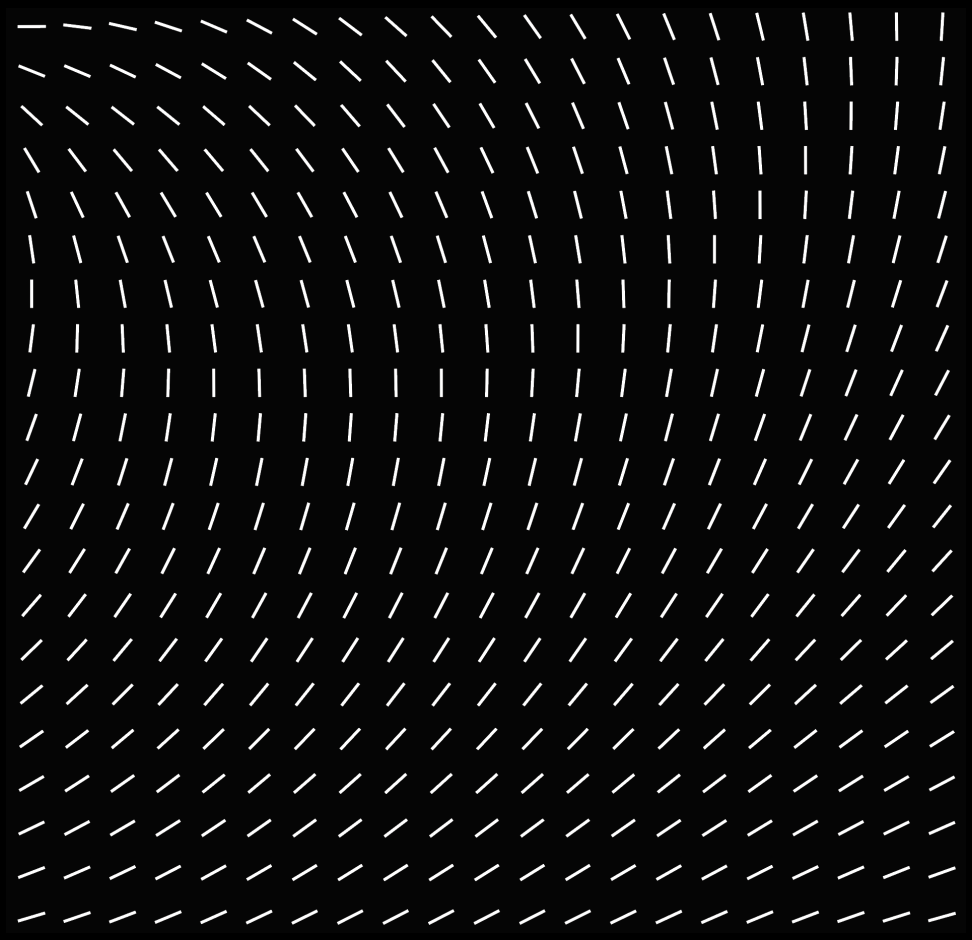

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April 2023

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Market Insights

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APRIL 2023

UNDER CONTRACT

10	$314K	$274K
Total Properties	Average Price	Median Price
25%	-5%	0%
Increase From Apr 2022	Decrease From Apr 2022	Change From Apr 2022

UNITS SOLD

3	$246K	$230K
Total Properties	Average Price	Median Price
-50%	-32%	-27%
Decrease From Apr 2022	Decrease From Apr 2022	Decrease From Apr 2022

Property Statistics

		Apr 2023	Apr 2022	% Change
Overall	AVERAGE DOM	16	32	-50%
	% OF ASKING PRICE	103%	103%	
	AVERAGE SOLD PRICE	$246,333	$364,333	-32.4%
	# OF CONTRACTS	10	8	25.0%
	NEW LISTINGS	3	16	-81%
Houses	AVERAGE DOM	-	51	-
	% OF ASKING PRICE	-	95%	
	AVERAGE SOLD PRICE	-	$437,000	-
	# OF CONTRACTS	4	4	0%
	NEW LISTINGS	2	9	-78%
Condo/Co-op/TH	AVERAGE DOM	16	13	23%
	% OF ASKING PRICE	103%	111%	
	AVERAGE SOLD PRICE	$246,333	$291,667	-16%
	# OF CONTRACTS	6	4	50%
	NEW LISTINGS	1	7	-86%

Sources: Garden State MLS, Hudson MLS, NJ MLS

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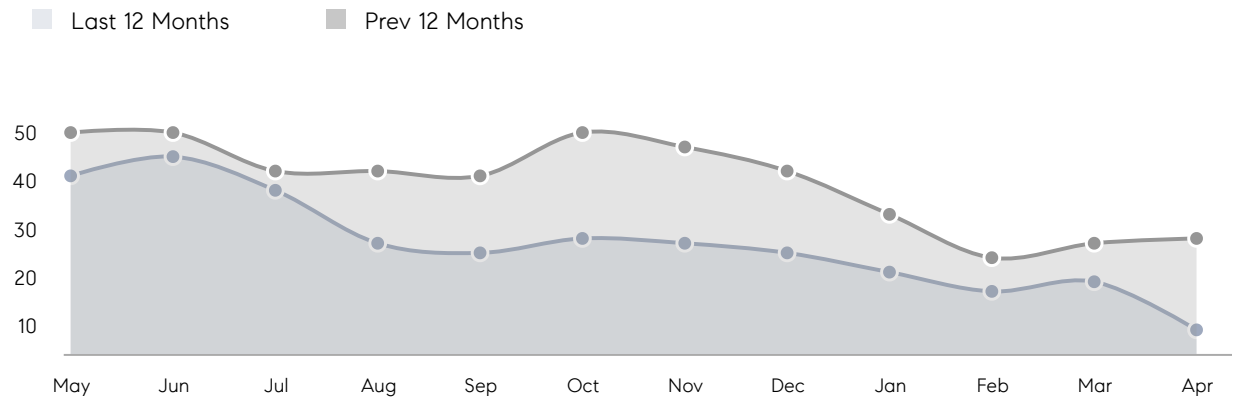
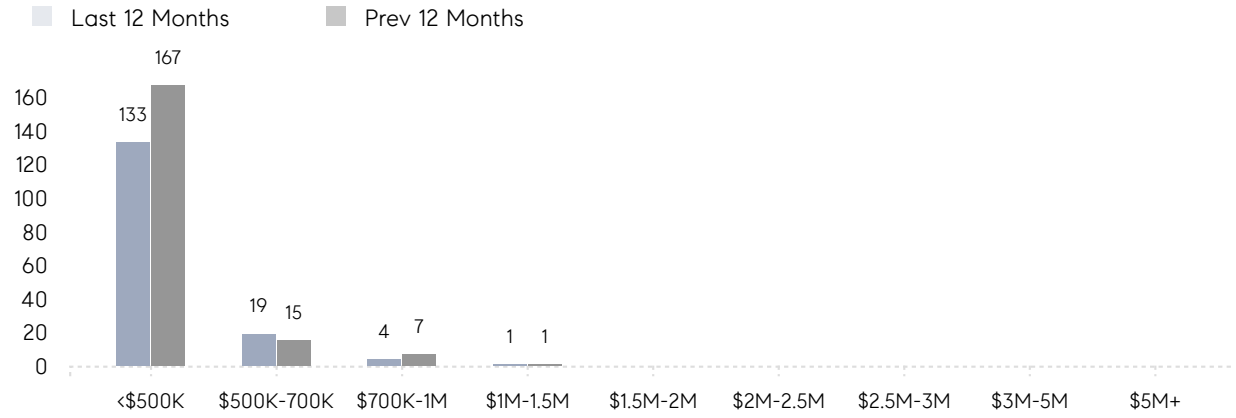
APRIL 2023

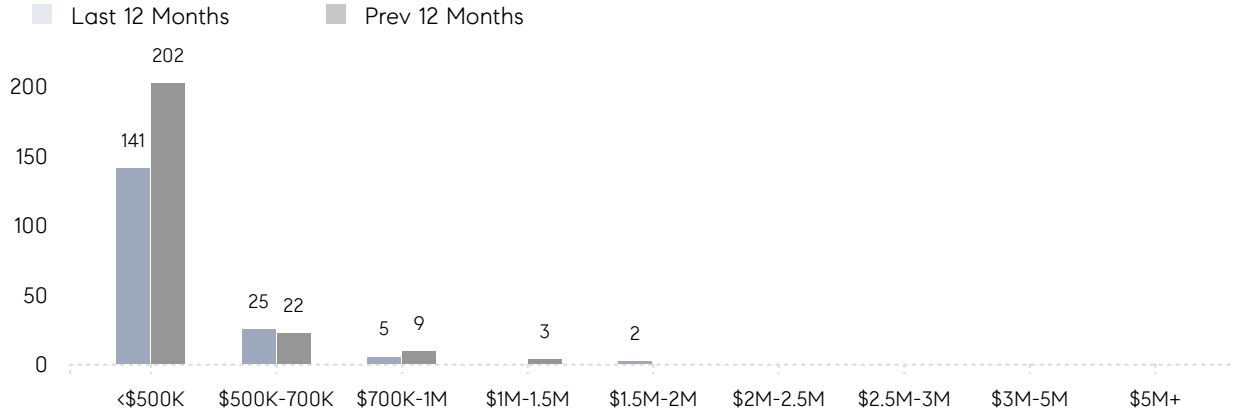
Monthly Inventory



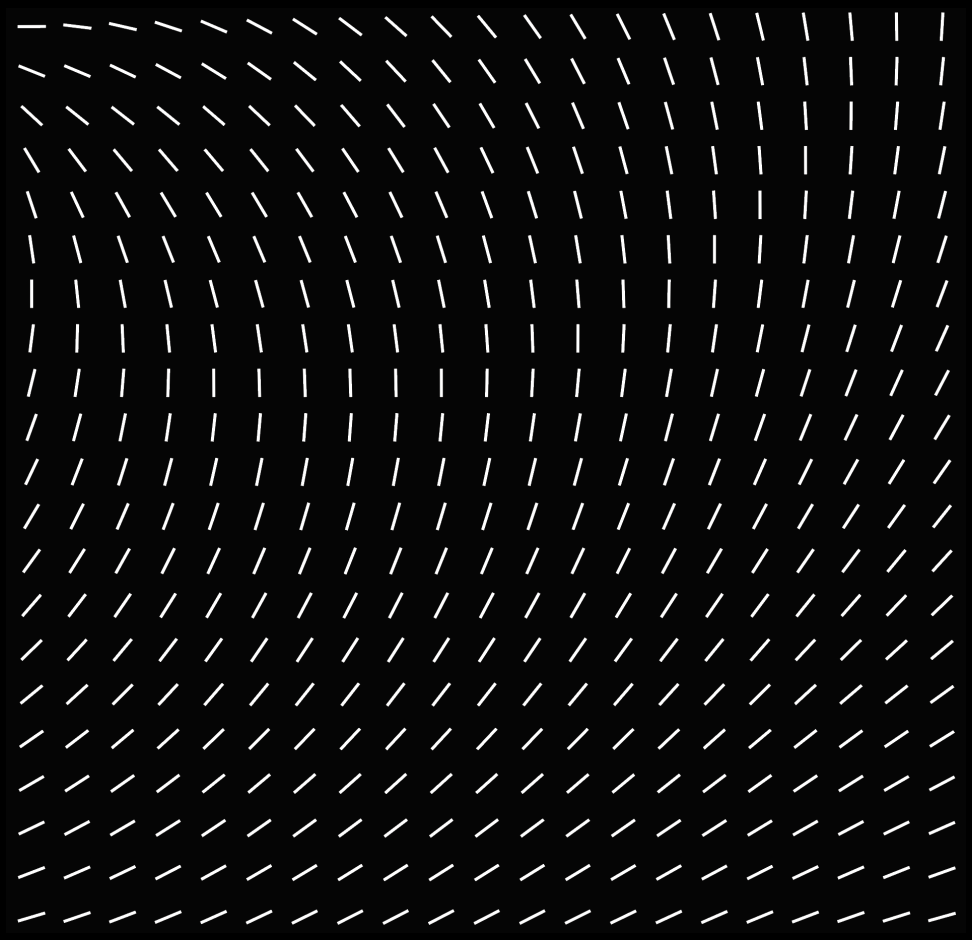
Contracts By Price Range



Listings By Price Range



Sources: Garden State MLS, Hudson MLS, NJ MLS



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