

MARKET REPORT Q3 2026

HOBOKEN



SUMMARY OF DATA

SOLD PRICE	AVERAGE	MEDIAN	MARKET SHARE
1 Bed Condo	+1.6%	-2.0%	25%
2 Bed 1 Bath Condo	+13.3%	+10.7%	9%
2 Bed 2 Bath Condo	+3.2%	+4.8%	43%
3+ Bed Condo	+7.5%	+1.5%	17%
Single-Family Homes	-4.0%	+16.8%	4%
Multi-Family Homes	+82.4%	+83.2%	3%

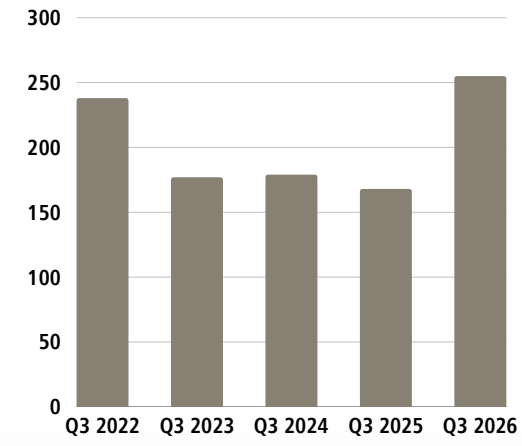
MARKET SHARE
CASH VS. MORTGAGE

30%	CASH
70%	MORTGAGE

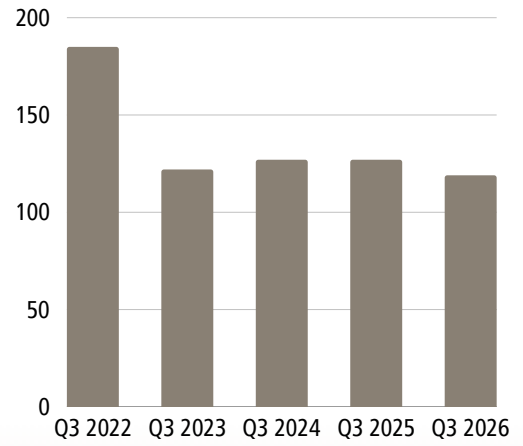
MARKET SHARE
BY SOLD PRICE

5%	< $500,000
25%	$500k - $799k
23%	$800k - $999k
22%	$1M - $1.5M
25%	> $1,500,000

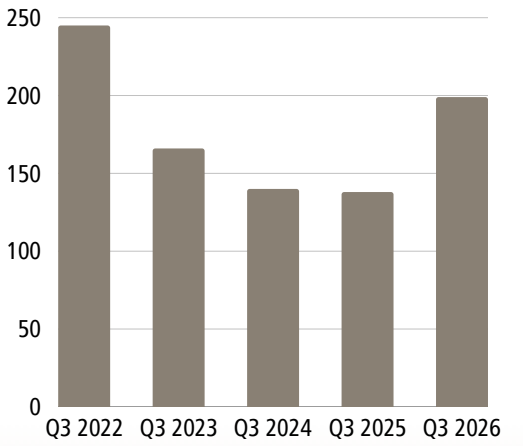
HOMES LISTED
255
+51.8%
YEAR-OVER-YEAR



CONTRACTS SIGNED
119
-6.3%
YEAR-OVER-YEAR



HOMES SOLD
199
+44.2%
YEAR-OVER-YEAR



1 BED, 1 BATH CONDO

	Q3 2025	Q3 2026	CHANGE
AVERAGE PRICE	$642,413	$652,425	+1.6%
MEDIAN PRICE	$637,500	$625,000	-2.0%
TOTAL LISTED	39	85	+117.9%
TOTAL CONTRACTS	28	30	+7.1%
TOTAL SOLD	36	49	+36.1%

MARKET SHARE
CASH VS. MORTGAGE

29% • CASH

71% • MORTGAGE

MARKET SHARE
BY SOLD PRICE

16% • < $500,000

68% • $500k - $799k

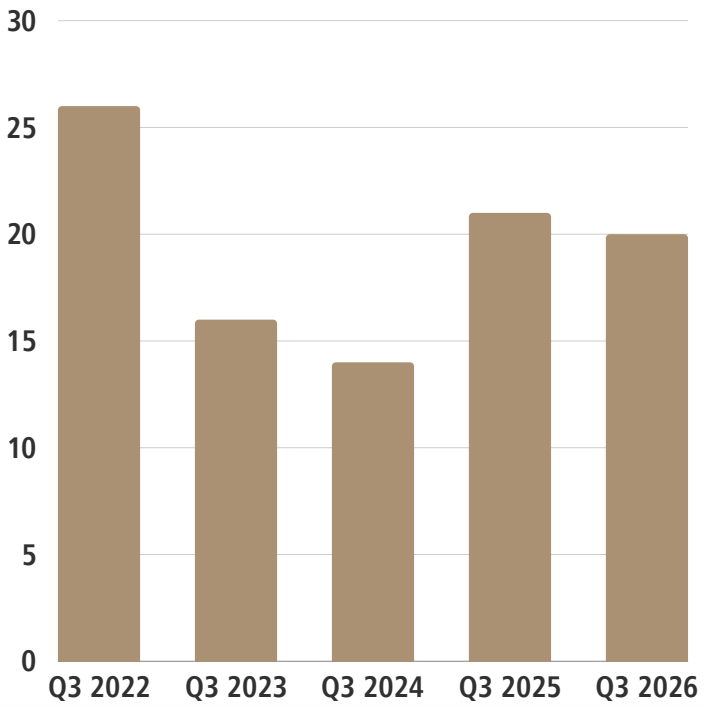
14% • $800k - $999k

2% • $1M - $1.5M

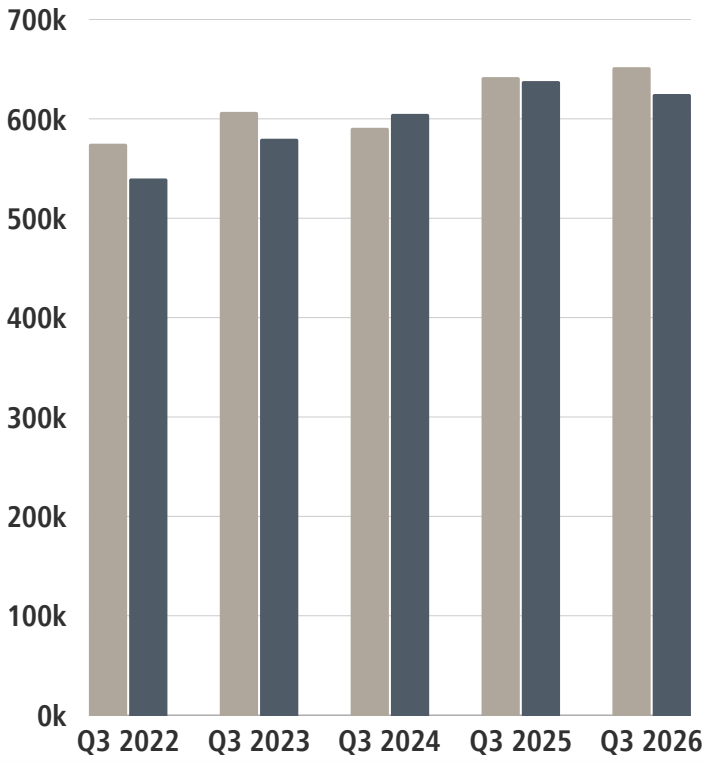
0% • > $1,500,000

AVERAGE DAYS ON MARKET

20



AVERAGE & MEDIAN SOLD PRICE



2 BED, 1 BATH CONDO

	Q3 2025	Q3 2026	CHANGE
AVERAGE PRICE	$658,117	$745,869	+13.3%
MEDIAN PRICE	$680,000	$752,500	+10.7%
TOTAL LISTED	28	26	-7.1%
TOTAL CONTRACTS	24	11	-54.2%
TOTAL SOLD	17	18	+5.9%

MARKET SHARE
CASH VS. MORTGAGE

17% • CASH

83% • MORTGAGE

MARKET SHARE
BY SOLD PRICE

0% • < $500,000

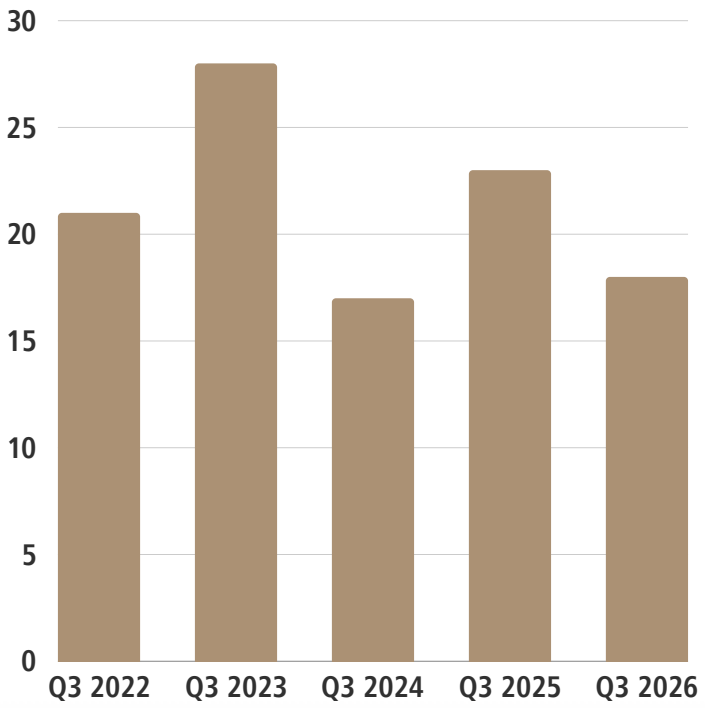
61% • $500k - $799k

39% • $800k - $999k

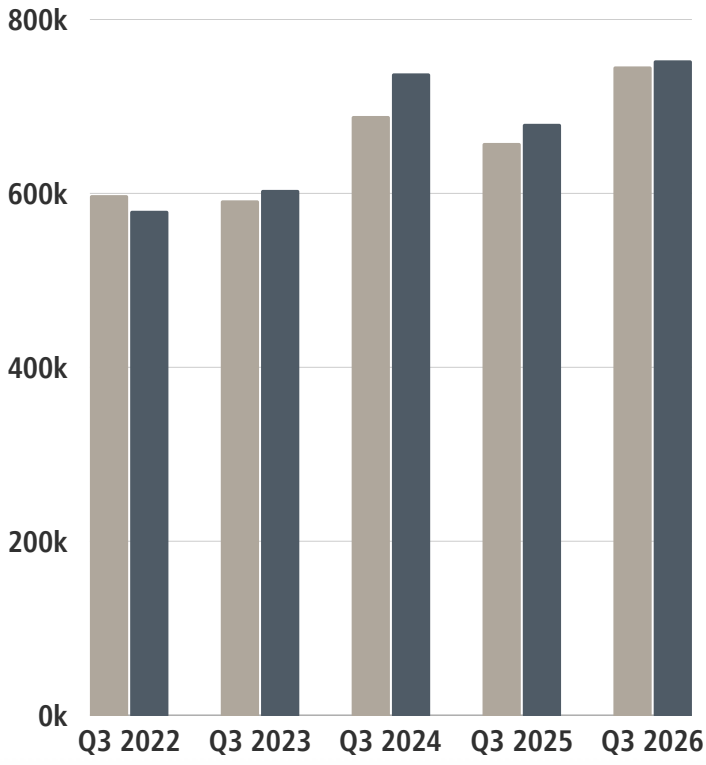
0% • $1M - $1.5M

0% • > $1,500,000

AVERAGE DAYS ON MARKET
18



AVERAGE & MEDIAN SOLD PRICE



SAIKIN TEAM

2 BED, 2 BATH CONDO

	Q3 2025	Q3 2026	CHANGE
AVERAGE PRICE	$1,167,061	$1,203,955	+3.2%
MEDIAN PRICE	$1,050,000	$1,100,000	+4.8%
TOTAL LISTED	57	93	+63.2%
TOTAL CONTRACTS	42	55	+31.0%
TOTAL SOLD	49	86	+75.5%

MARKET SHARE
CASH VS. MORTGAGE

36% • CASH

64% • MORTGAGE

MARKET SHARE
BY SOLD PRICE

0% • < $500,000

8% • $500k - $799k

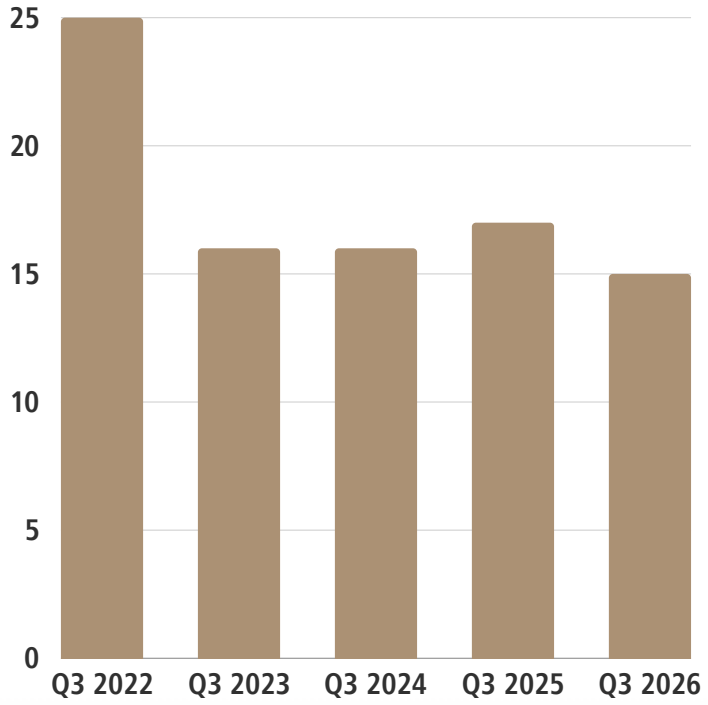
34% • $800k - $999k

37% • $1M - $1.5M

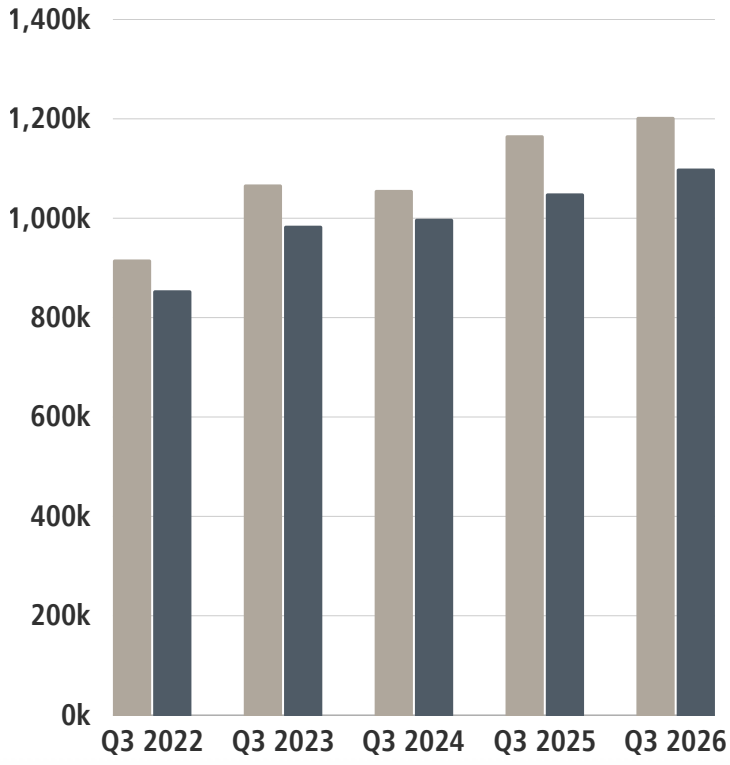
21% • > $1,500,000

AVERAGE DAYS ON MARKET

15



AVERAGE & MEDIAN SOLD PRICE



SAIKIN TEAM

3 BED, 2 BATH CONDO

	Q3 2025	Q3 2026	CHANGE
AVERAGE PRICE	$1,801,106	$1,937,015	+7.5%
MEDIAN PRICE	$1,675,000	$1,700,000	+1.5%
TOTAL LISTED	26	35	+34.6%
TOTAL CONTRACTS	21	16	-23.8%
TOTAL SOLD	31	34	+9.7%

MARKET SHARE
CASH VS. MORTGAGE

21% • CASH

79% • MORTGAGE

MARKET SHARE
BY SOLD PRICE

0% • < $500,000

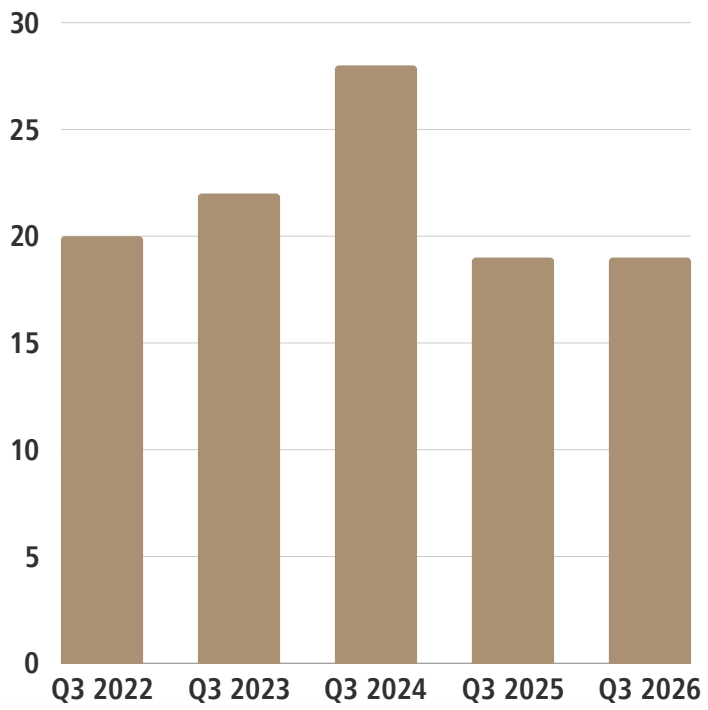
0% • $500k - $799k

0% • $800k - $999k

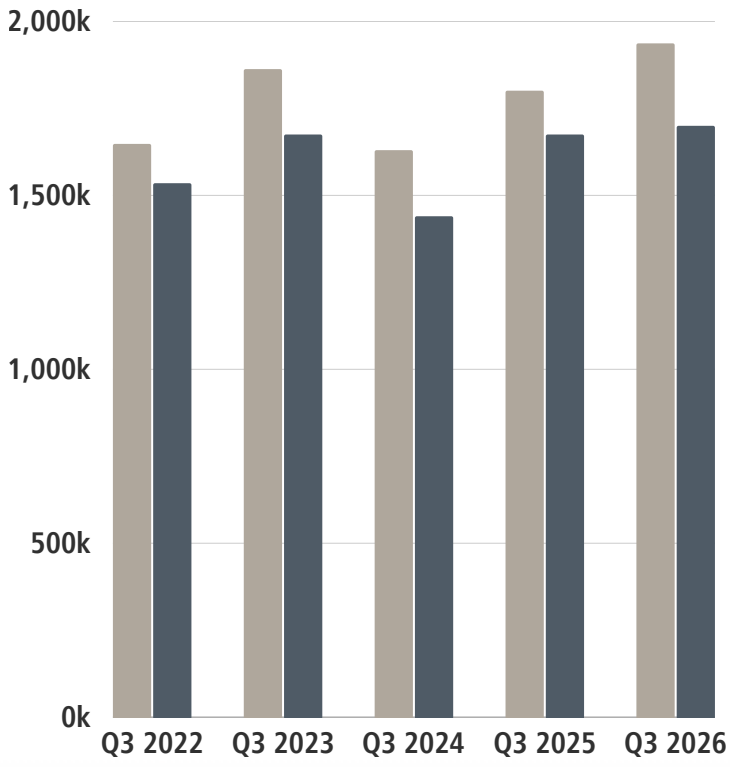
35% • $1M - $1.5M

65% • > $1,500,000

AVERAGE DAYS ON MARKET
19



AVERAGE & MEDIAN SOLD PRICE



SAIKIN TEAM

SINGLE FAMILY HOME

	Q3 2025	Q3 2026	CHANGE
AVERAGE PRICE	$2,433,333	$2,335,285	-4.0%
MEDIAN PRICE	$2,185,000	$2,552,000	+16.8%
TOTAL LISTED	12	10	-16.7%
TOTAL CONTRACTS	11	6	-45.5%
TOTAL SOLD	3	7	+133.3%

MARKET SHARE
CASH VS. MORTGAGE

43% • CASH

57% • MORTGAGE

MARKET SHARE
BY SOLD PRICE

0% • < $500,000

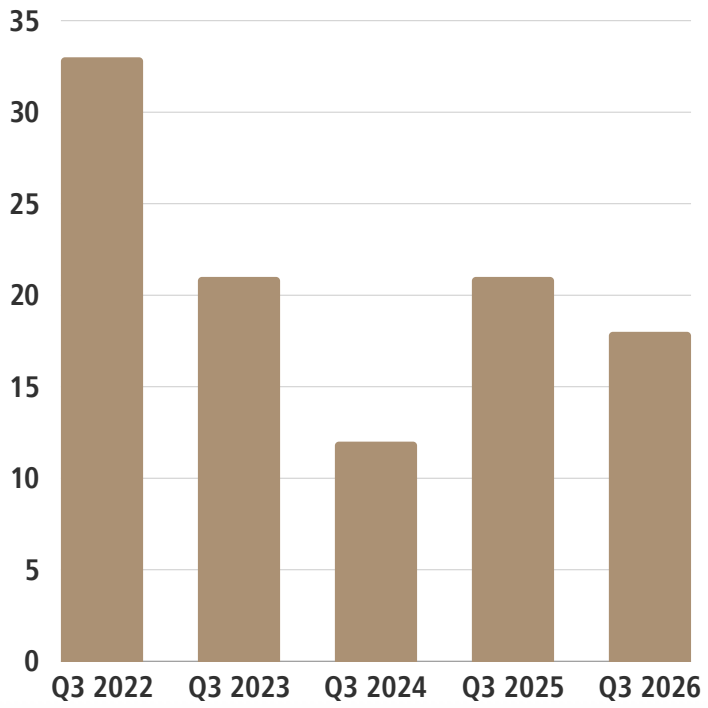
0% • $500k - $799k

14% • $800k - $999k

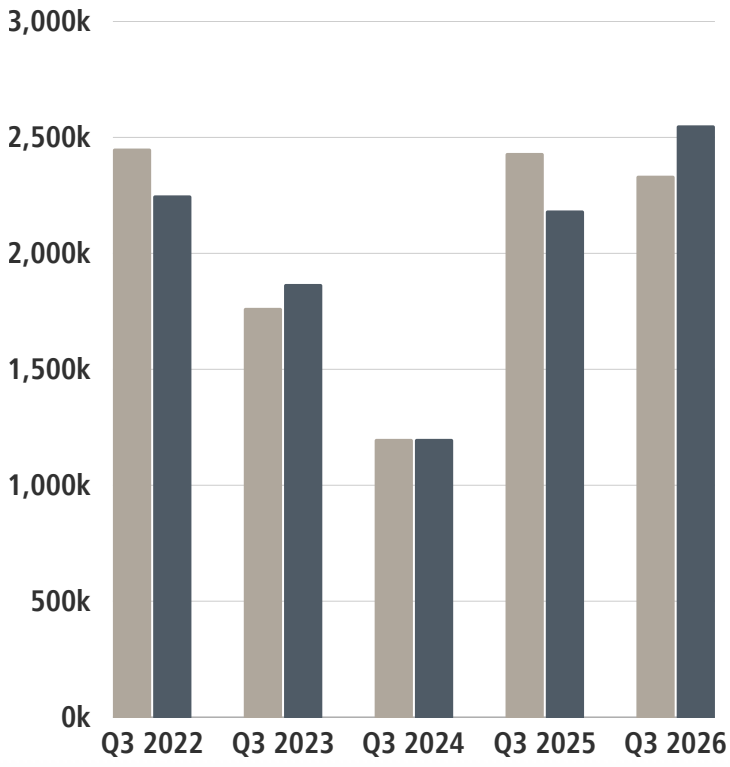
0% • $1M - $1.5M

86% • > $1,500,000

AVERAGE DAYS ON MARKET
18



AVERAGE & MEDIAN SOLD PRICE



MULTI FAMILY HOME

	Q3 2025	Q3 2026	CHANGE
AVERAGE PRICE	$1,937,500	$3,534,000	+82.4%
MEDIAN PRICE	$1,937,500	$3,550,000	+83.2%
TOTAL LISTED	6	6	0.0%
TOTAL CONTRACTS	1	1	0.0%
TOTAL SOLD	2	5	+150.0%

MARKET SHARE
CASH VS. MORTGAGE

40% • CASH

60% • MORTGAGE

MARKET SHARE
BY SOLD PRICE

0% • < $500,000

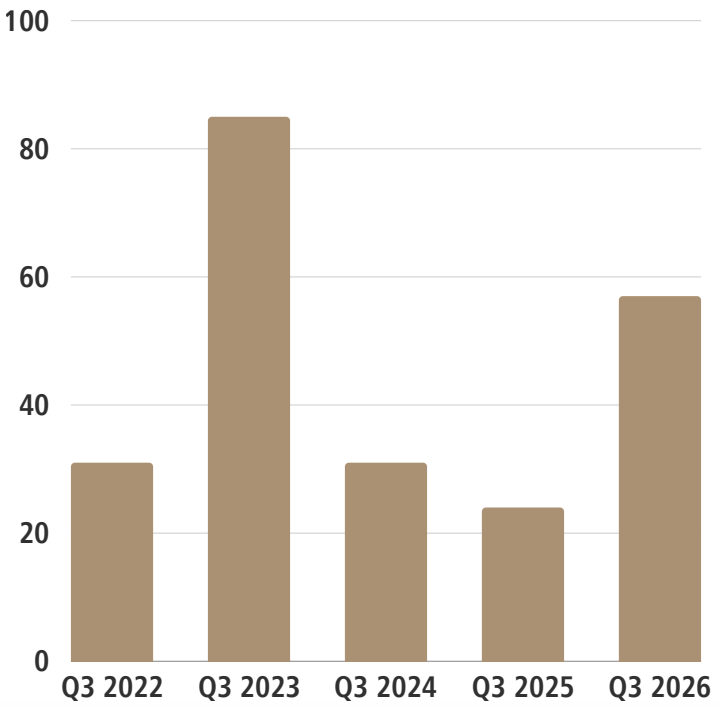
0% • $500k - $799k

0% • $800k - $999k

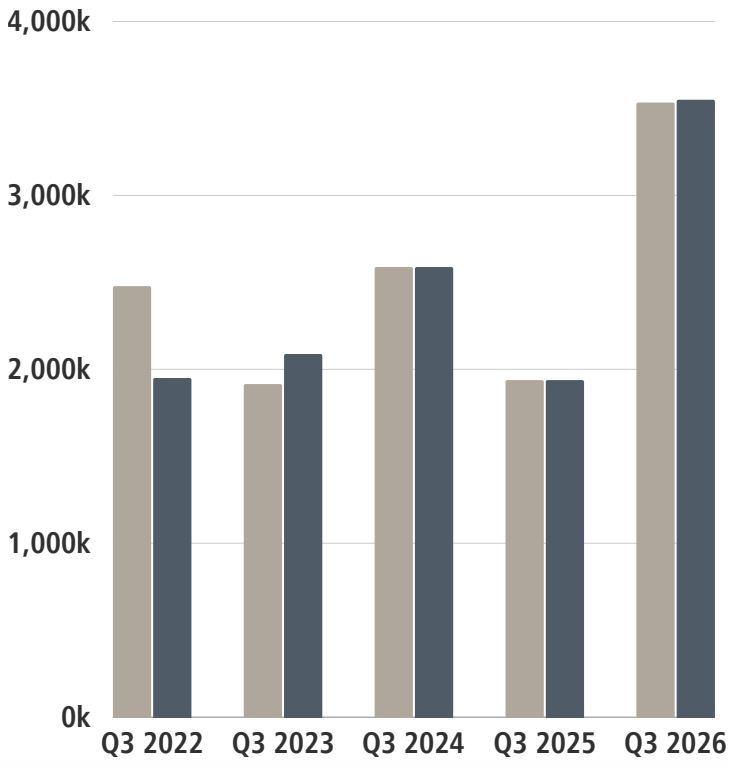
0% • $1M - $1.5M

100% • > $1,500,000

AVERAGE DAYS ON MARKET
57



AVERAGE & MEDIAN SOLD PRICE



METHODOLOGY

ZIP CODES COVERED:
07030

Data in this report is derived directly from the Hudson County MLS. Sales that occurred in any given Quarter may have accepted an offer in a previous Quarter. Sold data is a lagging indicator but provides an overview of market progression. New listings provide a current view of the market, but the price data cannot be considered until the property is sold. Quarterly data may not reflect drastic changes. Any major market shifts, especially those that occur in the second half of the Quarter, would be reflected in the following Quarter. All data is subject to the inventory available within a given Quarter and may not always be an accurate representation of the short-term trend. Criteria such as Single-Family Homes typically have few Quarterly sales, which will skew the data. Every property is unique and requires a specialized market analysis to identify fair value and trends.