MARKET REPORT Q2 2026

JOURNAL SQUARE

SUMMARY OF DATA

SOLD PRICE	AVERAGE	MEDIAN	MARKET SHARE
1 Bed Condo	+18.7%	+18.8%	15%
2 Bed 1 Bath Condo	-14.0%	-3.9%	14%
2 Bed 2 Bath Condo	-11.6%	-17.7%	20%
3+ Bed Condo	+0.8%	-15.3%	22%
Single-Family Homes	-4.0%	-2.6%	18%
Multi-Family Homes	-11.1%	-9.2%	12%

MARKET SHARE

CASH VS. MORTGAGE

12%	CASH
88%	MORTGAGE

MARKET SHARE

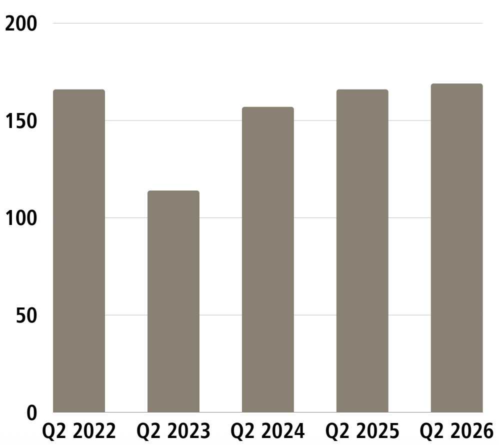
BY SOLD PRICE

36%	< $500,000
41%	$500k - $799k
18%	$800k - $999k
5%	$1M - $1.5M
0%	> $1,500,000

HOMES LISTED

169

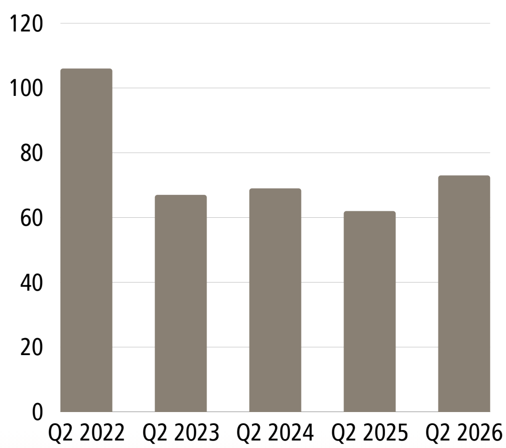
+1.8%
YEAR-OVER-YEAR



CONTRACTS SIGNED

73

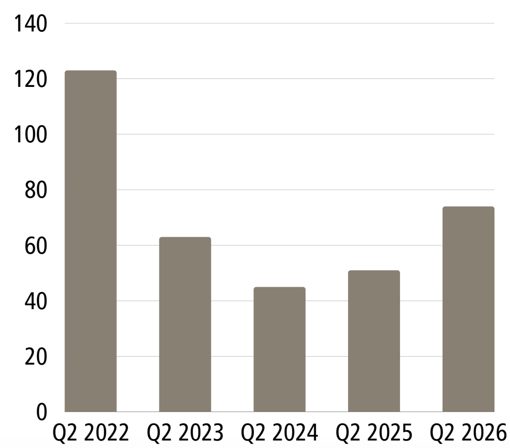
+17.7%
YEAR-OVER-YEAR



HOMES SOLD

74

+45.1%
YEAR-OVER-YEAR



1 BED, 1 BATH CONDO

	Q2 2025	Q2 2026	CHANGE
AVERAGE PRICE	$274,620	$325,990	+18.7%
MEDIAN PRICE	$252,500	$299,900	+18.8%
TOTAL LISTED	32	37	+15.6%
TOTAL CONTRACTS	14	15	+7.1%
TOTAL SOLD	10	11	+10.0%

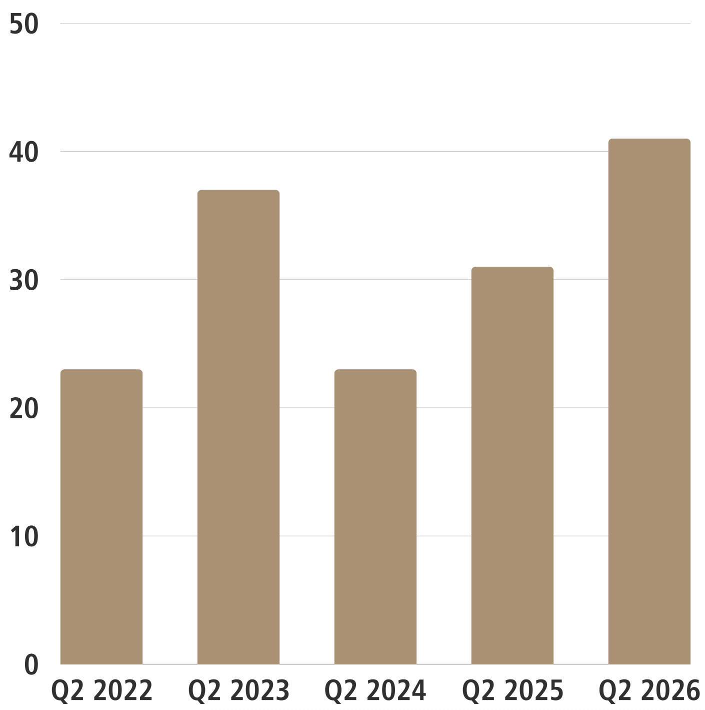
MARKET SHARE
CASH VS. MORTGAGE

- 27% • CASH
- 73% • MORTGAGE

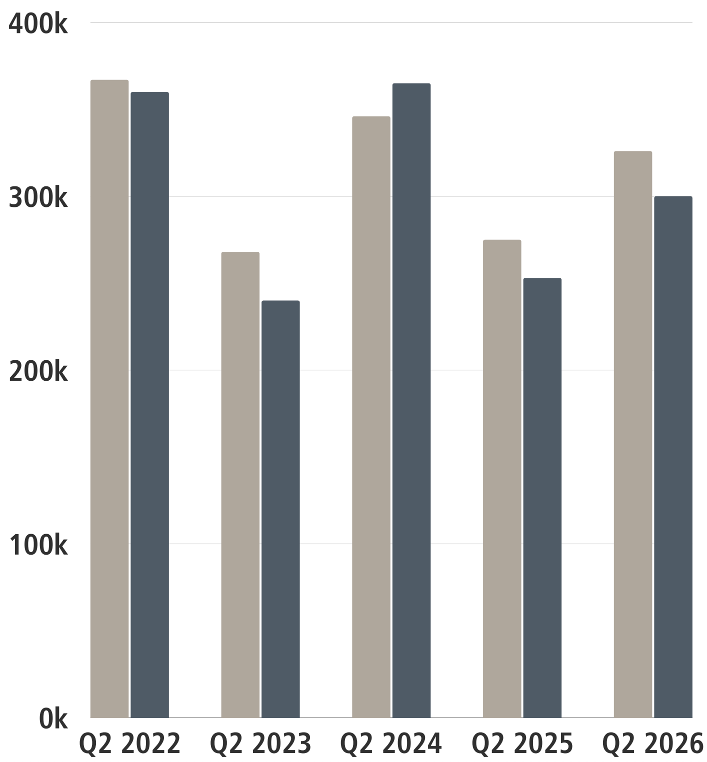
MARKET SHARE
BY SOLD PRICE

- 91% • < $500,000
- 9% • $500k - $799k
- 0% • $800k - $999k
- 0% • $1M - $1.5M
- 0% • > $1,500,000

AVERAGE DAYS ON MARKET
41



AVERAGE & MEDIAN SOLD PRICE



2 BED, 1 BATH CONDO

	Q2 2025	Q2 2026	CHANGE
AVERAGE PRICE	$388,083	$333,850	-14.0%
MEDIAN PRICE	$374,250	$359,500	-3.9%
TOTAL LISTED	16	21	+31.3%
TOTAL CONTRACTS	6	12	+100.0%
TOTAL SOLD	6	10	+66.7%

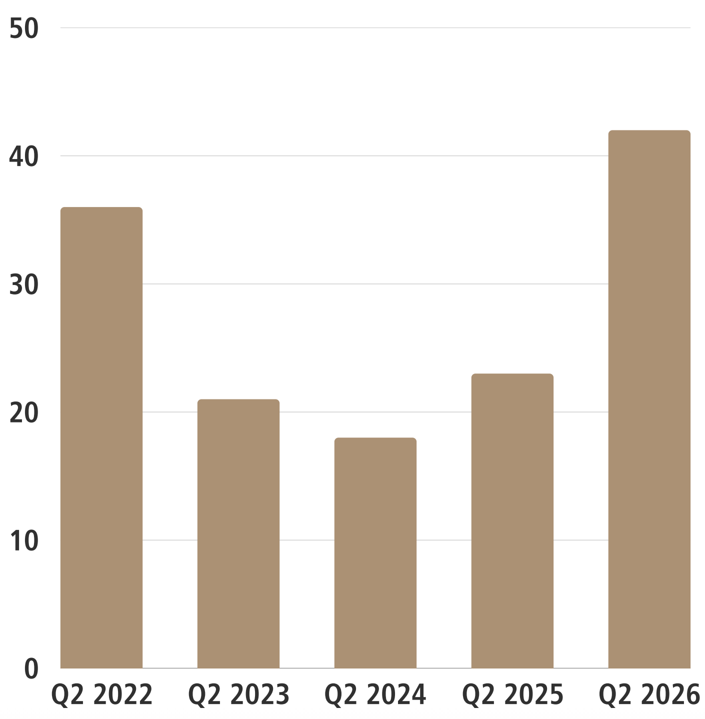
MARKET SHARE
CASH VS. MORTGAGE

- 40% • CASH
- 60% • MORTGAGE

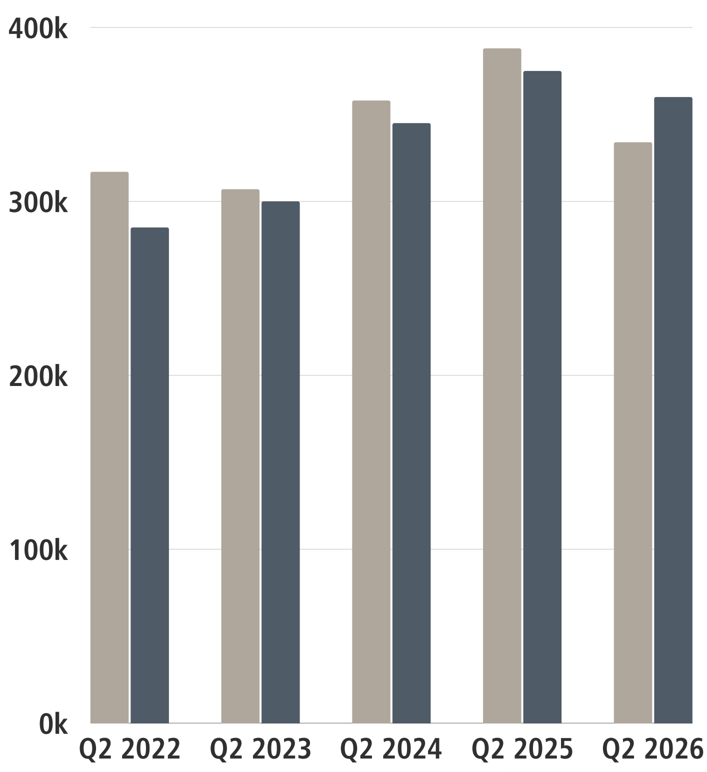
MARKET SHARE
BY SOLD PRICE

- 100% • < $500,000
- 0% • $500k - $799k
- 0% • $800k - $999k
- 0% • $1M - $1.5M
- 0% • > $1,500,000

AVERAGE DAYS ON MARKET
42



AVERAGE & MEDIAN SOLD PRICE



2 BED, 2 BATH CONDO

	Q2 2025	Q2 2026	CHANGE
AVERAGE PRICE	$680,625	$601,566	-11.6%
MEDIAN PRICE	$698,750	$575,000	-17.7%
TOTAL LISTED	26	24	-7.7%
TOTAL CONTRACTS	8	10	+25.0%
TOTAL SOLD	4	15	+275.0%

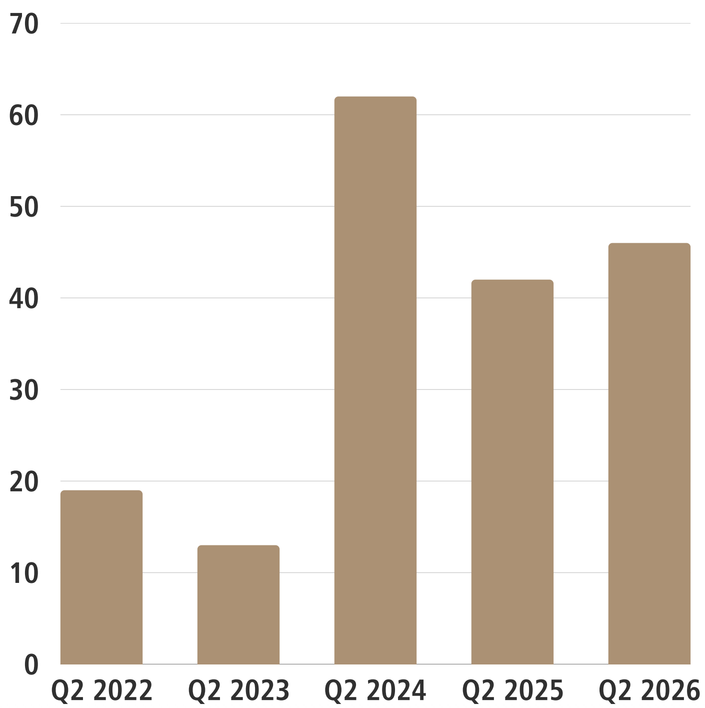
MARKET SHARE
CASH VS. MORTGAGE

- 0% • CASH
- 100% • MORTGAGE

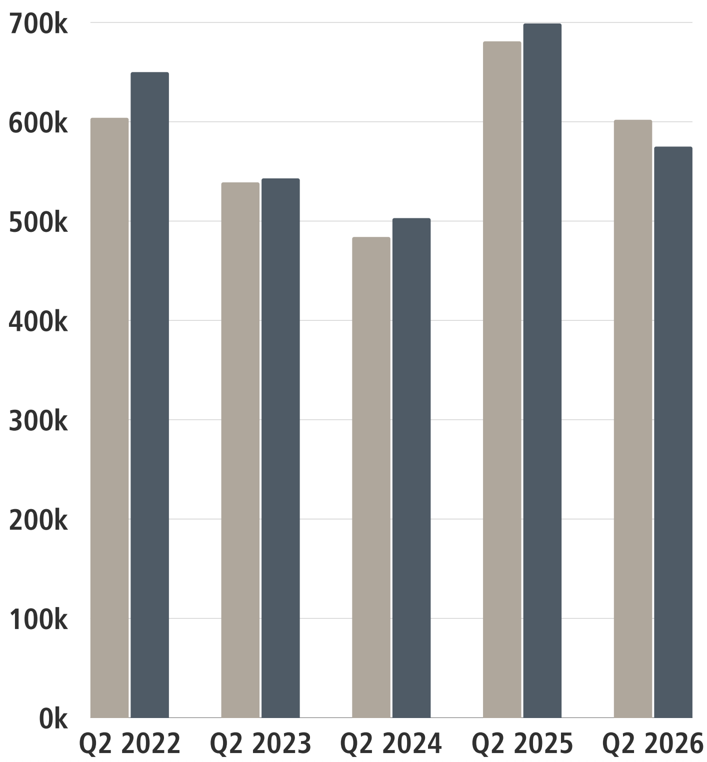
MARKET SHARE
BY SOLD PRICE

- 7% • < $500,000
- 86% • $500k - $799k
- 7% • $800k - $999k
- 0% • $1M - $1.5M
- 0% • > $1,500,000

AVERAGE DAYS ON MARKET
46



AVERAGE & MEDIAN SOLD PRICE



3 BED, 2 BATH CONDO

	Q2 2025	Q2 2026	CHANGE
AVERAGE PRICE	$723,200	$729,081	+0.8%
MEDIAN PRICE	$750,000	$635,000	-15.3%
TOTAL LISTED	31	32	+3.2%
TOTAL CONTRACTS	11	13	+18.2%
TOTAL SOLD	10	16	+60.0%

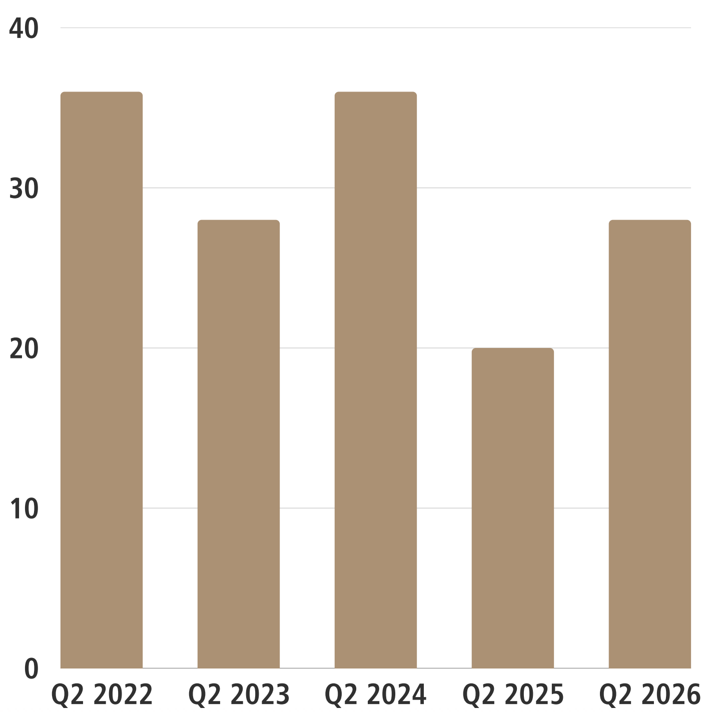
MARKET SHARE
CASH VS. MORTGAGE

0%	CASH
100%	MORTGAGE

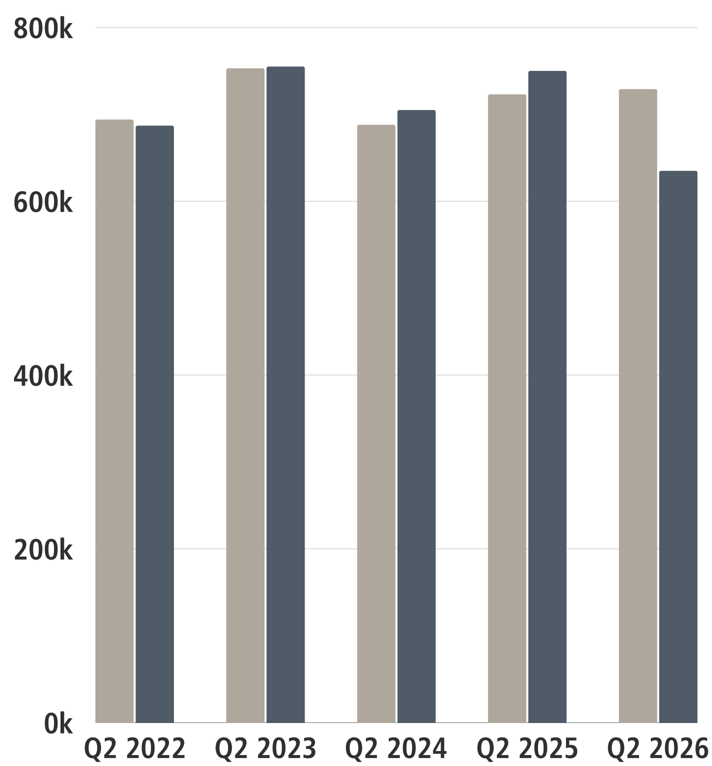
MARKET SHARE
BY SOLD PRICE

6%	< $500,000
63%	$500k - $799k
25%	$800k - $999k
6%	$1M - $1.5M
0%	> $1,500,000

AVERAGE DAYS ON MARKET
28



AVERAGE & MEDIAN SOLD PRICE



SINGLE FAMILY HOME

	Q2 2025	Q2 2026	CHANGE
AVERAGE PRICE	$819,821	$787,438	-4.0%
MEDIAN PRICE	$755,000	$735,000	-2.6%
TOTAL LISTED	19	13	-31.6%
TOTAL CONTRACTS	7	8	+14.3%
TOTAL SOLD	7	13	+85.7%

MARKET SHARE
CASH VS. MORTGAGE

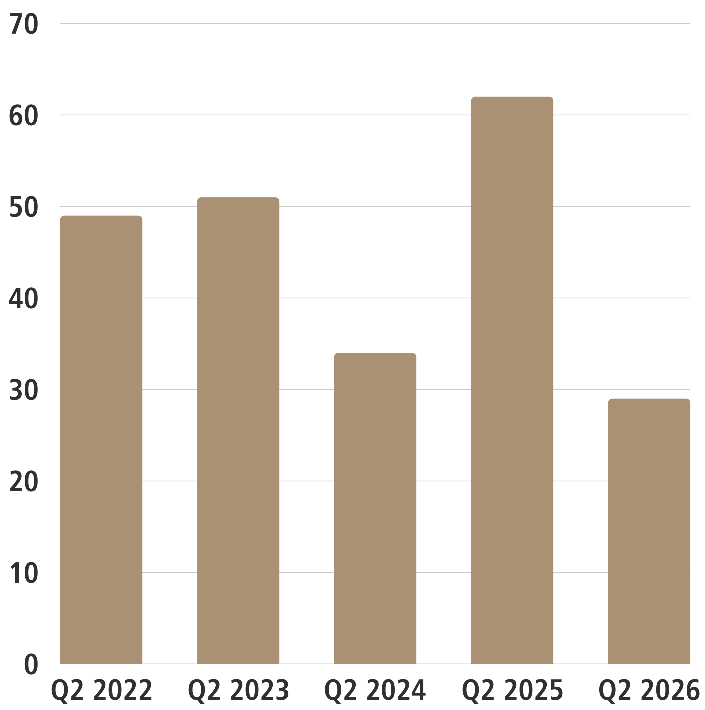
- 0% • CASH
- 100% • MORTGAGE

MARKET SHARE
BY SOLD PRICE

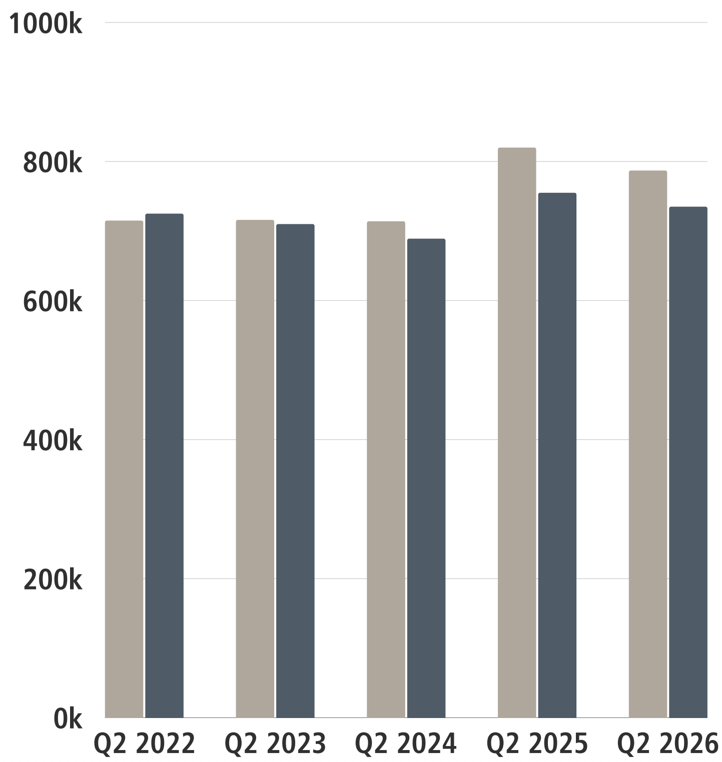
- 15% • < $500,000
- 39% • $500k - $799k
- 31% • $800k - $999k
- 15% • $1M - $1.5M
- 0% • > $1,500,000

AVERAGE DAYS ON MARKET

29



AVERAGE & MEDIAN SOLD PRICE



MULTI FAMILY HOME

	Q2 2025	Q2 2026	CHANGE
AVERAGE PRICE	$960,071	$853,777	-11.1%
MEDIAN PRICE	$925,000	$840,000	-9.2%
TOTAL LISTED	42	42	0.0%
TOTAL CONTRACTS	16	15	-6.3%
TOTAL SOLD	14	9	-35.7%

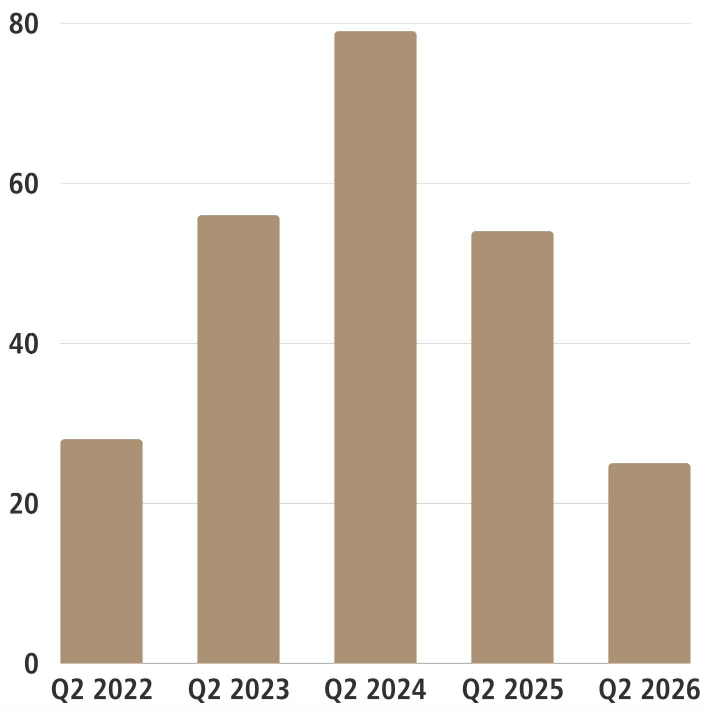
MARKET SHARE
CASH VS. MORTGAGE

- 22% • CASH
- 78% • MORTGAGE

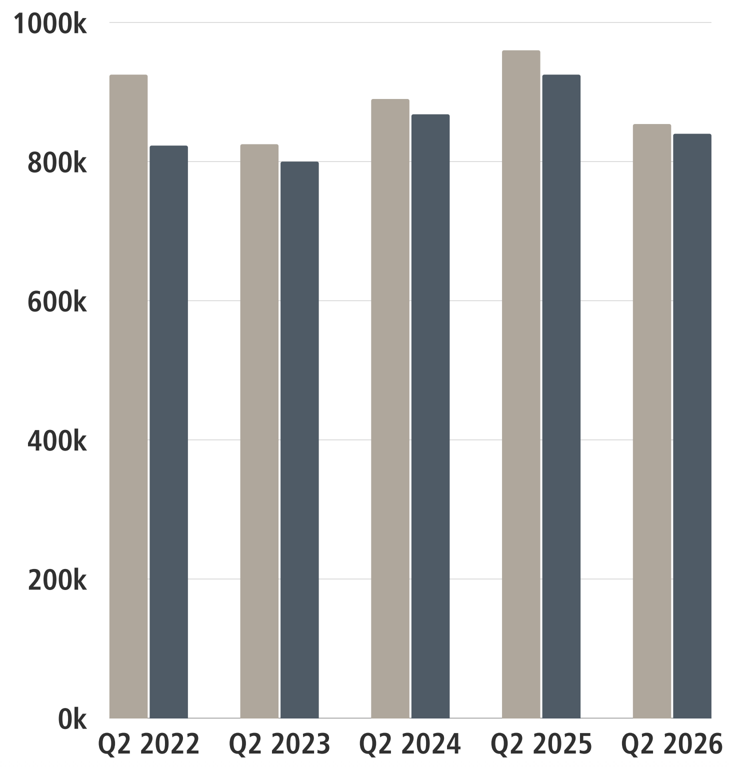
MARKET SHARE
BY SOLD PRICE

- 0% • < $500,000
- 33% • $500k - $799k
- 56% • $800k - $999k
- 11% • $1M - $1.5M
- 0% • > $1,500,000

AVERAGE DAYS ON MARKET
25



AVERAGE & MEDIAN SOLD PRICE



METHODOLOGY

ZIP CODES COVERED:
07306

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.