

Local Market Update for November 2019

Provided by New Jersey REALTORS®



Gloucester County

Gloucester County

Single Family

Key Metrics	November			Year to Date		
	2018	2019	Percent Change	Thru 11-2018	Thru 11-2019	Percent Change
New Listings	374	307	- 17.9%	5,474	5,094	- 6.9%
Closed Sales	280	290	+ 3.6%	3,611	3,700	+ 2.5%
Days on Market Until Sale	77	68	- 11.7%	70	69	- 1.4%
Median Sales Price*	\$180,000	\$204,500	+ 13.6%	\$182,000	\$196,950	+ 8.2%
Percent of List Price Received*	96.6%	98.0%	+ 1.4%	97.4%	97.6%	+ 0.2%
Inventory of Homes for Sale	1,695	1,105	- 34.8%	--	--	--
Months Supply of Inventory	5.3	3.3	- 37.7%	--	--	--

Townhouse-Condo

Key Metrics	November			Year to Date		
	2018	2019	Percent Change	Thru 11-2018	Thru 11-2019	Percent Change
New Listings	48	28	- 41.7%	721	626	- 13.2%
Closed Sales	28	32	+ 14.3%	412	404	- 1.9%
Days on Market Until Sale	57	47	- 17.5%	71	68	- 4.2%
Median Sales Price*	\$171,000	\$175,750	+ 2.8%	\$166,300	\$176,750	+ 6.3%
Percent of List Price Received*	97.9%	98.5%	+ 0.6%	97.7%	97.9%	+ 0.2%
Inventory of Homes for Sale	213	135	- 36.6%	--	--	--
Months Supply of Inventory	5.7	3.6	- 36.8%	--	--	--

Adult Community

Key Metrics	November			Year to Date		
	2018	2019	Percent Change	Thru 11-2018	Thru 11-2019	Percent Change
New Listings	15	23	+ 53.3%	252	347	+ 37.7%
Closed Sales	25	24	- 4.0%	207	241	+ 16.4%
Days on Market Until Sale	41	70	+ 70.7%	59	61	+ 3.4%
Median Sales Price*	\$200,000	\$223,000	+ 11.5%	\$240,000	\$235,000	- 2.1%
Percent of List Price Received*	98.5%	99.5%	+ 1.0%	99.2%	99.9%	+ 0.7%
Inventory of Homes for Sale	64	77	+ 20.3%	--	--	--
Months Supply of Inventory	3.3	3.5	+ 6.1%	--	--	--

* 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

