

Local Market Update for March 2026

Provided by New Jersey REALTORS®



Mercer 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	303	290	- 4.3%	656	626	- 4.6%
Closed Sales	138	145	+ 5.1%	370	384	+ 3.8%
Days on Market Until Sale	40	56	+ 40.0%	43	50	+ 16.3%
Median Sales Price*	\$423,000	\$450,000	+ 6.4%	\$435,000	\$475,000	+ 9.2%
Percent of List Price Received*	101.8%	101.1%	- 0.7%	100.7%	100.2%	- 0.5%
Inventory of Homes for Sale	452	475	+ 5.1%	--	--	--
Months Supply of Inventory	2.4	2.7	+ 12.5%	--	--	--

Townhouse-Condo

Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	111	117	+ 5.4%	284	300	+ 5.6%
Closed Sales	73	57	- 21.9%	173	160	- 7.5%
Days on Market Until Sale	39	57	+ 46.2%	45	51	+ 13.3%
Median Sales Price*	\$370,000	\$330,000	- 10.8%	\$350,000	\$369,995	+ 5.7%
Percent of List Price Received*	100.3%	98.7%	- 1.6%	100.5%	98.6%	- 1.9%
Inventory of Homes for Sale	161	204	+ 26.7%	--	--	--
Months Supply of Inventory	2.3	3.1	+ 34.8%	--	--	--

Adult Community

Key Metrics	March			Year to Date		
	2025	2026	Percent Change	Thru 3-2025	Thru 3-2026	Percent Change
New Listings	20	29	+ 45.0%	48	59	+ 22.9%
Closed Sales	5	11	+ 120.0%	28	34	+ 21.4%
Days on Market Until Sale	43	83	+ 93.0%	33	72	+ 118.2%
Median Sales Price*	\$423,500	\$438,000	+ 3.4%	\$522,500	\$456,500	- 12.6%
Percent of List Price Received*	100.4%	97.7%	- 2.7%	101.0%	98.0%	- 3.0%
Inventory of Homes for Sale	39	53	+ 35.9%	--	--	--
Months Supply of Inventory	3.2	3.3	+ 3.1%	--	--	--

* 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

