

SOUTH JERSEY REAL ESTATE MARKET REPORT



Atlantic County, NJ

Q4 – 2018

Units Listed	208
Listed Median	\$169,000
End of Month Inventory (12/18)	414
Month Supply Inventory (12/18)	8.4
Units Sold	47
Sold Median	\$118,700
Cumulative Days on Market	52

Cumberland County, NJ

Q4 – 2018

Units Listed	507
Listed Median	\$129,900
End of Month Inventory (12/18)	979
Month Supply Inventory (12/18)	8.9
Units Sold	338
Sold Median	\$129,200
Cumulative Days on Market	100

Gloucester County, NJ

Q4 – 2018

Units Listed	1,412
Listed Median	\$185,450
End of Month Inventory (12/18)	2,570
Month Supply Inventory (12/18)	7.4
Units Sold	1,097
Sold Median	\$175,000
Cumulative Days on Market	112

Salem County, NJ**Q4 – 2018**

Units Listed	305
Listed Median	\$139,000
End of Month Inventory (12/18)	715
Month Supply Inventory (12/18)	8.8
Units Sold	214
Sold Median	\$126,513
Cumulative Days on Market	162

Burlington County, NJ**Q4 – 2018**

Units Listed	1,974
Listed Median	\$219,000
End of Month Inventory (12/18)	3,465
Month Supply Inventory (12/18)	6.4
Units Sold	1,685
Sold Median	\$200,000
Cumulative Days on Market	107

Camden County, NJ**Q4 – 2018**

Units Listed	2,512
Listed Median	\$179,000
End of Month Inventory (12/18)	3,714
Month Supply Inventory (12/18)	6.3
Units Sold	1,768
Sold Median	\$156,500
Cumulative Days on Market	122

Mercer County, NJ**Q4 – 2018**

Units Listed	225
Listed Median	\$239,000
End of Month Inventory (12/18)	2,025
Month Supply Inventory (12/18)	6.2
Units Sold	1,028
Sold Median	\$229,700
Cumulative Days on Market	105

Q4 – 2018 Farm Sales	DOM	+/- Acres	Sale Price
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Cumberland County, NJ

Farm – Vineland (Greenhouse Operation)	19	7	\$340,000
Farm – Commercial Twp.	525	35	\$370,000

Gloucester County, NJ

Farm – Elk Twp.	178	47	\$470,000
*Farm – South Harrison Twp.	398	142	\$750,000

Salem County, NJ

Farm – LAC Twp.	348	62	\$535,000
*Farm – Pittsgrove Twp.	140	61	\$290,000
Farm – Pittsgrove Twp.	91	34	\$350,000

Note: * = Preserved Farm

South Jersey – Commercial and Industrial

Retail – Availability	Survey	5-Yr. Avg.
NNN Rent Per SF	14.16	13.38
Vacancy Rate	5.1%	6.0%
Available SF	8,282,098	10,334,443
Months on Market	12.6	20.0

Office – Availability	Survey	5-Yr. Avg.
Gross Rent Per SF	18.13	17.04
Vacancy Rate	8.4%	9.0%
Available SF	6,789,507	6,948,350
Months on Market	14.9	20.0

Industrial – Availability	Survey	5-Yr. Avg.
NNN Rent Per SF	4.83	4.16
Vacancy Rate	4.5%	6.6%
Available SF	13,393,605	16,963,595
Months on Market	9.8	19.3

Multi-Family – Leasing Units	Survey	5-Yr. Avg.
Vacant Units	4,478	5,017
Vacancy Rate	4.4%	5.1%
12 Mo. Absorption Units	1,884	1,374