

## Local Market Update for September 2019

Provided by New Jersey REALTORS®



# Fairfield Twp

Essex County

### Single Family

	September			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 9-2018	Thru 9-2019	Percent Change
New Listings	17	13	- 23.5%	132	139	+ 5.3%
Closed Sales	12	11	- 8.3%	64	91	+ 42.2%
Days on Market Until Sale	67	36	- 46.3%	53	66	+ 24.5%
Median Sales Price*	\$504,500	\$500,000	- 0.9%	\$520,000	\$520,000	0.0%
Percent of List Price Received*	96.8%	99.2%	+ 2.5%	96.6%	98.0%	+ 1.4%
Inventory of Homes for Sale	58	29	- 50.0%	--	--	--
Months Supply of Inventory	8.3	2.9	- 65.1%	--	--	--

### Townhouse-Condo

	September			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 9-2018	Thru 9-2019	Percent Change
New Listings	3	3	0.0%	22	35	+ 59.1%
Closed Sales	0	1	--	15	19	+ 26.7%
Days on Market Until Sale	0	50	--	73	112	+ 53.4%
Median Sales Price*	\$0	\$760,000	--	\$390,000	\$386,500	- 0.9%
Percent of List Price Received*	0.0%	97.4%	--	98.1%	99.5%	+ 1.4%
Inventory of Homes for Sale	8	13	+ 62.5%	--	--	--
Months Supply of Inventory	2.8	3.9	+ 39.3%	--	--	--

### Adult Community

	September			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 9-2018	Thru 9-2019	Percent Change
New Listings	0	0	--	0	0	--
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	0	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

