



March 2026

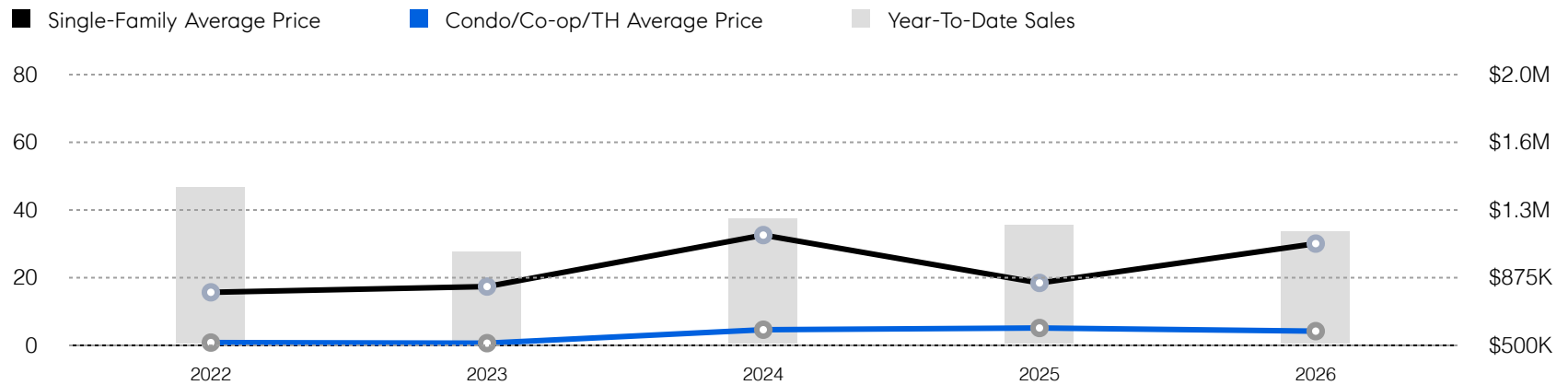
Montville Market Report

COMPASS

Montville

		YTD 2025	YTD 2026	% Change	Mar 2025	Mar 2026	% Change
Single-Family	CONTRACTS SIGNED	35	24	-31.4%	15	13	-13.3%
	ACTIVE LISTINGS	19	23	21.1%	19	23	21.1%
	# OF SALES	24	17	-29.2%	7	7	0.0%
	SALES VOLUME	\$20,302,097	\$18,083,498	-10.9%	\$6,827,500	\$6,444,500	-5.6%
	MEDIAN PRICE	\$672,500	\$810,000	20.4%	\$766,500	\$810,000	5.7%
	AVERAGE PRICE	\$845,921	\$1,063,735	25.7%	\$975,357	\$920,643	-5.6%
	AVERAGE DOM	41	28	-31.7%	42	28	-33.3%
Condo/Co-op/TH	CONTRACTS SIGNED	14	19	35.7%	6	5	-16.7%
	ACTIVE LISTINGS	1	7	600.0%	1	7	600.0%
	# OF SALES	11	16	45.5%	6	12	100.0%
	SALES VOLUME	\$6,560,500	\$9,262,400	41.2%	\$3,400,500	\$6,964,900	104.8%
	MEDIAN PRICE	\$632,500	\$584,950	-7.5%	\$636,250	\$584,950	-8.1%
	AVERAGE PRICE	\$596,409	\$578,900	-2.9%	\$566,750	\$580,408	2.4%
	AVERAGE DOM	10	28	180.0%	8	14	75.0%

Historic Sales Trends



* Line graphs may be hidden due to limited sales data

COMPASS

Sources: Garden State MLS, New Jersey MLS, Hudson MLS, 01/01/2025 - 03/31/2025 vs. 01/01/2026 - 03/31/2026

Compass is a licensed real estate broker and abides by Equal Housing Opportunity laws. All material presented herein is intended for informational purposes only. Information is compiled from sources deemed reliable but is subject to errors, omissions, changes in price, condition, sale, or withdrawal without notice. No statement is made as to the accuracy of any description. All measurements and square footages are approximate. This is not intended to solicit property already listed. Nothing herein shall be construed as legal, accounting or other professional advice outside the realm of real estate brokerage.