

The background of the cover is a photograph of a brick building's entrance. It features a large, ornate wooden double door with glass panels. Above the door is a decorative stone lintel with a central circular motif. To the right of the door, a black metal signpost holds a 'For Sale' sign. A black metal railing is visible on the left side of the entrance steps.

HH

**2025
HOBOKEN &
JERSEY CITY
MARKET
REPORT**

HOBOKEN JERSEY CITY

Brown Harris Stevens THE Craft of Research

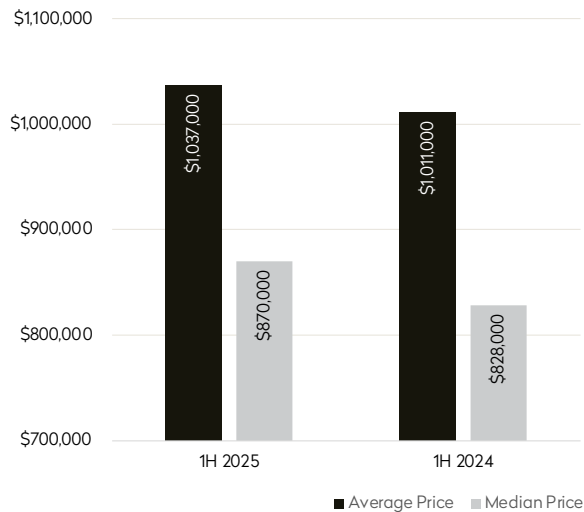
Hoboken

ALL APARTMENTS

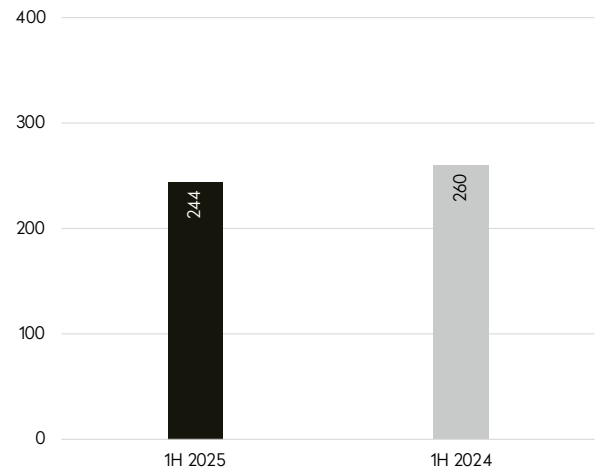
For the first half of 2025, the average sale price of Hoboken apartments was \$1,037,000, a 3% increase over the first half of 2024. The median sale price also improved with a 5% increase to \$870,000.

Closed sales volume fell 6% with 244 sales in the first half of 2025. Apartments spent an average of 21 days on the market. Sellers gained an average of 99% of asking prices.

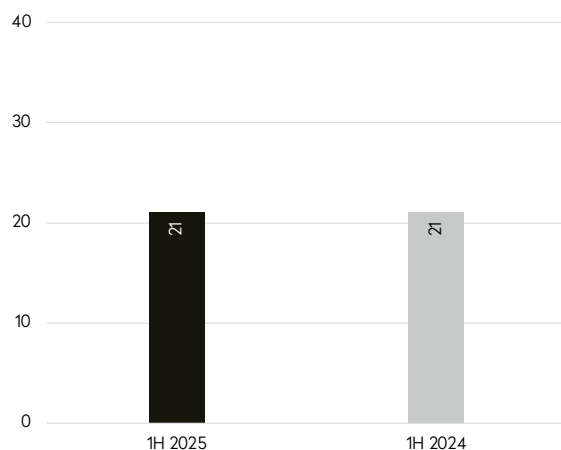
Average and Median Sales Price



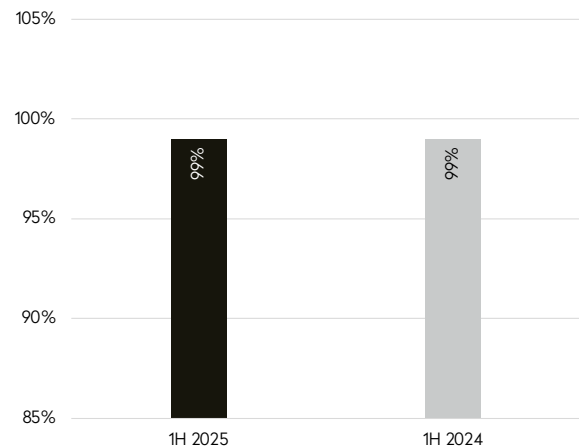
Number of Sales



Days on the Market



Asking Price vs. Selling Price



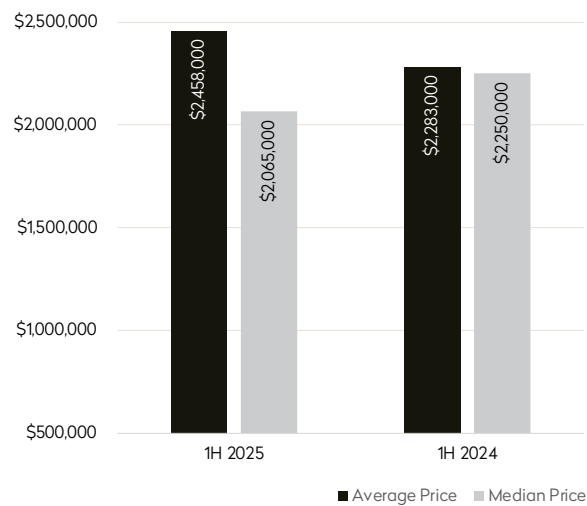
Hoboken

TOWNHOUSES (1-4 UNITS)

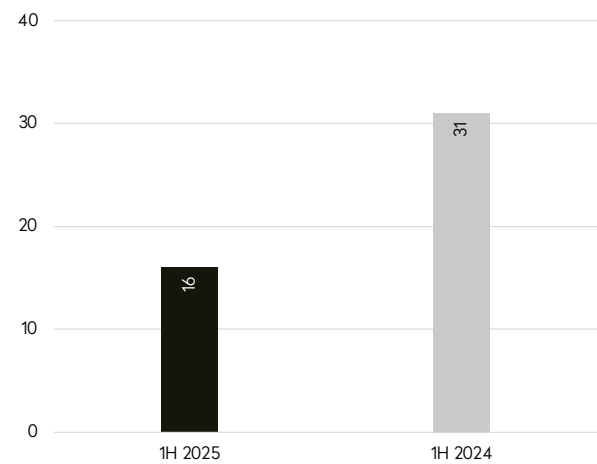
The average sale price rose 8% in the first half of 2025, ending at \$2,458,000. However, the median sale price experienced a drop of 8%, reaching \$2,065,000 in this period.

Closing volume reached only 16 closed sales in this period versus 31 transactions during the first six months of 2024. Properties spent an average of 20 days on the market. Sellers gained an average of 101% of their asking price.

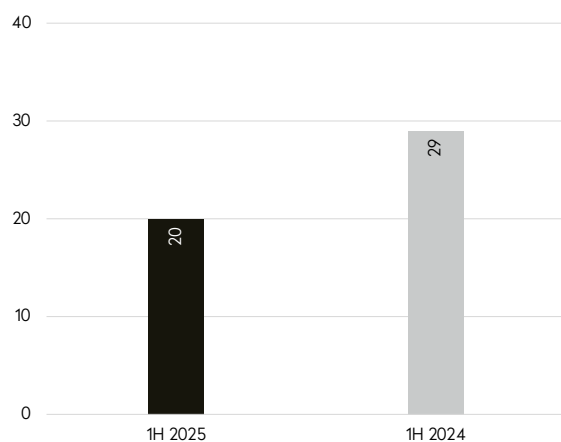
Average and Median Sales Price



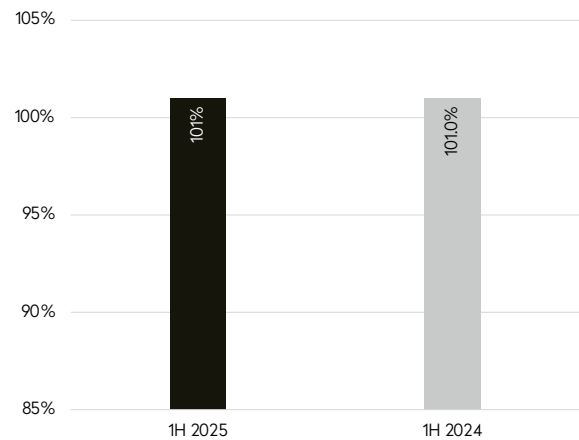
Number of Sales



Days on the Market



Asking Price vs. Selling Price



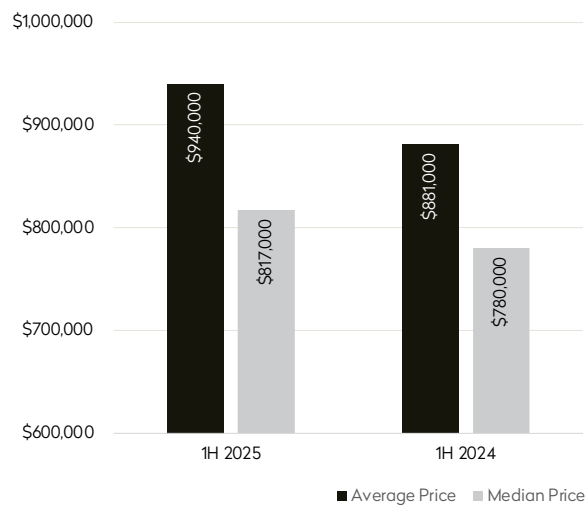
Downtown Jersey City

ALL APARTMENTS

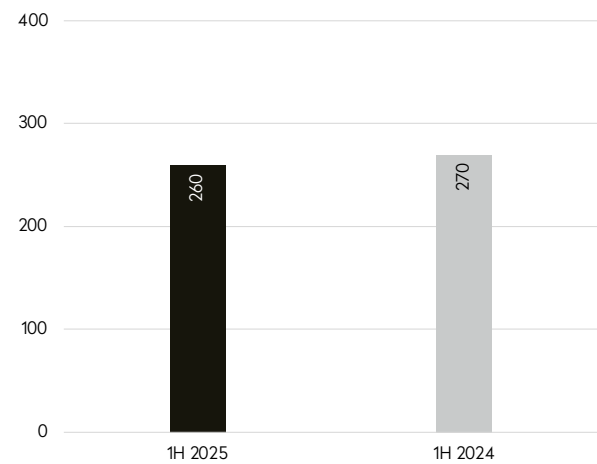
The average sale price of apartments in Downtown Jersey City was \$940,000, a 7% gain when compared with the first half of 2024. The median price reached \$817,000 or 5% more this period.

The first half of 2025 saw 260 closed transactions as compared to 270 transactions during the first half of 2024. The average days on the market was 33 days. Sellers received an average of 100% of their asking price.

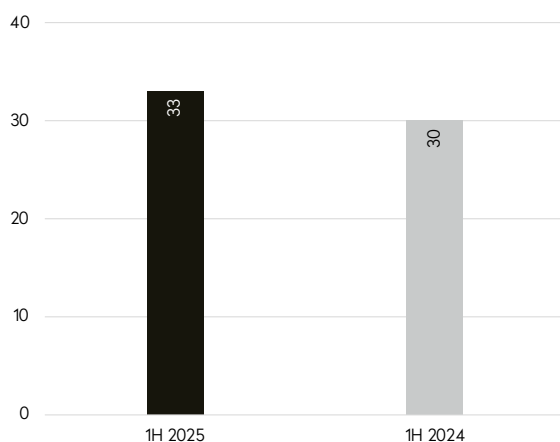
Average and Median Sales Price



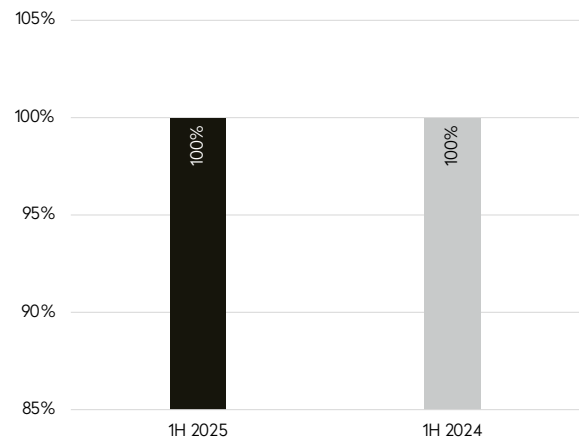
Number of Sales



Days on the Market



Asking Price vs. Selling Price



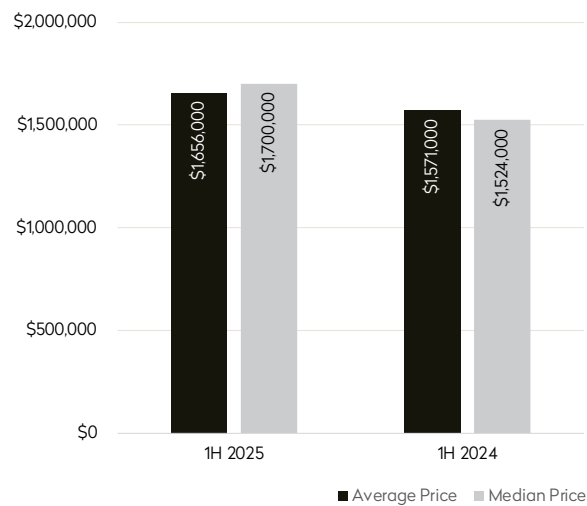
Downtown Jersey City

TOWNHOUSES

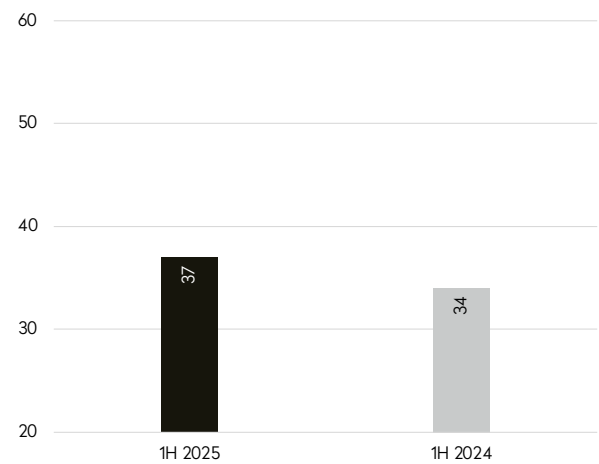
Both the average and median price measures increased in the first half of 2025. The average price reached \$1,656,000 or 5% higher. The median price reached \$1,700,000 or 12% higher.

Closings increased with 37 transactions or 9% more than in the first half of 2024. The dwellings spent an average of 46 days on the market. Sellers gained an average of 102% of their asking price.

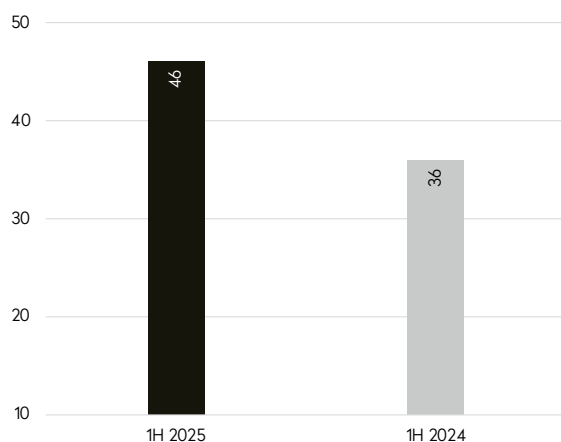
Average and Median Sales Price



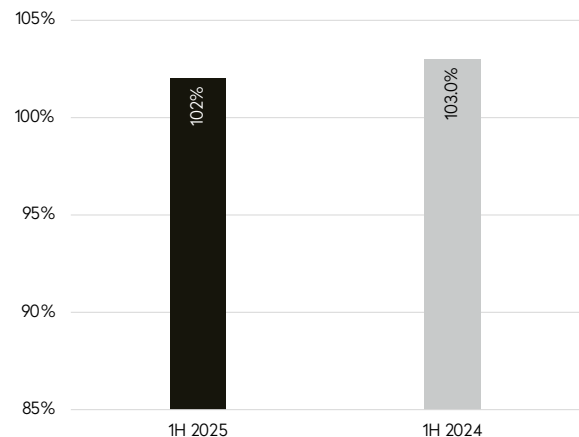
Number of Sales



Days on the Market



Asking Price vs. Selling Price



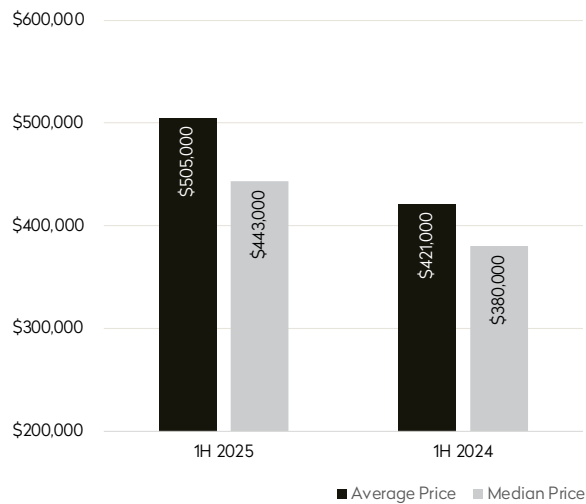
Journal Square Jersey City

ALL APARTMENTS

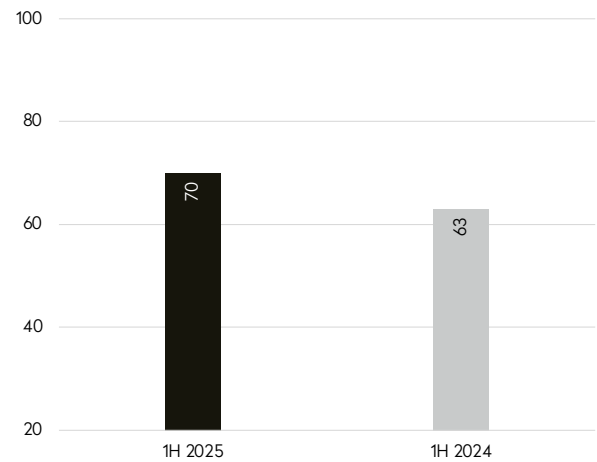
In the first half of 2025, the average sale price of apartments in Journal Square was \$505,000, a 20% gain when compared with the first half of 2024. The median price rose 17%, ending at \$443,000.

The number of closed sales in the first half of 2025 was 70 transactions versus 63 sales in the first half of 2024, an 11% increase. Sellers received an average of 101% of their asking price with an average of 34 days on the market.

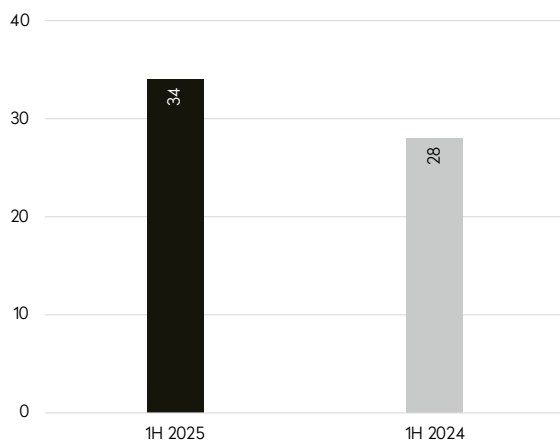
Average and Median Sales Price



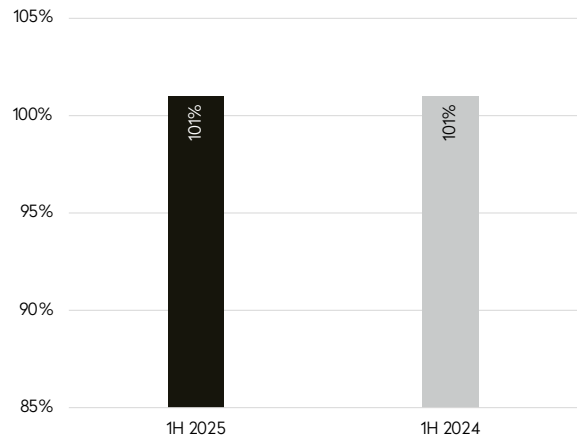
Number of Sales



Days on the Market



Asking Price vs. Selling Price



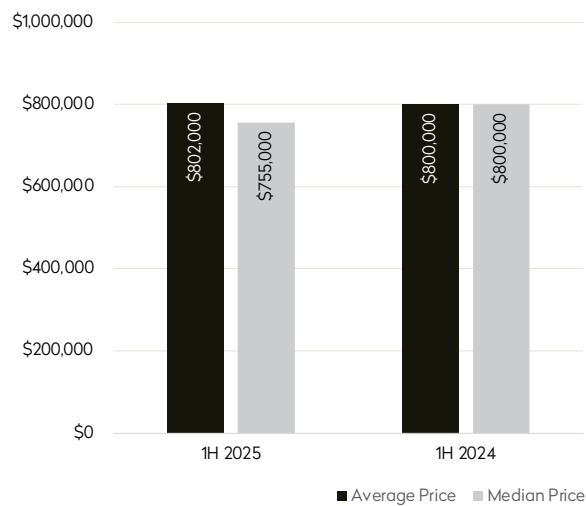
Journal Square Jersey City

TOWNHOUSES (1-4 UNITS)

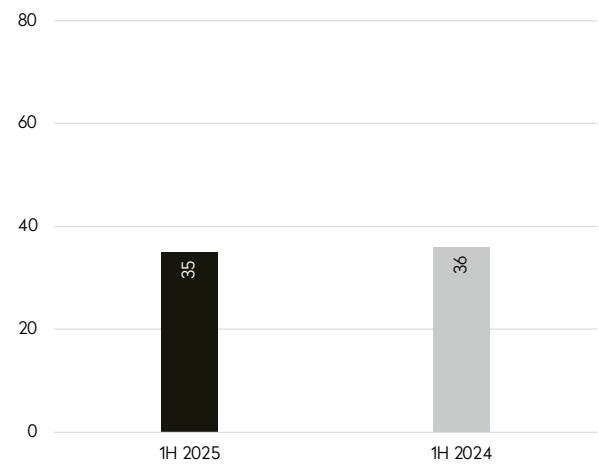
For the first half of 2025, the average sale price for townhouses in Journal Square remained unchanged at \$802,000. The median price reached \$755,000, a 6% decline over the first half of 2024.

The number of closings had a minor 3% decrease with 35 transactions versus 36 sales in the first half of 2024. Dwellings spent an average of 52 days on the market. Sellers received an average of 100% of their asking price.

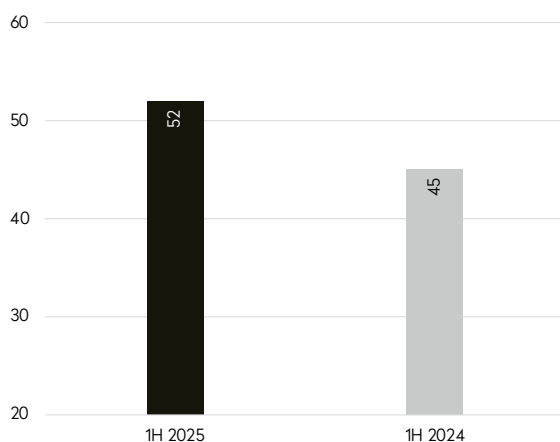
Average and Median Sales Price



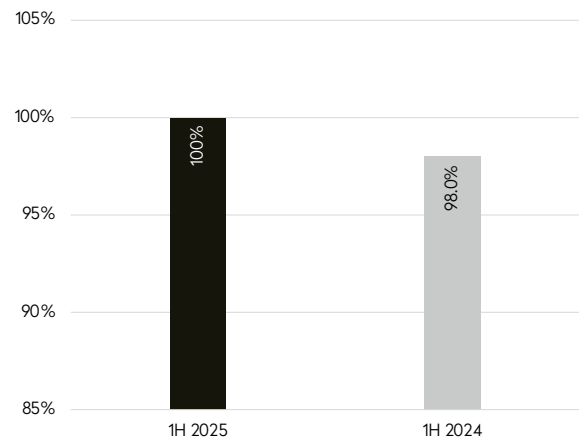
Number of Sales



Days on the Market



Asking Price vs. Selling Price



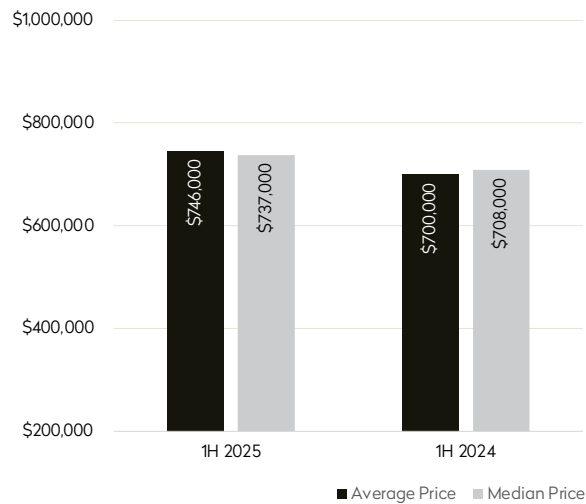
The Heights Jersey City

ALL APARTMENTS

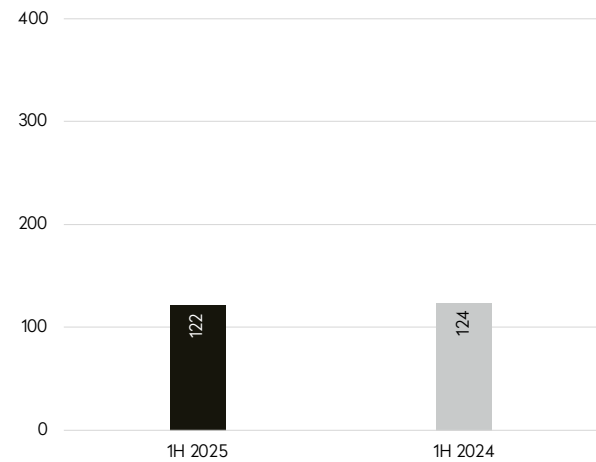
For the first 6 months of 2025, the average sale price of apartments in The Heights was \$746,000, a 7% increase. The median price rose 4% reaching \$737,000 in the first half of 2025.

The number of closed sales was 2% lower this period with 122 transactions versus 124 sales in the first half of 2024. Sellers received an average of 101% of their asking price while properties spent an average of 34 days on the market.

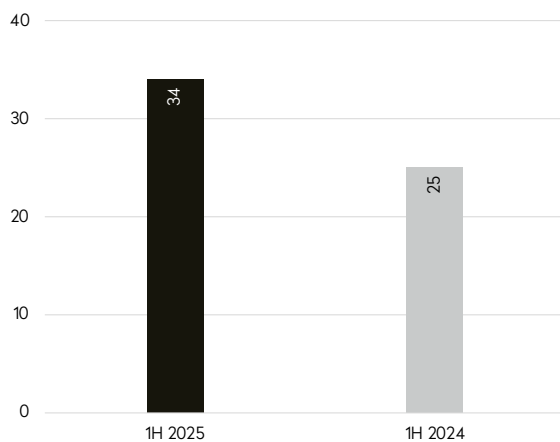
Average and Median Sales Price



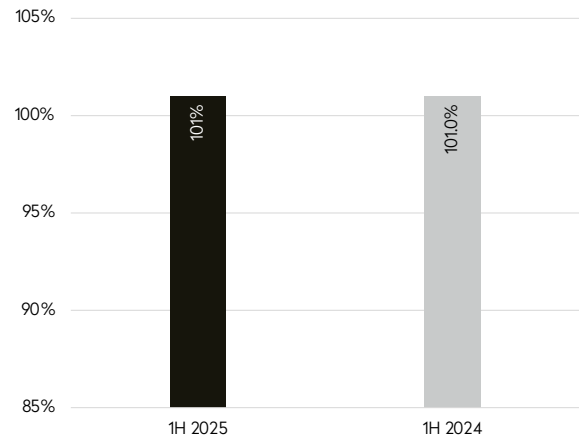
Number of Sales



Days on the Market



Asking Price vs. Selling Price



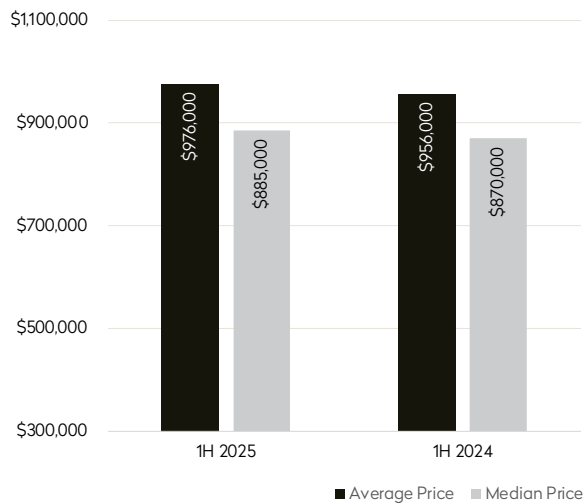
The Heights Jersey City

TOWNHOUSES (1-4 UNITS)

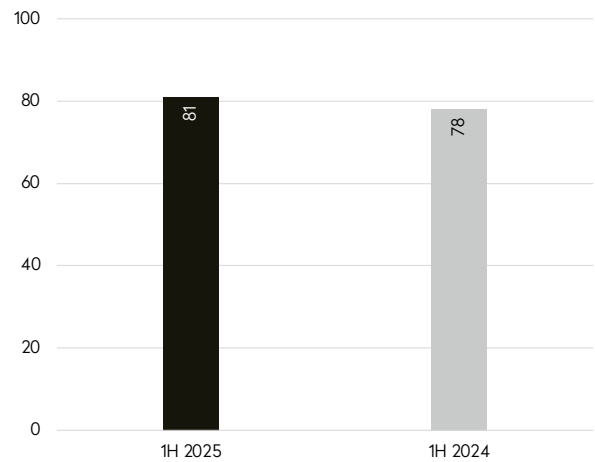
Both the average and median prices of townhouses in The Heights grew modestly by 2% compared to the first half of 2024. The average price ended at \$976,000 while the median reached \$885,000.

Closed sales volume rose 4% with 81 transactions in this period as compared with 78 sales during the first half of 2024. Properties remained on the market for an average of 32 days. Sellers gained an average of 101% of their asking price.

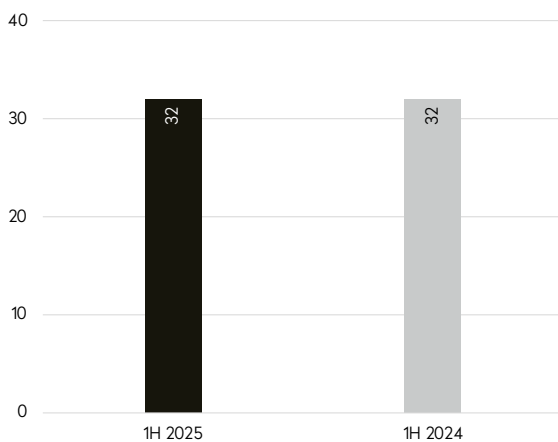
Average and Median Sales Price



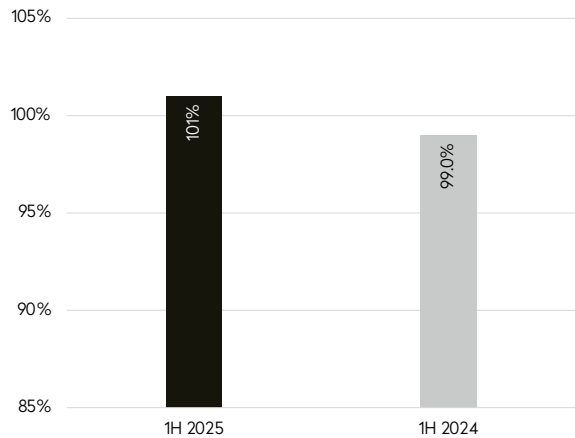
Number of Sales



Days on the Market



Asking Price vs. Selling Price



Contact Us

FIRST HALF 2025

Hoboken & Downtown Jersey City Market Report

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