

# Local Market Update for August 2025

Provided by New Jersey REALTORS®



## Morris County

Morris County

### Single Family

	August			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 8-2024	Thru 8-2025	Percent Change
New Listings	350	366	+ 4.6%	3,425	3,325	- 2.9%
Closed Sales	457	385	- 15.8%	2,397	2,271	- 5.3%
Days on Market Until Sale	22	28	+ 27.3%	27	29	+ 7.4%
Median Sales Price*	\$750,000	\$765,000	+ 2.0%	\$725,000	\$745,000	+ 2.8%
Percent of List Price Received*	106.1%	104.9%	- 1.1%	105.8%	105.6%	- 0.2%
Inventory of Homes for Sale	576	543	- 5.7%	--	--	--
Months Supply of Inventory	1.9	1.8	- 5.3%	--	--	--

### Townhouse-Condo

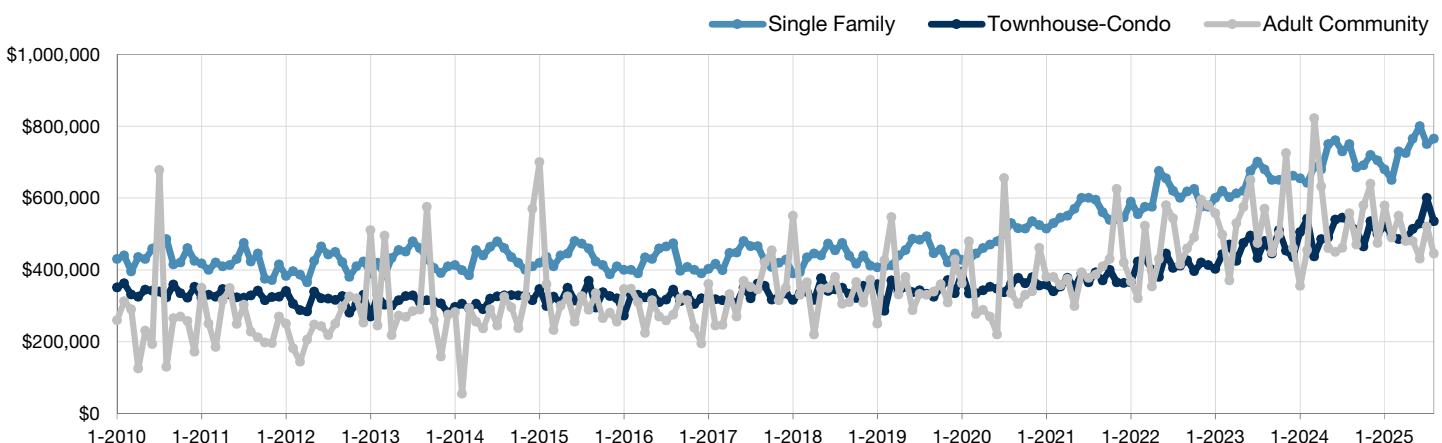
	August			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 8-2024	Thru 8-2025	Percent Change
New Listings	76	111	+ 46.1%	765	895	+ 17.0%
Closed Sales	124	113	- 8.9%	625	652	+ 4.3%
Days on Market Until Sale	22	34	+ 54.5%	23	38	+ 65.2%
Median Sales Price*	\$532,500	\$535,000	+ 0.5%	\$510,000	\$520,000	+ 2.0%
Percent of List Price Received*	104.0%	102.3%	- 1.6%	104.6%	102.2%	- 2.3%
Inventory of Homes for Sale	107	139	+ 29.9%	--	--	--
Months Supply of Inventory	1.4	1.6	+ 14.3%	--	--	--

### Adult Community

	August			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 8-2024	Thru 8-2025	Percent Change
New Listings	10	11	+ 10.0%	90	111	+ 23.3%
Closed Sales	10	13	+ 30.0%	86	80	- 7.0%
Days on Market Until Sale	68	39	- 42.6%	37	43	+ 16.2%
Median Sales Price*	\$557,450	\$445,000	- 20.2%	\$492,250	\$486,500	- 1.2%
Percent of List Price Received*	98.8%	102.1%	+ 3.3%	100.4%	100.5%	+ 0.1%
Inventory of Homes for Sale	21	22	+ 4.8%	--	--	--
Months Supply of Inventory	2.0	2.1	+ 5.0%	--	--	--

\* 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



Current as of September 20, 2025. All data from the multiple listing services in the state of New Jersey. Margin of error for reported statewide numbers is +/- 4% at a 95% confidence level. Report © 2025 ShowingTime Plus, LLC.