

LOCAL MARKET UPDATE

January 2025

Cumberland County, NJ

	JAN 2025	JAN 2024	Change	DEC 2024	Change	YTD 2025	YTD 2024	Change
Closed Sales	71	85	-16.5%	113	-37.2%	71	85	-16.5%
DOM	32	29	10.3%	26	23.1%	32	29	10.3%
Median Sales Price	238,000	224,500	6.0%	275,000	-13.5%	238,000	224,500	6.0%
Closed Over List Price	31.0%	38.8%	-20.2%	32.7%	-5.4%	31.0%	38.8%	-20.2%
Closed At List Price	23.9%	22.4%	7.1%	23.9%	0.2%	23.9%	22.4%	7.1%
New Listings	136	121	12.4%	80	70.0%	136	121	12.4%
Active for Sale (avg)	334	271	23.5%	343	-2.7%	334	271	23.5%
Pending Sales (avg)	109	118	-7.9%	133	-18.2%	109	118	-7.9%

