

# Local Market Update for June 2022

Provided by New Jersey REALTORS®



## Phillipsburg Town

Warren County

### Single Family

Key Metrics	June			Year to Date		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	27	23	- 14.8%	133	132	- 0.8%
Closed Sales	18	24	+ 33.3%	111	103	- 7.2%
Days on Market Until Sale	31	21	- 32.3%	56	30	- 46.4%
Median Sales Price*	\$171,900	\$226,250	+ 31.6%	\$159,000	\$210,000	+ 32.1%
Percent of List Price Received*	102.4%	107.7%	+ 5.2%	99.6%	104.3%	+ 4.7%
Inventory of Homes for Sale	41	32	- 22.0%	--	--	--
Months Supply of Inventory	2.1	1.6	- 23.8%	--	--	--

### Townhouse-Condo

Key Metrics	June			Year to Date		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	0	0	--	5	5	0.0%
Closed Sales	2	1	- 50.0%	3	3	0.0%
Days on Market Until Sale	5	19	+ 280.0%	6	26	+ 333.3%
Median Sales Price*	\$157,000	\$231,500	+ 47.5%	\$135,000	\$100,000	- 25.9%
Percent of List Price Received*	105.4%	102.9%	- 2.4%	103.6%	92.8%	- 10.4%
Inventory of Homes for Sale	3	3	0.0%	--	--	--
Months Supply of Inventory	3.0	2.4	- 20.0%	--	--	--

### Adult Community

Key Metrics	June			Year to Date		
	2021	2022	Percent Change	Thru 6-2021	Thru 6-2022	Percent Change
New Listings	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Days on Market Until Sale	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
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

