

Local Market Update for February 2020

Provided by New Jersey REALTORS®



Camden County

Camden County

Single Family

| Key Metrics | February | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------------|--------------|-------------|----------------|
| | 2019 | 2020 | Percent Change | Thru 2-2019 | Thru 2-2020 | Percent Change |
| New Listings | 656 | 640 | - 2.4% | 1,288 | 1,217 | - 5.5% |
| Closed Sales | 363 | 378 | + 4.1% | 754 | 775 | + 2.8% |
| Days on Market Until Sale | 83 | 59 | - 28.9% | 78 | 62 | - 20.5% |
| Median Sales Price* | \$169,450 | \$185,000 | + 9.2% | \$167,064 | \$185,000 | + 10.7% |
| Percent of List Price Received* | 96.8% | 97.6% | + 0.8% | 96.7% | 97.7% | + 1.0% |
| Inventory of Homes for Sale | 2,095 | 1,275 | - 39.1% | -- | -- | -- |
| Months Supply of Inventory | 4.0 | 2.4 | - 40.0% | -- | -- | -- |

Townhouse-Condo

| Key Metrics | February | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------------|--------------|-------------|----------------|
| | 2019 | 2020 | Percent Change | Thru 2-2019 | Thru 2-2020 | Percent Change |
| New Listings | 143 | 136 | - 4.9% | 293 | 276 | - 5.8% |
| Closed Sales | 90 | 81 | - 10.0% | 168 | 156 | - 7.1% |
| Days on Market Until Sale | 73 | 66 | - 9.6% | 82 | 60 | - 26.8% |
| Median Sales Price* | \$121,150 | \$102,500 | - 15.4% | \$114,500 | \$107,278 | - 6.3% |
| Percent of List Price Received* | 95.1% | 98.8% | + 3.9% | 95.8% | 97.2% | + 1.5% |
| Inventory of Homes for Sale | 453 | 308 | - 32.0% | -- | -- | -- |
| Months Supply of Inventory | 4.1 | 2.7 | - 34.1% | -- | -- | -- |

Adult Community

| Key Metrics | February | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------------|--------------|-------------|----------------|
| | 2019 | 2020 | Percent Change | Thru 2-2019 | Thru 2-2020 | Percent Change |
| New Listings | 21 | 20 | - 4.8% | 39 | 31 | - 20.5% |
| Closed Sales | 10 | 9 | - 10.0% | 24 | 21 | - 12.5% |
| Days on Market Until Sale | 25 | 30 | + 20.0% | 34 | 45 | + 32.4% |
| Median Sales Price* | \$312,393 | \$237,000 | - 24.1% | \$322,319 | \$277,000 | - 14.1% |
| Percent of List Price Received* | 103.5% | 101.5% | - 1.9% | 103.3% | 102.1% | - 1.2% |
| Inventory of Homes for Sale | 57 | 32 | - 43.9% | -- | -- | -- |
| Months Supply of Inventory | 5.3 | 2.3 | - 56.6% | -- | -- | -- |

* 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

