

# THE LONG & FOSTER MARKET MINUTE™

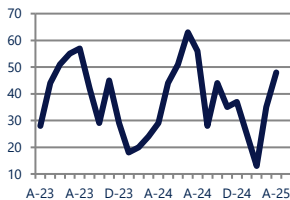
FOCUS ON: **PRINCETON HOUSING MARKET**

APRIL 2025

Zip Code(s): 08540 and 08542

## Units Sold

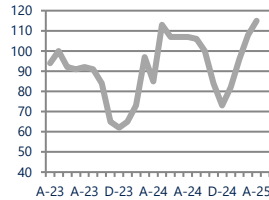
48



**Up**  
Vs. Year Ago

## Active Inventory

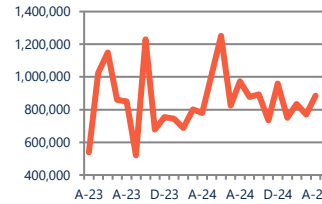
115



**Up 35%**  
Vs. Year Ago

## Median Sale Price

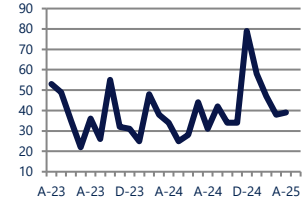
\$885,000



**Up 13%**  
Vs. Year Ago

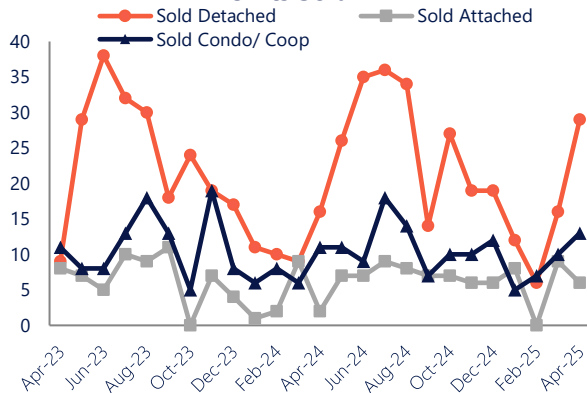
## Days On Market

39



**Up 15%**  
Vs. Year Ago

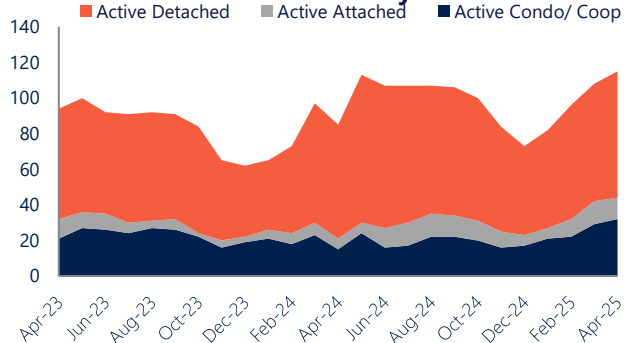
## Units Sold\*



## Units Sold

There was an increase in total units sold in April, with 48 sold this month in Princeton. This month's total units sold was higher than at this time last year.

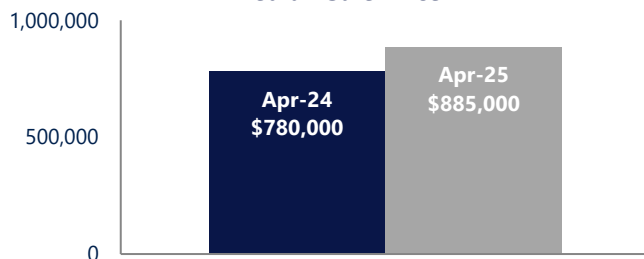
## Active Inventory\*



## Active Inventory

Versus last year, the total number of homes available this month is higher by 30 units or 35%. The total number of active inventory this April was 115 compared to 85 in April 2024. This month's total of 115 is higher than the previous month's total supply of available inventory of 108, an increase of 6%.

## Median Sale Price



## Median Sale Price

Last April, the median sale price for Princeton Homes was \$780,000. This April, the median sale price was \$885,000, an increase of 13% or \$105,000 compared to last year. The current median sold price is 15% higher than in March.

Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.

Princeton are defined as properties listed in zip code/s 08540 and 08542.

\*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates.

Information included in this report is based on data supplied by BRIGHTMLS and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently verified, and does not constitute an opinion of BRIGHTMLS or Long & Foster Real Estate, Inc.

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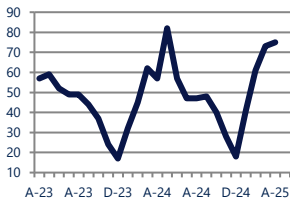
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APRIL 2025

Zip Code(s): 08540 and 08542

## New Listings

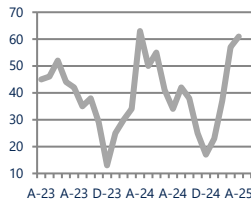
75



Up 32%  
Vs. Year Ago

## Current Contracts

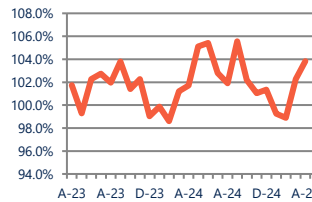
61



Down -3%  
Vs. Year Ago

## Sold Vs. List Price

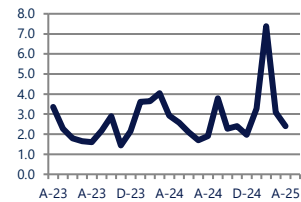
103.8%



Up 2.1%  
Vs. Year Ago

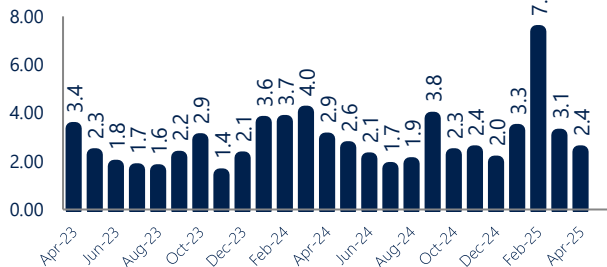
## Months of Supply

2.4



Down -18%  
Vs. Year Ago

## Months Of Supply



## Months of Supply

In April, there was 2.4 months of supply available in Princeton, compared to 2.9 in April 2024. That is a decrease of 18% versus a year ago.

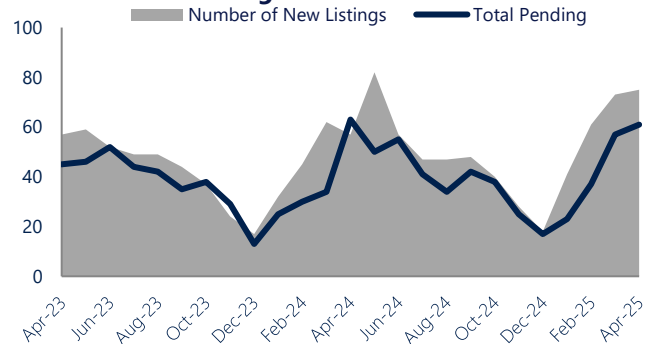
Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

## New Listings & Current Contracts

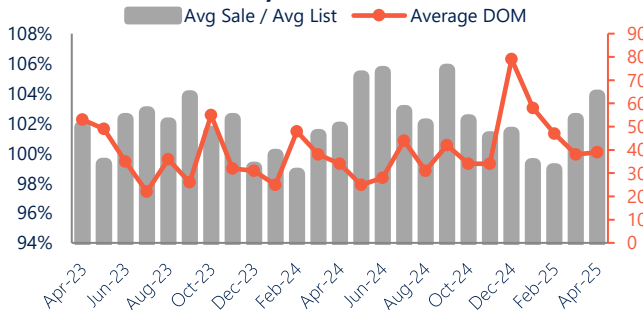
This month there were 75 homes newly listed for sale in Princeton compared to 57 in April 2024, an increase of 32%.

There were 61 current contracts pending sale this April compared to 63 a year ago. The number of current contracts is 3% lower than last April.

## New Listings & Current Contracts



## Sale Price/ List Price & DOM



## Sale Price to List Price Ratio

In April, the average sale price in Princeton was 103.8% of the average list price, which is 2.1% higher than at this time last year.

## Days On Market

This month, the average number of days on market was 39, higher than the average last year, which was 34, an increase of 15%.

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