

# Local Market Update for October 2025

Provided by New Jersey REALTORS®



## Morris County

Morris County

### Single Family

	October			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 10-2024	Thru 10-2025	Percent Change
New Listings	430	404	- 6.0%	4,282	4,205	- 1.8%
Closed Sales	309	345	+ 11.7%	3,043	2,949	- 3.1%
Days on Market Until Sale	31	31	0.0%	27	29	+ 7.4%
Median Sales Price*	\$691,000	\$750,000	+ 8.5%	\$716,000	\$745,000	+ 4.1%
Percent of List Price Received*	104.0%	103.6%	- 0.4%	105.6%	105.1%	- 0.5%
Inventory of Homes for Sale	630	525	- 16.7%	--	--	--
Months Supply of Inventory	2.1	1.7	- 19.0%	--	--	--

### Townhouse-Condo

	October			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 10-2024	Thru 10-2025	Percent Change
New Listings	137	117	- 14.6%	1,000	1,124	+ 12.4%
Closed Sales	83	90	+ 8.4%	769	832	+ 8.2%
Days on Market Until Sale	28	34	+ 21.4%	23	30	+ 30.4%
Median Sales Price*	\$465,000	\$517,000	+ 11.2%	\$500,300	\$520,000	+ 3.9%
Percent of List Price Received*	103.4%	100.7%	- 2.6%	104.4%	102.0%	- 2.3%
Inventory of Homes for Sale	127	143	+ 12.6%	--	--	--
Months Supply of Inventory	1.6	1.7	+ 6.3%	--	--	--

### Adult Community

	October			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 10-2024	Thru 10-2025	Percent Change
New Listings	10	22	+ 120.0%	114	147	+ 28.9%
Closed Sales	16	11	- 31.3%	109	104	- 4.6%
Days on Market Until Sale	42	47	+ 11.9%	39	38	- 2.6%
Median Sales Price*	\$580,000	\$609,000	+ 5.0%	\$500,000	\$489,000	- 2.2%
Percent of List Price Received*	102.7%	99.7%	- 2.9%	100.7%	100.6%	- 0.1%
Inventory of Homes for Sale	18	29	+ 61.1%	--	--	--
Months Supply of Inventory	1.7	2.7	+ 58.8%	--	--	--

\* 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

