



April 2026

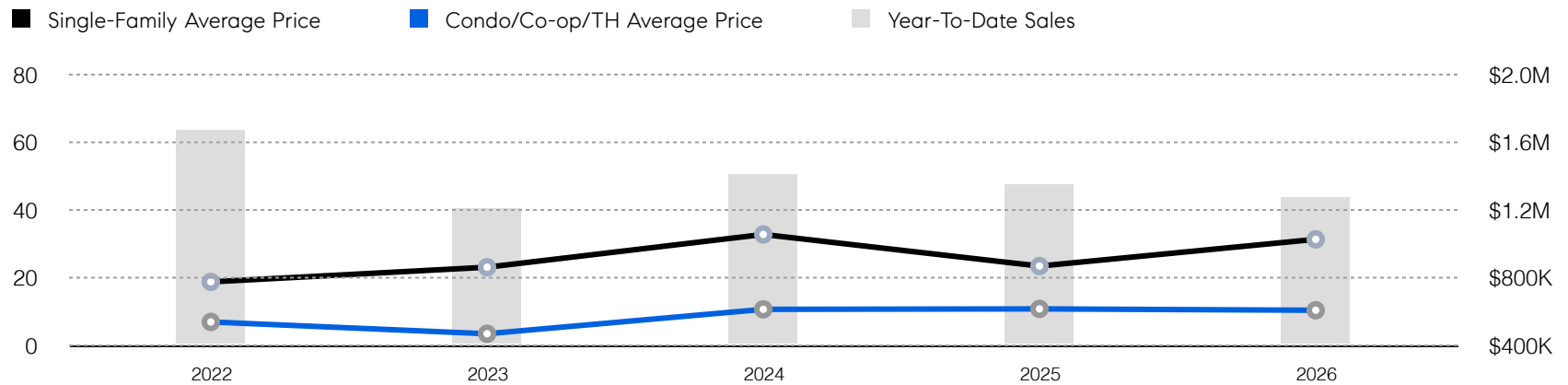
# Montville Market Report

COMPASS

# Montville

		YTD 2025	YTD 2026	% Change	Apr 2025	Apr 2026	% Change
Single-Family	CONTRACTS SIGNED	47	38	-19.1%	12	16	33.3%
	ACTIVE LISTINGS	26	39	50.0%	26	39	50.0%
	# OF SALES	33	25	-24.2%	9	8	-11.1%
	SALES VOLUME	\$28,667,096	\$25,668,798	-10.5%	\$8,364,999	\$7,585,300	-9.3%
	MEDIAN PRICE	\$715,000	\$875,000	22.4%	\$825,000	\$951,000	15.3%
	AVERAGE PRICE	\$868,700	\$1,026,752	18.2%	\$929,444	\$948,163	2.0%
	AVERAGE DOM	42	41	-2.4%	44	69	56.8%
Condo/Co-op/TH	CONTRACTS SIGNED	14	22	57.1%	0	3	0.0%
	ACTIVE LISTINGS	8	16	100.0%	8	16	100.0%
	# OF SALES	14	18	28.6%	3	2	-33.3%
	SALES VOLUME	\$8,619,500	\$10,937,400	26.9%	\$2,059,000	\$1,675,000	-18.6%
	MEDIAN PRICE	\$636,250	\$609,450	-4.2%	\$701,000	\$837,500	19.5%
	AVERAGE PRICE	\$615,679	\$607,633	-1.3%	\$686,333	\$837,500	22.0%
	AVERAGE DOM	12	26	116.7%	20	13	-35.0%

## 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 - 04/30/2025 vs. 01/01/2026 - 04/30/2026

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.