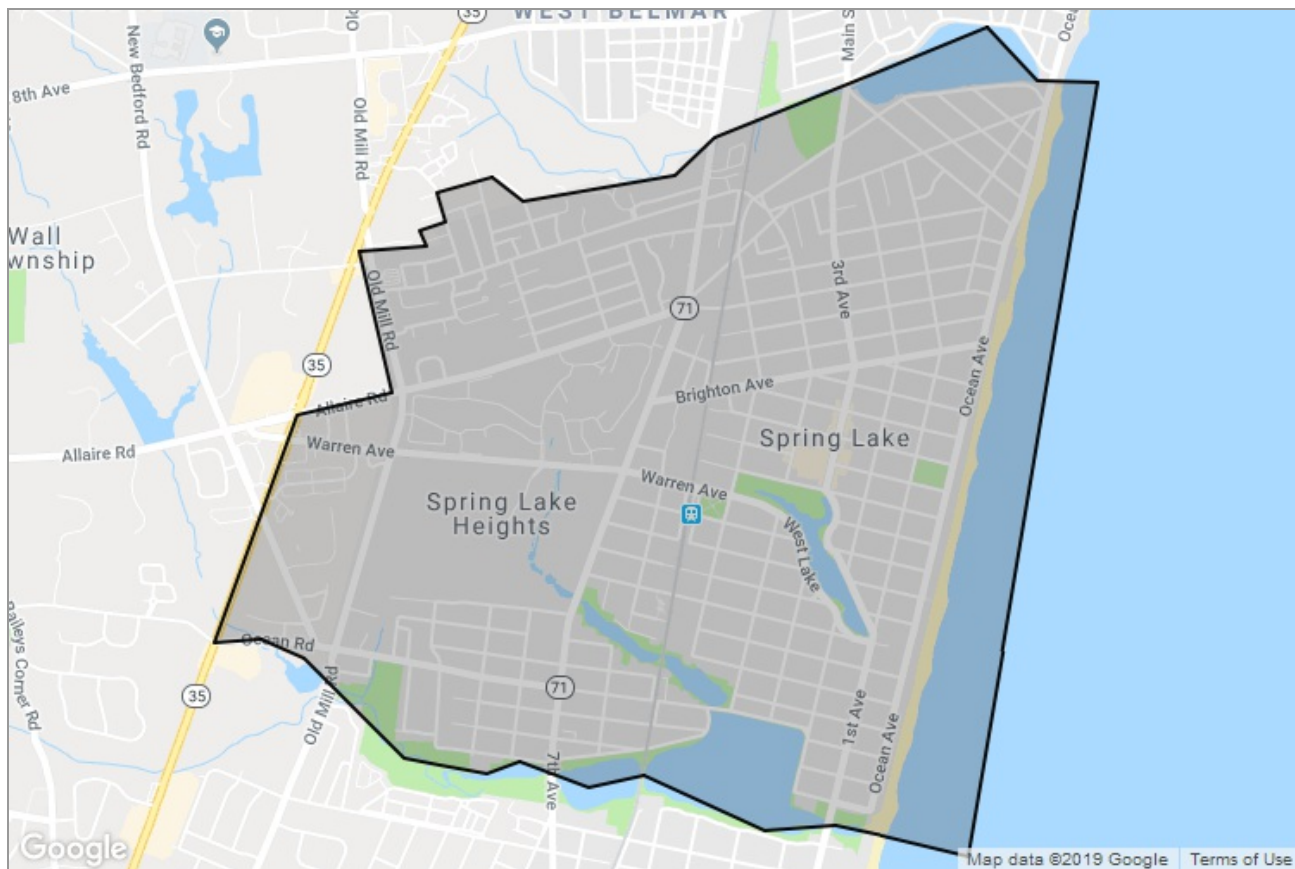


MARKET ACTIVITY REPORT

Spring Lake, NJ 07762



Presented by

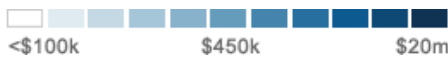
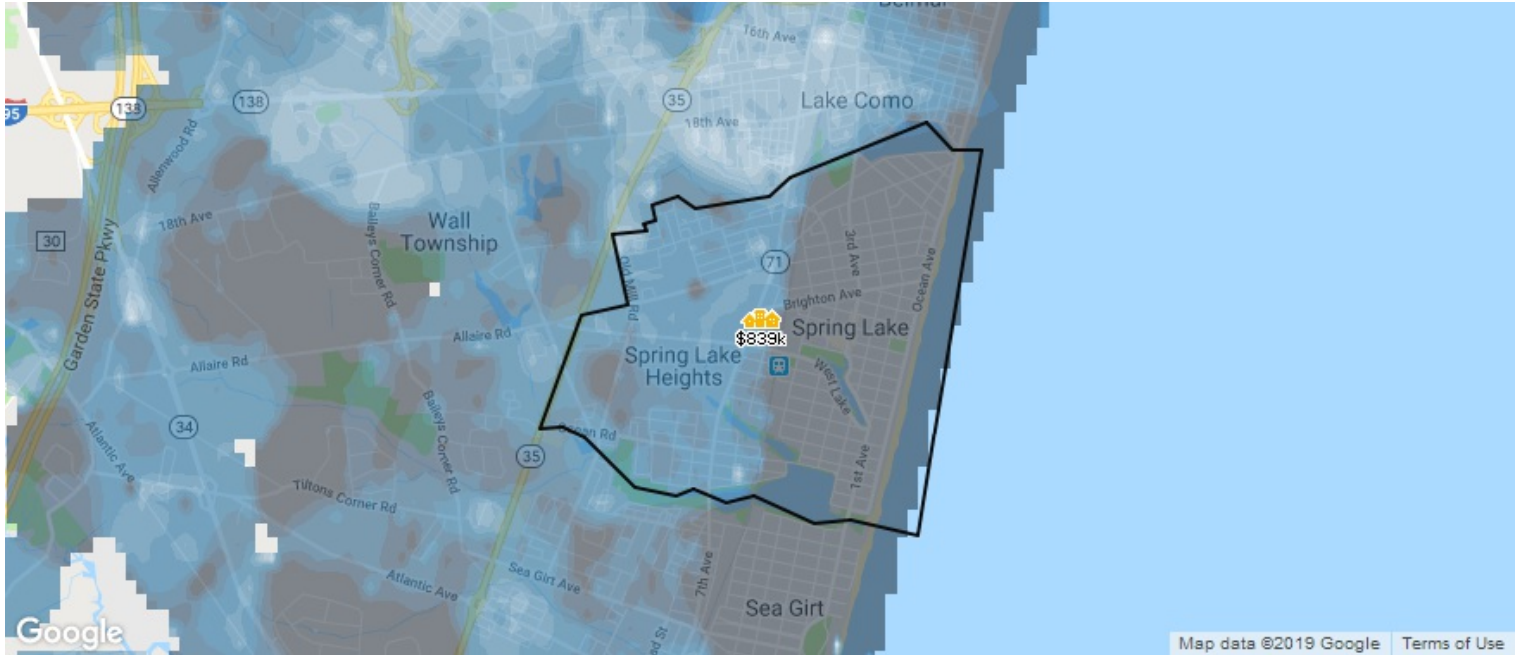
Renee Russell | REALTOR®

Work: (732) 332-9100 | Mobile: (917) 754-7345 | Fax: (732) 332-9400

Engel & Völkers - Monmouth County
960 Holmdel Road, Building 1
Holmdel, NJ 07733

Spring Lake, NJ 07762

Market Snapshot: Estimated Home Values



This map layer shows the average estimated home values, based on the AVMs and RVMs® for properties in an area. Source(s): Public records and MLS data where licensed; updated Quarterly.

Median Est. Home Value

\$839K

Updated: 1/31/2019

Change Over
Last Month

↑ 9.62%

Change Over
Last Quarter

↑ 9.62%

Change Over
Last 12 Months

↑ 25.02%

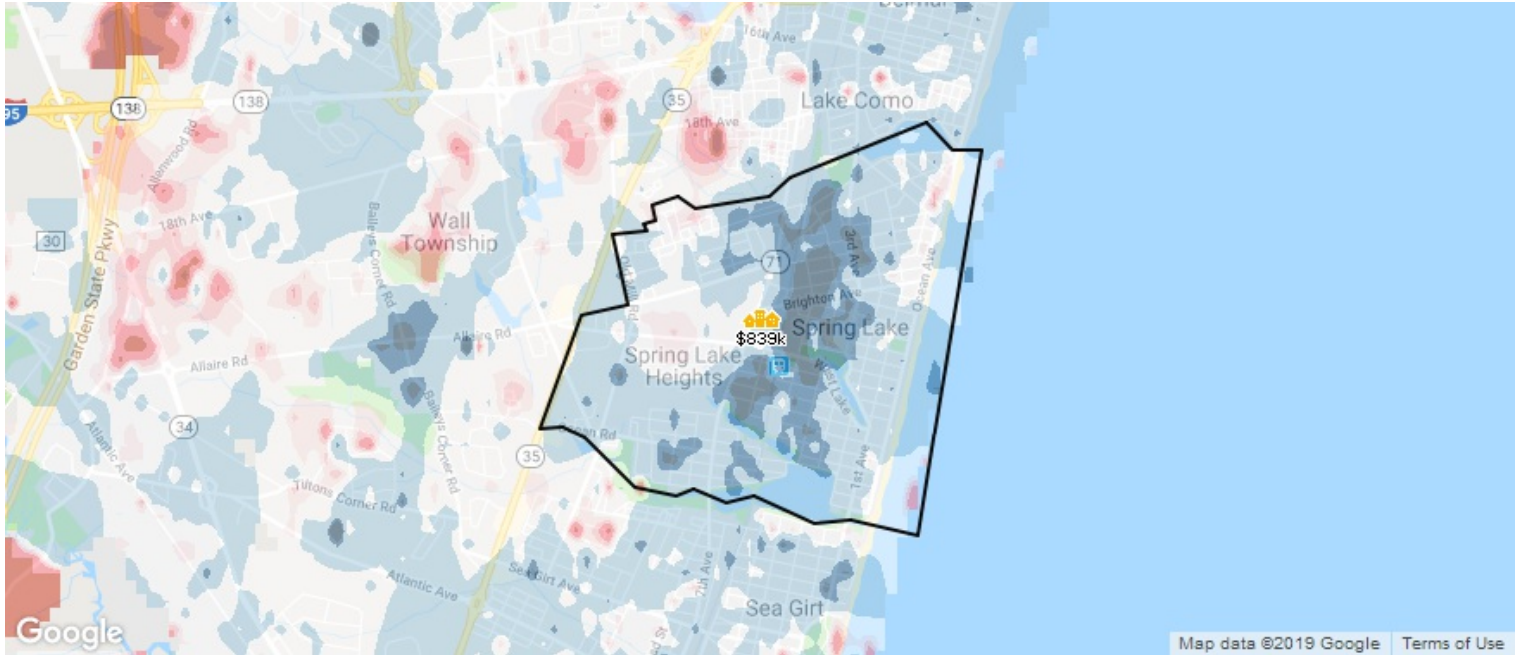
Change Over
Last 24 Months

↑ 21.46%

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 **SFR** data.

Spring Lake, NJ 07762

Market Snapshot: 12-Month Change in Estimated Value



This map layer shows the change in estimated home values over the past 12 months, based on the AVMs and RVMs® for properties in an area. Source(s): Public records and MLS data where licensed; updated Quarterly.

Median Est. Home Value

\$839K

Updated: 1/31/2019

Change Over
Last 12 Months

↑ **25.02%**

Change Over
Last 24 Months

↑ **21.46%**

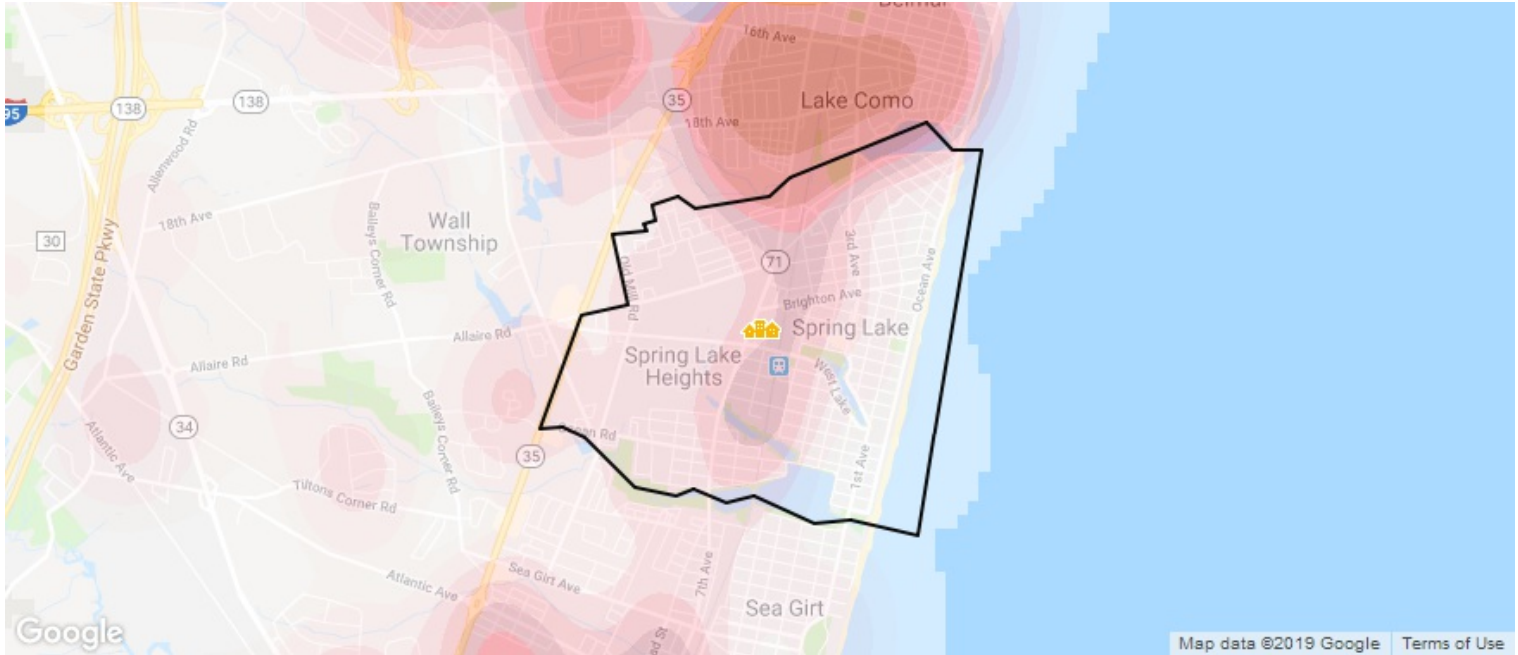
Change Over
Last 36 Months

↑ **27.01%**

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 **SFR** data.

Spring Lake, NJ 07762

Market Snapshot: Concentration of Distressed Properties



This map layer shows the concentration of distressed properties, in areas where RPR has MLS data.
Source(s): MLS data; updated Quarterly.

Total # of
Distressed Properties

19

Updated: 2/6/2019

of
Pre-Foreclosures

17

of
Foreclosures

2

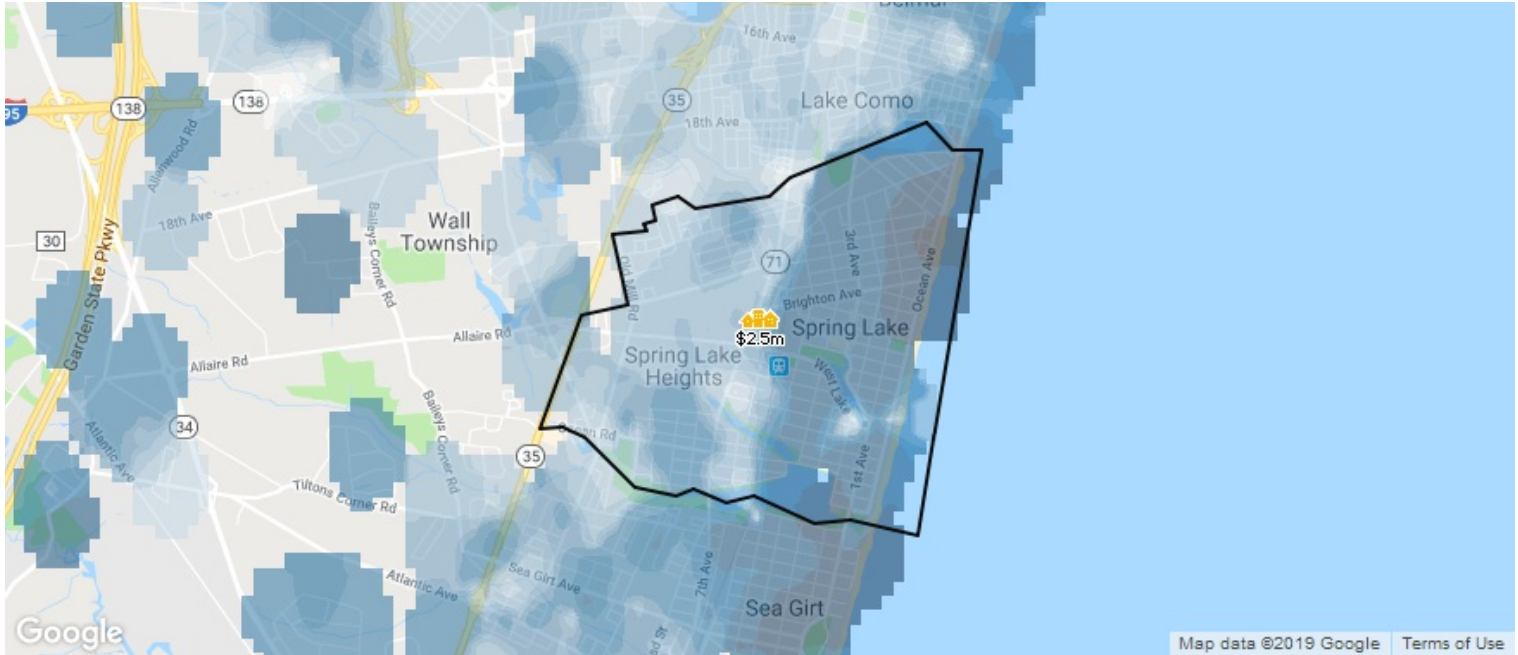
of
Short Sales

0

About this data: The metrics displayed here reflect distressed property counts (listings and public records) for **SFR** as of 2/6/2019.

Spring Lake, NJ 07762

Market Snapshot: Sales Price



This map layer shows the average sales price for properties sold in the previous six months, in areas where RPR has MLS data. Source(s): MLS data; updated Quarterly.

Median Sales Price

\$2.55M

Updated: 12/31/2018

Change Over
Last Month

↑ 284.45%

Change Over
Last Quarter

↑ 143.38%

Change Over
Last 12 Months

↑ 94.43%

Change Over
Last 24 Months

↑ 312.64%

About this data: The Metrics displayed here reflect average sales price for **SFR** using **MLS listing** data.

Spring Lake, NJ 07762

Market Snapshot: List Price



This map layer shows the average listing price for properties in the previous six months, in areas where RPR has MLS data. Source(s): MLS data; updated Quarterly.

Median List Price

\$1.85M

Updated: 12/31/2018

Change Over
Last Month

↓ **5.13%**

Change Over
Last Quarter

↑ **12.12%**

Change Over
Last 12 Months

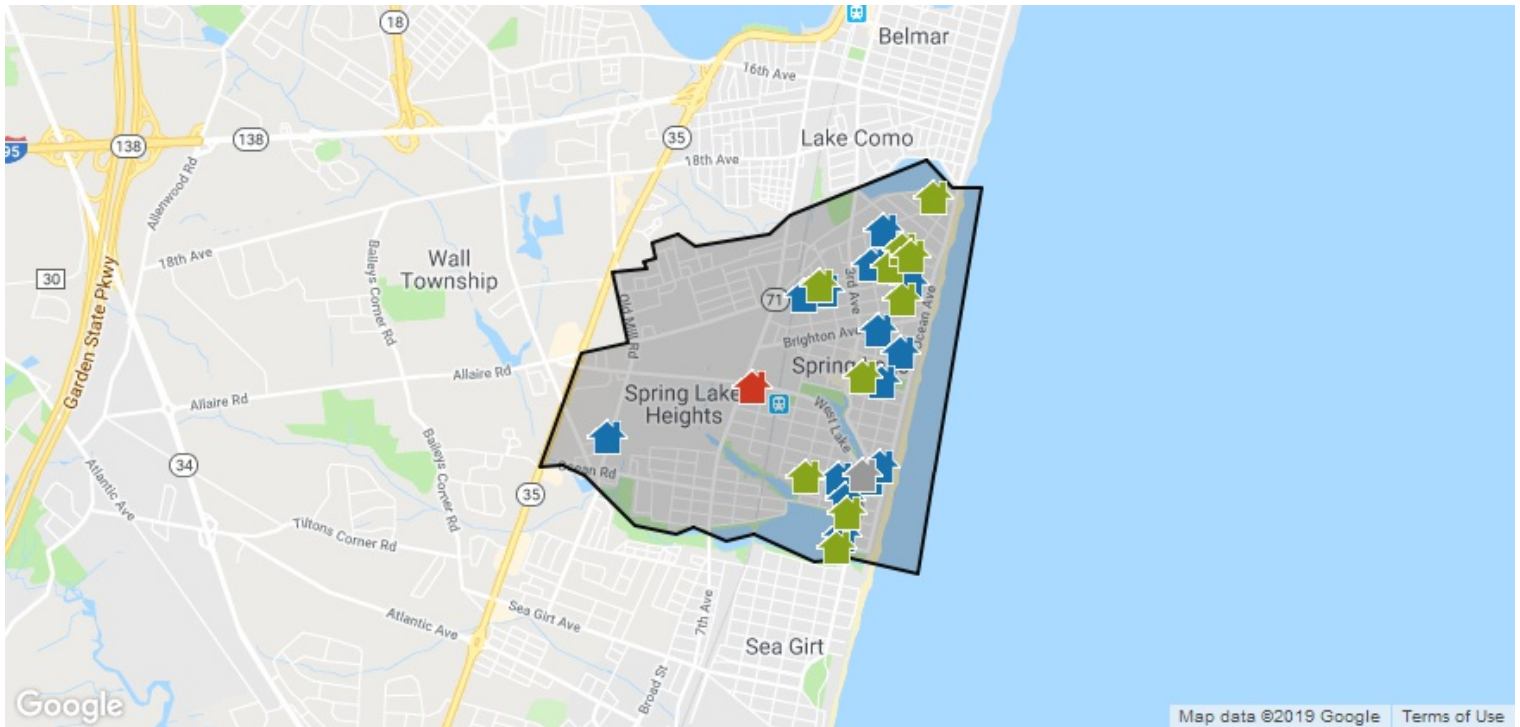
↑ **25.08%**

Change Over
Last 24 Months





↑ **85.93%**

About this data: The Metrics displayed here reflect average sales price for **SFR** using **MLS listing** data.

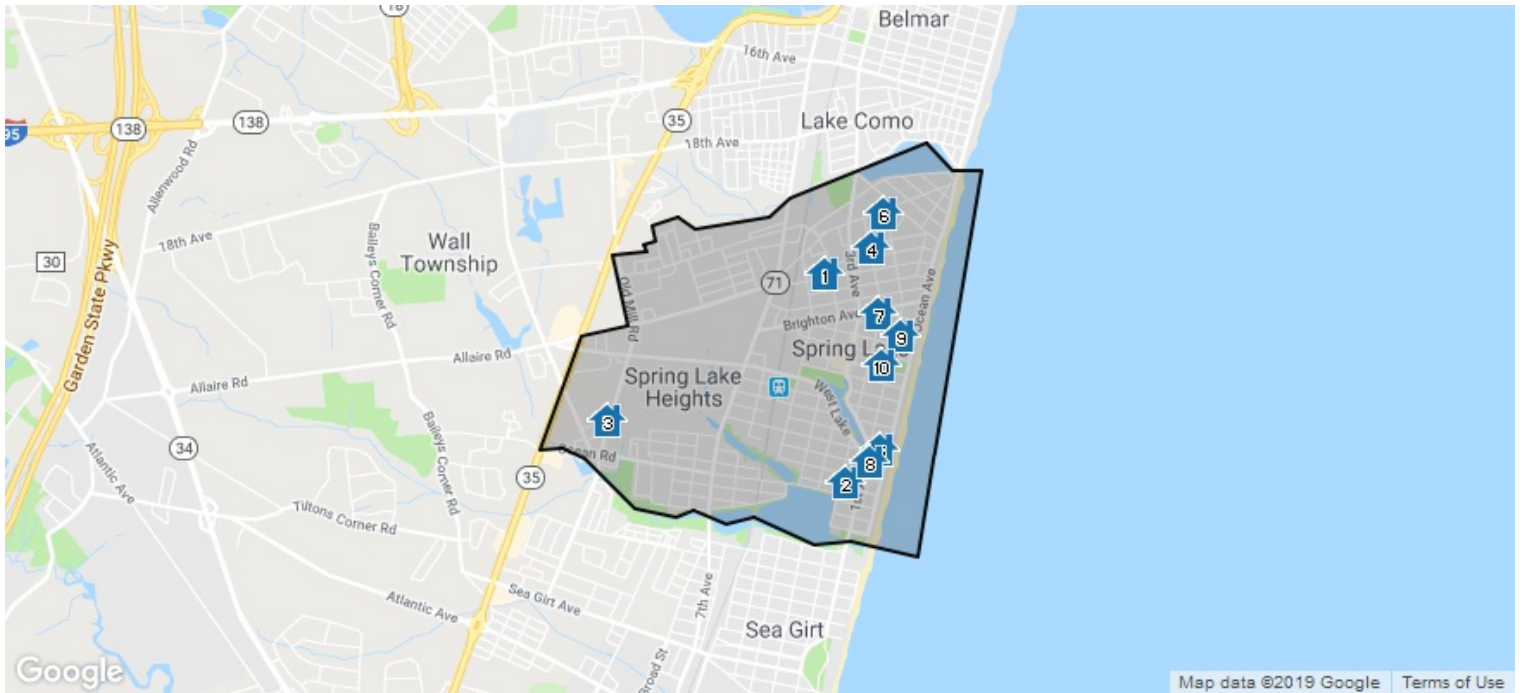
Market Activity Summary Stats



Search Criteria | **Location:** Spring Lake, NJ 07762; **Date:** Changes in the Last 3 Months; **Change Types:** New Listings, Pending, Price Change, New Distressed, Recently Sold; **Property Types:** Single Family Residence; **Value Range:** \$1,000,000 – No Max; **Beds:** 4 – No Max; **Baths:** 3 – No Max; **Maximum Properties per Status:** 10; **Sort Order:** Recently updated


	 New Listings	 Price Changes	 Distressed Activity	 Recently Sold
Number of Properties	10	7	1	10
Low Price / Value	\$1,199,000	\$1,425,000	\$1,147,930	\$1,218,750
Median Price / Value	\$2,962,500	\$2,199,000	\$1,147,930	\$3,142,500
High Price / Value	\$8,495,000	\$3,649,000	\$1,147,930	\$5,500,000
Average Price / Sq. Ft.	\$775	\$734	\$402	\$877
Median Price / Sq. Ft.	\$758	\$673	\$402	\$861
Average Days in RPR	23	135	—	216
Median Days in RPR	26	155	—	223
Total Volume	\$36,115,000	\$16,071,000	\$1,147,930	\$34,475,750


Spring Lake, NJ 07762



New Listings: 10

New Listings: 10


 **FOR SALE** • Active: 12/21/2018 MLS ID: 21847645




404 Ludlow Ave	Single Family	5/3	2,697 sq ft	—	1926	12/21/2018	\$1,699,000	\$630
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Beautifully renovated five bedroom home. New porches. New roof. New siding. Many additional upgrades, Spacious kitchen with granite counters. High end Kitchen Aid Professional Refrigerator and Commercial Franklin Stove. Kitchen opens to spacious Family Room. Bedroom Suite on First floor. Four additional bedrooms. Finished basement. Large lot with a newly renovated inground pool with spa. Charming and comfortable. A great summer home or year round residence.

Listing Courtesy of D'Amico & McConnell Realtors


 **FOR SALE** • New, Active: 2/6/2019 MLS ID: 21904842




116 Pennsylvania Ave	Single Family	5/5	4,100 sq ft	7,500	2012	2/6/2019	\$2,950,000	\$720
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This stunning home's exterior was inspired by seaside architecture with its cedar and clapboard siding, open porches and water views. The interior is a reflection of its setting. With spectacular views of Wreck Pond, peeks of the Ocean and poetic sunsets, the home is a serene blend of creamy whites, sea glass greens and coastal blues. Elegant in its finishes yet casual enough to call it a beach house, the brilliant open floor plan is accented by gorgeous natural light, rich custom mill work and superb craftsmanship. Marble and granite grace the kitchen, lead glass cabinetry is illuminated with interior lighting & glass shelving, a butler's pantry, complete with wine fridge, compliments the dining room and should the nights turn cooler the great rooms gas fireplace will warm you up. The

Listing Courtesy of Ward Wight Sotheby's International Realty

 **FOR SALE** • New, Active: 1/25/2019 MLS ID: 21903493













507 Old Mill Rd	Single Family	4/4	4,300 sq ft	18,295	2011	1/25/2019	\$1,199,000	\$279
------------------------	---------------	-----	----------------	--------	------	-----------	-------------	-------

Just blocks away from Spring Lake beach, this exquisite custom built home feels like a Mediterranean getaway. Cook for 2 or 20 in this gourmet kitchen that features top of the line appliances, custom cabinetry, granite counters & large center island. Opulent Master Suite features balcony over looking Spring Lake Golf course, luxurious master bath with custom walk in shower designed with Calcutta imported marble from Italy, double vanity, whirlpool tub. Home also features an additional 2 full baths, large bedroom suites, 2 car garage, large family room with fire place, hard wood floors, marble floored entry and kitchen, grand Foyer w/ chandelier lift. Don't let this one pass you by. Call for a private appointment today!


Listing Courtesy of C21/ Action Plus Realty



New Listings: 10 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Listing Date	Listing Price	Price per sq. ft.
	 FOR SALE	New, Active: 1/10/2019 MLS ID: 21901365						
201 Vroom Ave	Single Family	6/7	5,306 sq ft	—	2007	1/10/2019	\$3,649,000	\$688
<p>Luxurious, newer home in prestigious, North End location, convenient to the beach and downtown. Over 5300 sf on a spacious, beautifully landscaped property. This home was thoughtfully designed and built for the casually elegant lifestyle, and it shows like a model. The open floor plan, designer kitchen and warm family room are a perfect setting for entertaining guests. With bedrooms on all 3 levels and a huge finished basement, there is plenty of privacy and living space. Check the attached floorplans to see how easily you can fit into this comfortable lifestyle. Homes of this size and location in town are usually priced higher. Furnishings may also be sold to make this a "turn key" purchase. You can be enjoying this Shore masterpiece— one of the area's best values—by Spring.</p> <p><i>Listing Courtesy of Gloria Nilson & Co. Real Estate</i></p>								
	 FOR SALE	New, Active: 1/30/2019 MLS ID: 21903937						
10 Monmouth Shire Ln	Single Family	6/7	5,540 sq ft	—	2019	1/30/2019	\$5,499,000	\$993
<p>One of a kind, exquisitely designed, Spring Lake masterpiece with Ocean and Spring Lake Views. Modern elegance at its finest, the six bedrooms, six and a half bath home offers only the finest materials and finishes. A truly inspiring gourmet kitchen with large center island overlooking the sun filled great room with custom coffered ceilings. Covered Bluestone Porch and walkway leads to concrete pool and pool-side cabana. Finished third floor with Recreation Room and full bathroom along with full finished lower level and four stop Elevator to hit each floor. These and many other details are the hallmarks of a truly exceptional home. August 1st delivery date with time to make your personal selections.</p> <p><i>Listing Courtesy of Berkshire Hathaway Home Services Zack Shore Realtors</i></p>								
	 FOR SALE	Active: 1/6/2019 MLS ID: 21900491						
2225 1st Ave	Single Family	5/4	2,790 sq ft	—	1961	1/6/2019	\$2,399,000	\$860
<p>Prime north end location surrounded by exquisite newer homes at the prestigious end of Spring Lake's First Ave. This beautiful home sits majestically on a manicured lot that is just under 12,000 square feet. Pride of ownership is evident in every aspect of this pristine home, nestled among lush landscaping and outdoor seating. Entertain family & friends easily from the large eat in kitchen that opens to an outdoor deck or dining room. Spend summer evenings savoring cool ocean breezes while sitting on your patio, deck or screened in porch. And on those chilly nights relax in front of the cozy fireplace. Enjoy the shore lifestyle in this perfect location close to immaculate Spring Lake beaches, park and tennis courts. Make this home your own and begin building a lifetime of memories.</p> <p><i>Listing Courtesy of Ward Wight Sotheby's International Realty</i></p>								
	 FOR SALE	New, Active: 1/22/2019 MLS ID: 21842258						
209 Newark Ave	Single Family	7/5	—	—	1887	1/22/2019	\$2,975,000	—
<p>A Rare Historic Seashore Colonial close to town, Ocean and North end pool..Step onto an Open Front Porch into a spacious Foyer with warmth of both a fireplace and oak paneling to chair rail around perimeter walls. Foyer has entry to either living room or dining room. Dining room has ceiling beams, built in china cabinet, and bee hive fireplace. High ceilings, pocket doors, and larger windows. What an amazing opportunity for new owner to enjoy living in past and present day Spring Lake while improving and preserving a beautiful home for posterity. Plus large screened in porch and a garage apartment and beautiful plantings.</p> <p><i>Listing Courtesy of Ward Wight Sotheby's International Realty</i></p>								
	 FOR SALE	Active: 1/4/2019 MLS ID: 21900539						
16 Atlantic Ave	Single Family	5/5	3,364 sq ft	12,750	1982	1/4/2019	\$2,550,000	\$758
<p>Check comparable sales, then check out this great value. The ultimate beach house is available in Spring Lake. Steps to the ocean, lake and downtown, this well maintained and nicely upgraded colonial has many possibilities for luxurious full time or vacation living. The oversized corner property has a landscaped and private rear yard oasis with a heated pool and patio that is perfect for entertaining. The floor plan (shown in the photos) is versatile to accommodate family or guests with 5 bedrooms and 4 remodeled baths. A large, 1st level bedroom suite doubles as a den, with direct pool access, and an upscale kitchen and family room (with fireplace) are the centerpiece for easy living. The 2nd floor master suite, also has a fireplace with a unique, spacious sundeck to enjoy the ocean breezes.</p> <p><i>Listing Courtesy of Gloria Nilson & Co. Real Estate</i></p>								

New Listings: 10 (cont.)

New Listings: 10 (cont.)



  FOR SALE

New, Active: 1/12/2019

MLS ID: 21901623

15 Madison Ave

Single Family

5/8

7,275 sq
ft

32,670

2004


1/12/2019



\$8,495,000

\$1,168

For those who won't accept second best, begin with a perfect location. A few steps from the beach for breathtaking views and salt air, but set back from Ocean Avenue. An estate requires space, so a private, landscaped double lot is preferred, with room for a pool or any outdoor activities. The home should be drawn by gifted Architect—Chris Rice, and built by one of the area's finest—Rick Barry, to the most demanding specifications. A top design team will complete the project to create an impressive, yet comfortable home. Lawrence-Mayer-Wilson, was chosen, and the results captured the owners' vision (see attached source list for details). DesignNJ magazine, the Mountz Kitchen Tour, the Historical Society and Garden Tour agreed, and now the home can be yours at a very opportunistic price.

Listing Courtesy of Gloria Nilson & Co. Real Estate



  FOR SALE

New, Active: 1/9/2019

MLS ID: 21901190

106 Morris Ave

Single Family

6/6

5,313 sq
ft

22,500

1960

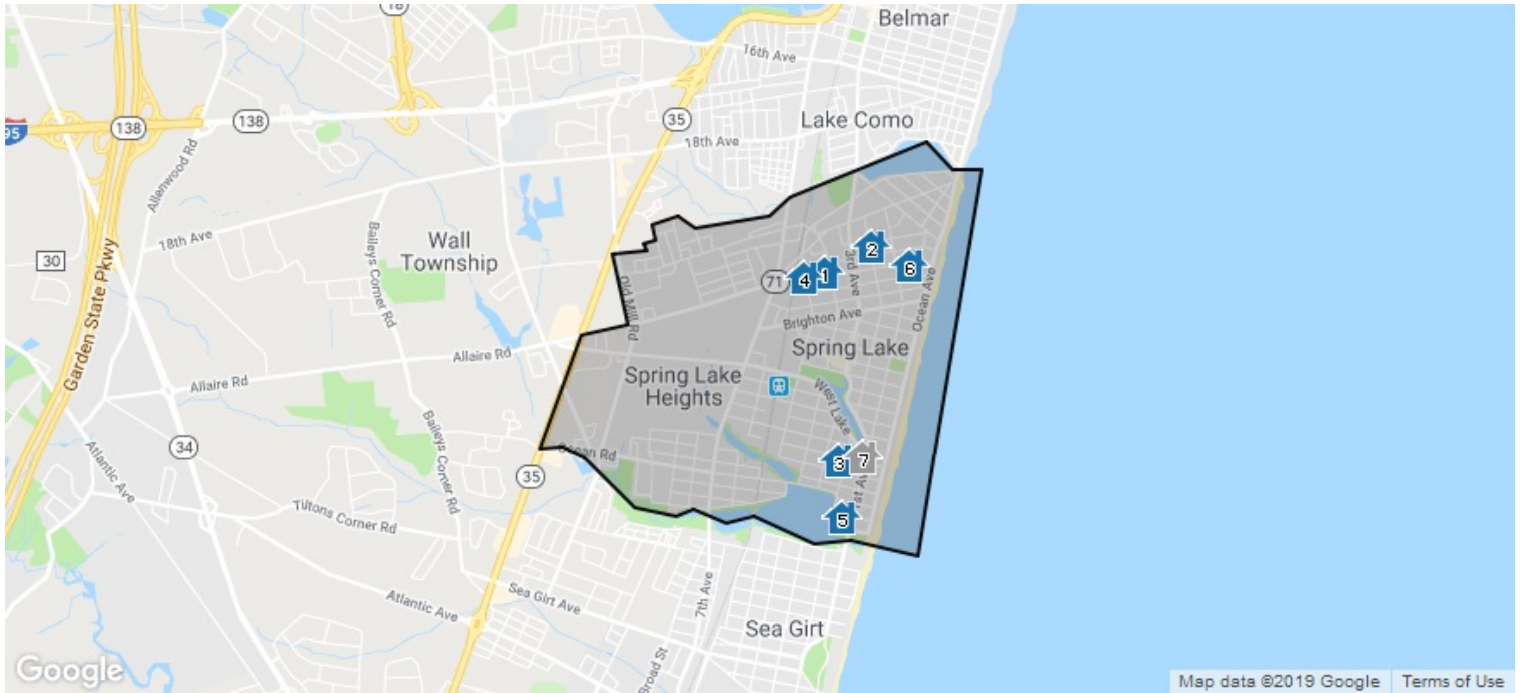
1/9/2019

\$4,700,000




\$885

Tradition meets elegance within the gates of Spring Lake's historic Maloney Estate. The landscape surrounding this 250 x 150 sized, corner property is garden tour worthy in a parklike setting. The property boasts a custom pool house including a private changing room with full bath, gas grill, and granite countertops. Beyond the pool house you will find additional lush gardens. Exquisite craftsmanship is evident throughout the first level's family and adjoining living room featuring two gas fire places, custom millwork, wet bar, and impeccably maintained wide plank hardwood flooring. The elegant and formal dining room with custom crown molding takes advantage of natural light and is perfectly suitable for large gatherings. The first level you will also find dual master suites including





Listing Courtesy of Berkshire Hathaway HomeServices Signature Properties



Price Changes: 7



	Prop Type	Bed /Ba	Living Area (sq ft)	Orig. Listing Date	Orig. Price	New Price	Date of Chg.	% Chg.
	1 FOR SALE	Active: 12/21/2018 MLS ID: 21847645						
404 Ludlow Ave	Single Family	5/3	2,697 sq ft	12/21/2018	\$1,799,000	\$1,699,000	2/6/2019	-5.56%
Beautifully renovated five bedroom home. New porches. New roof. New siding. Many additional upgrades. Spacious kitchen with granite counters. High end Kitchen Aid Professional Refrigerator and Commercial Franklin Stove. Kitchen opens to spacious Family Room. Bedroom Suite on First floor. Four additional bedrooms. Finished basement. Large lot with a newly renovated inground pool with spa. Charming and comfortable. A great summer home or year round residence.								
Listing Courtesy of D'Amico & McConnell Realtors								
	2 FOR SALE	New, Active: 1/10/2019 MLS ID: 21901365						
201 Vroom Ave	Single Family	6/7	5,306 sq ft	1/10/2019	\$3,749,000	\$3,649,000	2/5/2019	-2.67%
Luxurious, newer home in prestigious, North End location, convenient to the beach and downtown. Over 5300 sf on a spacious, beautifully landscaped property. This home was thoughtfully designed and built for the casually elegant lifestyle, and it shows like a model. The open floor plan, designer kitchen and warm family room are a perfect setting for entertaining guests. With bedrooms on all 3 levels and a huge finished basement, there is plenty of privacy and living space. Check the attached floorplans to see how easily you can fit into this comfortable lifestyle. Homes of this size and location in town are usually priced higher. Furnishings may also be sold to make this a "turn key" purchase. You can be enjoying this Shore masterpiece— one of the area's best values—by Spring.								
Listing Courtesy of Gloria Nilson & Co. Real Estate								
	3 FOR SALE	Active: 7/13/2018 MLS ID: 21827931						
205 Atlantic Ave	Single Family	4/3	2,441 sq ft	7/13/2018	\$2,650,000	\$2,199,000	11/20/2018	-17.02%
Reduced and ready for a quick sale, this sun-filled home, just a stone's throw from South End beaches offers an open floor plan for relaxed beach living. Features include a large living room with vaulted ceiling and skylights, garden room with sliders to large deck. The kitchen/dining area again offers sunlight and deck access. Two first floor bedrooms include an all-important first floor master bedroom and bath. A full bath and utility area complete the first floor. There is a second floor loft perfect for an in-home office, plus 2 bedrooms, and a full bath. The inviting- south facing E_PE deck has several spots for entertaining as well as a hot tub and outdoor shower. Privacy prevails in the lovely landscaped yard. Many upgrades make this even more appealing!								
Listing Courtesy of Bonnie O' Malley Realtor								

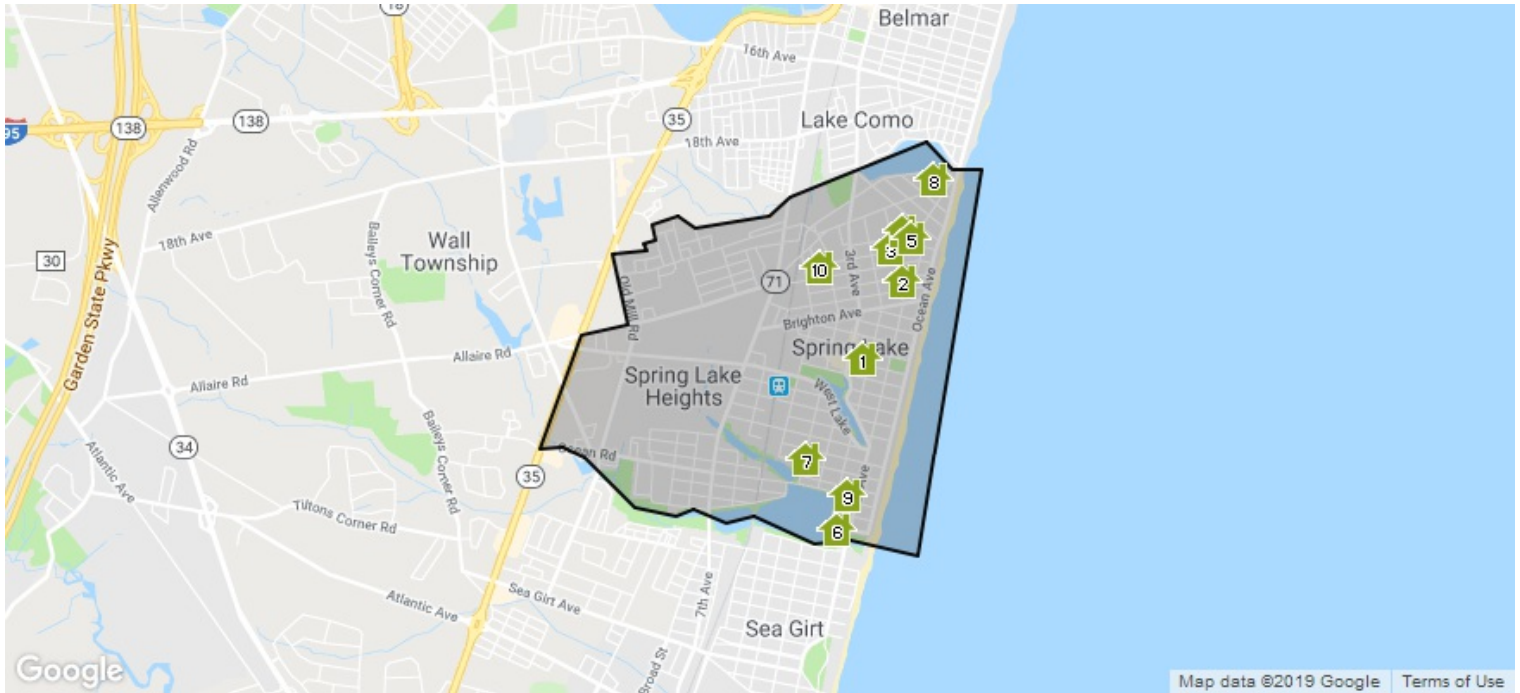
Price Changes: 7 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Orig. Listing Date	Orig. Price	New Price	Date of Chg.	% Chg.
	4 FOR SALE • Active: 9/4/2018 MLS ID: 21835311							
	500 Ludlow Ave	Single Family	4/3	2,118 sq ft	9/4/2018	\$1,655,000	\$1,425,000	1/2/2019 -13.9%
Spring Lake- Classic Seashore Colonial completely renovated & ready to move right in..This home will captivate you from the tranquil front porch to the landscaped backyard. First impression upon entering are the rich Brazilian cherry wood floors. The center of attention is the rebuilt gas fireplace. The alluring dining room has custom box frame trim creating a formal design yet casual for every day dining. A redesigned kitchen now has new cabinets S/S appliances, granite counter tops, recessed lighting. Mud room and full bath adjacent to back door. Upstairs 3 bedrooms & 2 full baths, including a master bedroom suite. Expansive 3rd floor for addtl bedroom/office/activities room. Finished basement, family room, laundry, storage. Rebuilt garage..LOW TAXES! Ready for you to move right in! <i>Listing Courtesy of Coldwell Banker Res. Brokerage</i>								
	5 FOR SALE • Active: 7/30/2018 MLS ID: 21830051							
	111 York Ave	Single Family	4/4	3,462 sq ft	7/30/2018	\$2,250,000	\$1,850,000	12/9/2018 -17.78%
Priced To Sell !Perfect beach vacation home or full time residence. This lovely home with great "rental history" features open floor plan, four bright bedrooms including a private master suite on first level, a spacious second level loft with three full bedrooms and 2 baths, a custom eat-in kitchen which is open to a large family room with gas fireplace - the perfect space for entertaining large gatherings, a formal dining room, an expansive sunroom, , a second level deck provides ocean and wreck pond views and traditional covered front porch. Other features include hardwood floors and designer tile throughout, two zone heating and air conditioning a detached garage and a large rear yard. Perfectly located and just one and one half blocks to Spring Lake's pristine beach <i>Listing Courtesy of D'Amico & McConnell Realtors</i>								
	6 FOR SALE • Active: 11/3/2018 MLS ID: 21842921							
	31 Ludlow Ave	Single Family	6/5	2,796 sq ft	11/3/2018	\$3,199,000	\$2,999,000	1/25/2019 -6.25%
This classic Spring Laker is perched on a hill in the coveted North End and just steps to the beach. With 6 BR and 4.5 Baths your beach house wish list is fulfilled in this gracious Shore Home. The Spring Lake front porch (a must!), private side porch, rooftop decks & a rear yard terrace offer ample opportunity to gather, relax and entertain while taking in the sights, sounds and breezes of the ocean and shore living. A generous 1st floor plan captures the time when this home was constructed. The foyer and an original staircase with moldings opens up to a front parlor and a generous formal dining room with built ins. Daily life might be centered around the den, 3 season sun room, kitchen and another dining area. <i>Listing Courtesy of Diane Turton, Realtors-Spring Lake</i>								
	7 UNDER CONTRACT • MLS Listing 21823858: 6/26/2018 MLS ID: 21823858							
	503 1st Ave	Single Family	6/4	3,500 sq ft	6/26/2018	\$2,799,000	\$2,250,000	1/5/2019 -19.61%
A wonderful multigenerational home or for multiple families with 2 master bedrooms Freshly painted and landscaped, this well built home 1 block to the beach on a 75x150 lot home in Spring Lake. This 3500 square foot home features 6 spacious bedrooms and 4 baths. The first floor features a classic living room with fireplace and dining room an updated kitchen and den and 3 bedrooms including a master w/ own bath.. The second floor features a great room with vaulted ceilings and 2nd fireplace, an office and 3 more bedrooms including the 2nd master w its own bath. Walk to the beach, lake and town. Relax on the back patio with a retractable awning. The large backyard has room for a pool. <i>Listing Courtesy of Weichert Realtors-Spring Lake</i>								





Distressed Activity: 1

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Listing Price	Listing Date	Distressed Date	Status
	 OFF MARKET	<i>Preforeclosure, Notice of Foreclosure Sale</i> <i>MLS ID: -</i>						
611 Warren Ave	Single Family	4/5	2,856 sq ft	7,500	-	-	12/30/2018	Preforeclosure
-								








Recently Sold: 10




	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Sale Date	Sale Price	Price per sq. ft.
	1 RECENTLY SOLD	* Sold Date: 2/1/2019, MLS Listing 21811220: 6/27/2018 MLS ID: 21811220						
204 Morris Ave	Single Family	6/7	5,554 sq ft	15,000	1960	2/1/2019	\$5,125,000	\$923
Luxury beach living in one of the shore's best towns. Quality craftsmanship abounds in this new construction 5554 sq.ft. 6 BR custom seashore colonial with add'l 1400 sq. ft. finished basement. Extensive custom moldings, wainscoting and built-ins throughout. Gourmet kitchen features custom cabinets, Quartz countertops, Wolf 48" range, double oven, and SubZero 48" refrigerator/freezer. Butlers pantry with sink, beverage fridge, and coffee/espresso machine, too. Family room boasts architectural beamed ceiling, home theater and gas fireplace. 3 stop elevator. 2 car garage, outdoor fireplace, built-in gas grill with blue stone counter, pool, cabana, blue stone front and rear covered porches and much more!								
Courtesy of Ward Wight Sotheby's International Realty								
	2 RECENTLY SOLD	* Sold Date: 2/4/2019, MLS Listing 21811425: 3/27/2018 MLS ID: 21811425						
27 Tuttle Ave	Single Family	9/5	4,236 sq ft	15,000	1910	2/4/2019	\$2,750,000	\$649
Welcome to 27 Tuttle Avenue in Spring Lake, a rare opportunity for 100' x 150' property in the most gorgeous section of Spring Lake! Ideally located on the beach block just steps from North End Beach Pavilion and boardwalk, and a few blocks from downtown shops, restaurants, and theater. Surrounded by stunning brand new homes and situated on a beautiful park-like corner setting lined with Buttonwood Sycamore trees! Classic Spring Laker w/ huge front porch, 9' ceilings, vintage architectural details, and hardwoods can be enjoyed right away, remodeled to your taste, or the property offers plenty of room to build an approx. 9,000+ sq. ft. dream estate with pool, cabana & more! This property has NEVER been offered on the market before!								
Courtesy of Coldwell Banker Res. Brokerage								

Recently Sold: 10 (cont.)

Recently Sold: 10 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Sale Date	Sale Price	Price per sq. ft.
	<div><div>8</div><div>RECENTLY SOLD</div><div>Sold Date: 1/29/2019, MLS Listing 21828867: 7/31/2018 MLS ID: 21828867</div></div>							
102 Worthington Ave	Single Family	7/8	2,380 sq ft	9,000	2018	1/29/2019	\$3,950,000	\$1,660
<p>A Seashore Colonial on a generous 60 x 150 property that offers traditional features including mahogany doors, handmade oak staircase, coffered ceilings, crown molding and trim along with wide plank oak flooring built with impeccable craftsmanship. State of the art kitchen, still time to choose your granite, tile, stone, hardware etc. Including a whole house generator and security system complete the package. The downstairs provides an open floor plan, great for entertaining family and friends on the blue stone covered patio with brick fireplace & flat screen outlet. The home features 7 bedrooms & 7.5 baths over 4 levels. Enjoy your morning coffee, afternoon cocktails on the balcony of your master suite. The blue stone front porch sits just 1500' from the beautiful beaches in Spring Lake.</p> <p><i>Courtesy of Coldwell Banker Res. Brokerage</i></p>								
	<div><div>4</div><div>RECENTLY SOLD</div><div>Sold Date: 1/21/2019, MLS Listing 21840303: 10/13/2018 MLS ID: 21840303</div></div>							
26 Vroom Ave	Single Family	6/6	4,800 sq ft	9,583	2018	1/21/2019	\$4,875,000	\$1,016
<p>Anyone familiar with the Jersey Shore knows that Spring Lake is an ocean front treasure, with its perfect 2 mile stretch of beach, its famous boardwalk and its tree lined streets dripping with charm. And if there was ever a home to match that picture perfect setting, this is it. Set in the town's northern end, under a canopy of Sycamore trees and just 8 homes to the beach, this 6 bedroom, 6 bathroom escape ticks off all the boxes. It's sophisticated yet genuine and seamlessly merges the line between elegance and ease. Taking a page from timeless Nantucket style charm this home embraces you from the moment you step onto the bluestone porch. They say a picture is worth a thousand words, and the photography of this home will tell its story. Is it a beach house? Yes, is it a year-round</p> <p><i>Courtesy of Ward Wight Sotheby's International Realty</i></p>								
	<div><div>5</div><div>RECENTLY SOLD</div><div>Sold Date: 1/18/2019, MLS Listing 21810303: 3/29/2018 MLS ID: 21810303</div></div>							
15 Vroom Ave	Single Family	4/4	2,584 sq ft	8,102	1959	1/18/2019	\$2,225,000	\$861
<p>Best value on the north side of town. Beautifully staged and in move-in condition. Spacious floor plan with four bedrooms [masters on first and second floor] incl a 1st level bedroom suite, three full and one half baths, updated kitchen w/custom cabinets and granite counters, formal living room with a masonry fireplace, formal dining room, three season sun room, bedroom decks, a traditional covered front porch, full basement, two car detached garage, Paver patio and walkways and an expansive and private rear yard. Perfectly located & approximately 900' from Spring Lake's pristine beaches & boardwalk. *Please note Survey and floor plan on line.</p> <p><i>Courtesy of D'Amico & McConnell Realtors</i></p>								
	<div><div>6</div><div>RECENTLY SOLD</div><div>Sold Date: 12/21/2018, MLS Listing 21842409: 10/30/2018 MLS ID: 21842409</div></div>							
113 Brown Ave	Single Family	5/5	—	7,500	2017	12/21/2018	\$3,000,000	—
<p><i>Courtesy of D'Amico & McConnell Realtors</i></p>								
	<div><div>7</div><div>RECENTLY SOLD</div><div>Sold Date: 1/11/2019, MLS Listing 21820945: 5/29/2018 MLS ID: 21820945</div></div>							
400 4th Ave	Single Family	4/3	1,913 sq ft	7,500	1956	1/11/2019	\$1,218,750	\$637
<p>This spacious cape cod style home is located at the South End of Spring Lake. An open floor plan with lots of possibilities includes a living room with wood burning fireplace, dining room and a charming breezeway for family fun. Hard wood floors. Two bedrooms and 2 full bathrooms on the first floor and two bedrooms and 1 full bathroom on the second floor. Side yard and patio. Rebuild, renovate or expand to make this home your Spring Lake dream home..</p> <p><i>Courtesy of Diane Turton, Realtors-Spring Lake</i></p>								

Recently Sold: 10 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Sale Date	Sale Price	Price per sq. ft.
	8 RECENTLY SOLD • Sold Date: 1/7/2019, MLS Listing 21841352: 10/19/2018 MLS ID: 21841352							
	206 Remsen Ave	Single Family	6/7	5,986 sq ft	—	2017	1/7/2019	\$5,500,000 \$919
Brand New Spring Lake masterpiece. Only the finest materials and finishes were selected to create this magnificent Beach Block uber-Luxury home. Nantucket style exterior features superior red cedar siding with brilliant white balconies and trim, complemented by substantial, oversized eaves and gutters. Bluestone walkway leads to heated concrete pool and pool-side kitchen. Inside you'll discover quartered, wide plank Oak floors, which were used in the gilded age when cost was no concern...sadly, you may not find such materials in 5 or even 10 million dollar estates today. Stunning white kitchen features fine custom cabinetry, exquisite surfaces, double Wolf oven, oversized fridge, pantry and farm sink. These and many other details are the hallmarks of a truly exceptional home. Courtesy of RE/MAX Paradigm Realty Group								
	9 RECENTLY SOLD • Sold Date: 12/19/2018, MLS Listing 21816482: 4/30/2018 MLS ID: 21816482							
	110 Union Ave	Single Family	5/4	5,400 sq ft	7,500	2000	12/19/2018	\$3,285,000 \$608
This breathtaking and completely redesigned 5,400 sq.ft. home is a mere block and a half from the ocean. This truly turn key home boasts custom designed finishes throughout. 3 levels of welcoming decks and a rare treasured roof-top deck offer panoramic views of the Atlantic and lake. With custom Walter Zanger tile, built in wall units, tray ceilings, and a stunning mahogany entrance, it's no wonder this home was featured on the Spring Lake Kitchen Tour in 2016. From the roof top deck down to the landscaping, every inch of this home has been completely redesigned and refinished. Interior items and furniture are negotiable! Courtesy of D'Amico & McConnell Realtors								
	10 RECENTLY SOLD • Sold Date: 12/14/2018, MLS Listing 21736001: 9/14/2017 MLS ID: 21736001							
	409 Worthington Ave	Single Family	5/6	4,090 sq ft	7,405	—	12/14/2018	\$2,547,000 \$623
BRAND NEW!!! Move right in for Summer 2018. Move right in.....Summer 2018.4 Finished levels. 2nd Master Bedroom Suite on 1st level / could be a Study/Den.*Taxes: two doors away, Taxes - \$13,216.00 - 50'x150'. Courtesy of Christine Keating Realty								

About RPR (Realtors Property Resource)

- Realtors Property Resource® is a wholly owned subsidiary of the National Association REALTORS®.
- RPR offers comprehensive data – including a nationwide database of 164 million properties – as well as powerful analytics and dynamic reports exclusively for members of the NAR.
- RPR's focus is giving residential and commercial real estate practitioners, brokers, and MLS and Association staff the tools they need to serve their clients.
- This report has been provided to you by a member of the NAR.



About RPR's Data

RPR generates and compiles real estate and other data from a vast array of sources. The data contained in your report includes some or all of the following:

- **Listing data** from our partner MLSs and CIEs, and related calculations, like estimated value for a property or median sales price for a local market.
- **Public records data** including tax, assessment, and deed information. Foreclosure and distressed data from public records and RealtyTrac.
- **Market conditions and forecasts** based on listing and public records data.
- **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.
- **Specialty data sets** such as walkability scores, traffic counts and flood zones.



Update Frequency

- Listings and public records data are updated on a continuous basis.
- Charts and statistics calculated from listing and public records data are refreshed monthly.
- Other data sets range from daily to annual updates.

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