



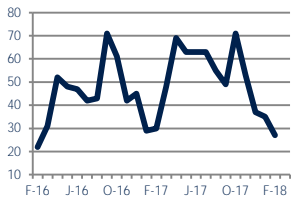
Focus On: Rehoboth Beach Housing Market

February 2018

Zip Code(s): 19971

Units Sold

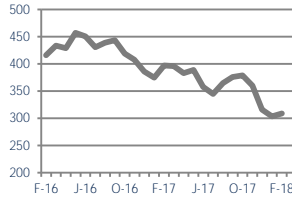
27



Down -10%
Vs. Year Ago

Active Inventory

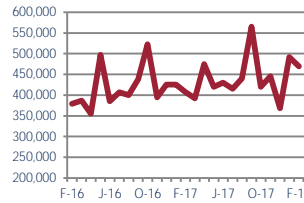
309



Down -22%
Vs. Year Ago

Median Sale Price

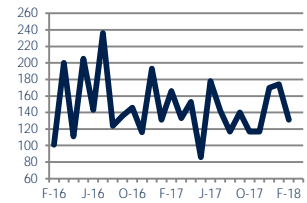
\$469,530



Up 15%
Vs. Year Ago

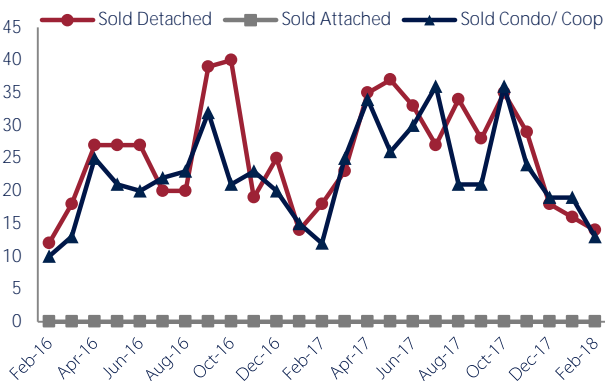
Days On Market

131



Down -21%
Vs. Year Ago

Units Sold*



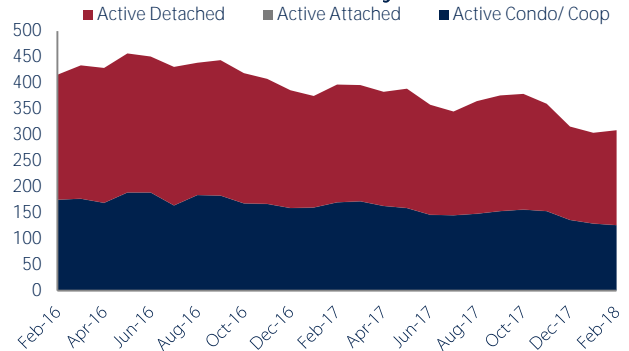
Units Sold

There was a decrease in total units sold in February, with 27 sold this month in Rehoboth Beach versus 35 last month, a decrease of 23%. This month's total units sold was lower than at this time last year, a decrease of 10% versus February 2017.

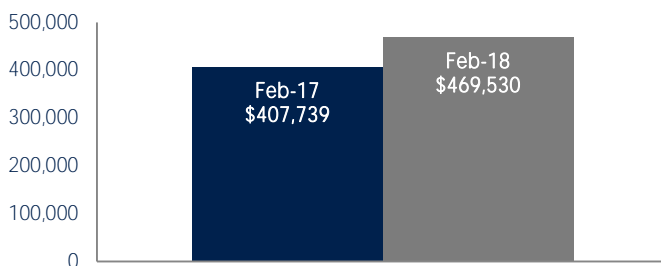
Active Inventory

Versus last year, the total number of homes available this month is lower by 88 units or 22%. The total number of active inventory this February was 309 compared to 397 in February 2017. This month's total of 309 is higher than the previous month's total supply of available inventory of 304, an increase of 2%.

Active Inventory*



Median Sale Price



Median Sale Price

Last February, the median sale price for Rehoboth Beach Homes was \$407,739. This February, the median sale price was \$469,530, an increase of 15% or \$61,791 compared to last year. The current median sold price is 4% lower than in January.

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



Rehoboth Beach are defined as properties listed in zip code/s 19971.

*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.

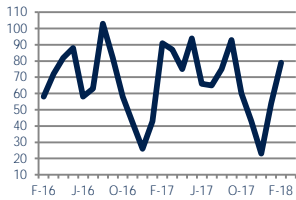
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Zip Code(s): 19971

New Listings

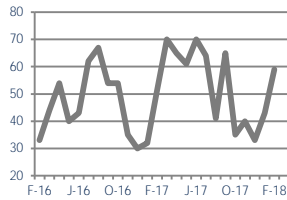
79



Down -13%
Vs. Year Ago

Current Contracts

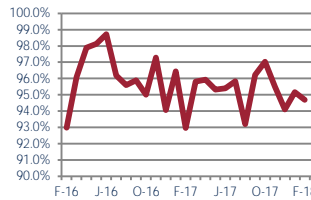
59



Up 16%
Vs. Year Ago

Sold Vs. List Price

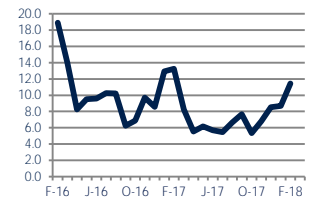
94.7%



Up 1.9%
Vs. Year Ago

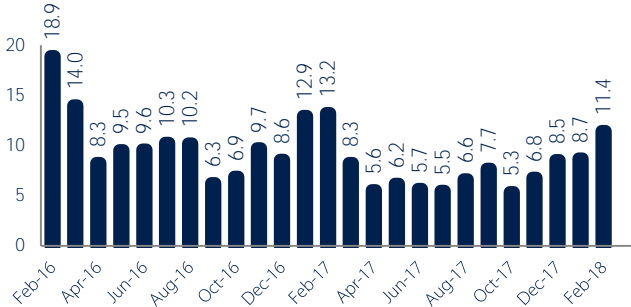
Months of Supply

11.4



Down -14%
Vs. Year Ago

Months Of Supply



Months of Supply

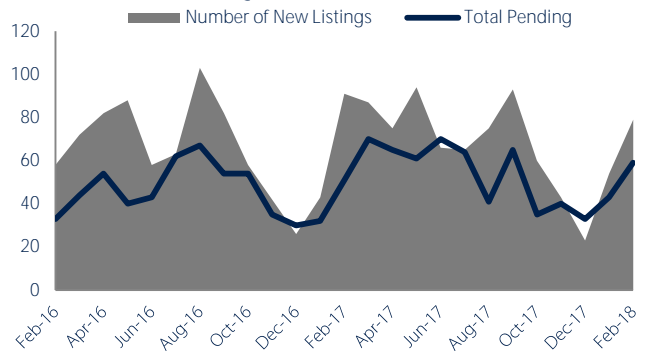
In February, there was 11.4 months of supply available in Rehoboth Beach, compared to 13.2 in February 2017. That is a decrease of 14% versus a year ago.

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.

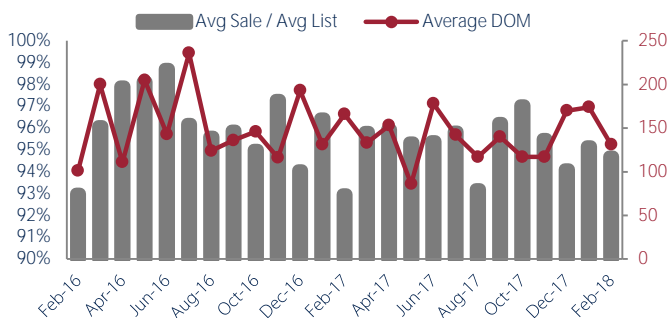
New Listings & Current Contracts

This month there were 79 homes newly listed for sale in Rehoboth Beach compared to 91 in February 2017, a decrease of 13%. There were 59 current contracts pending sale this February compared to 51 a year ago. The number of current contracts is 16% higher than last February.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In February, the average sale price in Rehoboth Beach was 94.7% of the average list price, which is 1.7% higher than at this time last year.

Days On Market

This month, the average number of days on market was 131, lower than the average last year, which was 166, a decrease of 21%.



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