

Local Market Update for June 2020

Provided by New Jersey REALTORS®



Salem County

Salem County

Single Family

Key Metrics	June			Year to Date		
	2019	2020	Percent Change	Thru 6-2019	Thru 6-2020	Percent Change
New Listings	126	116	- 7.9%	780	591	- 24.2%
Closed Sales	88	91	+ 3.4%	444	402	- 9.5%
Days on Market Until Sale	86	91	+ 5.8%	99	103	+ 4.0%
Median Sales Price*	\$135,950	\$121,600	- 10.6%	\$130,000	\$127,000	- 2.3%
Percent of List Price Received*	97.9%	94.4%	- 3.6%	95.9%	93.9%	- 2.1%
Inventory of Homes for Sale	620	335	- 46.0%	--	--	--
Months Supply of Inventory	7.8	4.2	- 46.2%	--	--	--

Townhouse-Condo

Key Metrics	June			Year to Date		
	2019	2020	Percent Change	Thru 6-2019	Thru 6-2020	Percent Change
New Listings	0	0	--	6	3	- 50.0%
Closed Sales	0	0	--	0	2	--
Days on Market Until Sale	0	0	--	0	11	--
Median Sales Price*	\$0	\$0	--	\$0	\$235,150	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	106.4%	--
Inventory of Homes for Sale	32	27	- 15.6%	--	--	--
Months Supply of Inventory	0	27.0	--	--	--	--

Adult Community

Key Metrics	June			Year to Date		
	2019	2020	Percent Change	Thru 6-2019	Thru 6-2020	Percent Change
New Listings	0	2	--	8	3	- 62.5%
Closed Sales	0	0	--	5	5	0.0%
Days on Market Until Sale	0	0	--	47	90	+ 91.5%
Median Sales Price*	\$0	\$0	--	\$44,249	\$210,000	+ 374.6%
Percent of List Price Received*	0.0%	0.0%	--	98.5%	95.8%	- 2.7%
Inventory of Homes for Sale	4	5	+ 25.0%	--	--	--
Months Supply of Inventory	3.1	2.8	- 9.7%	--	--	--

* 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

