

LOCAL MARKET UPDATE

July 2026

Salem County, NJ

	JUL 2026	JUL 2025	Change	JUN 2026	Change	YTD 2026	YTD 2025	Change
Closed Sales	65	75	-13.3%	82	-20.7%	420	441	-4.8%
DOM	26	22	18.2%	22	18.2%	35	23	52.2%
Median Sales Price	350,000	270,000	29.6%	299,000	17.1%	280,000	265,000	5.7%
Closed Over List Price	38.5%	40.0%	-3.8%	45.1%	-14.8%	37.1%	37.2%	-0.1%
Closed At List Price	18.5%	20.0%	-7.7%	26.8%	-31.2%	21.0%	22.9%	-8.5%
New Listings	83	105	-21.0%	97	-14.4%	609	749	-18.7%
Active for Sale (avg)	222	197	12.7%	213	4.3%	198	186	6.8%
Pending Sales (avg)	92	99	-7.8%	97	-5.5%	87	86	1.1%

