



September 2026

Somerset County Market Report

COMPASS

Somerset County Overview

Year-To-Date Sales

2,269

-4.2% Year-To-Date
-19.6% Month-Over-Month

Year-To-Date Contracts

2,394

-4.7% Year-To-Date
0.4% Month-Over-Month

Single-Family
Average Sale Price

\$924K

2.2% Year-To-Date
-8.0% Month-Over-Month

Condo/Co-op/Townhouse
Average Sale Price

\$493K

0.2% Year-To-Date
-11.2% Month-Over-Month

Average Days On Market

35

12.9% Year-To-Date
4.9% Month-Over-Month

Active Listings

945

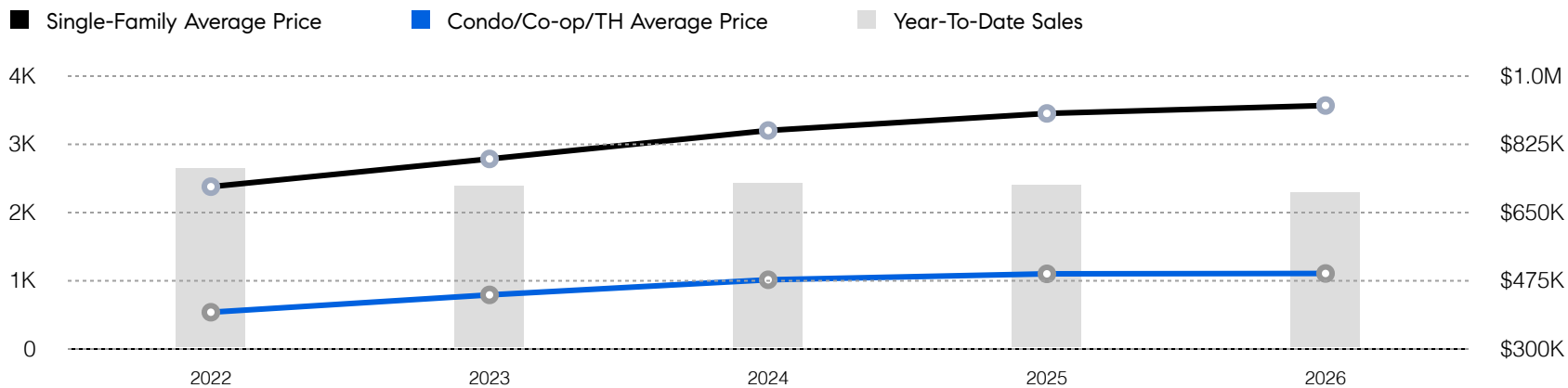
59.6% Year-Over-Year
14.3% Month-Over-Month



Somerset County Overview

		YTD 2025	YTD 2026	% Change	Sep 2025	Sep 2026	% Change
Single-Family	CONTRACTS SIGNED	1,650	1,551	-6.0%	163	180	10.4%
	ACTIVE LISTINGS	425	614	44.5%	425	614	44.5%
	# OF SALES	1,569	1,453	-7.4%	198	177	-10.6%
	SALES VOLUME	\$1,418,827,673	\$1,343,407,237	-5.3%	\$178,021,736	\$155,649,113	-12.6%
	MEDIAN PRICE	\$788,000	\$781,000	-0.9%	\$815,000	\$775,000	-4.9%
	AVERAGE PRICE	\$904,288	\$924,575	2.2%	\$899,100	\$879,374	-2.2%
	AVERAGE DOM	30	36	20.0%	34	36	5.9%
	% OF ASKING PRICE	103.6%	102.8%	-0.8%	102.7%	101.7%	-1.0%
Condo/Co-op/TH	CONTRACTS SIGNED	863	843	-2.3%	100	89	-11.0%
	ACTIVE LISTINGS	167	331	98.2%	167	331	98.2%
	# OF SALES	799	816	2.1%	92	81	-12.0%
	SALES VOLUME	\$393,781,860	\$402,920,765	2.3%	\$47,228,208	\$38,409,050	-18.7%
	MEDIAN PRICE	\$455,000	\$459,500	1.0%	\$485,000	\$455,000	-6.2%
	AVERAGE PRICE	\$492,843	\$493,775	0.2%	\$513,350	\$474,186	-7.6%
	AVERAGE DOM	31	34	9.7%	32	38	18.8%
	% OF ASKING PRICE	102.6%	101.4%	-1.2%	101.9%	100.0%	-1.9%

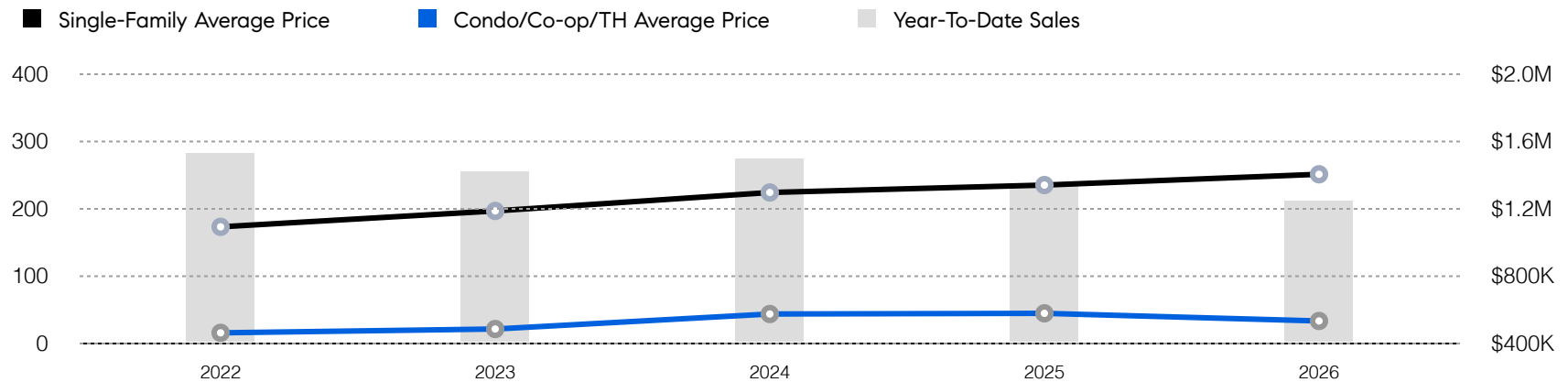
Historic Sales Trends



Basking Ridge

		YTD 2025	YTD 2026	% Change	Sep 2025	Sep 2026	% Change
Single-Family	CONTRACTS SIGNED	133	118	-11.3%	9	9	0.0%
	ACTIVE LISTINGS	22	35	59.1%	22	35	59.1%
	# OF SALES	126	107	-15.1%	14	11	-21.4%
	SALES VOLUME	\$169,009,669	\$150,382,876	-11.0%	\$15,709,456	\$14,063,000	-10.5%
	MEDIAN PRICE	\$1,250,000	\$1,360,000	8.8%	\$1,010,500	\$1,300,000	28.6%
	AVERAGE PRICE	\$1,341,347	\$1,405,447	4.8%	\$1,122,104	\$1,278,455	13.9%
	AVERAGE DOM	24	23	-4.2%	30	29	-3.3%
	% OF ASKING PRICE	104.9%	104.8%	-0.1%	103.4%	100.2%	-3.2%
Condo/Co-op/TH	CONTRACTS SIGNED	108	108	0.0%	15	17	13.3%
	ACTIVE LISTINGS	7	34	385.7%	7	34	385.7%
	# OF SALES	107	102	-4.7%	7	11	57.1%
	SALES VOLUME	\$61,987,470	\$54,461,556	-12.1%	\$4,335,999	\$5,940,750	37.0%
	MEDIAN PRICE	\$517,500	\$459,250	-11.3%	\$590,000	\$471,000	-20.2%
	AVERAGE PRICE	\$579,322	\$533,937	-7.8%	\$619,428	\$540,068	-12.8%
	AVERAGE DOM	24	30	25.0%	26	50	92.3%
	% OF ASKING PRICE	104.9%	101.9%	-3.0%	102.7%	99.7%	-3.0%

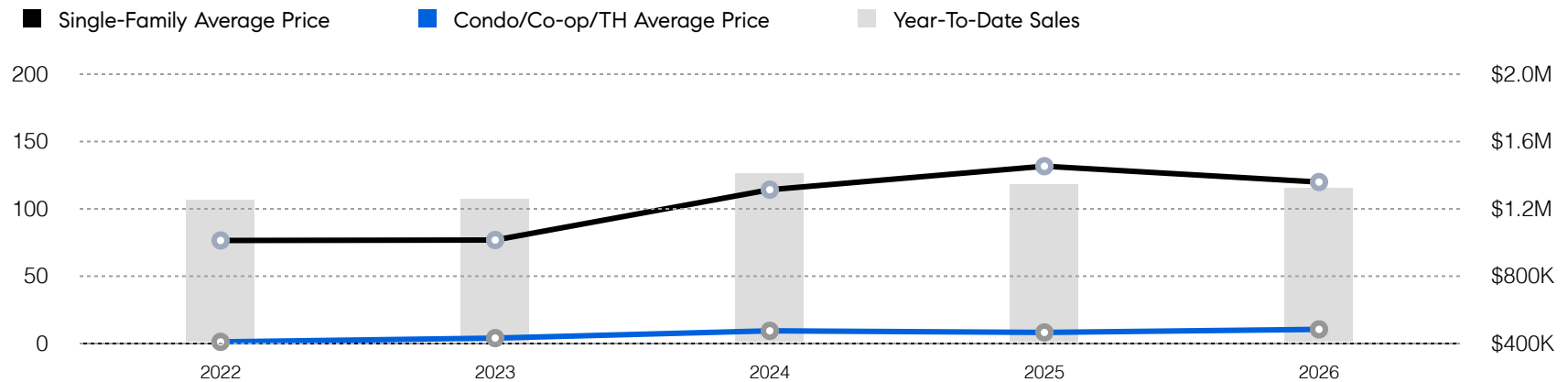
Historic Sales Trends



Bedminster

		YTD 2025	YTD 2026	% Change	Sep 2025	Sep 2026	% Change
Single-Family	CONTRACTS SIGNED	24	16	-33.3%	4	1	-75.0%
	ACTIVE LISTINGS	10	4	-60.0%	10	4	-60.0%
	# OF SALES	26	16	-38.5%	2	0	0.0%
	SALES VOLUME	\$37,788,637	\$21,747,999	-42.4%	\$2,185,000	-	-
	MEDIAN PRICE	\$1,019,444	\$1,260,000	23.6%	\$1,092,500	-	-
	AVERAGE PRICE	\$1,453,409	\$1,359,250	-6.5%	\$1,092,500	-	-
	AVERAGE DOM	55	28	-49.1%	25	-	-
	% OF ASKING PRICE	96.9%	103.4%	6.5%	103.0%	-	-
Condo/Co-op/TH	CONTRACTS SIGNED	93	103	10.8%	10	12	20.0%
	ACTIVE LISTINGS	10	27	170.0%	10	27	170.0%
	# OF SALES	91	98	7.7%	13	6	-53.8%
	SALES VOLUME	\$42,397,298	\$47,436,999	11.9%	\$6,621,500	\$3,132,000	-52.7%
	MEDIAN PRICE	\$450,000	\$465,000	3.3%	\$515,000	\$498,500	-3.2%
	AVERAGE PRICE	\$465,904	\$484,051	3.9%	\$509,346	\$522,000	2.5%
	AVERAGE DOM	23	23	0.0%	30	49	63.3%
	% OF ASKING PRICE	104.4%	103.1%	-1.3%	102.9%	99.2%	-3.8%

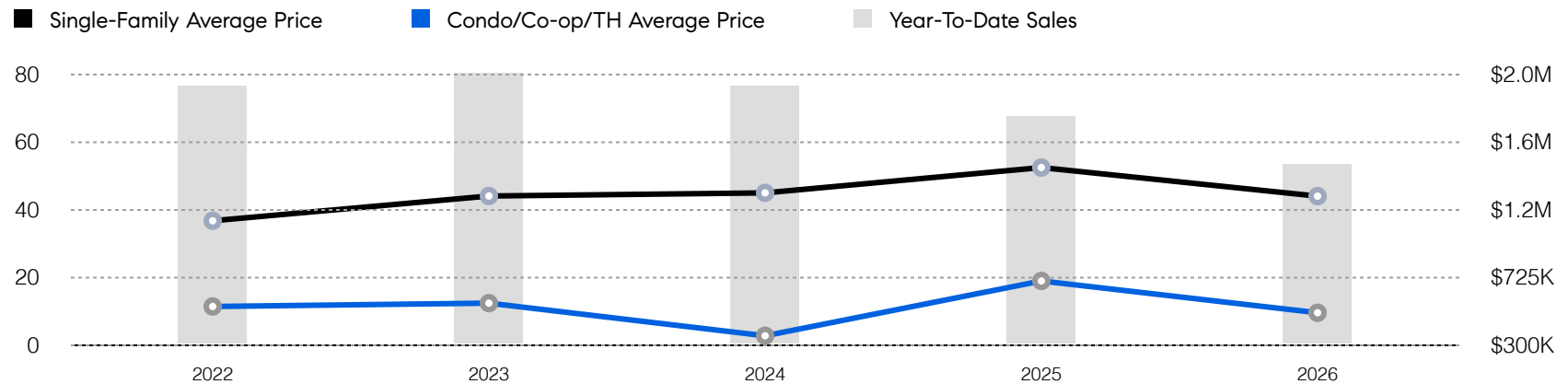
Historic Sales Trends



Bernardsville

		YTD 2025	YTD 2026	% Change	Sep 2025	Sep 2026	% Change
Single-Family	CONTRACTS SIGNED	67	46	-31.3%	11	4	-63.6%
	ACTIVE LISTINGS	29	35	20.7%	29	35	20.7%
	# OF SALES	60	45	-25.0%	11	9	-18.2%
	SALES VOLUME	\$84,974,861	\$55,652,109	-34.5%	\$18,342,499	\$10,719,499	-41.6%
	MEDIAN PRICE	\$1,246,250	\$1,050,000	-15.7%	\$1,430,000	\$960,000	-32.9%
	AVERAGE PRICE	\$1,416,248	\$1,236,714	-12.7%	\$1,667,500	\$1,191,055	-28.6%
	AVERAGE DOM	35	36	2.9%	41	25	-39.0%
	% OF ASKING PRICE	102.2%	103.8%	1.6%	101.9%	100.2%	-1.7%
Condo/Co-op/TH	CONTRACTS SIGNED	10	8	-20.0%	2	1	-50.0%
	ACTIVE LISTINGS	2	3	50.0%	2	3	50.0%
	# OF SALES	7	8	14.3%	0	1	0.0%
	SALES VOLUME	\$4,929,000	\$4,036,000	-18.1%	-	\$636,000	-
	MEDIAN PRICE	\$635,000	\$512,500	-19.3%	-	\$636,000	-
	AVERAGE PRICE	\$704,143	\$504,500	-28.4%	-	\$636,000	-
	AVERAGE DOM	70	11	-84.3%	-	13	-
	% OF ASKING PRICE	101.9%	114.1%	12.2%	-	106.2%	-

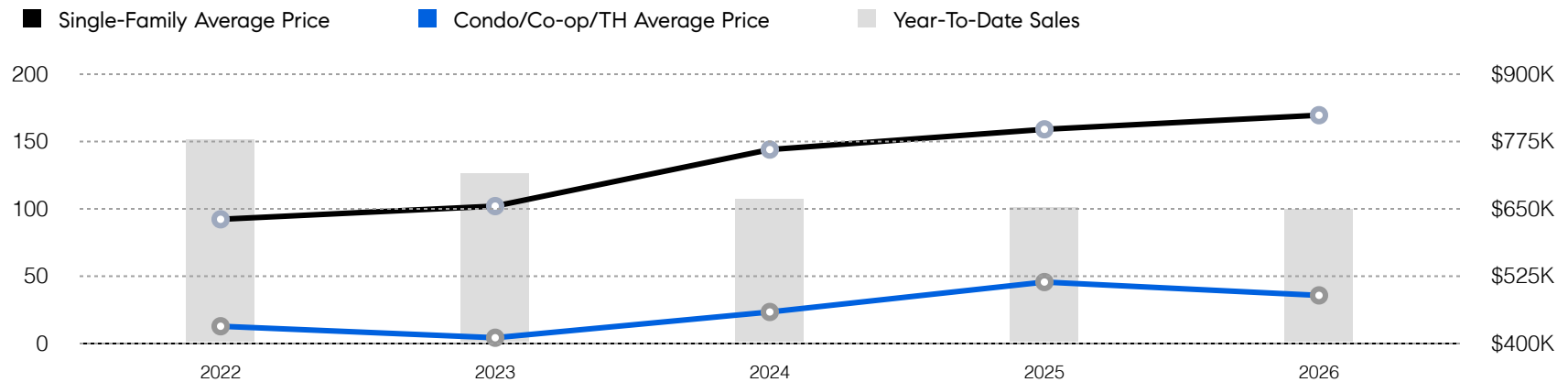
Historic Sales Trends



Branchburg

		YTD 2025	YTD 2026	% Change	Sep 2025	Sep 2026	% Change
Single-Family	CONTRACTS SIGNED	79	64	-19.0%	13	8	-38.5%
	ACTIVE LISTINGS	11	25	127.3%	11	25	127.3%
	# OF SALES	67	60	-10.4%	8	6	-25.0%
	SALES VOLUME	\$53,443,011	\$49,433,300	-7.5%	\$5,109,000	\$4,615,900	-9.7%
	MEDIAN PRICE	\$787,500	\$812,500	3.2%	\$702,500	\$895,500	27.5%
	AVERAGE PRICE	\$797,657	\$823,888	3.3%	\$638,625	\$769,317	20.5%
	AVERAGE DOM	29	34	17.2%	23	32	39.1%
	% OF ASKING PRICE	103.4%	102.8%	-0.6%	100.4%	101.6%	1.2%
Condo/Co-op/TH	CONTRACTS SIGNED	33	37	12.1%	4	5	25.0%
	ACTIVE LISTINGS	6	11	83.3%	6	11	83.3%
	# OF SALES	33	38	15.2%	7	3	-57.1%
	SALES VOLUME	\$16,965,800	\$18,595,500	9.6%	\$3,186,000	\$1,588,000	-50.2%
	MEDIAN PRICE	\$490,000	\$438,750	-10.5%	\$440,000	\$569,000	29.3%
	AVERAGE PRICE	\$514,115	\$489,355	-4.8%	\$455,143	\$529,333	16.3%
	AVERAGE DOM	20	28	40.0%	24	21	-12.5%
	% OF ASKING PRICE	103.7%	101.1%	-2.6%	101.7%	100.8%	-0.9%

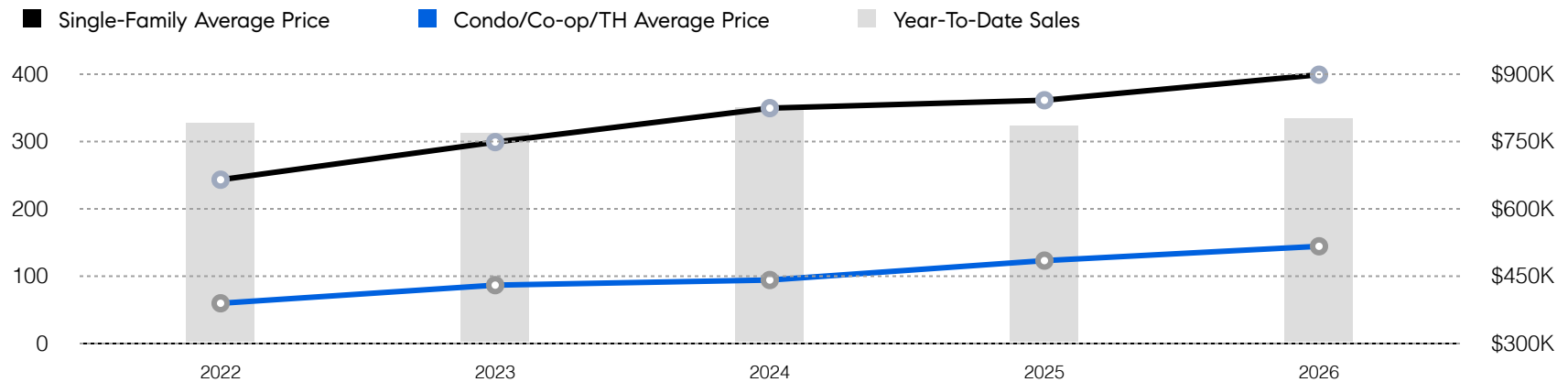
Historic Sales Trends



Bridgewater

		YTD 2025	YTD 2026	% Change	Sep 2025	Sep 2026	% Change
Single-Family	CONTRACTS SIGNED	240	249	3.8%	23	35	52.2%
	ACTIVE LISTINGS	59	80	35.6%	59	80	35.6%
	# OF SALES	225	229	1.8%	17	33	94.1%
	SALES VOLUME	\$189,444,083	\$205,834,544	8.7%	\$15,612,355	\$28,161,690	80.4%
	MEDIAN PRICE	\$830,000	\$847,000	2.0%	\$855,000	\$800,000	-6.4%
	AVERAGE PRICE	\$841,974	\$898,841	6.8%	\$918,374	\$853,385	-7.1%
	AVERAGE DOM	25	31	24.0%	29	25	-13.8%
	% OF ASKING PRICE	104.5%	103.3%	-1.2%	101.3%	102.6%	1.4%
Condo/Co-op/TH	CONTRACTS SIGNED	104	96	-7.7%	13	5	-61.5%
	ACTIVE LISTINGS	27	33	22.2%	27	33	22.2%
	# OF SALES	96	102	6.3%	14	12	-14.3%
	SALES VOLUME	\$46,529,350	\$52,694,093	13.2%	\$7,073,000	\$6,131,900	-13.3%
	MEDIAN PRICE	\$457,500	\$490,000	7.1%	\$467,500	\$522,000	11.7%
	AVERAGE PRICE	\$484,681	\$516,609	6.6%	\$505,214	\$510,992	1.1%
	AVERAGE DOM	30	32	6.7%	29	48	65.5%
	% OF ASKING PRICE	102.2%	101.3%	-0.9%	102.1%	99.5%	-2.7%

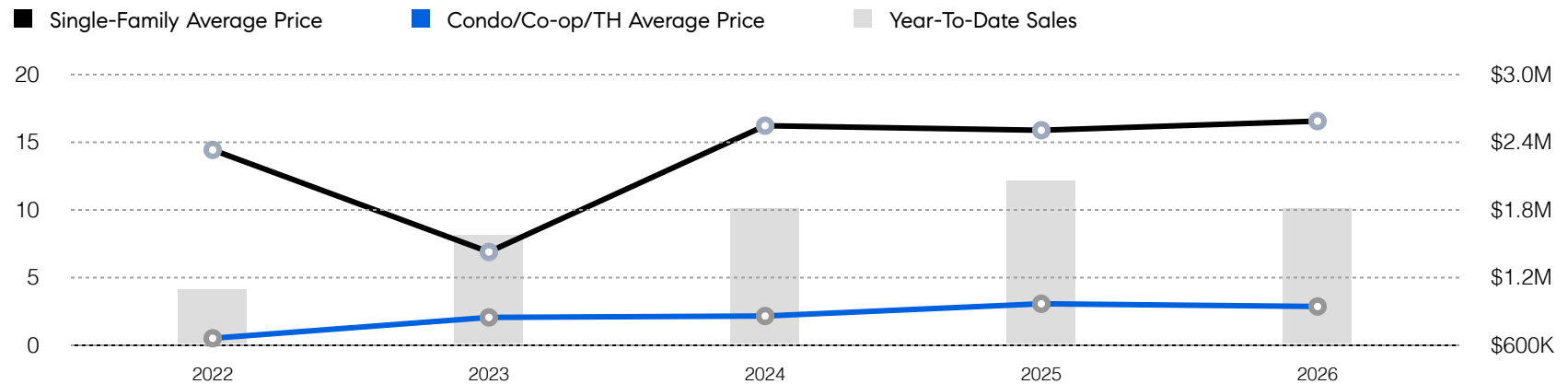
Historic Sales Trends



Far Hills

		YTD 2025	YTD 2026	% Change	Sep 2025	Sep 2026	% Change
Single-Family	CONTRACTS SIGNED	4	5	25.0%	1	1	0.0%
	ACTIVE LISTINGS	2	3	50.0%	2	3	50.0%
	# OF SALES	2	4	100.0%	0	1	0.0%
	SALES VOLUME	\$5,013,000	\$10,350,000	106.5%	-	\$3,300,000	-
	MEDIAN PRICE	\$2,506,500	\$3,200,000	27.7%	-	\$3,300,000	-
	AVERAGE PRICE	\$2,506,500	\$2,587,500	3.2%	-	\$3,300,000	-
	AVERAGE DOM	198	26	-86.9%	-	10	-
	% OF ASKING PRICE	85.0%	99.7%	14.7%	-	100.0%	-
Condo/Co-op/TH	CONTRACTS SIGNED	7	8	14.3%	1	1	0.0%
	ACTIVE LISTINGS	4	7	75.0%	4	7	75.0%
	# OF SALES	10	6	-40.0%	0	1	0.0%
	SALES VOLUME	\$9,682,056	\$5,665,500	-41.5%	-	\$1,175,000	-
	MEDIAN PRICE	\$974,500	\$942,000	-3.3%	-	\$1,175,000	-
	AVERAGE PRICE	\$968,206	\$944,250	-2.5%	-	\$1,175,000	-
	AVERAGE DOM	41	17	-58.5%	-	13	-
	% OF ASKING PRICE	100.0%	102.3%	2.3%	-	102.2%	-

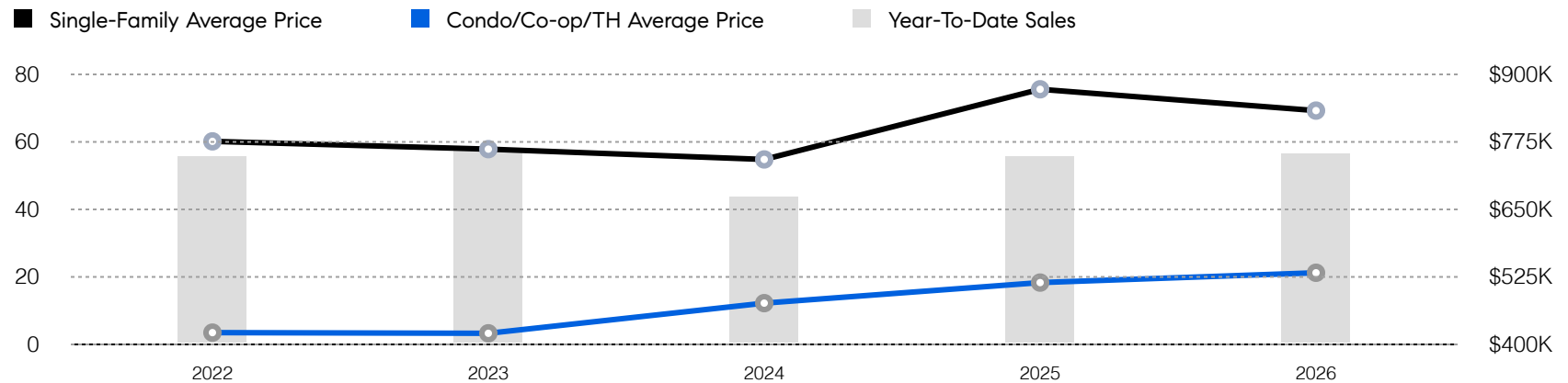
Historic Sales Trends



Green Brook

		YTD 2025	YTD 2026	% Change	Sep 2025	Sep 2026	% Change
Single-Family	CONTRACTS SIGNED	45	45	0.0%	4	5	25.0%
	ACTIVE LISTINGS	19	19	0.0%	19	19	0.0%
	# OF SALES	43	45	4.7%	5	5	0.0%
	SALES VOLUME	\$37,513,847	\$37,482,500	-0.1%	\$3,333,200	\$4,400,000	32.0%
	MEDIAN PRICE	\$715,000	\$720,000	0.7%	\$596,000	\$905,000	51.8%
	AVERAGE PRICE	\$872,415	\$832,944	-4.5%	\$666,640	\$880,000	32.0%
	AVERAGE DOM	27	37	37.0%	24	41	70.8%
	% OF ASKING PRICE	103.3%	100.2%	-3.1%	100.3%	99.8%	-0.5%
Condo/Co-op/TH	CONTRACTS SIGNED	10	12	20.0%	1	1	0.0%
	ACTIVE LISTINGS	2	6	200.0%	2	6	200.0%
	# OF SALES	12	11	-8.3%	0	1	0.0%
	SALES VOLUME	\$6,173,900	\$5,859,500	-5.1%	-	\$510,000	-
	MEDIAN PRICE	\$503,500	\$510,000	1.3%	-	\$510,000	-
	AVERAGE PRICE	\$514,492	\$532,682	3.5%	-	\$510,000	-
	AVERAGE DOM	30	21	-30.0%	-	37	-
	% OF ASKING PRICE	103.5%	101.0%	-2.4%	-	102.2%	-

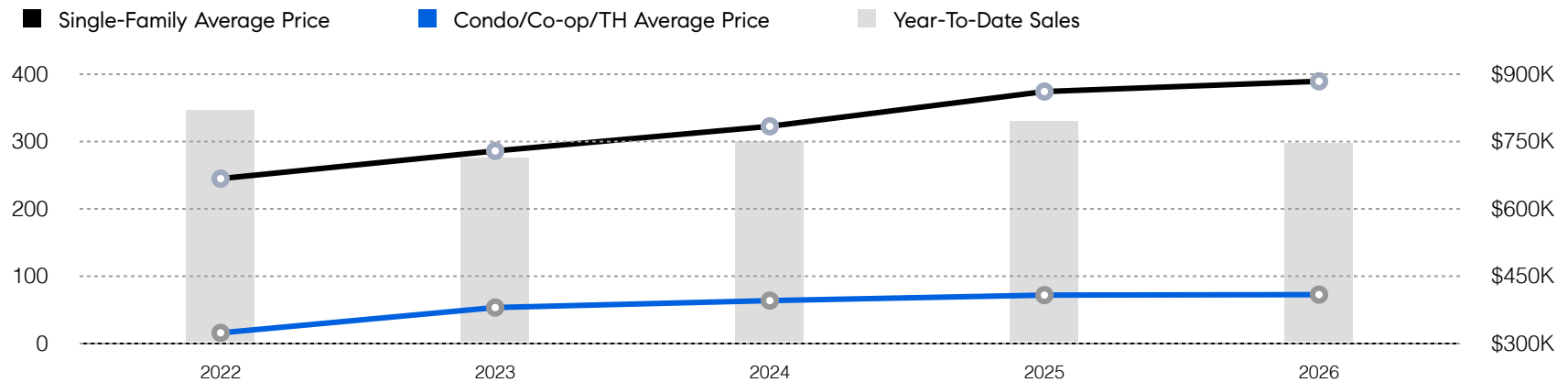
Historic Sales Trends



Hillsborough

		YTD 2025	YTD 2026	% Change	Sep 2025	Sep 2026	% Change
Single-Family	CONTRACTS SIGNED	192	170	-11.5%	13	19	46.2%
	ACTIVE LISTINGS	30	67	123.3%	30	67	123.3%
	# OF SALES	176	157	-10.8%	23	12	-47.8%
	SALES VOLUME	\$151,592,423	\$138,816,695	-8.4%	\$19,246,377	\$9,670,500	-49.8%
	MEDIAN PRICE	\$799,900	\$825,000	3.1%	\$799,000	\$764,000	-4.4%
	AVERAGE PRICE	\$861,321	\$884,183	2.7%	\$836,799	\$805,875	-3.7%
	AVERAGE DOM	27	28	3.7%	34	65	91.2%
	% OF ASKING PRICE	103.7%	103.2%	-0.5%	102.3%	100.2%	-2.1%
Condo/Co-op/TH	CONTRACTS SIGNED	150	140	-6.7%	9	12	33.3%
	ACTIVE LISTINGS	26	61	134.6%	26	61	134.6%
	# OF SALES	151	137	-9.3%	16	15	-6.2%
	SALES VOLUME	\$61,587,213	\$56,019,529	-9.0%	\$7,231,455	\$5,844,500	-19.2%
	MEDIAN PRICE	\$425,000	\$420,000	-1.2%	\$441,500	\$435,000	-1.5%
	AVERAGE PRICE	\$407,862	\$408,902	0.3%	\$451,966	\$389,633	-13.8%
	AVERAGE DOM	24	38	58.3%	25	42	68.0%
	% OF ASKING PRICE	103.4%	100.5%	-2.9%	102.5%	99.2%	-3.3%

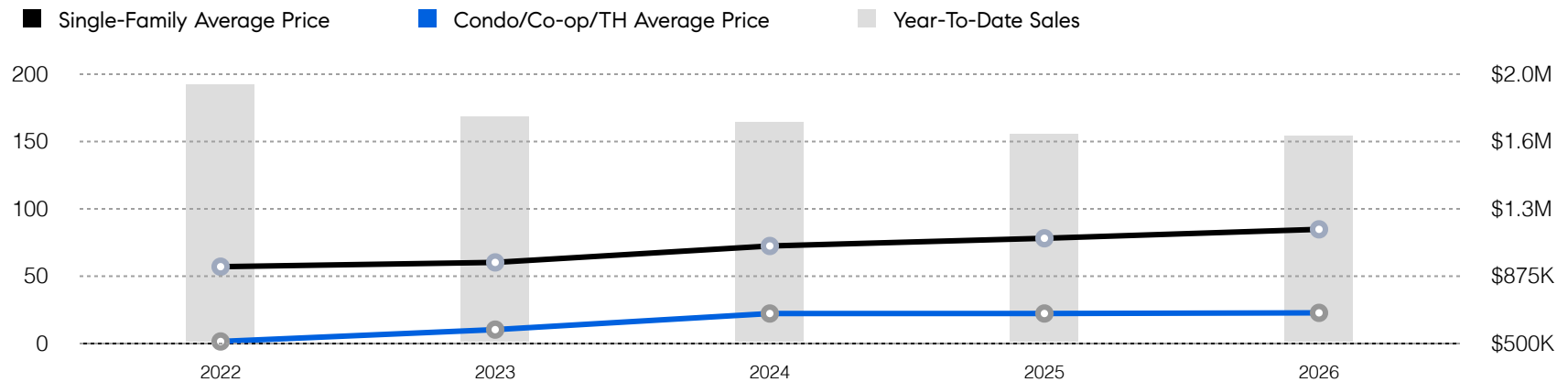
Historic Sales Trends



Montgomery Township

		YTD 2025	YTD 2026	% Change	Sep 2025	Sep 2026	% Change
Single-Family	CONTRACTS SIGNED	126	119	-5.6%	9	11	22.2%
	ACTIVE LISTINGS	29	59	103.4%	29	59	103.4%
	# OF SALES	129	112	-13.2%	14	19	35.7%
	SALES VOLUME	\$140,117,179	\$127,229,102	-9.2%	\$16,962,000	\$20,069,099	18.3%
	MEDIAN PRICE	\$999,000	\$1,061,313	6.2%	\$1,124,500	\$990,000	-12.0%
	AVERAGE PRICE	\$1,086,180	\$1,135,974	4.6%	\$1,211,571	\$1,056,268	-12.8%
	AVERAGE DOM	34	40	17.6%	41	48	17.1%
	% OF ASKING PRICE	102.9%	102.1%	-0.8%	103.7%	101.0%	-2.7%
Condo/Co-op/TH	CONTRACTS SIGNED	34	44	29.4%	5	7	40.0%
	ACTIVE LISTINGS	12	30	150.0%	12	30	150.0%
	# OF SALES	25	41	64.0%	4	6	50.0%
	SALES VOLUME	\$16,680,500	\$27,504,400	64.9%	\$2,285,000	\$3,163,000	38.4%
	MEDIAN PRICE	\$670,000	\$623,000	-7.0%	\$617,500	\$525,000	-15.0%
	AVERAGE PRICE	\$667,220	\$670,839	0.5%	\$571,250	\$527,167	-7.7%
	AVERAGE DOM	21	45	114.3%	18	46	155.6%
	% OF ASKING PRICE	102.8%	100.7%	-2.0%	103.1%	99.6%	-3.5%

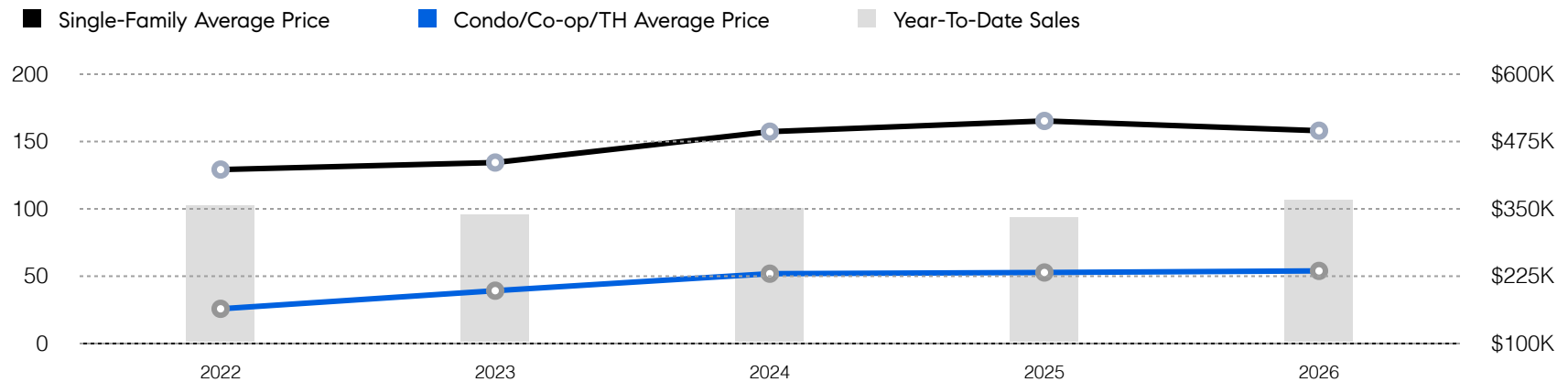
Historic Sales Trends



North Plainfield

		YTD 2025	YTD 2026	% Change	Sep 2025	Sep 2026	% Change
Single-Family	CONTRACTS SIGNED	71	96	35.2%	5	10	100.0%
	ACTIVE LISTINGS	21	32	52.4%	21	32	52.4%
	# OF SALES	73	82	12.3%	11	13	18.2%
	SALES VOLUME	\$37,464,000	\$40,597,061	8.4%	\$6,033,000	\$6,302,899	4.5%
	MEDIAN PRICE	\$510,000	\$495,500	-2.8%	\$575,000	\$499,999	-13.0%
	AVERAGE PRICE	\$513,205	\$495,086	-3.5%	\$548,455	\$484,838	-11.6%
	AVERAGE DOM	28	47	67.9%	22	23	4.5%
	% OF ASKING PRICE	105.2%	105.0%	-0.3%	107.2%	106.1%	-1.1%
Condo/Co-op/TH	CONTRACTS SIGNED	20	23	15.0%	3	2	-33.3%
	ACTIVE LISTINGS	3	6	100.0%	3	6	100.0%
	# OF SALES	19	23	21.1%	2	2	0.0%
	SALES VOLUME	\$4,405,300	\$5,401,400	22.6%	\$520,000	\$435,000	-16.3%
	MEDIAN PRICE	\$235,000	\$230,000	-2.1%	\$260,000	\$217,500	-16.3%
	AVERAGE PRICE	\$231,858	\$234,843	1.3%	\$260,000	\$217,500	-16.3%
	AVERAGE DOM	35	52	48.6%	51	17	-66.7%
	% OF ASKING PRICE	99.9%	100.4%	0.5%	105.1%	104.6%	-0.5%

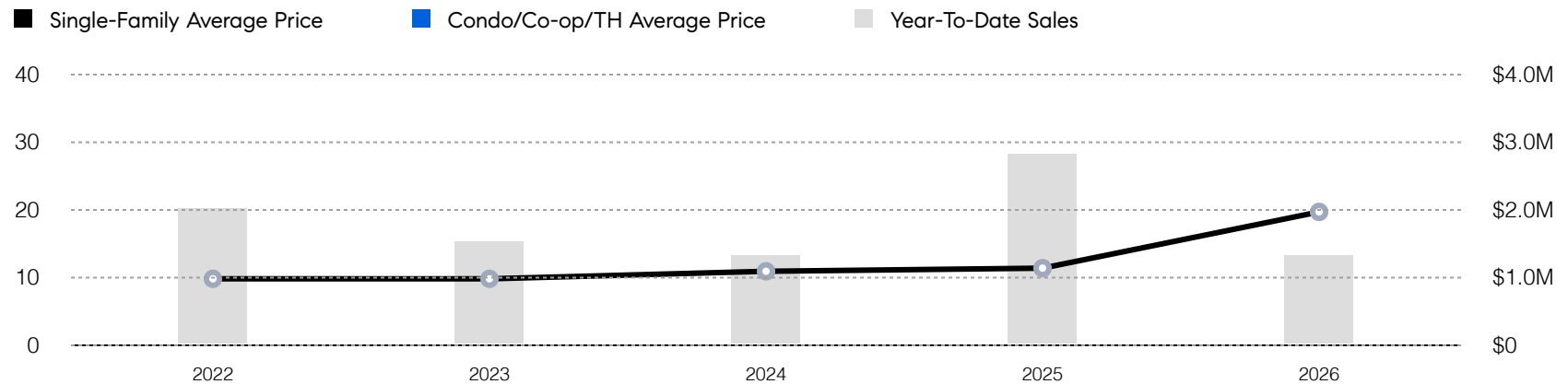
Historic Sales Trends



Peapack Gladstone

		YTD 2025	YTD 2026	% Change	Sep 2025	Sep 2026	% Change
Single-Family	CONTRACTS SIGNED	26	13	-50.0%	5	2	-60.0%
	ACTIVE LISTINGS	4	5	25.0%	4	5	25.0%
	# OF SALES	27	12	-55.6%	5	3	-40.0%
	SALES VOLUME	\$30,779,799	\$23,649,995	-23.2%	\$4,650,000	\$1,975,000	-57.5%
	MEDIAN PRICE	\$1,125,000	\$732,500	-34.9%	\$895,000	\$605,000	-32.4%
	AVERAGE PRICE	\$1,139,993	\$1,970,833	72.9%	\$930,000	\$658,333	-29.2%
	AVERAGE DOM	36	49	36.1%	29	27	-6.9%
	% OF ASKING PRICE	101.0%	96.8%	-4.2%	99.5%	96.0%	-3.5%
Condo/Co-op/TH	CONTRACTS SIGNED	3	1	-66.7%	1	0	0.0%
	ACTIVE LISTINGS	4	11	175.0%	4	11	175.0%
	# OF SALES	1	1	0.0%	0	0	0.0%
	SALES VOLUME	\$500,000	\$3,850,000	670.0%	-	-	-
	MEDIAN PRICE	\$500,000	\$3,850,000	670.0%	-	-	-
	AVERAGE PRICE	\$500,000	\$3,850,000	670.0%	-	-	-
	AVERAGE DOM	28	223	696.4%	-	-	-
	% OF ASKING PRICE	93.5%	100.0%	6.5%	-	-	-

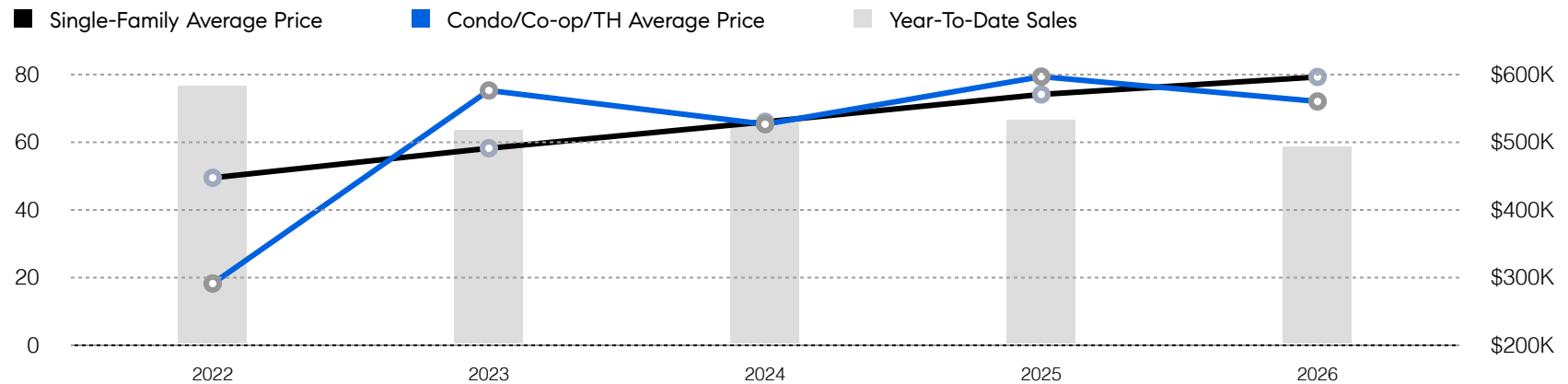
Historic Sales Trends



Somerville

		YTD 2025	YTD 2026	% Change	Sep 2025	Sep 2026	% Change
Single-Family	CONTRACTS SIGNED	57	56	-1.8%	5	6	20.0%
	ACTIVE LISTINGS	12	22	83.3%	12	22	83.3%
	# OF SALES	51	52	2.0%	5	6	20.0%
	SALES VOLUME	\$29,106,100	\$31,018,302	6.6%	\$2,871,000	\$3,798,902	32.3%
	MEDIAN PRICE	\$580,000	\$568,000	-2.1%	\$600,000	\$613,451	2.2%
	AVERAGE PRICE	\$570,708	\$596,506	4.5%	\$574,200	\$633,150	10.3%
	AVERAGE DOM	29	35	20.7%	25	35	40.0%
	% OF ASKING PRICE	104.3%	104.1%	-0.2%	100.5%	106.1%	5.6%
Condo/Co-op/TH	CONTRACTS SIGNED	17	6	-64.7%	3	0	0.0%
	ACTIVE LISTINGS	3	9	200.0%	3	9	200.0%
	# OF SALES	15	6	-60.0%	1	1	0.0%
	SALES VOLUME	\$8,955,000	\$3,362,000	-62.5%	\$620,000	\$545,000	-12.1%
	MEDIAN PRICE	\$610,000	\$587,500	-3.7%	\$620,000	\$545,000	-12.1%
	AVERAGE PRICE	\$597,000	\$560,333	-6.1%	\$620,000	\$545,000	-12.1%
	AVERAGE DOM	57	29	-49.1%	130	26	-80.0%
	% OF ASKING PRICE	98.3%	99.8%	1.5%	97.6%	99.1%	1.5%

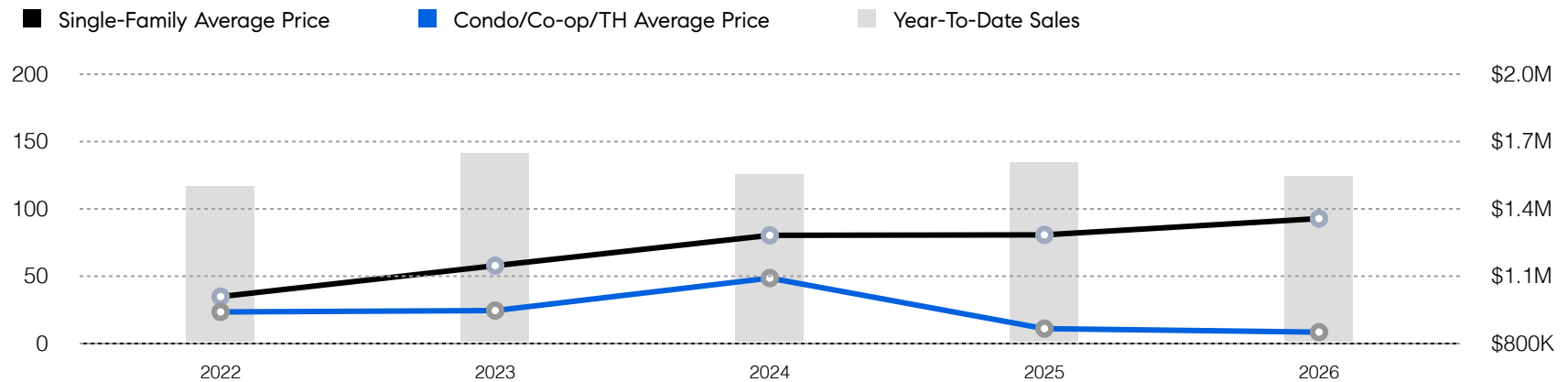
Historic Sales Trends



Warren

		YTD 2025	YTD 2026	% Change	Sep 2025	Sep 2026	% Change
Single-Family	CONTRACTS SIGNED	107	104	-2.8%	7	12	71.4%
	ACTIVE LISTINGS	44	38	-13.6%	44	38	-13.6%
	# OF SALES	107	102	-4.7%	20	15	-25.0%
	SALES VOLUME	\$137,393,183	\$138,386,614	0.7%	\$26,071,650	\$18,054,500	-30.8%
	MEDIAN PRICE	\$1,195,000	\$1,300,000	8.8%	\$1,297,500	\$1,250,000	-3.7%
	AVERAGE PRICE	\$1,284,048	\$1,356,732	5.7%	\$1,303,583	\$1,203,633	-7.7%
	AVERAGE DOM	38	40	5.3%	46	42	-8.7%
	% OF ASKING PRICE	101.7%	101.7%	0.0%	103.5%	100.7%	-2.8%
Condo/Co-op/TH	CONTRACTS SIGNED	39	23	-41.0%	5	6	20.0%
	ACTIVE LISTINGS	8	5	-37.5%	8	5	-37.5%
	# OF SALES	26	21	-19.2%	4	0	0.0%
	SALES VOLUME	\$22,524,558	\$17,865,572	-20.7%	\$4,860,000	-	-
	MEDIAN PRICE	\$695,840	\$835,000	20.0%	\$1,225,000	-	-
	AVERAGE PRICE	\$866,329	\$850,742	-1.8%	\$1,215,000	-	-
	AVERAGE DOM	100	54	-46.0%	45	-	-
	% OF ASKING PRICE	95.3%	96.5%	1.2%	95.7%	-	-

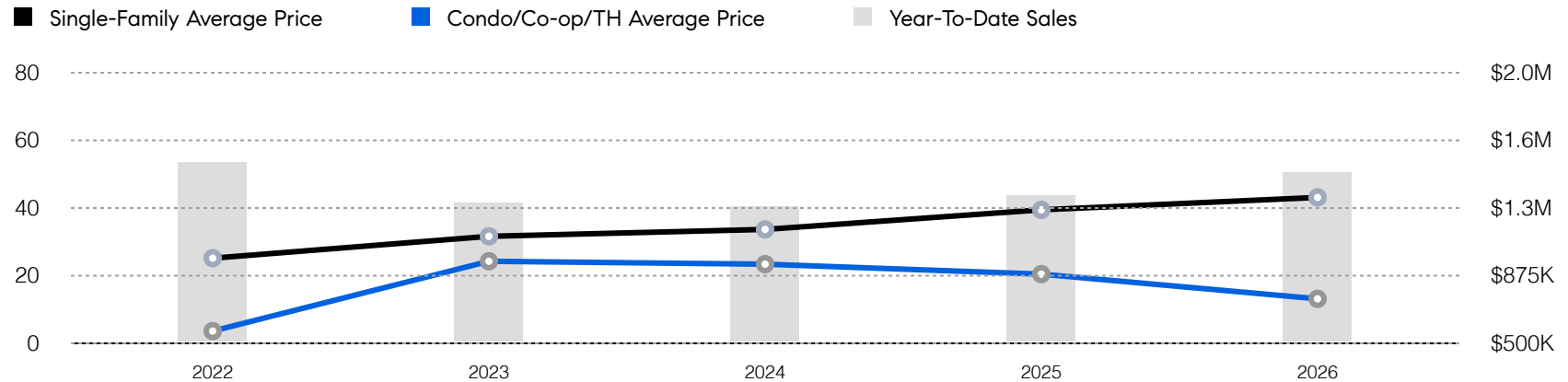
Historic Sales Trends



Watchung

		YTD 2025	YTD 2026	% Change	Sep 2025	Sep 2026	% Change
Single-Family	CONTRACTS SIGNED	38	54	42.1%	2	6	200.0%
	ACTIVE LISTINGS	10	23	130.0%	10	23	130.0%
	# OF SALES	39	45	15.4%	4	4	0.0%
	SALES VOLUME	\$48,360,401	\$58,896,328	21.8%	\$3,680,000	\$5,214,350	41.7%
	MEDIAN PRICE	\$999,999	\$1,280,000	28.0%	\$855,000	\$1,286,500	50.5%
	AVERAGE PRICE	\$1,240,010	\$1,308,807	5.5%	\$920,000	\$1,303,588	41.7%
	AVERAGE DOM	41	30	-26.8%	68	63	-7.4%
	% OF ASKING PRICE	102.9%	102.6%	-0.4%	99.6%	97.0%	-2.6%
Condo/Co-op/TH	CONTRACTS SIGNED	5	6	20.0%	2	1	-50.0%
	ACTIVE LISTINGS	2	3	50.0%	2	3	50.0%
	# OF SALES	4	5	25.0%	0	0	0.0%
	SALES VOLUME	\$3,534,000	\$3,734,000	5.7%	-	-	-
	MEDIAN PRICE	\$882,000	\$605,000	-31.4%	-	-	-
	AVERAGE PRICE	\$883,500	\$746,800	-15.5%	-	-	-
	AVERAGE DOM	41	63	53.7%	-	-	-
	% OF ASKING PRICE	88.5%	99.4%	10.9%	-	-	-

Historic Sales Trends





Sources: Garden State MLS, New Jersey MLS, Hudson MLS, 01/01/2025 - 09/30/2025 vs. 01/01/2026 - 09/30/2026

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