

LOCAL MARKET UPDATE

January 2025

Salem County, NJ

	JAN 2025	JAN 2024	Change	DEC 2024	Change	YTD 2025	YTD 2024	Change
Closed Sales	54	38	42.1%	71	-23.9%	54	38	42.1%
DOM	47	46	2.2%	32	46.9%	47	46	2.2%
Median Sales Price	220,000	229,900	-4.3%	250,000	-12.0%	220,000	229,900	-4.3%
Closed Over List Price	25.9%	23.7%	9.5%	35.2%	-26.4%	25.9%	23.7%	9.5%
Closed At List Price	24.1%	34.2%	-29.6%	26.8%	-10.0%	24.1%	34.2%	-29.6%
New Listings	80	77	3.9%	61	31.1%	80	77	3.9%
Active for Sale (avg)	190	181	5.1%	209	-9.2%	190	181	5.1%
Pending Sales (avg)	74	61	20.8%	81	-9.1%	74	61	20.8%

