

3rd Quarter 2024
Mercer County, NJ

Sold Summary

	Q3 2024	Q3 2023	% Change
Sold Dollar Volume	\$548,053,127	\$472,541,471	15.98%
Avg Sold Price	\$597,822	\$546,342	9.42%
Median Sold Price	\$450,000	\$417,500	7.78%
Units Sold	944	897	5.24%
Avg Days on Market	25	23	8.70%
Avg List Price for Solds	\$581,797	\$526,802	10.44%
Avg SP to OLP Ratio	102.2%	103.6%	-1.41%
Ratio of Avg SP to Avg OLP	101.7%	103.0%	-1.26%
Attached Avg Sold Price	\$376,714	\$380,519	-1.00%
Detached Avg Sold Price	\$712,115	\$640,508	11.18%
Attached Units Sold	321	323	-0.62%
Detached Units Sold	623	573	8.73%

Notes:

- SP = Sold Price
- OLP = Original List Price
- LP = List Price (at time of sale)
- Garage/Parking Spaces are not included in Detached/Attached section totals.

Financing (Sold)

Assumption	0
Cash	217
Conventional	632
FHA	68
Other	14
Owner	0
VA	7

Days on Market (Sold)

0	6
1 to 10	357
11 to 20	280
21 to 30	85
31 to 60	124
61 to 90	47
91 to 120	17
121 to 180	12
181 to 360	10
361 to 720	6
721+	0

Sold Detail

Price Ranges	Residential						Condo/Coop
	2 or Less BR		3 BR		4 or More BR		All
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached
< \$50,000	0	1	0	0	0	0	0
\$50K to \$99,999	0	2	0	2	0	0	1
\$100K to \$149,999	2	7	1	3	1	2	1
\$150K to \$199,999	1	5	2	23	2	7	4
\$200K to \$299,999	14	10	19	21	13	23	19
\$300K to \$399,999	9	21	51	10	47	1	45
\$400K to \$499,999	5	13	67	15	44	3	16
\$500K to \$599,999	5	4	36	12	34	0	4
\$600K to \$799,999	5	2	22	21	70	0	7
\$800K to \$999,999	0	0	13	6	59	3	3
\$1M to \$2,499,999	0	0	4	3	85	1	0
\$2.5M to \$4,999,999	0	0	0	0	12	0	0
\$5,000,000+	0	0	0	0	0	0	0
Total	41	65	215	116	367	40	100
Avg Sold Price	\$378,482	\$324,028	\$482,048	\$431,427	\$884,009	\$311,917	\$373,410
Prev Year - Avg Sold Price	\$367,219	\$338,757	\$457,664	\$407,990	\$814,269	\$258,065	\$412,266
Avg Sold % Change	3.07%	-4.35%	5.33%	5.74%	8.56%	20.87%	-9.42%
Prev Year - # of Solds	56	63	209	125	308	33	102

Active Detail

Active Listings		
Residential		Condo/Coop
Detached	Attached/TH	Attached
0	0	0
1	3	0
1	4	0
4	32	2
15	45	8
63	22	25
48	13	8
35	6	2
44	10	7
39	0	10
44	3	3
21	1	2
2	0	0
317	139	67