



The Long & Foster Market Minute™

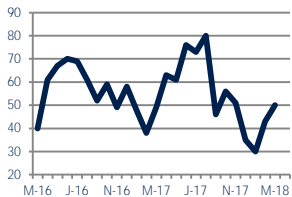
Focus On: **Barclay , Kingston, and Cherry Hill Housing Market**

March 2018

Zip Code(s): 08034 and 08002

Units Sold

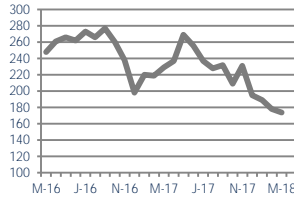
50



Up 2%
Vs. Year Ago

Active Inventory

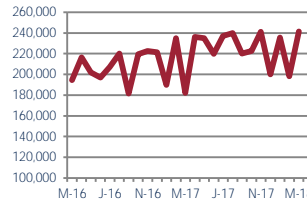
174



Down -24%
Vs. Year Ago

Median Sale Price

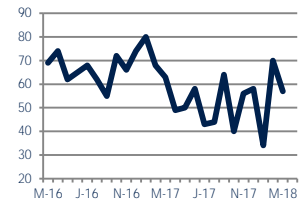
\$241,500



Up 33%
Vs. Year Ago

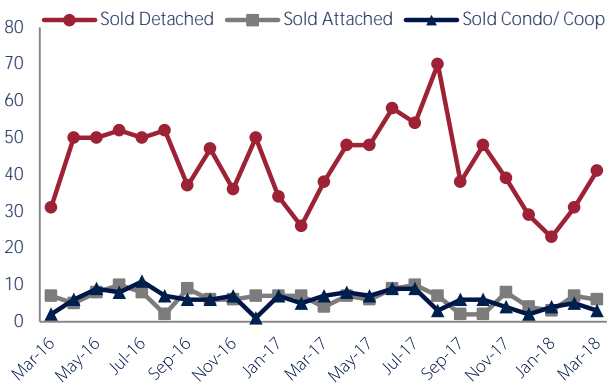
Days On Market

57



Down -10%
Vs. Year Ago

Units Sold*



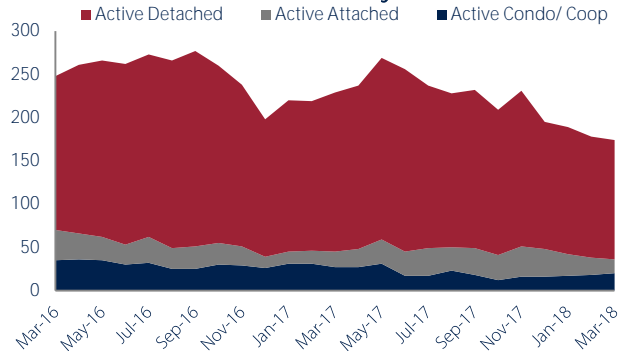
Units Sold

There was an increase in total units sold in March, with 50 sold this month in Barclay , Kingston, and Cherry Hill versus 43 last month, an increase of 16%. This month's total units sold was higher than at this time last year, an increase of 2% versus March 2017.

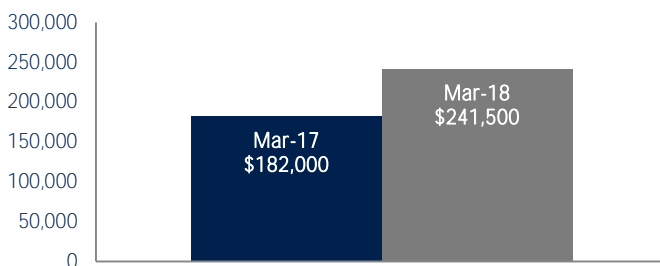
Active Inventory

Versus last year, the total number of homes available this month is lower by 55 units or 24%. The total number of active inventory this March was 174 compared to 229 in March 2017. This month's total of 174 is lower than the previous month's total supply of available inventory of 178, a decrease of 2%.

Active Inventory*



Median Sale Price



Median Sale Price

Last March, the median sale price for Barclay , Kingston, and Cherry Hill Homes was \$182,000. This March, the median sale price was \$241,500, an increase of \$59,500 compared to last year. The current median sold price is higher than in February.

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

Barclay , Kingston, and Cherry Hill are defined as properties listed in zip code/s 08034 and 08002.

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



CHRISTIE'S
INTERNATIONAL REAL ESTATE



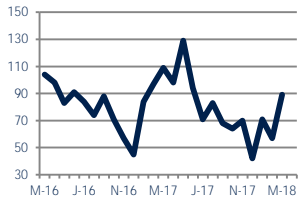
Focus On: Barclay , Kingston, and Cherry Hill Housing Market

March 2018

Zip Code(s): 08034 and 08002

New Listings

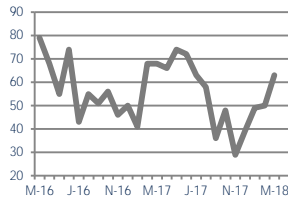
89



Down -18%
Vs. Year Ago

Current Contracts

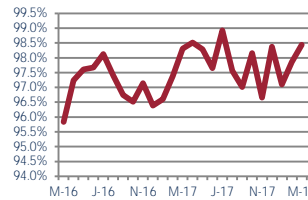
63



Down -7%
Vs. Year Ago

Sold Vs. List Price

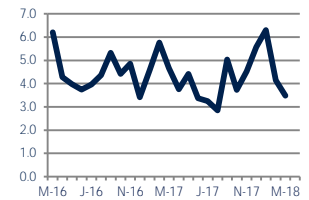
98.4%



No Change
Vs. Year Ago

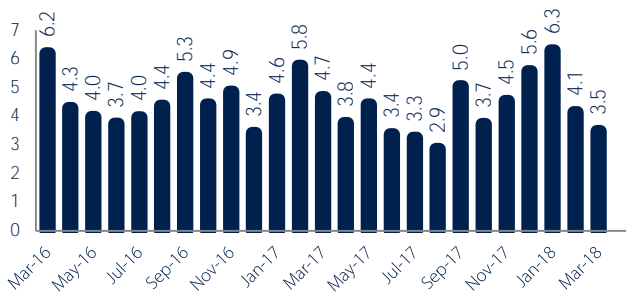
Months of Supply

3.5



Down -25%
Vs. Year Ago

Months Of Supply



Months of Supply

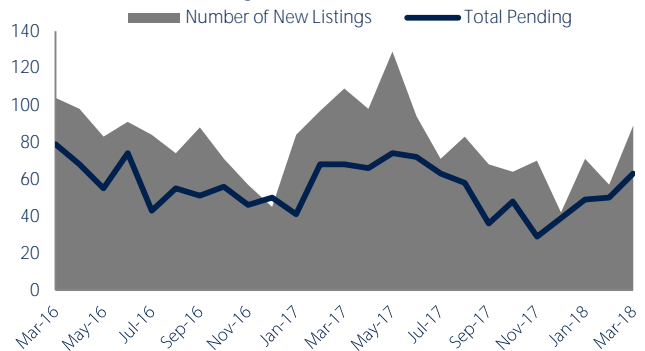
In March, there was 3.5 months of supply available in Barclay , Kingston, and Cherry Hill, compared to 4.7 in March 2017. That is a decrease of 26% versus a year ago.

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.

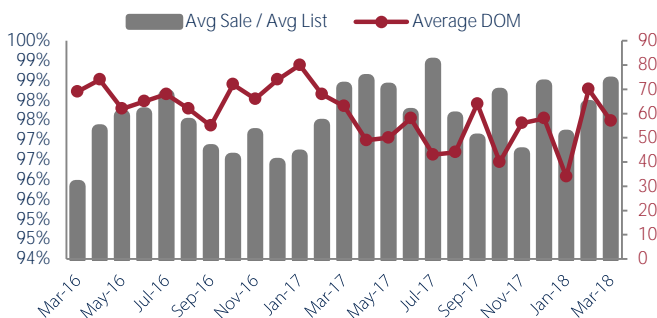
New Listings & Current Contracts

This month there were 89 homes newly listed for sale in Barclay , Kingston, and Cherry Hill compared to 109 in March 2017, a decrease of 18%. There were 63 current contracts pending sale this March compared to 68 a year ago. The number of current contracts is 7% lower than last March.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In March, the average sale price in Barclay , Kingston, and Cherry Hill was 98.4% of the average list price, which is similar compared to a year ago.

Days On Market

This month, the average number of days on market was 57, lower than the average last year, which was 63, a decrease of 10%.



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