



COMPASS

June 2023

# Hunterdon Market Insights

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JUNE 2023

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# Flemington

JUNE 2023

## UNDER CONTRACT

**4**  
Total  
Properties

**\$477K**  
Average  
Price

**\$442K**  
Median  
Price

**33%**  
Increase From  
Jun 2022

**-10%**  
Decrease From  
Jun 2022

**-16%**  
Decrease From  
Jun 2022

## UNITS SOLD

**1**  
Total  
Properties

**\$678K**  
Average  
Price

**\$678K**  
Median  
Price

**-75%**  
Decrease From  
Jun 2022

**118%**  
Increase From  
Jun 2022

**113%**  
Increase From  
Jun 2022

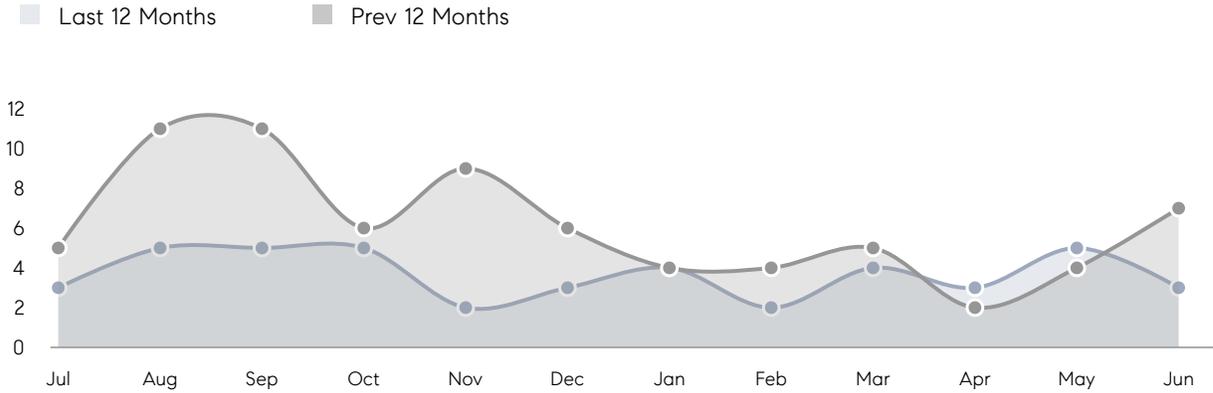
## Property Statistics

		Jun 2023	Jun 2022	% Change
Overall	AVERAGE DOM	27	10	170%
	% OF ASKING PRICE	100%	102%	
	AVERAGE SOLD PRICE	\$678,999	\$312,000	117.6%
	# OF CONTRACTS	4	3	33.3%
	NEW LISTINGS	2	6	-67%
Houses	AVERAGE DOM	27	10	170%
	% OF ASKING PRICE	100%	102%	
	AVERAGE SOLD PRICE	\$678,999	\$312,000	118%
	# OF CONTRACTS	3	3	0%
	NEW LISTINGS	2	5	-60%
Condo/Co-op/TH	AVERAGE DOM	-	-	-
	% OF ASKING PRICE	-	-	
	AVERAGE SOLD PRICE	-	-	-
	# OF CONTRACTS	1	0	0%
	NEW LISTINGS	0	1	0%

# Flemington

JUNE 2023

## Monthly Inventory



## Contracts By Price Range



## Listings By Price Range



# Raritan Township

JUNE 2023

## UNDER CONTRACT

<b>26</b>	<b>\$534K</b>	<b>\$530K</b>
Total Properties	Average Price	Median Price
<b>-43%</b>	<b>-3%</b>	<b>-3%</b>
Decrease From Jun 2022	Decrease From Jun 2022	Decrease From Jun 2022

## UNITS SOLD

<b>13</b>	<b>\$633K</b>	<b>\$640K</b>
Total Properties	Average Price	Median Price
<b>-67%</b>	<b>-1%</b>	<b>0%</b>
Decrease From Jun 2022	Change From Jun 2022	Change From Jun 2022

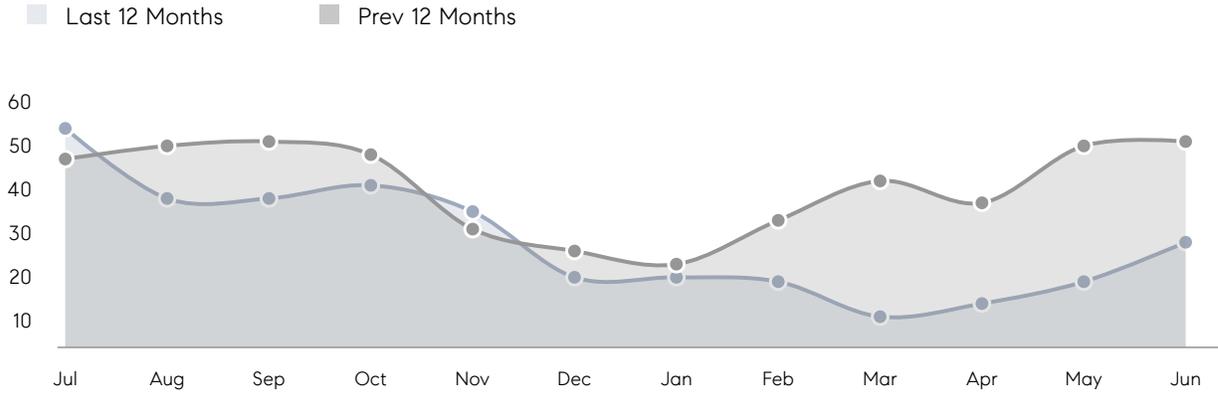
## Property Statistics

		Jun 2023	Jun 2022	% Change
Overall	AVERAGE DOM	28	17	65%
	% OF ASKING PRICE	104%	106%	
	AVERAGE SOLD PRICE	\$633,906	\$637,185	-0.5%
	# OF CONTRACTS	26	46	-43.5%
	NEW LISTINGS	39	53	-26%
Houses	AVERAGE DOM	31	19	63%
	% OF ASKING PRICE	103%	106%	
	AVERAGE SOLD PRICE	\$673,707	\$710,377	-5%
	# OF CONTRACTS	17	32	-47%
	NEW LISTINGS	32	35	-9%
Condo/Co-op/TH	AVERAGE DOM	12	11	9%
	% OF ASKING PRICE	108%	108%	
	AVERAGE SOLD PRICE	\$415,000	\$353,563	17%
	# OF CONTRACTS	9	14	-36%
	NEW LISTINGS	7	18	-61%

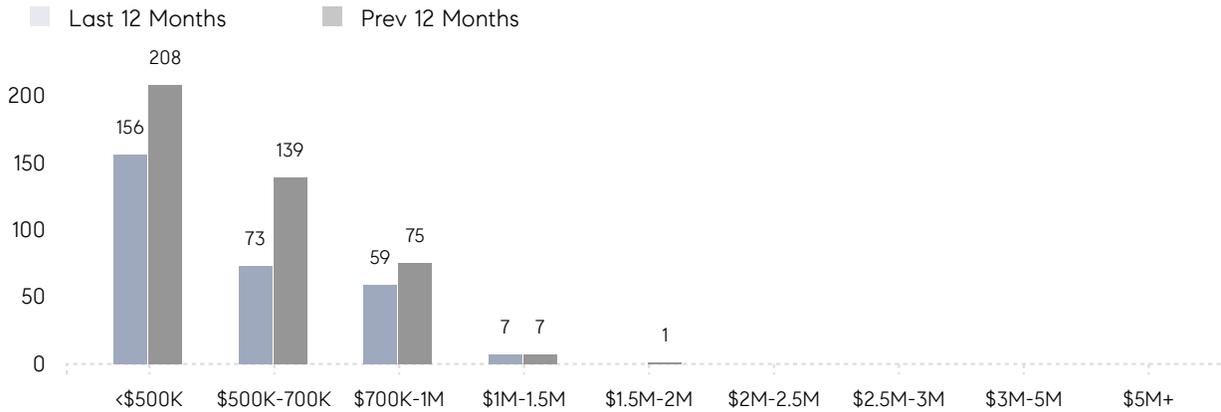
# Raritan Township

JUNE 2023

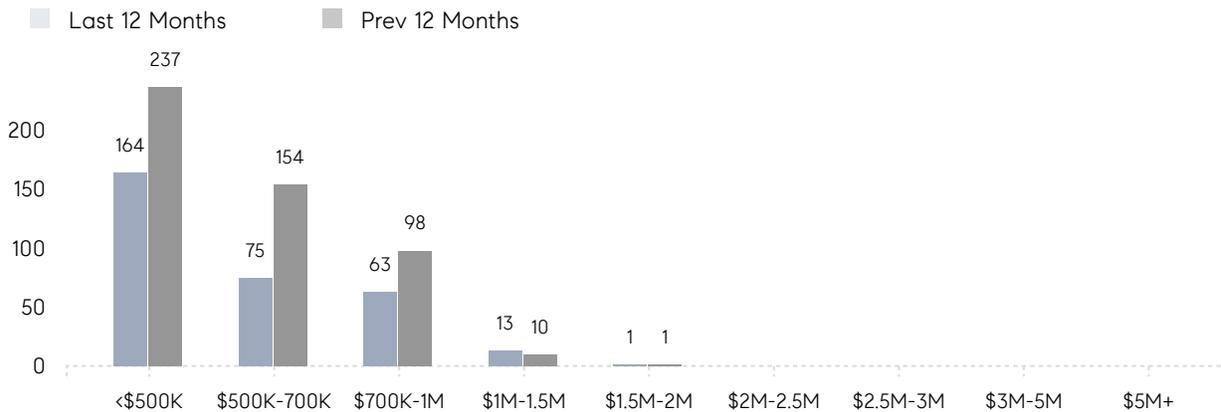
## Monthly Inventory



## Contracts By Price Range



## Listings By Price Range



# Tewksbury Township

JUNE 2023

## UNDER CONTRACT

<b>3</b>	<b>\$1.3M</b>	<b>\$1.2M</b>
Total Properties	Average Price	Median Price
<b>-73%</b>	<b>23%</b>	<b>39%</b>
Decrease From Jun 2022	Increase From Jun 2022	Increase From Jun 2022

## UNITS SOLD

<b>11</b>	<b>\$1.0M</b>	<b>\$800K</b>
Total Properties	Average Price	Median Price
<b>-39%</b>	<b>-20%</b>	<b>-20%</b>
Decrease From Jun 2022	Decrease From Jun 2022	Decrease From Jun 2022

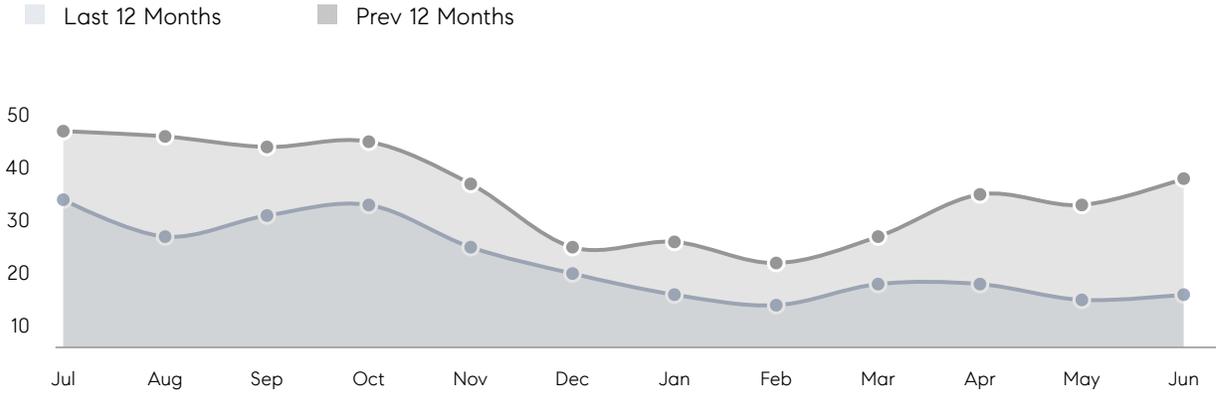
## Property Statistics

		Jun 2023	Jun 2022	% Change
Overall	AVERAGE DOM	29	56	-48%
	% OF ASKING PRICE	102%	102%	
	AVERAGE SOLD PRICE	\$1,028,047	\$1,279,594	-19.7%
	# OF CONTRACTS	3	11	-72.7%
	NEW LISTINGS	7	19	-63%
Houses	AVERAGE DOM	29	58	-50%
	% OF ASKING PRICE	102%	102%	
	AVERAGE SOLD PRICE	\$1,028,047	\$1,312,218	-22%
	# OF CONTRACTS	3	10	-70%
	NEW LISTINGS	5	18	-72%
Condo/Co-op/TH	AVERAGE DOM	-	18	-
	% OF ASKING PRICE	-	100%	
	AVERAGE SOLD PRICE	-	\$725,000	-
	# OF CONTRACTS	0	1	0%
	NEW LISTINGS	2	1	100%

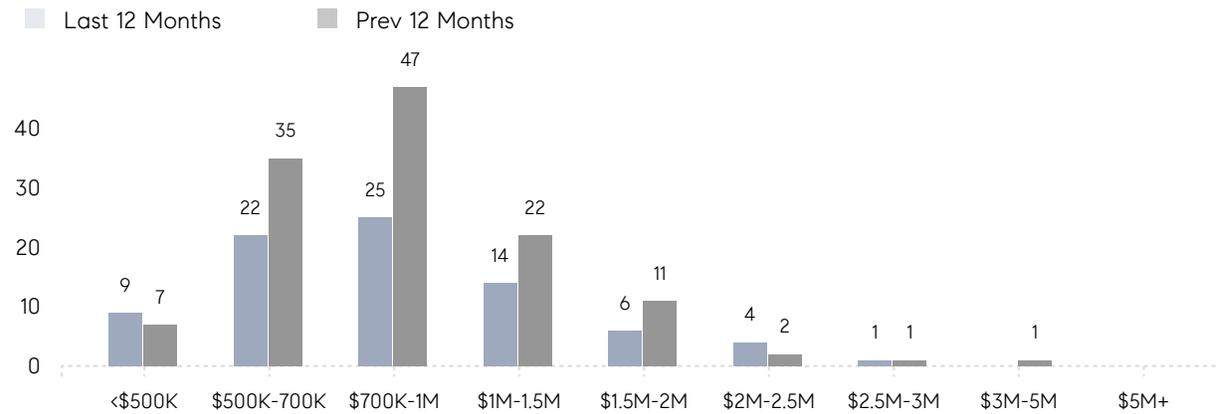
# Tewksbury Township

JUNE 2023

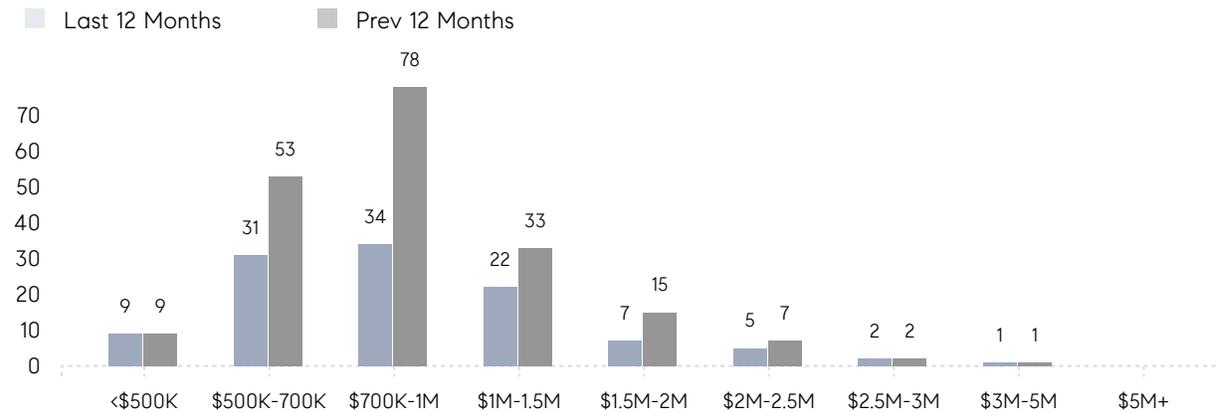
## Monthly Inventory

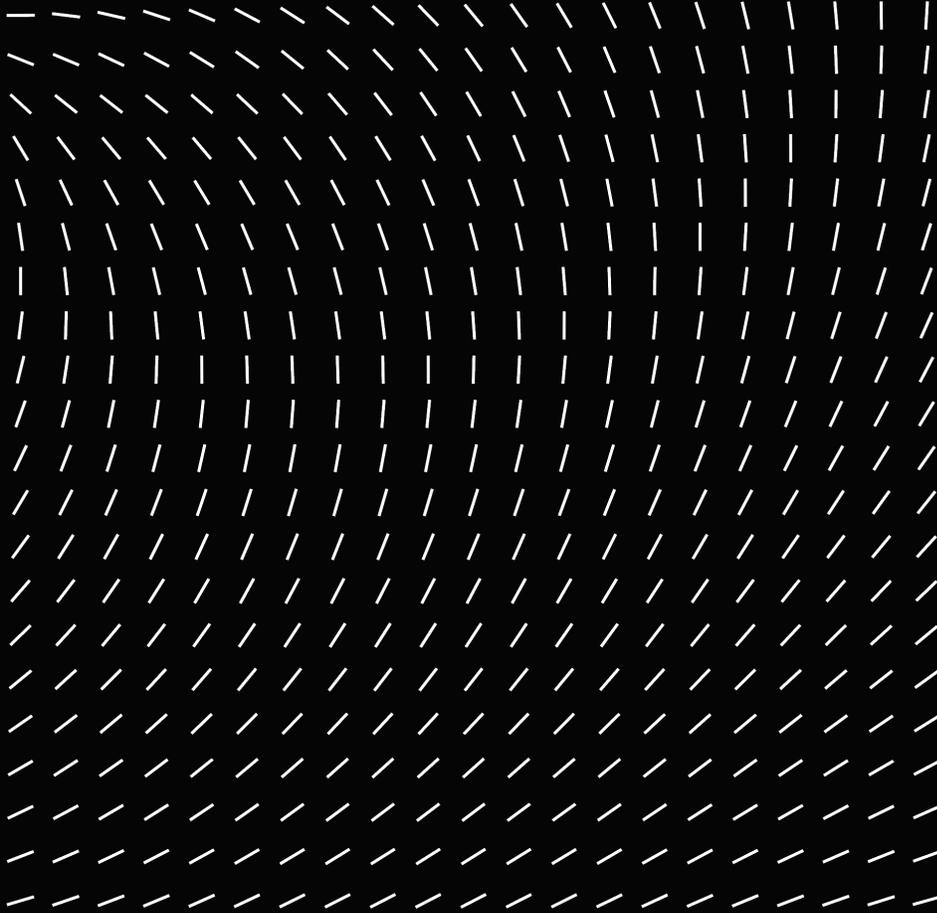


## Contracts By Price Range



## Listings By Price Range





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# Flemington

JUNE 2023



## \$678K

Average  
Sales Price

## -75%

Decrease In Sales  
From Jun 2022

## \$678K

Median  
Sales Price

## 33%

Increase In Contracts  
From Jun 2022

## 100%

Average %  
Of Asking Price

## 170%

Increase In  
Days On Market  
From Jun 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

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# Raritan Township

JUNE 2023



## \$633K

Average  
Sales Price

## -67%

Decrease In Sales  
From Jun 2022

## \$640K

Median  
Sales Price

## -43%

Decrease In Contracts  
From Jun 2022

## 104%

Average %  
Of Asking Price

## 65%

Increase In  
Days On Market  
From Jun 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

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# Tewksbury Township

JUNE 2023



**\$1.0M**

Average  
Sales Price

**-39%**

Decrease In Sales  
From Jun 2022

**\$800K**

Median  
Sales Price

**-73%**

Decrease In Contracts  
From Jun 2022

**102%**

Average %  
Of Asking Price

**-48%**

Decrease In  
Days On Market  
From Jun 2022

Sources: Garden State MLS, Hudson MLS, NJ MLS

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