

Local Market Update for March 2026

Provided by New Jersey REALTORS®



Atlantic County

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Single Family

Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	345	322	- 6.7%	872	808	- 7.3%
Closed Sales	168	156	- 7.1%	454	449	- 1.1%
Days on Market Until Sale	61	55	- 9.8%	54	57	+ 5.6%
Median Sales Price*	\$412,500	\$449,000	+ 8.8%	\$375,000	\$445,000	+ 18.7%
Percent of List Price Received*	97.5%	97.8%	+ 0.3%	98.0%	97.2%	- 0.8%
Inventory of Homes for Sale	686	654	- 4.7%	--	--	--
Months Supply of Inventory	3.6	3.3	- 8.3%	--	--	--

Townhouse-Condo

Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	135	161	+ 19.3%	448	448	0.0%
Closed Sales	82	62	- 24.4%	207	178	- 14.0%
Days on Market Until Sale	58	61	+ 5.2%	59	66	+ 11.9%
Median Sales Price*	\$245,500	\$236,175	- 3.8%	\$230,000	\$229,500	- 0.2%
Percent of List Price Received*	96.3%	97.3%	+ 1.0%	96.5%	96.6%	+ 0.1%
Inventory of Homes for Sale	383	441	+ 15.1%	--	--	--
Months Supply of Inventory	4.9	5.2	+ 6.1%	--	--	--

Adult Community

Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	46	50	+ 8.7%	119	95	- 20.2%
Closed Sales	24	18	- 25.0%	57	53	- 7.0%
Days on Market Until Sale	81	108	+ 33.3%	66	67	+ 1.5%
Median Sales Price*	\$310,000	\$254,500	- 17.9%	\$327,500	\$309,000	- 5.6%
Percent of List Price Received*	97.0%	95.1%	- 2.0%	97.0%	96.6%	- 0.4%
Inventory of Homes for Sale	79	98	+ 24.1%	--	--	--
Months Supply of Inventory	3.4	4.0	+ 17.6%	--	--	--

* 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

