

# Local Market Update for January 2021

Provided by New Jersey REALTORS®



## Hudson County

Hudson County

### Single Family

Key Metrics	January			Year to Date		
	2020	2021	Percent Change	Thru 1-2020	Thru 1-2021	Percent Change
New Listings	114	109	- 4.4%	114	109	- 4.4%
Closed Sales	54	95	+ 75.9%	54	95	+ 75.9%
Days on Market Until Sale	49	43	- 12.2%	49	43	- 12.2%
Median Sales Price*	\$427,500	\$450,000	+ 5.3%	\$427,500	\$450,000	+ 5.3%
Percent of List Price Received*	98.1%	99.8%	+ 1.7%	98.1%	99.8%	+ 1.7%
Inventory of Homes for Sale	358	261	- 27.1%	--	--	--
Months Supply of Inventory	4.6	3.2	- 30.4%	--	--	--

### Townhouse-Condo

Key Metrics	January			Year to Date		
	2020	2021	Percent Change	Thru 1-2020	Thru 1-2021	Percent Change
New Listings	586	674	+ 15.0%	586	674	+ 15.0%
Closed Sales	255	272	+ 6.7%	255	272	+ 6.7%
Days on Market Until Sale	61	53	- 13.1%	61	53	- 13.1%
Median Sales Price*	\$505,000	\$530,000	+ 5.0%	\$505,000	\$530,000	+ 5.0%
Percent of List Price Received*	97.8%	97.4%	- 0.4%	97.8%	97.4%	- 0.4%
Inventory of Homes for Sale	1,403	1,700	+ 21.2%	--	--	--
Months Supply of Inventory	4.8	5.9	+ 22.9%	--	--	--

### Adult Community

Key Metrics	January			Year to Date		
	2020	2021	Percent Change	Thru 1-2020	Thru 1-2021	Percent Change
New Listings	0	1	--	0	1	--
Closed Sales	0	0	--	0	0	--
Days on Market Until Sale	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Inventory of Homes for Sale	1	2	+ 100.0%	--	--	--
Months Supply of Inventory	0	0	0.0%	--	--	--

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### Historical Median Sales Price by Property Type By Month

