

Local Market Update for March 2024

Provided by New Jersey REALTORS®



Hunterdon County

Hunterdon County

Single Family

Key Metrics	March			Year to Date		
	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	136	122	- 10.3%	291	312	+ 7.2%
Closed Sales	87	66	- 24.1%	224	202	- 9.8%
Days on Market Until Sale	74	45	- 39.2%	63	47	- 25.4%
Median Sales Price*	\$575,000	\$625,000	+ 8.7%	\$510,000	\$575,000	+ 12.7%
Percent of List Price Received*	99.6%	102.4%	+ 2.8%	98.7%	101.6%	+ 2.9%
Inventory of Homes for Sale	214	218	+ 1.9%	--	--	--
Months Supply of Inventory	2.0	2.4	+ 20.0%	--	--	--

Townhouse-Condo

Key Metrics	March			Year to Date		
	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	24	31	+ 29.2%	71	75	+ 5.6%
Closed Sales	28	22	- 21.4%	69	57	- 17.4%
Days on Market Until Sale	37	24	- 35.1%	34	24	- 29.4%
Median Sales Price*	\$342,236	\$330,000	- 3.6%	\$300,000	\$350,000	+ 16.7%
Percent of List Price Received*	102.3%	103.8%	+ 1.5%	101.3%	103.6%	+ 2.3%
Inventory of Homes for Sale	27	19	- 29.6%	--	--	--
Months Supply of Inventory	0.9	0.8	- 11.1%	--	--	--

Adult Community

Key Metrics	March			Year to Date		
	2023	2024	Percent Change	Thru 3-2023	Thru 3-2024	Percent Change
New Listings	3	1	- 66.7%	7	10	+ 42.9%
Closed Sales	4	5	+ 25.0%	7	11	+ 57.1%
Days on Market Until Sale	38	14	- 63.2%	43	25	- 41.9%
Median Sales Price*	\$668,500	\$660,000	- 1.3%	\$700,000	\$579,000	- 17.3%
Percent of List Price Received*	102.2%	106.3%	+ 4.0%	101.4%	104.7%	+ 3.3%
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0.3	0.6	+ 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

