

Local Market Update for March 2021

Provided by New Jersey REALTORS®



Camden County

Camden County

Single Family

Key Metrics	March			Year to Date		
	2020	2021	Percent Change	Thru 3-2020	Thru 3-2021	Percent Change
New Listings	688	651	- 5.4%	1,905	1,558	- 18.2%
Closed Sales	476	501	+ 5.3%	1,254	1,318	+ 5.1%
Days on Market Until Sale	62	27	- 56.5%	62	30	- 51.6%
Median Sales Price*	\$197,250	\$239,900	+ 21.6%	\$190,000	\$239,000	+ 25.8%
Percent of List Price Received*	98.3%	101.2%	+ 3.0%	97.9%	101.1%	+ 3.3%
Inventory of Homes for Sale	1,434	531	- 63.0%	--	--	--
Months Supply of Inventory	2.8	1.0	- 64.3%	--	--	--

Townhouse-Condo

Key Metrics	March			Year to Date		
	2020	2021	Percent Change	Thru 3-2020	Thru 3-2021	Percent Change
New Listings	132	162	+ 22.7%	411	416	+ 1.2%
Closed Sales	104	126	+ 21.2%	263	327	+ 24.3%
Days on Market Until Sale	55	33	- 40.0%	59	29	- 50.8%
Median Sales Price*	\$125,750	\$128,500	+ 2.2%	\$115,000	\$125,000	+ 8.7%
Percent of List Price Received*	97.0%	101.7%	+ 4.8%	97.1%	99.8%	+ 2.8%
Inventory of Homes for Sale	347	159	- 54.2%	--	--	--
Months Supply of Inventory	3.2	1.3	- 59.4%	--	--	--

Adult Community

Key Metrics	March			Year to Date		
	2020	2021	Percent Change	Thru 3-2020	Thru 3-2021	Percent Change
New Listings	14	7	- 50.0%	45	28	- 37.8%
Closed Sales	9	13	+ 44.4%	30	32	+ 6.7%
Days on Market Until Sale	61	80	+ 31.1%	50	43	- 14.0%
Median Sales Price*	\$259,900	\$305,000	+ 17.4%	\$268,500	\$295,000	+ 9.9%
Percent of List Price Received*	95.6%	98.2%	+ 2.7%	100.2%	98.6%	- 1.6%
Inventory of Homes for Sale	37	11	- 70.3%	--	--	--
Months Supply of Inventory	2.6	1.0	- 61.5%	--	--	--

* 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

