



May 2026

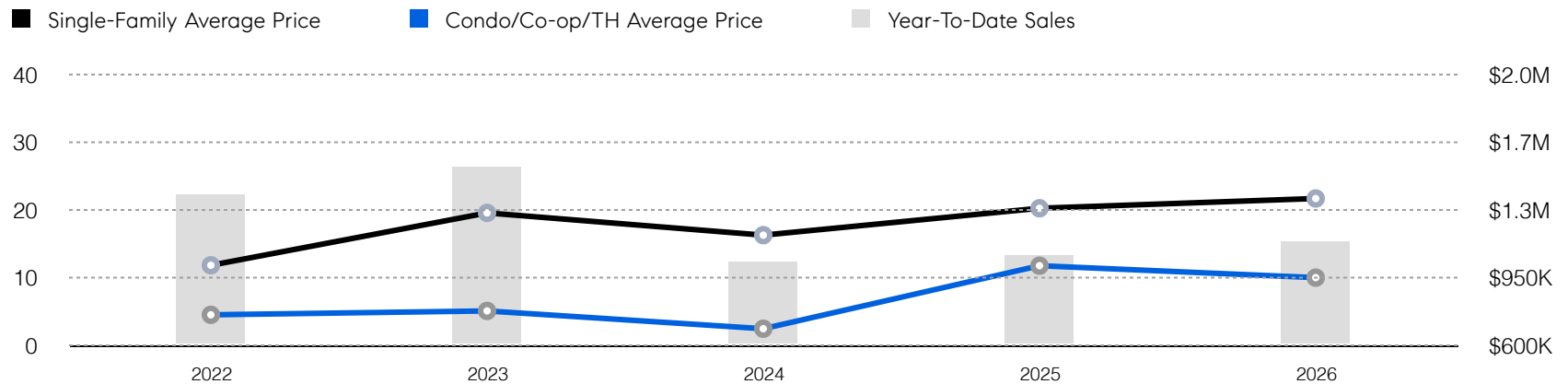
Mountain Lakes Market Report

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Mountain Lakes

		YTD 2025	YTD 2026	% Change	May 2025	May 2026	% Change
Single-Family	CONTRACTS SIGNED	24	18	-25.0%	10	9	-10.0%
	ACTIVE LISTINGS	6	15	150.0%	6	15	150.0%
	# OF SALES	10	12	20.0%	3	5	66.7%
	SALES VOLUME	\$13,088,000	\$16,310,303	24.6%	\$4,278,000	\$8,390,000	96.1%
	MEDIAN PRICE	\$1,277,500	\$1,253,152	-1.9%	\$1,575,000	\$2,000,000	27.0%
	AVERAGE PRICE	\$1,308,800	\$1,359,192	3.9%	\$1,426,000	\$1,678,000	17.7%
	AVERAGE DOM	54	42	-22.2%	26	23	-11.5%
	% OF ASKING PRICE	98.5%	104.2%	5.7%	101.9%	104.7%	2.8%
Condo/Co-op/TH	CONTRACTS SIGNED	3	6	100.0%	0	2	0.0%
	ACTIVE LISTINGS	2	4	100.0%	2	4	100.0%
	# OF SALES	3	3	0.0%	0	2	0.0%
	SALES VOLUME	\$3,035,000	\$2,849,999	-6.1%	-	\$1,850,000	-
	MEDIAN PRICE	\$995,000	\$925,000	-7.0%	-	\$925,000	-
	AVERAGE PRICE	\$1,011,667	\$950,000	-6.1%	-	\$925,000	-
	AVERAGE DOM	3	32	966.7%	-	41	-
	% OF ASKING PRICE	102.8%	98.6%	-4.2%	-	97.4%	-

Historic Sales Trends



* Line graphs may be hidden due to limited sales data

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Sources: Garden State MLS, New Jersey MLS, Hudson MLS, 01/01/2025 - 05/31/2025 vs. 01/01/2026 - 05/31/2026

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