



# Patterson-Schwartz Real Estate

## Residential Market Update

As of Monday, February 9, 2026 10:21:37 AM

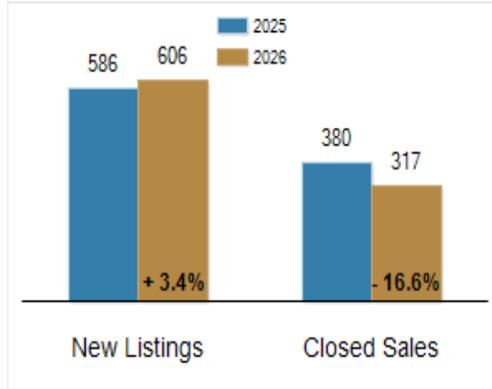
All Sussex County	January			Year To Date		
	2025	2026	Change	2025	2026	Change
New Listings	586	606	+ 3.4%	586	606	+ 3.4%
Closed Sales	380	317	- 16.6%	380	317	- 16.6%
Under Contract	393	397	+ 1.0%	393	397	+ 1.0%
Median Sales Price	\$484,306	\$482,500	- 0.4%	\$484,306	\$482,500	- 0.4%
% of Original List Price Received at Sale	96.1%	94.3%	- 1.8%	96.1%	94.3%	- 1.8%
Average Days on Market Until Sale	59	85	+ 44.1%	59	85	+ 44.1%

Total Residential Listing Inventory as of February 9, 2026	1908
Total Residential Listing Inventory (excluding new construction) as of February 9, 2026	1232

### Activity: January



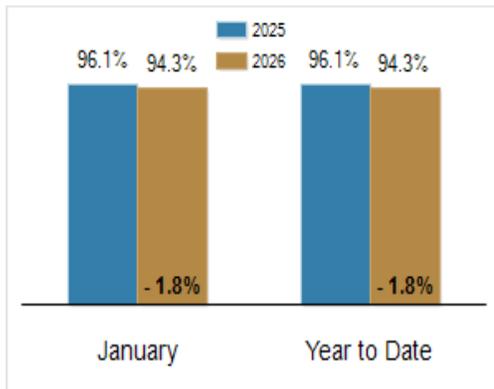
### Activity: Year to Date



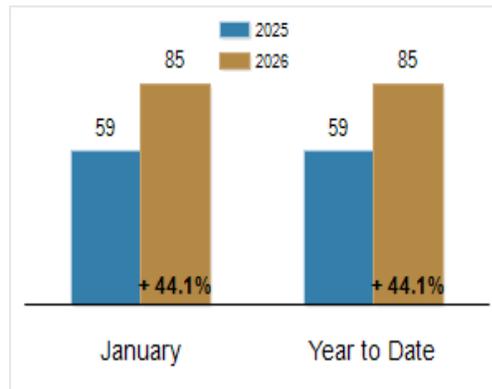
### Median Sales Price



### Percent of Original List Price Received at Sale



### Average Days on Market Until Sale



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