



October 2025

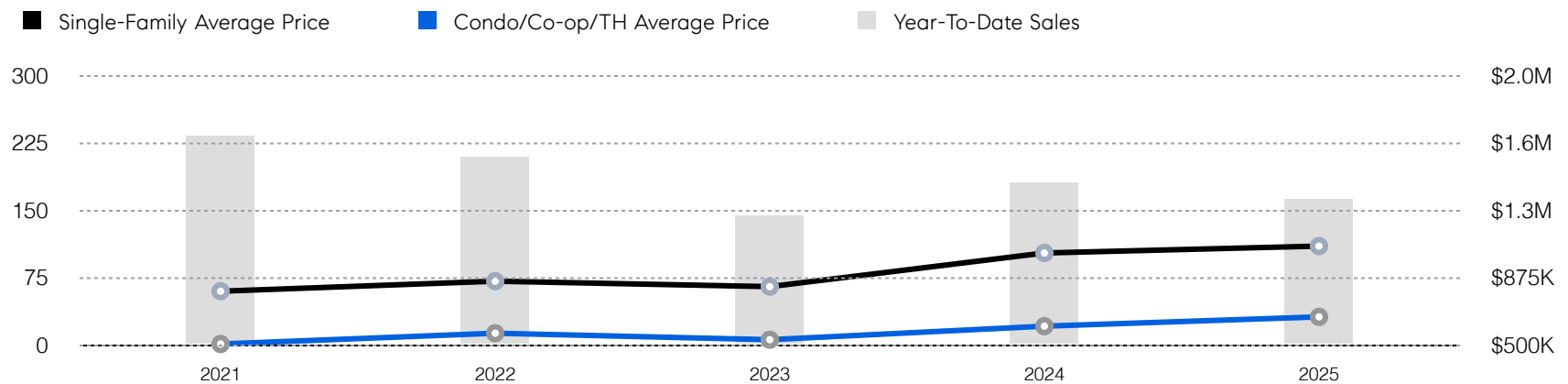
Montville Market Report

COMPASS

Montville

		YTD 2024	YTD 2025	% Change	Oct 2024	Oct 2025	% Change
Single-Family	CONTRACTS SIGNED	144	141	-2.1%	7	17	142.9%
	ACTIVE LISTINGS	34	16	-52.9%	34	16	-52.9%
	# OF SALES	137	123	-10.2%	8	8	0.0%
	SALES VOLUME	\$139,066,031	\$129,566,993	-6.8%	\$9,654,795	\$8,857,212	-8.3%
	MEDIAN PRICE	\$940,000	\$905,000	-3.7%	\$954,500	\$1,003,000	5.1%
	AVERAGE PRICE	\$1,015,081	\$1,053,390	3.8%	\$1,206,849	\$1,107,152	-8.3%
	AVERAGE DOM	30	26	-13.3%	32	59	84.4%
Condo/Co-op/TH	CONTRACTS SIGNED	48	39	-18.7%	7	3	-57.1%
	ACTIVE LISTINGS	0	6	0.0%	0	6	0.0%
	# OF SALES	42	38	-9.5%	5	2	-60.0%
	SALES VOLUME	\$25,520,727	\$25,055,110	-1.8%	\$2,653,340	\$1,098,110	-58.6%
	MEDIAN PRICE	\$631,000	\$700,500	11.0%	\$515,000	\$549,055	6.6%
	AVERAGE PRICE	\$607,636	\$659,345	8.5%	\$530,668	\$549,055	3.5%
	AVERAGE DOM	23	18	-21.7%	17	14	-17.6%

Historic Sales Trends





Sources: Garden State MLS, New Jersey MLS, Hudson MLS, 01/01/2024 - 10/31/2024 vs. 01/01/2025 - 10/31/2025

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