

Local Market Update for April 2025

Provided by New Jersey REALTORS®



Hudson County

Hudson County

Single Family

	April			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 4-2024	Thru 4-2025	Percent Change
New Listings	111	127	+ 14.4%	364	397	+ 9.1%
Closed Sales	65	55	- 15.4%	216	207	- 4.2%
Days on Market Until Sale	40	36	- 10.0%	41	41	0.0%
Median Sales Price*	\$510,000	\$620,000	+ 21.6%	\$547,500	\$604,000	+ 10.3%
Percent of List Price Received*	101.4%	102.2%	+ 0.8%	100.3%	100.2%	- 0.1%
Inventory of Homes for Sale	239	225	- 5.9%	--	--	--
Months Supply of Inventory	4.0	3.8	- 5.0%	--	--	--

Townhouse-Condo

	April			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 4-2024	Thru 4-2025	Percent Change
New Listings	563	610	+ 8.3%	1,891	2,097	+ 10.9%
Closed Sales	248	217	- 12.5%	800	789	- 1.4%
Days on Market Until Sale	38	36	- 5.3%	37	46	+ 24.3%
Median Sales Price*	\$564,450	\$655,000	+ 16.0%	\$595,000	\$615,000	+ 3.4%
Percent of List Price Received*	99.7%	99.9%	+ 0.2%	99.7%	99.6%	- 0.1%
Inventory of Homes for Sale	1,249	1,359	+ 8.8%	--	--	--
Months Supply of Inventory	5.4	5.6	+ 3.7%	--	--	--

Adult Community

	April			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 4-2024	Thru 4-2025	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	2	0	- 100.0%	--	--	--
Months Supply of Inventory	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

