

LOCAL MARKET UPDATE

December 2024

Salem County, NJ

	DEC 2024	DEC 2023	Change	NOV 2024	Change	YTD 2024	YTD 2023	Change
Closed Sales	70	54	29.6%	61	14.8%	743	791	-6.1%
DOM	32	26	23.1%	25	28.0%	23	20	15.0%
Median Sales Price	250,000	210,000	19.0%	279,000	-10.4%	250,250	230,000	8.8%
Closed Over List Price	34.3%	25.9%	32.2%	24.6%	39.4%	35.3%	38.7%	-8.8%
Closed At List Price	27.1%	20.4%	33.2%	32.8%	-17.2%	26.4%	23.4%	12.8%
New Listings	45	42	7.1%	62	-27.4%	1,001	1,171	-14.5%
Active for Sale (avg)	209	190	10.2%	221	-5.2%	199	177	12.9%
Pending Sales (avg)	81	67	21.9%	94	-13.6%	86	89	-3.3%

