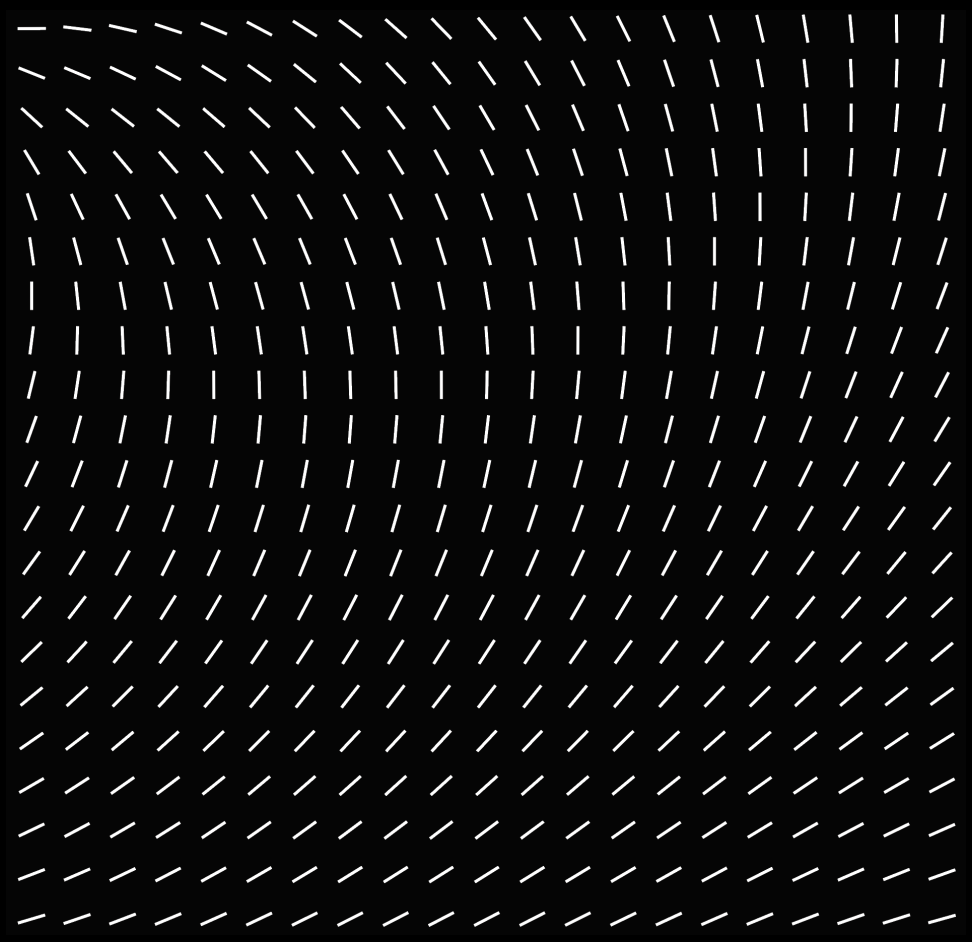

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February 2023

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Market Insights

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FEBRUARY 2023

UNDER CONTRACT

9	$1.3M	$650K
Total Properties	Average Price	Median Price
29%	81%	-16%
Increase From Feb 2022	Increase From Feb 2022	Decrease From Feb 2022

UNITS SOLD

8	$766K	$695K
Total Properties	Average Price	Median Price
14%	-5%	23%
Increase From Feb 2022	Decrease From Feb 2022	Increase From Feb 2022

Property Statistics

		Feb 2023	Feb 2022	% Change
Overall	AVERAGE DOM	96	26	269%
	% OF ASKING PRICE	99%	101%	
	AVERAGE SOLD PRICE	$766,250	$803,168	-4.6%
	# OF CONTRACTS	9	7	28.6%
	NEW LISTINGS	7	11	-36%
Houses	AVERAGE DOM	96	26	269%
	% OF ASKING PRICE	99%	101%	
	AVERAGE SOLD PRICE	$766,250	$803,168	-5%
	# OF CONTRACTS	8	7	14%
	NEW LISTINGS	6	11	-45%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	1	0	0%
	NEW LISTINGS	1	0	0%

Sources: Garden State MLS, Hudson MLS, NJ MLS

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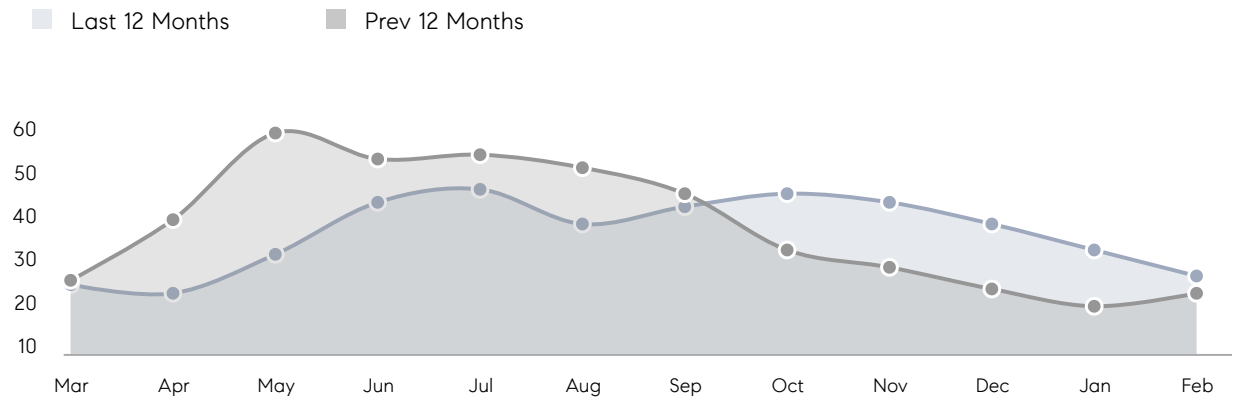
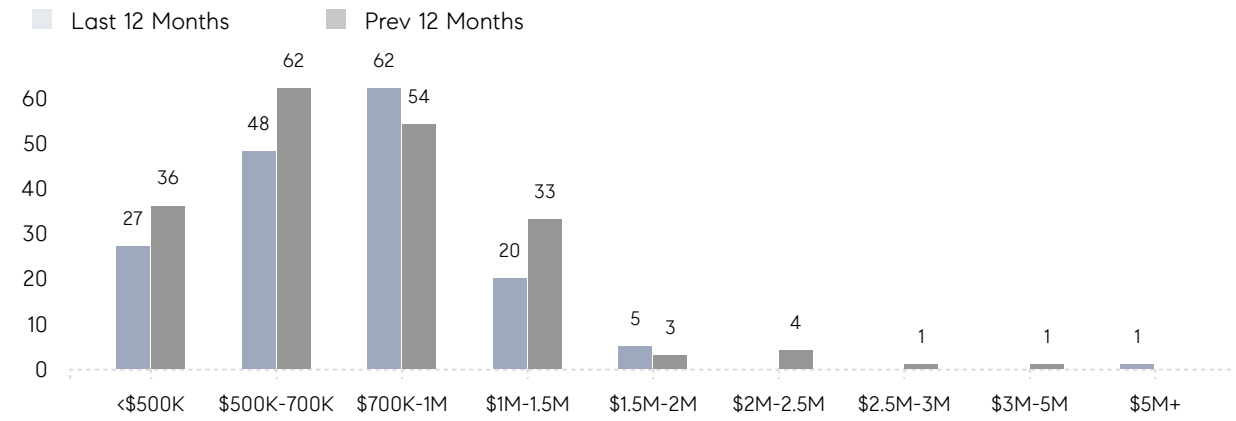
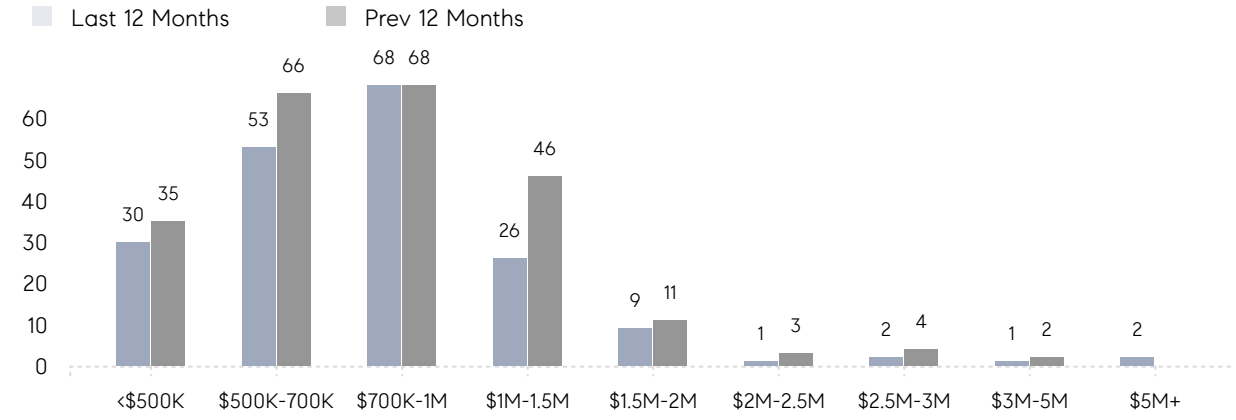
Monthly Inventory



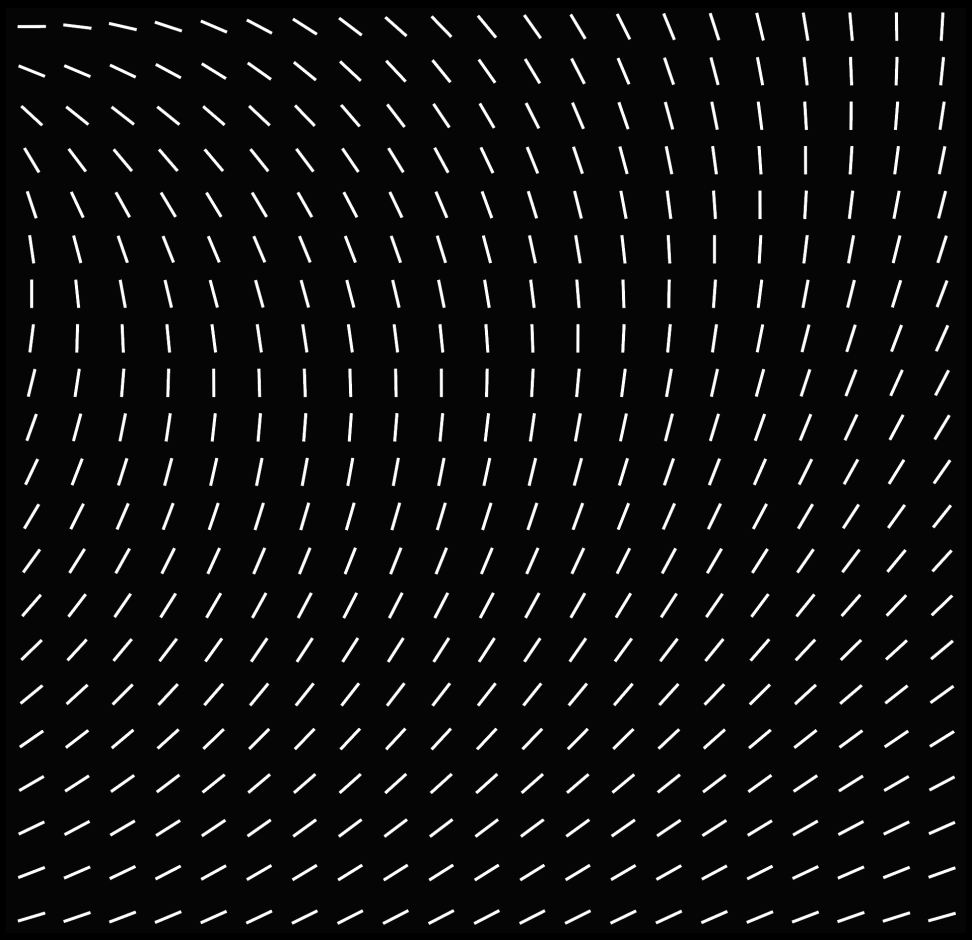
Contracts By Price Range



Listings By Price Range



Sources: Garden State MLS, Hudson MLS, NJ MLS



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