

Local Market Update for June 2018

Provided by New Jersey REALTORS®



Passaic County

Passaic County

Single Family

Key Metrics	June			Year to Date		
	2017	2018	Percent Change	Thru 6-2017	Thru 6-2018	Percent Change
New Listings	512	469	- 8.4%	2,698	2,636	- 2.3%
Closed Sales	321	292	- 9.0%	1,452	1,451	- 0.1%
Days on Market Until Sale	69	60	- 13.0%	80	73	- 8.8%
Median Sales Price*	\$327,950	\$331,500	+ 1.1%	\$296,900	\$320,000	+ 7.8%
Percent of List Price Received*	98.2%	98.9%	+ 0.7%	97.7%	98.1%	+ 0.4%
Inventory of Homes for Sale	1,575	1,240	- 21.3%	--	--	--
Months Supply of Inventory	6.0	4.5	- 25.0%	--	--	--

Townhouse-Condo

Key Metrics	June			Year to Date		
	2017	2018	Percent Change	Thru 6-2017	Thru 6-2018	Percent Change
New Listings	113	99	- 12.4%	691	578	- 16.4%
Closed Sales	109	87	- 20.2%	396	366	- 7.6%
Days on Market Until Sale	73	51	- 30.1%	78	76	- 2.6%
Median Sales Price*	\$251,000	\$270,000	+ 7.6%	\$265,000	\$245,000	- 7.5%
Percent of List Price Received*	97.1%	97.3%	+ 0.2%	97.3%	97.2%	- 0.1%
Inventory of Homes for Sale	360	229	- 36.4%	--	--	--
Months Supply of Inventory	5.4	3.4	- 37.0%	--	--	--

Adult Community

Key Metrics	June			Year to Date		
	2017	2018	Percent Change	Thru 6-2017	Thru 6-2018	Percent Change
New Listings	24	17	- 29.2%	111	79	- 28.8%
Closed Sales	19	11	- 42.1%	78	51	- 34.6%
Days on Market Until Sale	65	78	+ 20.0%	86	78	- 9.3%
Median Sales Price*	\$295,000	\$330,000	+ 11.9%	\$319,500	\$330,000	+ 3.3%
Percent of List Price Received*	97.6%	96.5%	- 1.1%	97.3%	97.0%	- 0.3%
Inventory of Homes for Sale	52	30	- 42.3%	--	--	--
Months Supply of Inventory	3.6	2.7	- 25.0%	--	--	--

* 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

