

Local Market Update for May 2026

Provided by New Jersey REALTORS®



Union County

Union County

Single Family

Key Metrics	May			Year to Date		
	2025	2026	Percent Change	Thru 5-2025	Thru 5-2026	Percent Change
New Listings	475	403	- 15.2%	1,899	1,784	- 6.1%
Closed Sales	284	232	- 18.3%	1,060	936	- 11.7%
Days on Market Until Sale	27	28	+ 3.7%	33	33	0.0%
Median Sales Price*	\$647,000	\$748,050	+ 15.6%	\$649,000	\$675,000	+ 4.0%
Percent of List Price Received*	107.7%	106.3%	- 1.3%	105.5%	104.6%	- 0.9%
Inventory of Homes for Sale	601	525	- 12.6%	--	--	--
Months Supply of Inventory	2.4	2.2	- 8.3%	--	--	--

Townhouse-Condo

Key Metrics	May			Year to Date		
	2025	2026	Percent Change	Thru 5-2025	Thru 5-2026	Percent Change
New Listings	49	48	- 2.0%	214	240	+ 12.1%
Closed Sales	26	30	+ 15.4%	113	128	+ 13.3%
Days on Market Until Sale	33	49	+ 48.5%	28	41	+ 46.4%
Median Sales Price*	\$511,000	\$401,000	- 21.5%	\$427,500	\$386,500	- 9.6%
Percent of List Price Received*	105.5%	102.8%	- 2.6%	103.7%	101.4%	- 2.2%
Inventory of Homes for Sale	80	81	+ 1.3%	--	--	--
Months Supply of Inventory	2.9	2.5	- 13.8%	--	--	--

Adult Community

Key Metrics	May			Year to Date		
	2025	2026	Percent Change	Thru 5-2025	Thru 5-2026	Percent Change
New Listings	5	4	- 20.0%	10	18	+ 80.0%
Closed Sales	0	3	--	4	10	+ 150.0%
Days on Market Until Sale	0	8	--	18	21	+ 16.7%
Median Sales Price*	\$0	\$287,000	--	\$752,500	\$462,500	- 38.5%
Percent of List Price Received*	0.0%	102.6%	--	102.9%	101.5%	- 1.4%
Inventory of Homes for Sale	3	5	+ 66.7%	--	--	--
Months Supply of Inventory	1.2	2.0	+ 66.7%	--	--	--

* 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

