

## Franklin Lakes, NJ

[www.NewJerseyRealEstateGuys.com](http://www.NewJerseyRealEstateGuys.com)

### Average Sales Price

	Jan	Feb	Mar	Apr	May	June	Jul	Aug	Sept	Oct	Nov	Dec
2008	\$2,136,571	\$1,034,167	\$1,455,000	\$1,087,857	\$2,307,500	\$1,666,458	\$1,864,500	\$1,204,667	\$1,187,500	\$1,011,250	\$624,000	\$1,057,575
2009	\$1,230,625	\$1,300,000	\$1,275,000	\$498,600	\$863,772	\$1,253,486	\$920,433	\$1,243,857	\$1,035,883	\$1,286,667	\$1,369,980	\$1,276,875

### Inventory Sold

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sept	Oct	Nov	Dec
2008	7	3	5	7	8	12	10	3	2	4	1	4
2009	4	2	5	3	9	7	12	7	3	9	5	8

Average	Inventory	Difference
2008	66	
2009	74	11%

Average	Sales Price	Difference
2008	\$1,386,420	
2009	\$1,129,598	-18.50%

