

Local Market Update for December 2025

Provided by New Jersey REALTORS®



Middlesex County

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Single Family

Key Metrics	December			Year to Date		
	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	212	299	+ 41.0%	5,274	6,304	+ 19.5%
Closed Sales	346	429	+ 24.0%	4,149	4,586	+ 10.5%
Days on Market Until Sale	42	43	+ 2.4%	35	40	+ 14.3%
Median Sales Price*	\$563,000	\$541,862	- 3.8%	\$565,000	\$580,000	+ 2.7%
Percent of List Price Received*	102.4%	101.1%	- 1.3%	104.0%	102.5%	- 1.4%
Inventory of Homes for Sale	577	773	+ 34.0%	--	--	--
Months Supply of Inventory	1.6	2.0	+ 25.0%	--	--	--

Townhouse-Condo

Key Metrics	December			Year to Date		
	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	84	23	- 72.6%	1,815	1,064	- 41.4%
Closed Sales	150	34	- 77.3%	1,446	989	- 31.6%
Days on Market Until Sale	37	33	- 10.8%	29	37	+ 27.6%
Median Sales Price*	\$440,000	\$519,000	+ 18.0%	\$420,000	\$435,000	+ 3.6%
Percent of List Price Received*	101.7%	99.7%	- 2.0%	104.0%	101.5%	- 2.4%
Inventory of Homes for Sale	163	55	- 66.3%	--	--	--
Months Supply of Inventory	1.3	0.8	- 38.5%	--	--	--

Adult Community

Key Metrics	December			Year to Date		
	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	33	72	+ 118.2%	1,060	1,204	+ 13.6%
Closed Sales	77	77	0.0%	871	938	+ 7.7%
Days on Market Until Sale	38	48	+ 26.3%	44	48	+ 9.1%
Median Sales Price*	\$369,000	\$370,000	+ 0.3%	\$390,000	\$400,000	+ 2.6%
Percent of List Price Received*	98.9%	98.6%	- 0.3%	99.3%	98.4%	- 0.9%
Inventory of Homes for Sale	140	168	+ 20.0%	--	--	--
Months Supply of Inventory	1.9	2.1	+ 10.5%	--	--	--

* 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

