

## Local Market Update for May 2025

Provided by New Jersey REALTORS®



# Union County

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## Single Family

	May			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 5-2024	Thru 5-2025	Percent Change
New Listings	409	472	+ 15.4%	1,767	1,883	+ 6.6%
Closed Sales	271	283	+ 4.4%	1,068	1,005	- 5.9%
Days on Market Until Sale	28	27	- 3.6%	31	33	+ 6.5%
Median Sales Price*	\$650,000	\$645,000	- 0.8%	\$600,000	\$649,000	+ 8.2%
Percent of List Price Received*	106.8%	107.8%	+ 0.9%	105.4%	105.4%	0.0%
Inventory of Homes for Sale	493	541	+ 9.7%	--	--	--
Months Supply of Inventory	2.0	2.2	+ 10.0%	--	--	--

## Townhouse-Condo

	May			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 5-2024	Thru 5-2025	Percent Change
New Listings	48	52	+ 8.3%	201	219	+ 9.0%
Closed Sales	27	26	- 3.7%	138	104	- 24.6%
Days on Market Until Sale	20	33	+ 65.0%	32	30	- 6.3%
Median Sales Price*	\$365,000	\$511,000	+ 40.0%	\$382,500	\$427,500	+ 11.8%
Percent of List Price Received*	105.8%	105.5%	- 0.3%	103.5%	103.5%	0.0%
Inventory of Homes for Sale	59	74	+ 25.4%	--	--	--
Months Supply of Inventory	1.8	2.6	+ 44.4%	--	--	--

## Adult Community

	May			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 5-2024	Thru 5-2025	Percent Change
New Listings	2	5	+ 150.0%	11	10	- 9.1%
Closed Sales	3	0	- 100.0%	10	4	- 60.0%
Days on Market Until Sale	48	0	- 100.0%	61	18	- 70.5%
Median Sales Price*	\$750,000	\$0	- 100.0%	\$812,500	\$752,500	- 7.4%
Percent of List Price Received*	98.1%	0.0%	- 100.0%	99.6%	102.9%	+ 3.3%
Inventory of Homes for Sale	5	3	- 40.0%	--	--	--
Months Supply of Inventory	2.2	1.2	- 45.5%	--	--	--

\* 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

