

# Local Market Update for November 2025

Provided by New Jersey REALTORS®



## Salem County

Salem County

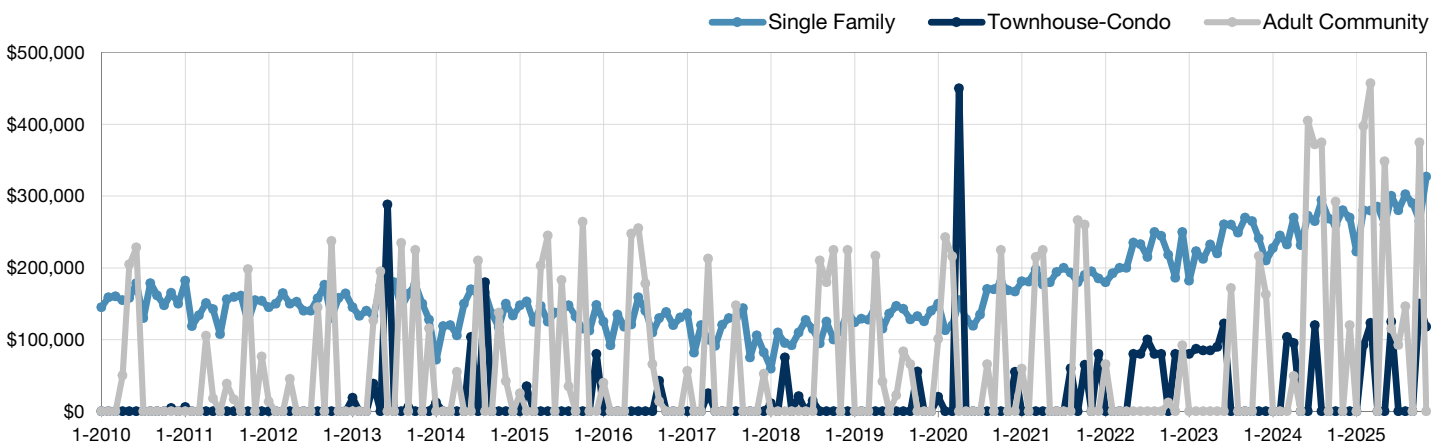
Single Family	November			Year to Date		
	2024	2025	Percent Change	Thru 11-2024	Thru 11-2025	Percent Change
New Listings	67	66	- 1.5%	930	986	+ 6.0%
Closed Sales	59	56	- 5.1%	625	677	+ 8.3%
Days on Market Until Sale	41	46	+ 12.2%	44	46	+ 4.5%
Median Sales Price*	\$280,000	\$327,000	+ 16.8%	\$260,000	\$281,938	+ 8.4%
Percent of List Price Received*	98.3%	99.4%	+ 1.1%	99.1%	99.2%	+ 0.1%
Inventory of Homes for Sale	231	233	+ 0.9%	--	--	--
Months Supply of Inventory	3.9	3.8	- 2.6%	--	--	--

Townhouse-Condo	November			Year to Date		
	2024	2025	Percent Change	Thru 11-2024	Thru 11-2025	Percent Change
New Listings	0	1	--	8	7	- 12.5%
Closed Sales	0	1	--	4	5	+ 25.0%
Days on Market Until Sale	0	175	--	70	87	+ 24.3%
Median Sales Price*	\$0	\$118,000	--	\$103,500	\$123,000	+ 18.8%
Percent of List Price Received*	0.0%	97.5%	--	95.5%	97.0%	+ 1.6%
Inventory of Homes for Sale	2	5	+ 150.0%	--	--	--
Months Supply of Inventory	1.5	4.0	+ 166.7%	--	--	--

Adult Community	November			Year to Date		
	2024	2025	Percent Change	Thru 11-2024	Thru 11-2025	Percent Change
New Listings	1	0	- 100.0%	19	25	+ 31.6%
Closed Sales	0	0	--	8	11	+ 37.5%
Days on Market Until Sale	0	0	--	29	97	+ 234.5%
Median Sales Price*	\$0	\$0	--	\$371,000	\$340,000	- 8.4%
Percent of List Price Received*	0.0%	0.0%	--	100.1%	99.2%	- 0.9%
Inventory of Homes for Sale	11	17	+ 54.5%	--	--	--
Months Supply of Inventory	6.6	12.4	+ 87.9%	--	--	--

\* 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 December 09, 2025. 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 © 2025 ShowingTime Plus, LLC.