

Local Market Update for September 2026

Provided by New Jersey REALTORS®



Bergen County

Bergen County

Single Family

	September			Year to Date		
Key Metrics	2025	2026	Percent Change	Thru 9-2025	Thru 9-2026	Percent Change
New Listings	639	669	+ 4.7%	5,729	5,984	+ 4.5%
Closed Sales	452	483	+ 6.9%	3,786	3,894	+ 2.9%
Days on Market Until Sale	31	34	+ 9.7%	32	33	+ 3.1%
Median Sales Price*	\$825,000	\$835,000	+ 1.2%	\$850,000	\$885,000	+ 4.1%
Percent of List Price Received*	102.4%	103.4%	+ 1.0%	104.1%	104.0%	- 0.1%
Inventory of Homes for Sale	1,036	1,118	+ 7.9%	--	--	--
Months Supply of Inventory	2.4	2.6	+ 8.3%	--	--	--

Townhouse-Condo

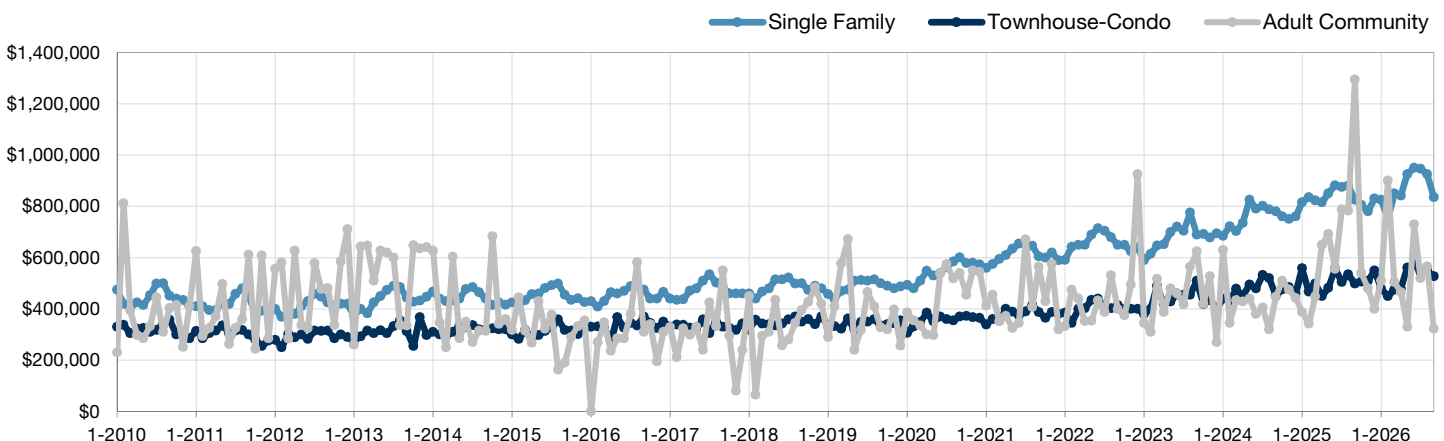
	September			Year to Date		
Key Metrics	2025	2026	Percent Change	Thru 9-2025	Thru 9-2026	Percent Change
New Listings	335	325	- 3.0%	2,474	2,766	+ 11.8%
Closed Sales	191	164	- 14.1%	1,630	1,531	- 6.1%
Days on Market Until Sale	42	42	0.0%	43	43	0.0%
Median Sales Price*	\$499,000	\$527,000	+ 5.6%	\$509,000	\$525,000	+ 3.1%
Percent of List Price Received*	100.7%	99.6%	- 1.1%	100.8%	100.1%	- 0.7%
Inventory of Homes for Sale	584	667	+ 14.2%	--	--	--
Months Supply of Inventory	3.2	3.7	+ 15.6%	--	--	--

Adult Community

	September			Year to Date		
Key Metrics	2025	2026	Percent Change	Thru 9-2025	Thru 9-2026	Percent Change
New Listings	4	9	+ 125.0%	67	89	+ 32.8%
Closed Sales	3	8	+ 166.7%	51	69	+ 35.3%
Days on Market Until Sale	55	70	+ 27.3%	32	41	+ 28.1%
Median Sales Price*	\$1,295,000	\$322,500	- 75.1%	\$600,000	\$505,000	- 15.8%
Percent of List Price Received*	103.9%	99.7%	- 4.0%	102.4%	101.0%	- 1.4%
Inventory of Homes for Sale	12	20	+ 66.7%	--	--	--
Months Supply of Inventory	2.2	2.6	+ 18.2%	--	--	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Historical Median Sales Price by Property Type By Month



Current as of October 09, 2026. All data from the multiple listing services in the state of New Jersey. Margin of error for reported statewide numbers is +/- 4% at a 95% confidence level. Report © 2026 ShowingTime Plus, LLC.