

SOUTH JERSEY REAL ESTATE MARKET REPORT



Atlantic County, NJ

Average Sales Price	\$250,762
% of Org. Price Received	95.62%
Homes for Sale	1666
Closed Sales	978
Avg. Days On Market	78

Q2-2018

Cumberland County, NJ

Median Sales Price	\$135,000	+0.2%
Average Sales Price	\$131,242	+1.8%
% of Org. Price Received	92.0%	-0.0%
Homes for Sale	641	-11.0%
Closed Sales	345	-9.4%
Months Supply	5.7	-8.6%
Avg. Prop. Mktg. Period	97	-1.0%

Q2-2018

1-Yr. Chg

Gloucester County, NJ

Median Sales Price	\$185,000	+2.8%
Average Sales Price	\$195,965	+1.5%
% of Org. Price Received	94.4%	+0.5%
Homes for Sale	1,823	-17.4%
Closed Sales	1,304	+4.9%
Months Supply	4.7	-25.6%
Avg. Prop. Mktg. Period	82	-5.0%

Q2-2018

1-Yr. Chg

	Q2-2018	1-Yr. Chg
Salem County, NJ		
Median Sales Price	\$109,900	-3.6%
Average Sales Price	\$131,713	-2.3%
% of Org. Price Received	88.0%	+0.3%
Homes for Sale	655	+7.4%
Closed Sales	266	+11.3%
Months Supply	8.5	-8.0%
Avg. Prop. Mktg. Period	120	+1.9%

	Q2-2018	1-Yr. Chg
Burlington County, NJ		
Median Sales Price	\$205,000	+6.2%
Average Sales Price	\$236,983	+1.8%
% of Org. Price Received	95.4%	+0.6%
Homes for Sale	2,568	-19.0%
Closed Sales	2,067	+2.9%
Months Supply	4.1	-27.2%
Avg. Prop. Mktg. Period	67	-17.1%

	Q2-2018	1-Yr. Chg
Camden County, NJ		
Median Sales Price	\$169,900	+1.4%
Average Sales Price	\$189,872	-2.3%
% of Org. Price Received	94.8%	+0.5%
Homes for Sale	2,740	-18.3%
Closed Sales	2,097	-3.9%
Months Supply	4.3	-22.1%
Avg. Prop. Mktg. Period	71	-9.7%

	Q2-2018	1-Yr. Chg
Mercer County, NJ		
Median Sales Price	\$250,000	0.0%
Average Sales Price	\$326,823	-3.4%
% of Org. Price Received	95.4%	+0.2%
Homes for Sale	1,642	-7.1%
Closed Sales	1,188	-1.7%
Months Supply	4.6	-7.8%
Avg. Prop. Mktg. Period	62	-13.3%

Q2-2018 Farm Sales Cumberland County, NJ	DOM	+/- Acres	Sale Price
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Farm – Greenwich Twp.	731	72	\$260,000
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Farm – Commercial Twp.	525	35	\$370,000
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Gloucester County, NJ			
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*Farm – Elk Twp.	376	93	\$400,000
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Farm – Elk Twp.	178	47	\$470,000
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Farm – Franklin Twp.	65	30	\$100,000
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Salem County, NJ			
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Farm – LAC Twp.	30	141	\$305,000
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*Farm – Quinton Twp.	148	188	\$550,000
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Farm – Pilesgrove Twp.	269	65	\$651,600
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Preserved Farm = *

South Jersey – Commercial and Industrial		
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	Survey	5-Yr Avg.
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Office - Availability		
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NNN Rent Per SF	\$15.56	\$13.09
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Vacancy Rate	5.1%	6.8%
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Available SF	5,131,599	6,812,903
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Months on Market	13.3	20.6
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	Survey	5-Yr Avg.
Retail - Availability		
Gross Rent Per SF	\$17.85	\$16.96
Vacancy Rate	8.7%	9.3%
Available SF	6,886,114	6,992,858
Months on Market	14.1	20.6

	Survey	5-Yr Avg.
Industrial - Availability		
NNN Rent Per SF	\$4.61	\$3.67
Vacancy Rate	4.6%	8.0%
Available SF	3,542,328	3,914,572
Months on Market	11.0	28.8

	Survey	5-Yr Avg.
Multi-Family – Leasing Units		
Vacant Units	3,882	5,028
Vacancy Rate	4%	5.3%
12 Mo. Absorption Units	1,996	1,191