

Local Market Update for December 2024

Provided by New Jersey REALTORS®



Bergen County

Bergen County

Single Family

	December			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
New Listings	221	220	- 0.5%	6,609	6,969	+ 5.4%
Closed Sales	407	490	+ 20.4%	5,242	5,158	- 1.6%
Days on Market Until Sale	31	34	+ 9.7%	36	32	- 11.1%
Median Sales Price*	\$690,000	\$755,000	+ 9.4%	\$685,500	\$765,000	+ 11.6%
Percent of List Price Received*	102.5%	103.2%	+ 0.7%	102.5%	104.0%	+ 1.5%
Inventory of Homes for Sale	925	659	- 28.8%	--	--	--
Months Supply of Inventory	2.1	1.5	- 28.6%	--	--	--

Townhouse-Condo

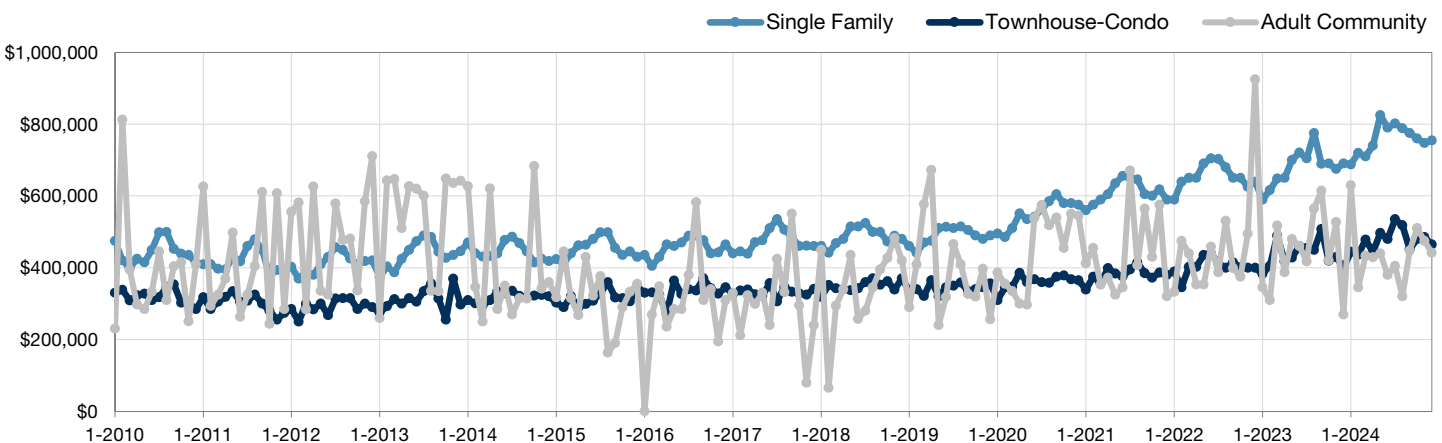
	December			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
New Listings	115	130	+ 13.0%	2,839	3,052	+ 7.5%
Closed Sales	153	197	+ 28.8%	2,207	2,309	+ 4.6%
Days on Market Until Sale	45	60	+ 33.3%	48	43	- 10.4%
Median Sales Price*	\$400,000	\$465,000	+ 16.3%	\$435,999	\$480,000	+ 10.1%
Percent of List Price Received*	99.8%	100.9%	+ 1.1%	100.0%	100.8%	+ 0.8%
Inventory of Homes for Sale	492	387	- 21.3%	--	--	--
Months Supply of Inventory	2.7	2.0	- 25.9%	--	--	--

Adult Community

	December			Year to Date		
Key Metrics	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
New Listings	3	1	- 66.7%	89	79	- 11.2%
Closed Sales	5	9	+ 80.0%	88	83	- 5.7%
Days on Market Until Sale	54	34	- 37.0%	60	45	- 25.0%
Median Sales Price*	\$270,000	\$442,084	+ 63.7%	\$444,500	\$435,000	- 2.1%
Percent of List Price Received*	97.5%	105.8%	+ 8.5%	99.7%	101.6%	+ 1.9%
Inventory of Homes for Sale	13	5	- 61.5%	--	--	--
Months Supply of Inventory	1.8	0.8	- 55.6%	--	--	--

* 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



Current as of January 21, 2025. All data from the multiple listing services in the state of New Jersey. Margin of error for reported statewide numbers is +/- 4% at a 95% confidence level. Report © 2025 ShowingTime Plus, LLC.