

Local Market Update for July 2019

Provided by New Jersey REALTORS®



Mountainside Boro

Union County

Single Family

	July			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 7-2018	Thru 7-2019	Percent Change
New Listings	10	11	+ 10.0%	102	131	+ 28.4%
Closed Sales	11	8	- 27.3%	56	54	- 3.6%
Days on Market Until Sale	43	43	0.0%	54	50	- 7.4%
Median Sales Price*	\$699,900	\$588,750	- 15.9%	\$622,000	\$602,250	- 3.2%
Percent of List Price Received*	98.4%	94.9%	- 3.6%	97.7%	97.5%	- 0.2%
Inventory of Homes for Sale	39	43	+ 10.3%	--	--	--
Months Supply of Inventory	5.1	5.2	+ 2.0%	--	--	--

Townhouse-Condo

	July			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 7-2018	Thru 7-2019	Percent Change
New Listings	2	0	- 100.0%	6	7	+ 16.7%
Closed Sales	1	2	+ 100.0%	5	5	0.0%
Days on Market Until Sale	0	34	--	28	20	- 28.6%
Median Sales Price*	\$768,000	\$708,000	- 7.8%	\$793,000	\$718,000	- 9.5%
Percent of List Price Received*	100.0%	100.0%	0.0%	100.0%	99.9%	- 0.1%
Inventory of Homes for Sale	3	2	- 33.3%	--	--	--
Months Supply of Inventory	2.3	1.3	- 43.5%	--	--	--

Adult Community

	July			Year to Date		
Key Metrics	2018	2019	Percent Change	Thru 7-2018	Thru 7-2019	Percent Change
New Listings	2	1	- 50.0%	2	10	+ 400.0%
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	2	6	+ 200.0%	--	--	--
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

