

# Local Market Update for December 2020

Provided by New Jersey REALTORS®



## Camden County

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### Single Family

Key Metrics	December			Year to Date		
	2019	2020	Percent Change	Thru 12-2019	Thru 12-2020	Percent Change
New Listings	373	376	+ 0.8%	8,230	7,098	- 13.8%
Closed Sales	475	556	+ 17.1%	6,138	6,221	+ 1.4%
Days on Market Until Sale	61	31	- 49.2%	63	43	- 31.7%
Median Sales Price*	\$191,000	\$233,100	+ 22.0%	\$189,900	\$223,000	+ 17.4%
Percent of List Price Received*	97.5%	100.8%	+ 3.4%	97.7%	99.5%	+ 1.8%
Inventory of Homes for Sale	1,459	586	- 59.8%	--	--	--
Months Supply of Inventory	2.8	1.1	- 60.7%	--	--	--

### Townhouse-Condo

Key Metrics	December			Year to Date		
	2019	2020	Percent Change	Thru 12-2019	Thru 12-2020	Percent Change
New Listings	96	97	+ 1.0%	1,860	1,647	- 11.5%
Closed Sales	120	155	+ 29.2%	1,302	1,367	+ 5.0%
Days on Market Until Sale	62	36	- 41.9%	60	49	- 18.3%
Median Sales Price*	\$129,450	\$141,000	+ 8.9%	\$121,250	\$139,900	+ 15.4%
Percent of List Price Received*	97.4%	100.1%	+ 2.8%	96.3%	98.4%	+ 2.2%
Inventory of Homes for Sale	384	165	- 57.0%	--	--	--
Months Supply of Inventory	3.5	1.4	- 60.0%	--	--	--

### Adult Community

Key Metrics	December			Year to Date		
	2019	2020	Percent Change	Thru 12-2019	Thru 12-2020	Percent Change
New Listings	12	7	- 41.7%	193	155	- 19.7%
Closed Sales	13	13	0.0%	175	155	- 11.4%
Days on Market Until Sale	75	34	- 54.7%	77	51	- 33.8%
Median Sales Price*	\$308,000	\$280,000	- 9.1%	\$296,250	\$280,000	- 5.5%
Percent of List Price Received*	107.6%	97.2%	- 9.7%	102.3%	98.2%	- 4.0%
Inventory of Homes for Sale	32	15	- 53.1%	--	--	--
Months Supply of Inventory	2.4	1.2	- 50.0%	--	--	--

\* 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

