

Local Market Update for December 2025

Provided by New Jersey REALTORS®



Monmouth County

Monmouth County

Single Family

	December			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	461	248	- 46.2%	9,629	8,533	- 11.4%
Closed Sales	494	460	- 6.9%	6,573	6,423	- 2.3%
Days on Market Until Sale	42	37	- 11.9%	43	42	- 2.3%
Median Sales Price*	\$701,750	\$765,000	+ 9.0%	\$685,000	\$725,000	+ 5.8%
Percent of List Price Received*	100.4%	100.4%	0.0%	101.9%	101.6%	- 0.3%
Inventory of Homes for Sale	1,320	785	- 40.5%	--	--	--
Months Supply of Inventory	2.4	1.5	- 37.5%	--	--	--

Townhouse-Condo

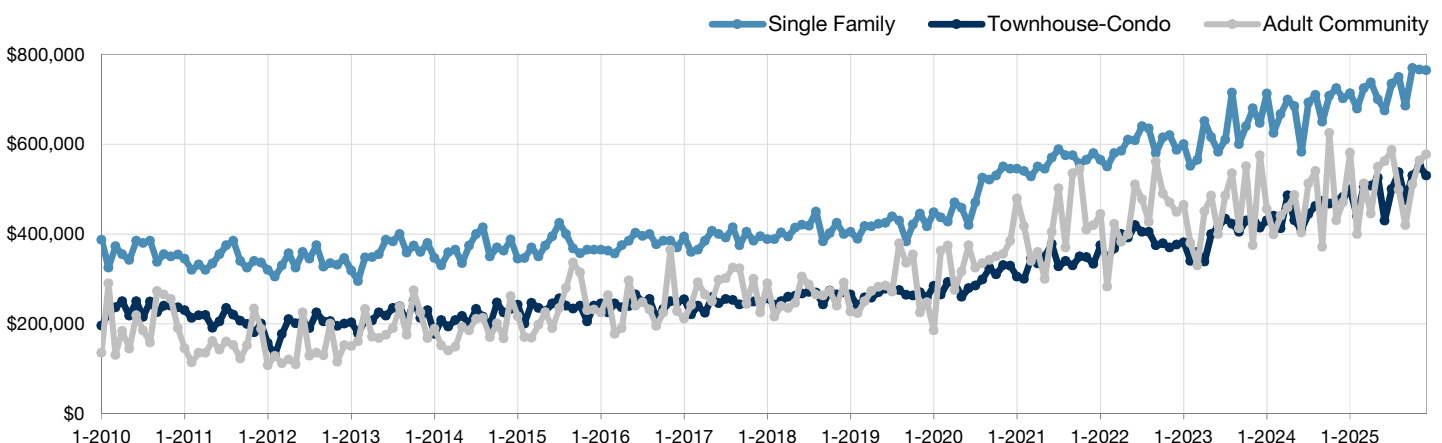
	December			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	181	102	- 43.6%	3,563	3,098	- 13.1%
Closed Sales	214	123	- 42.5%	2,550	2,545	- 0.2%
Days on Market Until Sale	42	34	- 19.0%	37	39	+ 5.4%
Median Sales Price*	\$482,500	\$530,000	+ 9.8%	\$450,000	\$500,500	+ 11.2%
Percent of List Price Received*	99.2%	99.3%	+ 0.1%	100.6%	99.9%	- 0.7%
Inventory of Homes for Sale	447	282	- 36.9%	--	--	--
Months Supply of Inventory	2.0	1.3	- 35.0%	--	--	--

Adult Community

	December			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	36	32	- 11.1%	955	829	- 13.2%
Closed Sales	62	58	- 6.5%	843	737	- 12.6%
Days on Market Until Sale	39	32	- 17.9%	42	42	0.0%
Median Sales Price*	\$470,000	\$577,500	+ 22.9%	\$475,000	\$525,000	+ 10.5%
Percent of List Price Received*	98.7%	98.9%	+ 0.2%	100.0%	99.7%	- 0.3%
Inventory of Homes for Sale	93	85	- 8.6%	--	--	--
Months Supply of Inventory	1.3	1.4	+ 7.7%	--	--	--

* 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



Current as of January 09, 2026. All data from the multiple listing services in the state of New Jersey. Margin of error for reported statewide numbers is +/- 4% at a 95% confidence level. Report © 2026 ShowingTime Plus, LLC.