

MOREMLS MARKET UPDATE

SEPTEMBER 2024

	Monmouth County			Ocean County		
	Single Family			Single Family		
	September-23	September-24	% Change	September-23	September-24	% Change
Closed Sales	447	436	-2.46%	471	438	-7.01%
Closed Cash Sales	126	97	-23.02%	118	97	-17.80%
Avg Sale Price	\$805,698	\$881,977	9.47%	\$728,054	\$741,781	1.89%
Median Sale Price	\$670,000	\$756,750	12.95%	\$575,000	\$575,000	0.00%
Avg % Original List Received	101%	100%	-0.99%	96%	99%	3.13%
Average DOM	25	28	12.00%	34	34	0.00%
Inventory	1,017	1,205	18.49%	1,075	1,126	4.74%

	Monmouth County			Ocean County		
	Condominium			Condominium		
	September-23	September-24	% Change	September-23	September-24	% Change
Closed Sales	111	122	9.91%	57	63	10.53%
Closed Cash Sales	54	34	-37.04%	19	14	-26.32%
Avg Sale Price	\$572,964	\$626,714	9.38%	\$360,619	\$407,453	12.99%
Median Sale Price	\$507,000	\$512,055	1.00%	\$310,000	\$375,000	20.97%
Avg % Original List Received	100%	100%	0.00%	99%	100%	1.01%
Average DOM	26	33	26.92%	25	24	-4.00%
Inventory	235	301	28.09%	110	128	16.36%

Statistical figures used in this local market update were provided by MOREMLS. For a hyper market update of your community, please consult with your local REALTOR®, a proud member of the Monmouth Ocean Regional REALTORS®