



COMPASS

Hoboken Market Insights

JANUARY 2023

-55%

DECREASE IN SALES
COMPARED TO
JANUARY 2022

0.0%

CHANGE IN
AVERAGE DOM
COMPARED TO
JANUARY 2022

-2.2%

DECREASE IN
AVERAGE PRICE
COMPARED TO
JANUARY 2022

+10.0%

INCREASE IN
MEDIAN PRICE
COMPARED TO
JANUARY 2022

		JAN 2023	JAN 2022	%Δ
Overall	AVERAGE DOM	41	41	0%
	% OF ASKING PRICE	99%	101%	
	AVERAGE SOLD PRICE	\$979,744	\$1,002,084	-2.2%
	# OF SALES	32	71	-54.9%
	# OF CONTRACTS	32	72	-55.6%
	NEW LISTINGS	53	109	-51%
Houses	AVERAGE DOM	17	32	-47%
	% OF ASKING PRICE	97%	99%	
	AVERAGE SOLD PRICE	\$1,699,167	\$2,472,500	-31%
	# OF SALES	6	2	200.0%
	# OF CONTRACTS	2	2	0%
	NEW LISTINGS	3	3	0%
Condo/Co-op/TH	AVERAGE DOM	47	41	15%
	% OF ASKING PRICE	100%	101%	
	AVERAGE SOLD PRICE	\$813,723	\$959,464	-15%
	# OF SALES	26	69	-62.3%
	# OF CONTRACTS	30	70	-57%
	NEW LISTINGS	50	106	-53%

* DOM, PPSF, and Δ are abbreviations for Days On Market, Price Per Square Foot, and Percentage Change, respectively.

Source(s): HudsonMLS, Jan. 2022 - Jan. 2023