

June 2024
Somerset County, NJ

Sold Summary

	Jun 2024	Jun 2023	% Change
Sold Dollar Volume	\$25,503,900	\$25,836,396	-1.29%
Avg Sold Price	\$1,039,215	\$780,660	33.12%
Median Sold Price	\$999,500	\$805,000	24.16%
Units Sold	25	35	-28.57%
Avg Days on Market	41	13	215.38%
Avg List Price for Solds	\$1,020,156	\$738,182	38.20%
Avg SP to OLP Ratio	101.6%	105.9%	-4.01%
Ratio of Avg SP to Avg OLP	100.8%	104.9%	-3.94%
Attached Avg Sold Price	\$799,898	\$478,388	67.21%
Detached Avg Sold Price	\$1,084,800	\$885,292	22.54%
Attached Units Sold	4	9	-55.56%
Detached Units Sold	21	26	-19.23%

- 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.

Inventory

	Jun 2024	Jun 2023	% Change
Active Listings	41	33	24.24%
New Listings	31	32	-3.13%
New Under Contracts	0	0	0%
New Contingents	0	0	0%
New Pending	25	31	-19.35%
All Pending	51	53	-3.77%

Financing (Sold)

Assumption	0
Cash	3
Conventional	20
FHA	0
Other	1
Owner	0
VA	0

Days on Market (Sold)

0	0
1 to 10	9
11 to 20	6
21 to 30	4
31 to 60	4
61 to 90	0
91 to 120	0
121 to 180	1
181 to 360	0
361 to 720	1
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	0	0	0	0	0	0
\$50K to \$99,999	0	0	0	0	0	0	0
\$100K to \$149,999	0	0	0	0	0	0	0
\$150K to \$199,999	0	0	0	0	0	0	0
\$200K to \$299,999	0	0	0	0	0	0	0
\$300K to \$399,999	0	0	0	0	0	0	0
\$400K to \$499,999	0	0	0	0	0	0	0
\$500K to \$599,999	0	0	0	0	0	0	1
\$600K to \$799,999	0	0	1	0	0	0	0
\$800K to \$999,999	0	0	0	2	8	1	0
\$1M to \$2,499,999	0	0	0	0	12	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0
\$5,000,000+	0	0	0	0	0	0	0
Total	0	0	1	2	20	1	1
Avg Sold Price	\$0	\$0	\$614,000	\$814,296	\$1,108,340	\$996,000	\$575,000
Prev Year - Avg Sold Price	\$440,000	\$419,625	\$675,500	\$711,500	\$946,457	\$0	\$401,333
Avg Sold % Change	0.00%	0.00%	-9.10%	14.45%	17.10%	0.00%	43.27%
Prev Year - # of Solds	1	4	4	2	21	0	3

Active Detail

Active Listings		
Residential		Condo/Coop
Detached	Attached/TH	Attached
0	0	0
0	0	0
0	0	0
0	0	0
0	1	1
0	0	0
4	0	1
2	1	2
6	2	0
7	1	0
13	0	0
0	0	0
0	0	0
32	5	4