

Local Market Update for December 2023

Provided by New Jersey REALTORS®



Hunterdon County

Hunterdon County

Single Family

Key Metrics	December			Year to Date		
	2022	2023	Percent Change	Thru 12-2022	Thru 12-2023	Percent Change
New Listings	52	56	+ 7.7%	1,786	1,354	- 24.2%
Closed Sales	105	77	- 26.7%	1,417	1,063	- 25.0%
Days on Market Until Sale	38	31	- 18.4%	38	42	+ 10.5%
Median Sales Price*	\$490,000	\$559,000	+ 14.1%	\$575,000	\$574,018	- 0.2%
Percent of List Price Received*	100.1%	101.1%	+ 1.0%	102.0%	101.9%	- 0.1%
Inventory of Homes for Sale	240	204	- 15.0%	--	--	--
Months Supply of Inventory	2.1	2.2	+ 4.8%	--	--	--

Townhouse-Condo

Key Metrics	December			Year to Date		
	2022	2023	Percent Change	Thru 12-2022	Thru 12-2023	Percent Change
New Listings	16	11	- 31.3%	435	313	- 28.0%
Closed Sales	28	39	+ 39.3%	399	295	- 26.1%
Days on Market Until Sale	21	22	+ 4.8%	23	26	+ 13.0%
Median Sales Price*	\$303,000	\$309,000	+ 2.0%	\$292,000	\$320,000	+ 9.6%
Percent of List Price Received*	102.0%	102.1%	+ 0.1%	102.8%	103.8%	+ 1.0%
Inventory of Homes for Sale	31	20	- 35.5%	--	--	--
Months Supply of Inventory	1.0	0.8	- 20.0%	--	--	--

Adult Community

Key Metrics	December			Year to Date		
	2022	2023	Percent Change	Thru 12-2022	Thru 12-2023	Percent Change
New Listings	1	1	0.0%	44	36	- 18.2%
Closed Sales	3	1	- 66.7%	40	31	- 22.5%
Days on Market Until Sale	69	15	- 78.3%	37	31	- 16.2%
Median Sales Price*	\$420,000	\$772,500	+ 83.9%	\$528,500	\$581,316	+ 10.0%
Percent of List Price Received*	102.8%	97.2%	- 5.4%	101.2%	102.5%	+ 1.3%
Inventory of Homes for Sale	2	3	+ 50.0%	--	--	--
Months Supply of Inventory	0.5	1.0	+ 100.0%	--	--	--

* 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

