Local Market Update for October 2024

Provided by New Jersey REALTORS®



Sussex County

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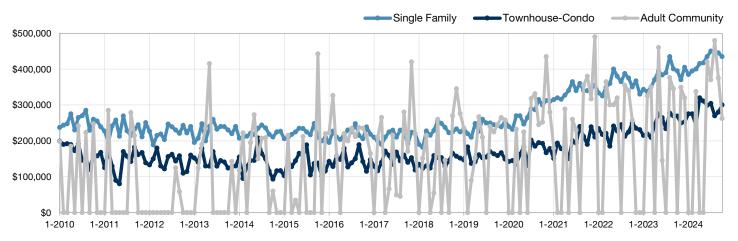
Single Family	October			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change
New Listings	202	179	- 11.4%	1,917	1,920	+ 0.2%
Closed Sales	147	157	+ 6.8%	1,364	1,369	+ 0.4%
Days on Market Until Sale	38	48	+ 26.3%	44	40	- 9.1%
Median Sales Price*	\$395,000	\$435,000	+ 10.1%	\$380,250	\$425,000	+ 11.8%
Percent of List Price Received*	103.0%	102.7%	- 0.3%	102.4%	103.3%	+ 0.9%
Inventory of Homes for Sale	431	356	- 17.4%			
Months Supply of Inventory	3.0	2.6	- 13.3%			

Townhouse-Condo	October			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change
New Listings	37	35	- 5.4%	426	451	+ 5.9%
Closed Sales	35	35	0.0%	344	324	- 5.8%
Days on Market Until Sale	27	29	+ 7.4%	34	37	+ 8.8%
Median Sales Price*	\$269,000	\$300,000	+ 11.5%	\$245,000	\$279,250	+ 14.0%
Percent of List Price Received*	103.1%	102.7%	- 0.4%	101.2%	101.4%	+ 0.2%
Inventory of Homes for Sale	70	87	+ 24.3%			
Months Supply of Inventory	2.0	2.7	+ 35.0%			

Adult Community		October			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 10-2023	Thru 10-2024	Percent Change	
New Listings	0	0		10	7	- 30.0%	
Closed Sales	0	2		8	8	0.0%	
Days on Market Until Sale	0	63		23	56	+ 143.5%	
Median Sales Price*	\$0	\$262,500		\$362,500	\$375,000	+ 3.4%	
Percent of List Price Received*	0.0%	94.3%		104.9%	98.3%	- 6.3%	
Inventory of Homes for Sale	2	0	- 100.0%				
Months Supply of Inventory	1.6	0.0	- 100.0%				

* 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



Current as of November 20, 2024. 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 © 2024 ShowingTime Plus, LLC.