer signed contract, pre-qual/LLC docs (full operating agreement), POF if apply. Do not send an incomplete offer. Email offers to listing agent with property address in subject line to insure prompt attention and response. 10% EMD is REQUIRED on all cash offers. ***If there are any inspections/reports available, they are loaded in the documents category in the MLS. If no documents are present, there are no inspection reports to offer. This includes but not limited to disclosure, tank sweeps, roof inspections, hvac inspections, etc.*** Property is not guaranteed to be trashed out. Buyer is responsible for any and all certifications as may be required by lender, municipality or association as apply. Seller and listing agent make no representation regarding any information contained within or regarding the property. Buyer is responsible for verifying the accuracy of any and all information provided in the mls including but not limited to, room sizes, property amenities, property condition, functionality of any systems, etc. For fastest response to any and all inquiries, PLEASE, email the listing agent. Property is not guaranteed to be trashed out prior to closing.								
	Listing Courtesy of CENTURY 21 ADVANTAGE GOLD								



Pending: 6

**1**  Pending • Under Contract as of 3/1/2024 MLS ID: 582045**1225 Shore Rd** Single Family 4/3 2,188 sq ft — 2/8/2024 \$449,900 3/1/2024 \$206

JUST REDUCED... MOVING DUE TO COAST GUARD TRANSFER... Discover luxury living in this completely renovated EVERYTHING NEW IN 2021... 4-bedroom, 3-bath contemporary home ideally located just across Shore Road from the prestigious Atlantic City Country Club in Northfield. Experience the finest craftsmanship with custom woodwork, stylish gray vinyl planking throughout, and a modern open-concept design. The kitchen highlights sleek stainless steel appliances and granite countertops, complemented by the convenience, reliability and cost effectiveness of gas heat and central air. Additional features include Outside shower, full basement for storage, a fenced backyard, ample parking for 3 cars, and a 1-car detached garage. Don't miss the chance to make this your dream home â schedule a showing today!

Listing Courtesy of PLATINUM REAL ESTATE**2**  Pending • Under Contract as of 2/18/2024 MLS ID: 580824**12 Franklin Ave** Single Family 3/2 1,864 sq ft 7,802 1/1/2024 \$394,999 2/18/2024 \$212

BACK ON THE MARKET!!! Seize the chance to own a truly remarkable home in the sought-after Northfield! This is an opportunity you won't want to let slip away. Step into a completely revamped haven that showcases a new roof, state-of-the-art HVAC system, solar panels, and a newly added full bathroom with the convenience of relocated laundry on the first level. Revel in the abundance of fantastic space both indoors and outdoors, meticulously cared for and ready for you to make it your own. With every detail attended to, from the gleaming wood floors to the charmingly renovated upstairs bathroom, this home invites you to simply unpack your bags and enjoy its undeniable allure! Do not forget about the potential to finish the enormous basement for added value!

Listing Courtesy of KELLER WILLIAMS REALTY-WASHINGTON TWP

Pending: 6 (cont.)



3 Pending • Under Contract as of 2/28/2024 MLS ID: 582016

2042 Cedarbridge Rd

Single Family

3/3

1,680 sq
ft

10,001

2/1/2024

\$349,900

2/28/2024

\$208

Some recent renovations in this sprawling ranch situated on a charming street in Northfield. Location Location Location! This rancher is conveniently close to the Northfield blue ribbon school and bike path. M Seller will contribute at closing up to \$2,000.00 maximum credit, if needed, at closing towards any possible repairs found from any professional home inspection. Home sold in it's as is condition. Owner just renovated interior new kitchen with cabinets, new bath room, Hardwood floors and freshly painted interior. The bedrooms are large size compared to other ranchers of that era. Economical gas baseboard heat. The Florida room, in the rear is bridging indoor and outdoor living. Complete with an attached garage. It's perfectly balance practically and charm and a welcoming front porch. It's 3 bedroom with 2.5 bathrooms, a desirable home, with the one main large bathroom being new in the last 3 months. Tax records indicate that the subject home is 1680 square feet and is on a nice 100 x 100 lot size, and is very close walking distance to the Northfield blue ribbon winning grammar school. Home needs a few final touch up improvements to your liking. Seller request please take off shoes as you enter inside. Thank you.

Listing Courtesy of HOMESMART FIRST ADVANTAGE REALTY - NORTHFIELD

4 Pending • Under Contract as of 2/11/2024 MLS ID: 581659

20 Franklin Ave

Single Family

3/2

1,500 sq
ft

10,920

1/28/2024

\$264,900

2/11/2024

\$177

NO FURTHER SHOWINGS. Looking for a quaint older home that needs some updating? This might be the one for you! Built in approximately 1900, this 2-story home is situated on an oversized lot and has tons of possibilities. House consists of a sunroom with lots of natural morning light, large living room, dining room, kitchen, breakfast room, and bathroom with shower on 1st floor. Second floor has 3 bedrooms, a full bathroom with tub, and walk-up attic that spans the entire length of the house offering an incredible amount of storage including a cedar closet! There are covered porches on the front and back of the house, a partial unfinished storage basement, and a 1-car detached garage with shed. Pack your tools and imagination and bring this home into the 21st century or tear it down and build the home of your dreams! Being sold strictly as is. (The lot shows as 104x105 on tax records; however, sale includes a second unbuildable lot behind the property which runs down the middle of the block) (See agent remarks for showings)

Listing Courtesy of BHHS FOX AND ROACH-NORTHFIELD

5 Pending • Under Contract as of 2/18/2024 MLS ID: 582183

616 1st St

Single Family

3/2

656 sq ft

8,102

2/12/2024

\$330,000


2/18/2024

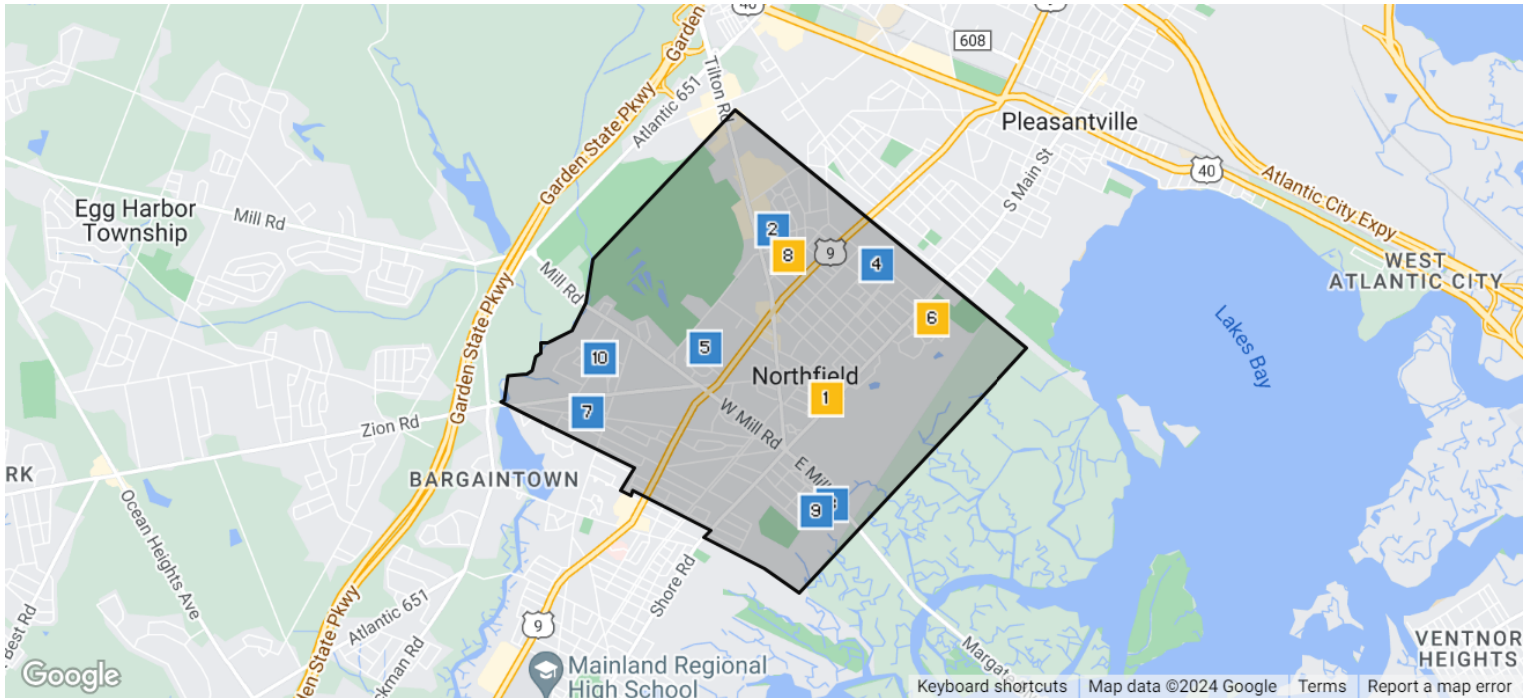
\$503

Totally renovated, beautiful 3 bedroom, 2 full bath home in a lovely area of Northfield. LOT SIZE: 81 x 100 Great location... close to dining, shopping & major roads, yet in a quiet residential neighborhood. You will love the bright and warm feeling of this home. Huge fenced yard for family fun, pet paradise, even a pool, off-street parking for 2 or 3 cars.

Listing Courtesy of BHHS FOX AND ROACH-MARGATE

Pending: 6 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Date	List / Lease Price	Pending Date	Price per sq. ft.
	6 Pending • Under Contract as of 2/18/2024 <i>MLS ID: 579630</i>							
	8 Julie Dr	Single Family	4/3	3,546 sq ft	10,555	11/12/2023	\$987,000	2/18/2024 \$278
<p>Hello HGTV! Brand new \$100,000+ back yard project completed in September 2023 - Modern Style Heated (electric heat pump works with the solar) Salt Water, in ground swimming pool with 4 lounge sun shelf, upgraded LED lighting package, upgrade natural blue stone coping and new Sod & Irrigation all backing up to the private woods!!! 100% Stunningly Renovated with top of the line everything and exquisitely detailed finishes in this Sutton Woods brand new feeling home! This one REALLY has it ALL! Brand new heated salt water swimming pool! Paver Drive & walkway, covered front entry, Natural slate floors in the entry way, wire brushed white oak hardwood downstairs, 1st floor office on one side of the entryway and on the other side is the conservatory room with tray ceilings and French doors to the rear yard, family room is open to dining/wet bar area with ice machine, bar fridge, bar sink is nickel hand hammered Thompson Traders, The wall between kitchen and dining room has been removed and the totally new kitchen has a large center island, Blanco composite sink with Polished Nickel fixtures with quartzite countertops, stainless appliances. There is a 2 way fireplace & stone wall leading to the 2 story family room with the 2nd set of steps, a wall of windows overlooking the fully fenced yard, paver patio, newer shed and no rear neighbors, just trees! The laundry room with quarts counters, new cabinetry, a sink, large pantry closet and access to the the oversized 2 car garage. Renovated powder room is restoration hardware vanity. Most of the Lighting throughout is by Visual Comfort, Restoration Hardware or Currey & Co! Roof is Owens Corning Duration Lifetime Architectural High Wind Shingle, Gutters, fascia and soffit all replaced same time as roof in 2020. Bright English Basement with large windows, storage closets and storage room, plus tons of space for ping pong table/pool table, indoor trampoline ect!! 2nd floor is just as stylish with open hallway, tons of mouldings, all updated flooring, oversized master suite with enormous walk in closet and brand new bathroom with stand alone tub, 2 sinks, vanity area, frameless glass shower, all marble with polished nickel Hansgrohe and Delta fixtures! Kids Bathroom has also been completely updated and upgraded. MUST SEE! Solar panels are owned/financed: \$350/ month for 14 more years. panels are 1 year old. Not a lease</p> <p><i>Listing Courtesy of PLATINUM REAL ESTATE</i></p>								



Closed: 10



1 ■ **Closed** • Leased Date: 3/1/2024, MLS Listing 579679: 11/14/2023 MLS ID: 579679

11 Fifield Ave

Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
Single Family	3/2	1,522 sq ft	9,309	1984	3/1/2024	\$2,500 mo.	\$2

Tenant approved. No more showings. This is a fully updated 3 bedroom, 2 bath home with an office/den located off of kitchen side of home. The kitchen is finished with newer "Espresso" raised panel cabinets, Stainless Appliances including a built in wine fridge and a brand new 5 burner gas stove and dishwasher replaced in the past several years. The floors are wide plank Brazilian cherry hardwood. The home has an internet based thermostat, Gas Instant Hot water heater, newer carpet in bedrooms. The home has a two tier Trex Deck in the fully fenced rear yard and a Laundry room/mechanical/mud room at the entrance from the garage. It is located between Shore Rd and Bike path. Tenants responsible for all landscaping/lawn care and snow removal. Sprinkler system at the home has not been operational since this owner purchased. All occupants 18+ must be screened by Listing Agent @ \$45 each. High credit score 700+ required. No rental negatives on history to be approved. Proof of income a must at 2 1/2-3X the rent amount. No Pets and No smoking of any substance permitted in the property. Listing agent will be preparing lease and managing the property for Landlord. Security deposit is \$3750 plus \$2500 rent to move in. 24 Hr. notice needed for all showing requests. Pictures reflect home prior to this tenant moving in.

Courtesy of ATLANTIC REALTY MANAGEMENT



2 ■ **Closed** • Sold Date: 2/28/2024, MLS Listing 579145: 10/23/2023 MLS ID: 579145

718 Debora Ave







Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
Single Family	3/2	1,212 sq ft	8,002	1959	2/28/2024	\$249,000	\$205

BEAT the CLOCK! Calling all serious investors! 3 bedroom, 1 1/5 bath rancher with unfinished basement and one car attached garage. Modern 3 dimensional roof. Almost completely fenced in rear yard with privacy that backs up to a quiet wooded setting. PRICED ON THE MONEY TO SELL! Selling as-is. Needs updating.





Courtesy of HOMESMART FIRST ADVANTAGE REALTY - NORTHFIELD

Closed: 10 (cont.)

Closed: 10 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.	
	3  Closed • Sold Date: 1/26/2024, MLS Listing 576116: 7/19/2023 MLS ID: 576116								
	300 E Mill Rd	Single Family	5/3	2,400 sq ft	–	1964	1/26/2024	\$505,000	\$210
<p>Last stop before the beach! Sitting back from the road with a dual access end-to-end stone driveway is this beautiful 2 story home where you can watch the sunrise and sunset over Margate, Longport and Ocean City. When you enter you will be greeted with a cozy feeling living room with built in fireplace and access to the rest of the home. Off the living room you will find a kitchen with newer refrigerator and views of the dining room as well as front and back yard. Off the kitchen is a large open concept living room/dining room with tons of natural light and sliders out onto the newer deck. The backyard is fully fenced in with a shed and plenty of room to expand the fence and size yard. Through the house you will find 2 nice size bedrooms on the first floor and a full bathroom. The current sellers use one of the bedrooms as a flex room (office/gym), but this part of the home would also work as a first-floor in-law suite. Downstairs you will find a full unfinished basement with plenty of room for storage as well as the washer and dryer. Heading up to the second floor you will find 2 more nice size bedrooms and a full bathroom. Additionally, you will enter the large primary bedroom with private ensuite. The en-suite has a large step-up soaker tub surrounded by windows and a separate stand-up shower. The primary bedroom has a sitting area and is filled with windows and a slider onto a private deck to sit out and watch the sunset/rise over the bay. With views like these you may never want to go downstairs! Don't wait to see this one, call your agent and set up a showing today!</p> <p><i>Courtesy of CENTURY 21 ATLANTIC PROFESSIONAL REALTY</i></p>									
	4  Closed • Sold Date: 1/12/2024, MLS Listing 579722: 11/15/2023 MLS ID: 579722								
	236 Dolphin Ave	Single Family	4/2	1,376 sq ft	–	1950	1/12/2024	\$420,000	\$305
<p>Opportunity to own two story brick home, with a pool, basement and garage in Northfield. Great schools and convenient distance to Beach, Shops, Casinos and the Highways to The house has been renovated to new, with new roof, windows, floors, kitchen, appliances and so much more. First floor offers open space kitchen living room with a fire place. Each floor has bedrooms and full bathroom. Full unfinished basement that could be used as extra space by your liking. The fenced yard with the pool will bring joy to you, your family and friends. More pictures are coming.</p> <p><i>Courtesy of KELLER WILLIAMS REALTY ATLANTIC SHORE-NORTHFIELD</i></p>									
	5  Closed • Sold Date: 1/31/2024, MLS Listing 576208: 7/25/2023 MLS ID: 576208								
	24 Jack Sloan Ct	Single Family	4/4	3,240 sq ft	8,824	2005	1/31/2024	\$700,000	\$216
<p>Absolutely beautiful prime location Courtland Model located on a cul-de-sac in Burton Estates. This 4 BD 3.5BA is approx. 3200 Sq. Ft. not including the partially finished basement. The 1st floor consists of gorgeous hardwood floors throughout along with an office and living room/dining room with bump outs. The EIK has 42-inch cabinets along with granite countertops a center island and black stainless-steel appliances, which are approximately 1 year old. The kitchen overlooks the family room, which also has a 4-foot extension along with a gas fireplace. The sellers also added transom windows for additional sunlight. The upstairs has 4 very nice sized bedrooms. The Master Bedroom has a large sitting area (13'4" X 11'2"), a walk-in closet and the Master BA has dual sinks, an upgraded tiled shower with a glass door and a whirlpool tub. There are 2 more full baths upstairs, 1 BD has a private full bath and the other 2 BD's share the hall bath which also has dual sinks and a bathtub. The basement has approximately 800 ft.² of finished space and there's plenty of room for storage too. You also have a 2-car attached garage with automatic door opener. There are 2 zones of HVAC, one unit was replaced in 2021 and the other HVAC is in great condition. There is also a central vacuum. Your outside features include beautiful brick front along with hardscaping and irrigation. The backyard has a gorgeous Travertine patio with Zuri decking. Put this in your list to see, you are sure to be impressed with this home. There is a \$360 HOA paid annually. This home is located right down the street from Birch Grove Park, with hiking and biking trails and close to the NFC School with crossing guards. Mainland High School (one of the best in the county). There are also plenty of restaurants and shopping close by along with the Margate beach being within 10 minutes. Easy to show and the seller can be very flexible with closing.</p> <p><i>Courtesy of BALSLEY/LOSCO</i></p>									

Closed: 10 (cont.)

		Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
	6	Closed	*Leased Date: 3/1/2024, MLS Listing 581352: 1/19/2024 MLS ID: 581352						
	9 Catherine Pl	Single Family	4/3	1,848 sq ft	15,002	1968	3/1/2024	\$3,295 mo.	\$2
Spacious, renovated ranch in Northfield with 4 bedrooms, 2.5 baths. Hardwood flooring throughout the home. The gourmet kitchen is huge and features granite counters, tiled backsplash, stainless steel appliances, custom cabinets and tiled floor. Dining room. Bright and airy living room with brick fireplace. Down the hall there is a master suite and three additional bedrooms and full bathroom. Huge basement for plenty of storage. Two car garage and large driveway. Quiet neighborhood. Minutes to Margate!									
Courtesy of SOLEIL SOTHEBY'S INTERNATIONAL REALTY - A									
	7	Closed	*Sold Date: 12/7/2023, MLS Listing 579274: 10/31/2023 MLS ID: 579274						
	3001 Cedarbridge Rd	Single Family	3/3	1,840 sq ft	—	1964	12/7/2023	\$502,450	\$273
OPEN HOUSE : Sunday 11/05- 12pm-3pm This beautifully renovated two-story corner lot home, in the heart of Northfield, will captivate you from the moment you walk in. This home boasts three spacious bedrooms with two and a half baths. Completely renovated kitchen featuring a large center island, stainless steel appliances, granite countertops and tile backsplash. This kitchen was designed with entertaining in mind. The dining area alongside the kitchen has sliding glass doors, which will lead you out to a brand-new deck, overlooking the inground pool. Gorgeous, refinished hardwood floors flow throughout the open floorplan of this home. The family room features a gas fireplace, vaulted ceilings with recessed lighting, and an extra-large ceiling fan. On the first floor, you'll also find a half bath and spacious laundry room with access to the garage and rear yard. On the second floor, you'll find a full bath, three large bedrooms, including master bed and bath, all with generous closet space. As if this home couldn't get any better, additional upgrades include a new roof, high efficiency dual zone HVAC systems, a 50-gallon hot water heater, and a new sprinkler system. These upgrades have been installed between 2020-2022. Don't miss out on your opportunity to live in this sought-after area of Northfield!									
Courtesy of CENTURY 21 ATLANTIC PROFESSIONAL REALTY									
	8	Closed	*Leased Date: 2/1/2024, MLS Listing 580132: 11/30/2023 MLS ID: 580132						
	604 Fairbanks Ave	Single Family	4/2	1,432 sq ft	15,002	1976	2/1/2024	\$2,750 mo.	\$2
Completely Renovated Ranch style home with an open floor plan featuring 4 bedrooms and 2 full bathrooms with an attached garage and large fenced yard. Gorgeous brand new kitchen with all new appliances and a laundry room with a tankless water heater. Primary bedroom with a custom walk in closet. New updated photos to follow as the home will be ready for occupancy on 1/1/24. Applicant must have excellent credit Schedule your showing today.									
Courtesy of RE/MAX COASTAL									
	9	Closed	*Sold Date: 2/21/2024, MLS Listing 580172: 12/1/2023 MLS ID: 580172						
	222 Surrey Ave	Single Family	4/3	3,169 sq ft	8,751	1954	2/21/2024	\$550,000	\$174
Welcome to Northfield, NJ, where your dream home awaits. This meticulously renovated gem, nestled on a corner lot near the bay, offers tranquility on a quiet street and proximity to Margate and Ocean City. Noteworthy is its closeness to Ventura's Offshore Italian restaurant. Inside, find comfort in four bedrooms (with potential for a fifth or office) and three full baths, including a lavish master upgrade. Expansive spaces like a full basement, sunroom with pool access, and a two-car garage provide an idyllic retreat for family and entertaining. The open-concept design features a modern kitchen with Smart technology. Rarely do homes of this caliber linger; your dream home beckons in Northfield, NJ. \$\$\$ Flood Zone "X" makes flood insurance unnecessary for most mortgage companies. We eagerly await the chance to welcome you to your new haven.									
Courtesy of BHHS FOX AND ROACH-NORTHFIELD									

Closed: 10 (cont.)



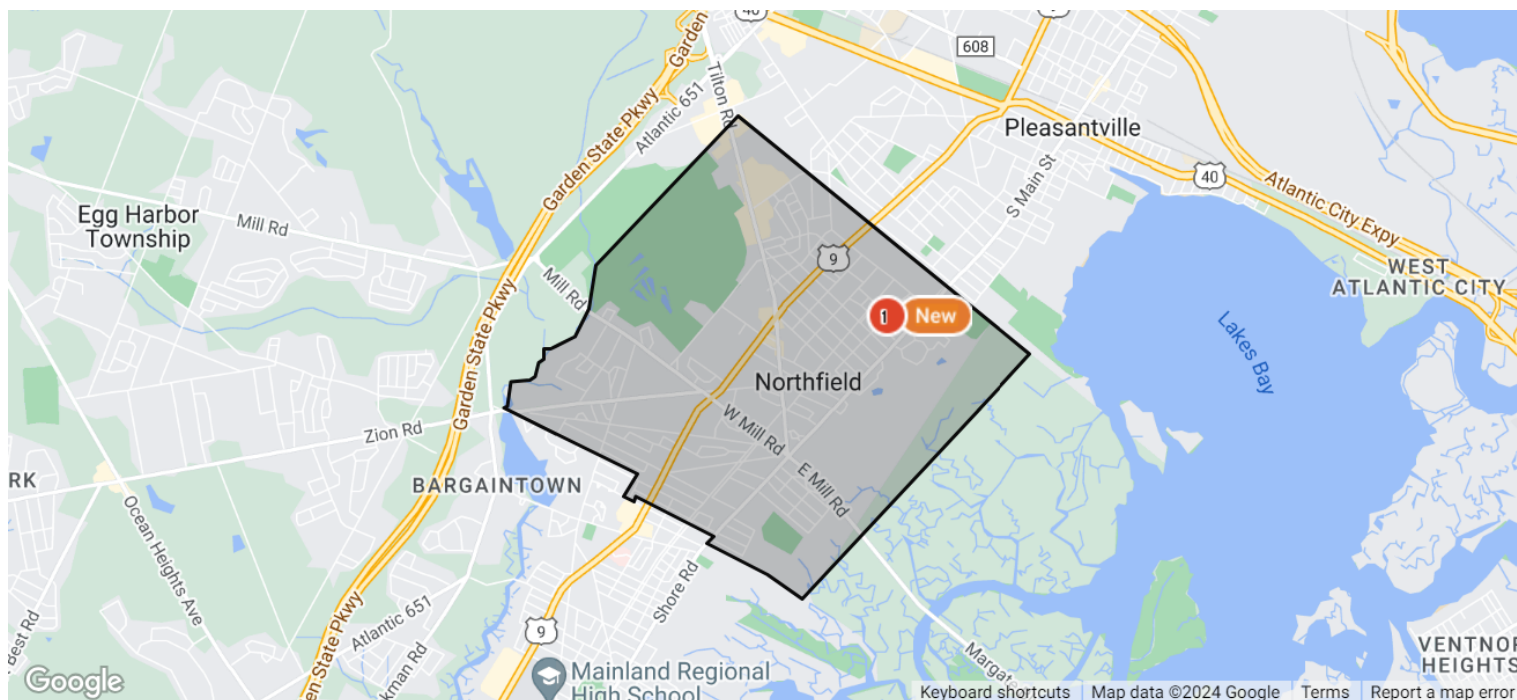
10 Closed • Sold Date: 12/8/2023, MLS Listing 576205: 7/25/2023 MLS ID: 576205

2023 Sutton Ave


Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Closed Date	Closed Price	Price per sq. ft.
Single Family	4/3	2,336 sq ft	—	2003	12/8/2023	\$545,000	\$233

Welcome home to 2023 Sutton Avenue in the sought after neighborhood of Sutton Woods in Northfield! Beautiful corner property with white vinyl fencing. 4 bedrooms, 2 1/2 baths, formal living and dining rooms, conservatory, family room off of kitchen, soaking tub in master bath, large walk in closet. This beautiful family home has been fitted with many upgrades-just move in! ALL have been done between 2020-2023: New roof, windows, appliances, tankless hot water heater, smart garage door opener, smart sprinkler system, carpet, luxury vinyl plank flooring in conservatory, sanded and refinished hardwood floors, freshly painted walls and trim. Close to Northfield Elementary School, Birch Grove Park, shopping and access to Garden State Parkway. If you are looking for the perfect family home in a great family neighborhood THIS IS IT. Call today for a private showing.

Courtesy of BHHS FOX AND ROACH-NORTHFIELD



Distressed: 1

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	List Price	List Date	Distressed Date	Status
	1	●	Active	• Short Sale, New, Active: 2/22/2024 MLS ID: 582502				
405 Shore Rd	Single Family	3/2	1,616 sq ft	13,652	\$275,000	2/22/2024	2/22/2024	Short Sale
<p>Property is subject to a 3 day first look period. The seller does not accept blind offers or escalation clauses. Seller and listing agent make no representation regarding any information contained within or regarding the property. THERE ARE NO SELLERS DISCLOSURES. Buyer is responsible for any and all certifications as may be required by lender, municipality or association as apply. No repairs can be made prior to closing by seller or buyer. All offers must include buyer signed contract, pre-qual/LLC docs (full operating agreement), POF if apply. Do not send an incomplete offer. Email offers to listing agent with property address in subject line to insure prompt attention and response. 10% EMD is REQUIRED on all cash offers. ***If there are any inspections/reports available, they are loaded in the documents category in the MLS. If no documents are present, there are no inspection reports to offer. This includes but not limited to disclosure, tank sweeps, roof inspections, hvac inspections, etc.**** Property is not guaranteed to be trashed out. Buyer is responsible for any and all certifications as may be required by lender, municipality or association as apply. Seller and listing agent make no representation regarding any information contained within or regarding the property. Buyer is responsible for verifying the accuracy of any and all information provided in the mls including but not limited to, room sizes, property amenities, property condition, functionality of any systems, etc. For fastest response to any and all inquiries, PLEASE, email the listing agent. Property is not guaranteed to be trashed out prior to closing.</p> <p><i>Listing Courtesy of CENTURY 21 ADVANTAGE GOLD</i></p>								

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- **Census and employment data** from the U.S. Census and the U.S. Bureau of Labor Statistics.
- **Demographics and trends data** from Esri. The data in commercial and economic reports includes Tapestry Segmentation, which classifies U.S. residential neighborhoods into unique market segments based on socioeconomic and demographic characteristics.
- **Business data** including consumer expenditures, commercial market potential, retail marketplace, SIC and NAICS business information, and banking potential data from Esri.
- **School data and reviews** from Niche.
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