



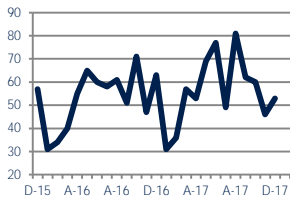
Focus On: Lewes Housing Market

December 2017

Zip Code(s): 19958 and 19969

Units Sold

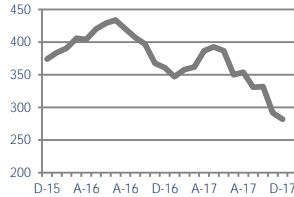
53



Down -16%
Vs. Year Ago

Active Inventory

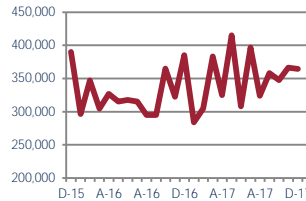
282



Down -22%
Vs. Year Ago

Median Sale Price

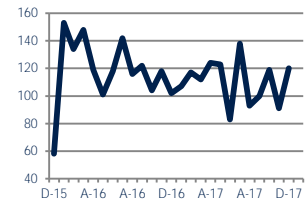
\$364,429



Down -5%
Vs. Year Ago

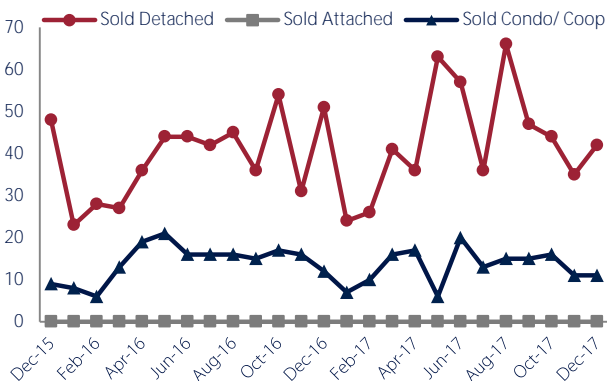
Days On Market

120



Up 18%
Vs. Year Ago

Units Sold*



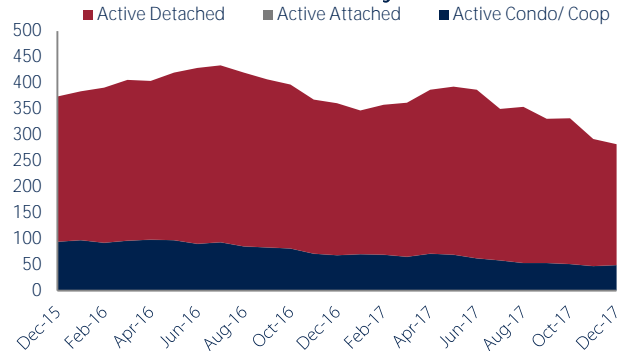
Units Sold

There was an increase in total units sold in December, with 53 sold this month in Lewes versus 46 last month, an increase of 15%. This month's total units sold was lower than at this time last year, a decrease of 16% versus December 2016.

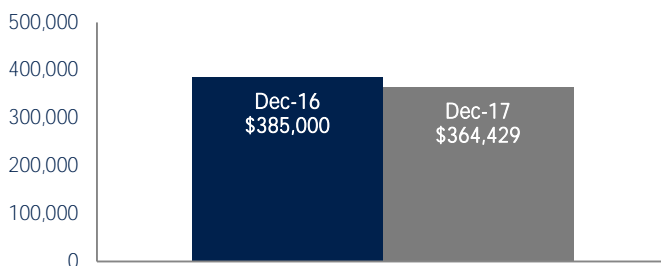
Active Inventory

Versus last year, the total number of homes available this month is lower by 79 units or 22%. The total number of active inventory this December was 282 compared to 361 in December 2016. This month's total of 282 is lower than the previous month's total supply of available inventory of 292, a decrease of 3%.

Active Inventory*



Median Sale Price



Median Sale Price

Last December, the median sale price for Lewes Homes was \$385,000. This December, the median sale price was \$364,429, a decrease of 5% or \$20,571 compared to last year. The current median sold price is 1% lower than in November.

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



Lewes are defined as properties listed in zip code/s 19958 and 19969.

*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 SCAOR 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 SCAOR or Long & Foster Real Estate, Inc.



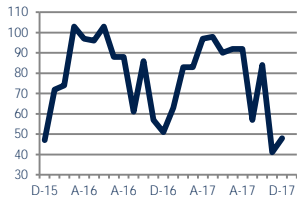
Focus On: Lewes Housing Market

December 2017

Zip Code(s): 19958 and 19969

New Listings

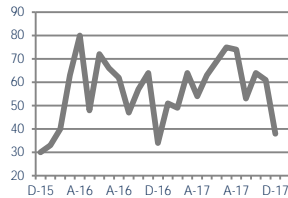
48



Down -6%
Vs. Year Ago

Current Contracts

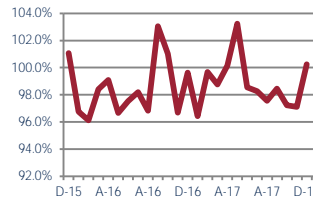
38



Up 12%
Vs. Year Ago

Sold Vs. List Price

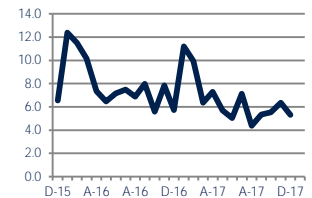
100.3%



Up 0.6%
Vs. Year Ago

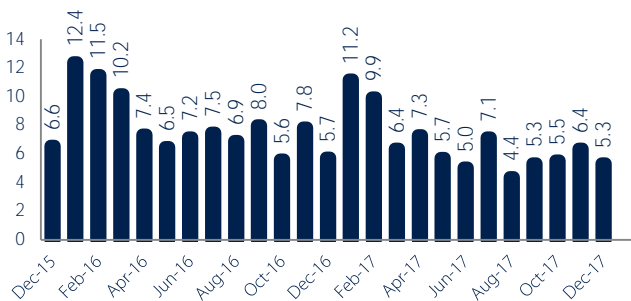
Months of Supply

5.3



Down -7%
Vs. Year Ago

Months Of Supply



Months of Supply

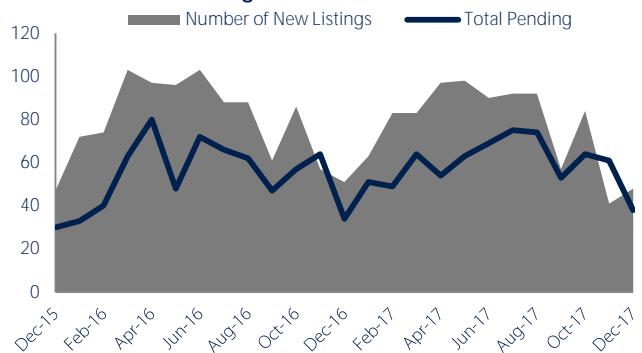
In December, there was 5.3 months of supply available in Lewes, compared to 5.7 in December 2016. That is a decrease of 7% versus a year ago.

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.

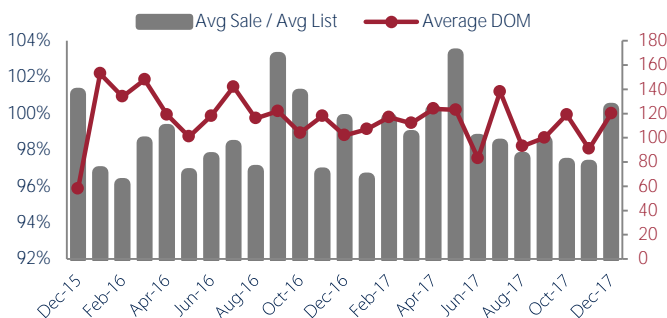
New Listings & Current Contracts

This month there were 48 homes newly listed for sale in Lewes compared to 51 in December 2016, a decrease of 6%. There were 38 current contracts pending sale this December compared to 34 a year ago. The number of current contracts is 12% higher than last December.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In December, the average sale price in Lewes was 100.3% of the average list price, which is 0.6% higher than at this time last year.

Days On Market

This month, the average number of days on market was 120, higher than the average last year, which was 102, an increase of 18%.



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