

Local Market Update for January 2020

Provided by New Jersey REALTORS®



Fairfield Twp

Essex County

Single Family

	January			Year to Date		
Key Metrics	2019	2020	Percent Change	Thru 1-2019	Thru 1-2020	Percent Change
New Listings	8	6	- 25.0%	8	6	- 25.0%
Closed Sales	10	7	- 30.0%	10	7	- 30.0%
Days on Market Until Sale	97	119	+ 22.7%	97	119	+ 22.7%
Median Sales Price*	\$495,000	\$510,000	+ 3.0%	\$495,000	\$510,000	+ 3.0%
Percent of List Price Received*	98.9%	95.9%	- 3.0%	98.9%	95.9%	- 3.0%
Inventory of Homes for Sale	39	19	- 51.3%	--	--	--
Months Supply of Inventory	5.5	2.1	- 61.8%	--	--	--

Townhouse-Condo

	January			Year to Date		
Key Metrics	2019	2020	Percent Change	Thru 1-2019	Thru 1-2020	Percent Change
New Listings	0	5	--	0	5	--
Closed Sales	0	3	--	0	3	--
Days on Market Until Sale	0	64	--	0	64	--
Median Sales Price*	\$0	\$505,000	--	\$0	\$505,000	--
Percent of List Price Received*	0.0%	96.2%	--	0.0%	96.2%	--
Inventory of Homes for Sale	30	8	- 73.3%	--	--	--
Months Supply of Inventory	13.1	2.1	- 84.0%	--	--	--

Adult Community

	January			Year to Date		
Key Metrics	2019	2020	Percent Change	Thru 1-2019	Thru 1-2020	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	1	--	--	--	--
Months Supply of Inventory	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

