

Local Market Update for March 2025

Provided by New Jersey REALTORS®



Bergen County

Bergen County

Single Family

	March			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	573	598	+ 4.4%	1,501	1,472	- 1.9%
Closed Sales	324	306	- 5.6%	887	913	+ 2.9%
Days on Market Until Sale	42	39	- 7.1%	40	40	0.0%
Median Sales Price*	\$707,500	\$812,500	+ 14.8%	\$701,101	\$815,000	+ 16.2%
Percent of List Price Received*	102.7%	103.5%	+ 0.8%	102.3%	102.8%	+ 0.5%
Inventory of Homes for Sale	1,017	794	- 21.9%	--	--	--
Months Supply of Inventory	2.4	1.8	- 25.0%	--	--	--

Townhouse-Condo

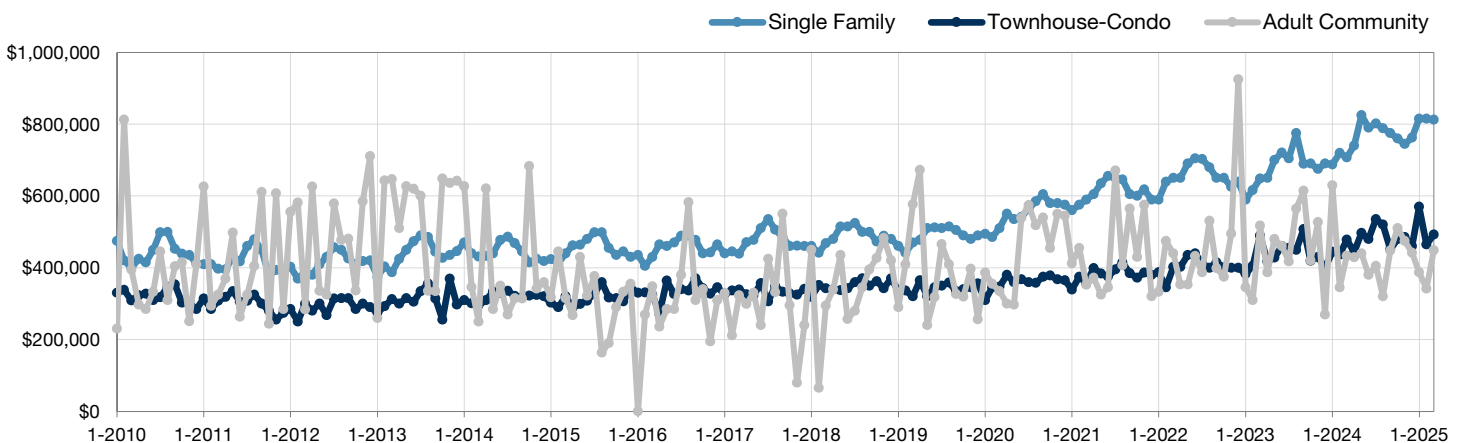
	March			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	259	259	0.0%	720	710	- 1.4%
Closed Sales	157	162	+ 3.2%	438	437	- 0.2%
Days on Market Until Sale	48	100	+ 108.3%	46	100	+ 117.4%
Median Sales Price*	\$478,000	\$492,700	+ 3.1%	\$454,500	\$505,000	+ 11.1%
Percent of List Price Received*	99.8%	99.9%	+ 0.1%	100.0%	99.8%	- 0.2%
Inventory of Homes for Sale	512	406	- 20.7%	--	--	--
Months Supply of Inventory	2.8	2.1	- 25.0%	--	--	--

Adult Community

	March			Year to Date		
Key Metrics	2024	2025	Percent Change	Thru 3-2024	Thru 3-2025	Percent Change
New Listings	7	6	- 14.3%	28	27	- 3.6%
Closed Sales	12	9	- 25.0%	21	15	- 28.6%
Days on Market Until Sale	42	56	+ 33.3%	59	62	+ 5.1%
Median Sales Price*	\$433,500	\$449,000	+ 3.6%	\$442,000	\$435,000	- 1.6%
Percent of List Price Received*	102.0%	101.7%	- 0.3%	100.9%	101.5%	+ 0.6%
Inventory of Homes for Sale	10	9	- 10.0%	--	--	--
Months Supply of Inventory	1.2	1.5	+ 25.0%	--	--	--

* 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 April 20, 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.