

# LOCAL MARKET UPDATE

## June 2025

## Cumberland County, NJ

	JUN 2025	JUN 2024	Change	MAY 2025	Change	YTD 2025	YTD 2024	Change
Closed Sales	107	119	-10.1%	128	-16.4%	587	620	-5.3%
DOM	22	20	10.0%	34	-35.3%	29	25	16.0%
Median Sales Price	275,000	257,000	7.0%	271,500	1.3%	270,000	250,000	8.0%
Closed Over List Price	43.0%	41.2%	4.4%	34.4%	25.1%	37.0%	39.2%	-5.7%
Closed At List Price	18.7%	22.7%	-17.6%	22.7%	-17.5%	21.3%	24.2%	-12.0%
New Listings	154	219	-29.7%	149	3.4%	859	1,063	-19.2%
Active for Sale (avg)	413	312	32.6%	396	4.3%	376	288	0.3
Pending Sales (avg)	159	192	-16.8%	168	-5.0%	144	158	-0.1

