

Local Market Update for October 2019

Provided by New Jersey REALTORS®



Camden County

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Single Family

Key Metrics	October			Year to Date		
	2018	2019	Percent Change	Thru 10-2018	Thru 10-2019	Percent Change
New Listings	737	648	- 12.1%	7,979	7,350	- 7.9%
Closed Sales	538	499	- 7.2%	5,300	5,202	- 1.8%
Days on Market Until Sale	65	58	- 10.8%	59	64	+ 8.5%
Median Sales Price*	\$160,000	\$190,000	+ 18.8%	\$173,000	\$189,000	+ 9.2%
Percent of List Price Received*	97.6%	97.4%	- 0.2%	97.8%	97.7%	- 0.1%
Inventory of Homes for Sale	2,348	1,640	- 30.2%	--	--	--
Months Supply of Inventory	4.5	3.2	- 28.9%	--	--	--

Townhouse-Condo

Key Metrics	October			Year to Date		
	2018	2019	Percent Change	Thru 10-2018	Thru 10-2019	Percent Change
New Listings	166	137	- 17.5%	1,444	1,396	- 3.3%
Closed Sales	85	89	+ 4.7%	928	880	- 5.2%
Days on Market Until Sale	68	55	- 19.1%	64	62	- 3.1%
Median Sales Price*	\$109,900	\$105,000	- 4.5%	\$98,500	\$121,000	+ 22.8%
Percent of List Price Received*	98.4%	95.3%	- 3.2%	96.4%	96.1%	- 0.3%
Inventory of Homes for Sale	443	328	- 26.0%	--	--	--
Months Supply of Inventory	4.8	3.5	- 27.1%	--	--	--

Adult Community

Key Metrics	October			Year to Date		
	2018	2019	Percent Change	Thru 10-2018	Thru 10-2019	Percent Change
New Listings	18	14	- 22.2%	148	173	+ 16.9%
Closed Sales	6	20	+ 233.3%	99	143	+ 44.4%
Days on Market Until Sale	49	137	+ 179.6%	67	79	+ 17.9%
Median Sales Price*	\$262,500	\$352,420	+ 34.3%	\$269,900	\$298,105	+ 10.5%
Percent of List Price Received*	104.4%	105.1%	+ 0.7%	103.6%	102.0%	- 1.5%
Inventory of Homes for Sale	46	40	- 13.0%	--	--	--
Months Supply of Inventory	4.5	2.9	- 35.6%	--	--	--

* 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

