

# Local Market Update for September 2019

Provided by New Jersey REALTORS®



## Gloucester County

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### Single Family

Key Metrics	September			Year to Date		
	2018	2019	Percent Change	Thru 9-2018	Thru 9-2019	Percent Change
New Listings	475	410	- 13.7%	4,624	4,345	- 6.0%
Closed Sales	305	348	+ 14.1%	2,979	3,071	+ 3.1%
Days on Market Until Sale	64	62	- 3.1%	69	69	0.0%
Median Sales Price*	\$177,250	\$199,000	+ 12.3%	\$184,900	\$195,000	+ 5.5%
Percent of List Price Received*	97.5%	97.6%	+ 0.1%	97.5%	97.5%	0.0%
Inventory of Homes for Sale	1,739	1,248	- 28.2%	--	--	--
Months Supply of Inventory	5.5	3.7	- 32.7%	--	--	--

### Townhouse-Condo

Key Metrics	September			Year to Date		
	2018	2019	Percent Change	Thru 9-2018	Thru 9-2019	Percent Change
New Listings	61	65	+ 6.6%	713	548	- 23.1%
Closed Sales	46	33	- 28.3%	440	334	- 24.1%
Days on Market Until Sale	61	103	+ 68.9%	71	71	0.0%
Median Sales Price*	\$140,000	\$190,158	+ 35.8%	\$149,250	\$173,450	+ 16.2%
Percent of List Price Received*	98.2%	97.8%	- 0.4%	97.2%	97.9%	+ 0.7%
Inventory of Homes for Sale	232	163	- 29.7%	--	--	--
Months Supply of Inventory	4.8	4.2	- 12.5%	--	--	--

### Adult Community

Key Metrics	September			Year to Date		
	2018	2019	Percent Change	Thru 9-2018	Thru 9-2019	Percent Change
New Listings	22	35	+ 59.1%	212	285	+ 34.4%
Closed Sales	23	22	- 4.3%	166	195	+ 17.5%
Days on Market Until Sale	64	67	+ 4.7%	64	60	- 6.3%
Median Sales Price*	\$236,000	\$227,450	- 3.6%	\$245,120	\$239,000	- 2.5%
Percent of List Price Received*	99.0%	99.3%	+ 0.3%	99.1%	99.8%	+ 0.7%
Inventory of Homes for Sale	73	76	+ 4.1%	--	--	--
Months Supply of Inventory	3.9	3.5	- 10.3%	--	--	--

\* 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

