

## Local Market Update for March 2024

Provided by New Jersey REALTORS®



# Hudson County

Hudson County

### Single Family

	March			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	129	79	- 38.8%	286	247	- 13.6%
Closed Sales	52	56	+ 7.7%	147	151	+ 2.7%
Days on Market Until Sale	55	44	- 20.0%	50	43	- 14.0%
Median Sales Price*	\$490,000	\$652,500	+ 33.2%	\$480,000	\$553,160	+ 15.2%
Percent of List Price Received*	99.7%	100.4%	+ 0.7%	99.3%	99.7%	+ 0.4%
Inventory of Homes for Sale	269	185	- 31.2%	--	--	--
Months Supply of Inventory	4.3	3.0	- 30.2%	--	--	--

### Townhouse-Condo

	March			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	477	415	- 13.0%	1,249	1,320	+ 5.7%
Closed Sales	255	209	- 18.0%	604	536	- 11.3%
Days on Market Until Sale	51	37	- 27.5%	50	36	- 28.0%
Median Sales Price*	\$565,000	\$600,000	+ 6.2%	\$540,000	\$600,500	+ 11.2%
Percent of List Price Received*	99.1%	100.2%	+ 1.1%	98.6%	99.8%	+ 1.2%
Inventory of Homes for Sale	1,052	1,013	- 3.7%	--	--	--
Months Supply of Inventory	3.8	4.4	+ 15.8%	--	--	--

### Adult Community

	March			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Days on Market Until Sale	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Inventory of Homes for Sale	0	0	--	--	--	--
Months Supply of Inventory	0.0	0.0	--	--	--	--

\* 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

