

January 2020

Gloucester County, NJ

Sold Summary

	Jan 2020	Jan 2019	% Change
Sold Dollar Volume	\$57,015,454	\$50,900,804	12.01%
Avg Sold Price	\$207,163	\$179,228	15.59%
Median Sold Price	\$186,250	\$162,000	14.97%
Units Sold	272	284	-4.23%
Avg Days on Market	72	84	-14.29%
Avg List Price for Solds	\$209,781	\$184,317	13.82%
Avg SP to OLP Ratio	95.0%	91.6%	3.76%
Ratio of Avg SP to Avg OLP	95.1%	92.7%	2.54%
Attached Avg Sold Price	\$141,876	\$137,532	3.16%
Detached Avg Sold Price	\$222,229	\$188,415	17.95%
Attached Units Sold	51	49	4.08%
Detached Units Sold	221	234	-5.56%

Notes:

- SP = Sold Price
- OLP = Original List Price
- LP = List Price (at time of sale)
- Garage/Parking Spaces are not included in Detached/Attached section totals.

Inventory

	Jan 2020	Jan 2019	% Change
Active Listings	1,061	1,745	-39.20%
New Listings	458	570	-19.65%
New Under Contracts	0	0	0%
New Contingents	0	0	0%
New Pendings	384	366	4.92%
All Pendings	598	463	29.16%

Financing (Sold)

Assumption	1
Cash	67
Conventional	108
FHA	74
Other	2
Owner	0
VA	13

Days on Market (Sold)

0	1
1 to 10	42
11 to 20	36
21 to 30	31
31 to 60	47
61 to 90	30
91 to 120	25
121 to 180	23
181 to 360	30
361 to 720	7
721+	0

Sold Detail

Price Ranges	Residential						Condo/Coop	Active Listings		
	2 or Less BR		3 BR		4 or More BR		All	Residential		Condo/Coop
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached	Detached	Attached/TH	Attached
< \$50,000	2	1	7	0	1	0	1	20	1	0
\$50K to \$99,999	7	1	16	3	3	1	5	83	8	7
\$100K to \$149,999	5	1	19	2	5	0	13	123	17	13
\$150K to \$199,999	2	2	30	7	14	1	3	182	32	12
\$200K to \$299,999	2	2	29	5	31	1	2	241	44	16
\$300K to \$399,999	1	0	1	0	26	0	0	163	1	2
\$400K to \$499,999	0	0	1	0	11	0	0	52	0	0
\$500K to \$599,999	0	0	0	0	5	0	0	21	0	0
\$600K to \$799,999	0	0	0	0	3	0	0	14	0	1
\$800K to \$999,999	0	0	0	0	0	0	0	3	0	0
\$1M to \$2,499,999	0	0	0	0	0	0	0	5	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	0	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	19	7	103	17	99	3	24	907	103	51
Avg Sold Price	\$124,509	\$139,742	\$167,066	\$158,835	\$298,374	\$181,006	\$125,595			
Prev Year - Avg Sold Price	\$128,661	\$114,492	\$151,433	\$145,898	\$239,922	\$105,000	\$136,838			
Avg Sold % Change	-3.23%	22.05%	10.32%	8.87%	24.36%	72.39%	-8.22%			
Prev Year - # of Solds	28	8	101	27	105	1	13			

Active Detail