

# Local Market Update for July 2022

Provided by New Jersey REALTORS®



## North Brunswick Twp

Middlesex County

### Single Family

Key Metrics	July			Year to Date		
	2021	2022	Percent Change	Thru 7-2021	Thru 7-2022	Percent Change
New Listings	25	24	- 4.0%	197	152	- 22.8%
Closed Sales	26	21	- 19.2%	153	109	- 28.8%
Days on Market Until Sale	29	33	+ 13.8%	38	34	- 10.5%
Median Sales Price*	\$505,000	<b>\$510,000</b>	+ 1.0%	\$495,693	<b>\$525,000</b>	+ 5.9%
Percent of List Price Received*	105.3%	<b>106.7%</b>	+ 1.3%	102.8%	<b>105.3%</b>	+ 2.4%
Inventory of Homes for Sale	98	48	- 51.0%	--	--	--
Months Supply of Inventory	4.0	2.4	- 40.0%	--	--	--

### Townhouse-Condo

Key Metrics	July			Year to Date		
	2021	2022	Percent Change	Thru 7-2021	Thru 7-2022	Percent Change
New Listings	14	13	- 7.1%	95	83	- 12.6%
Closed Sales	10	13	+ 30.0%	72	58	- 19.4%
Days on Market Until Sale	31	44	+ 41.9%	40	45	+ 12.5%
Median Sales Price*	\$272,500	<b>\$279,000</b>	+ 2.4%	\$239,000	<b>\$262,000</b>	+ 9.6%
Percent of List Price Received*	101.6%	<b>103.5%</b>	+ 1.9%	101.0%	<b>103.9%</b>	+ 2.9%
Inventory of Homes for Sale	34	32	- 5.9%	--	--	--
Months Supply of Inventory	3.2	3.1	- 3.1%	--	--	--

### Adult Community

Key Metrics	July			Year to Date		
	2021	2022	Percent Change	Thru 7-2021	Thru 7-2022	Percent Change
New Listings	0	0	--	0	0	--
Closed Sales	0	0	--	0	1	--
Days on Market Until Sale	0	0	--	0	23	--
Median Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$140,000</b>	--
Percent of List Price Received*	0.0%	<b>0.0%</b>	--	0.0%	<b>100.1%</b>	--
Inventory of Homes for Sale	0	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

