

# LOCAL MARKET UPDATE

## April 2025

## Gloucester County, NJ

	APR 2025	APR 2024	Change	MAR 2025	Change	YTD 2025	YTD 2024	Change
Closed Sales	281	301	-6.6%	283	-0.7%	1,046	982	6.5%
DOM	14	12	16.7%	14	0.0%	18	16	12.5%
Median Sales Price	341,000	321,000	6.2%	349,999	-2.6%	345,000	325,000	6.2%
Closed Over List Price	51.2%	50.8%	0.8%	46.6%	9.9%	45.7%	45.3%	0.8%
Closed At List Price	17.4%	25.9%	-32.7%	21.2%	-17.8%	21.9%	26.1%	-16.0%
New Listings	355	478	-25.7%	327	8.6%	1,335	1,535	-13.0%
Active for Sale (avg)	602	532	13.3%	575	4.7%	576	499	15.5%
Pending Sales (avg)	401	480	-16.5%	371	7.9%	356	407	-12.7%

