



# The Long & Foster Market Minute™

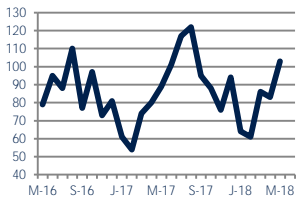
Focus On: Barnegat, Waretown and Lacey Housing Market

May 2018

Zip Code(s): 08731, 08758 and 08005

## Units Sold

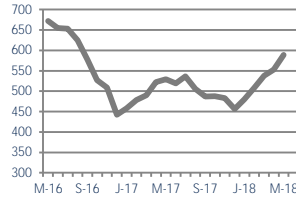
103



Up 16%  
Vs. Year Ago

## Active Inventory

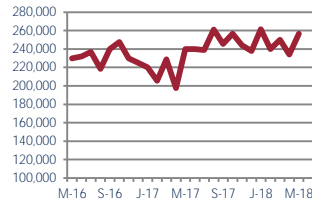
589



Up 11%  
Vs. Year Ago

## Median Sale Price

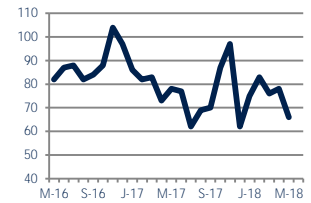
\$256,500



Up 7%  
Vs. Year Ago

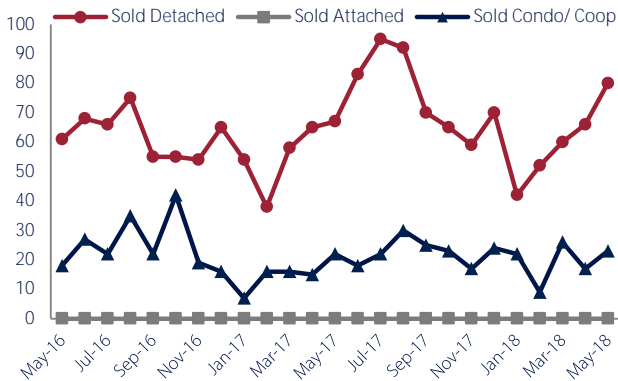
## Days On Market

66



Down -15%  
Vs. Year Ago

### Units Sold\*



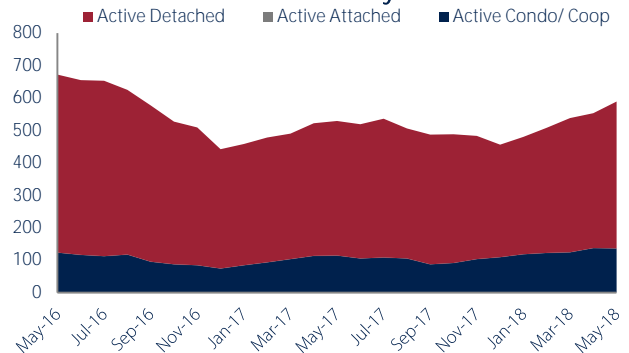
## Units Sold

There was an increase in total units sold in May, with 103 sold this month in Barnegat, Waretown and Lacey versus 83 last month, an increase of 24%. This month's total units sold was higher than at this time last year, an increase of 16% versus May 2017.

## Active Inventory

Versus last year, the total number of homes available this month is higher by 60 units or 11%. The total number of active inventory this May was 589 compared to 529 in May 2017. This month's total of 589 is higher than the previous month's total supply of available inventory of 553, an increase of 7%.

### Active Inventory\*



## Median Sale Price



## Median Sale Price

Last May, the median sale price for Barnegat, Waretown and Lacey Homes was \$240,000. This May, the median sale price was \$256,500, an increase of 7% or \$16,500 compared to last year. The current median sold price is 10% higher than in April.

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

Barnegat, Waretown and Lacey are defined as properties listed in zip code/s 08731, 08758 and 08005.

\*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 MOMLS 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 MOMLS or Long & Foster Real Estate, Inc.



CHRISTIE'S  
INTERNATIONAL REAL ESTATE



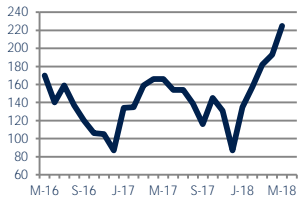
## Focus On: Barnegat, Waretown and Lacey Housing Market

May 2018

Zip Code(s): 08731, 08758 and 08005

### New Listings

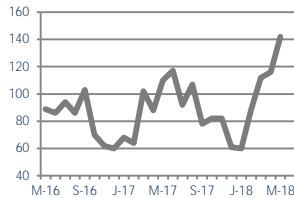
225



Up 36%  
Vs. Year Ago

### Current Contracts

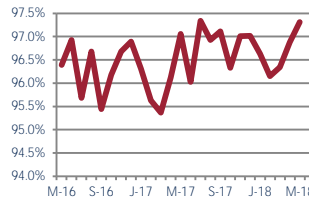
142



Up 29%  
Vs. Year Ago

### Sold Vs. List Price

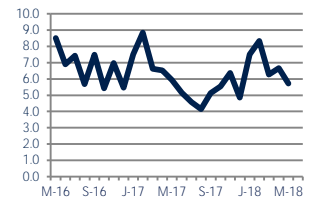
97.3%



No Change  
Vs. Year Ago

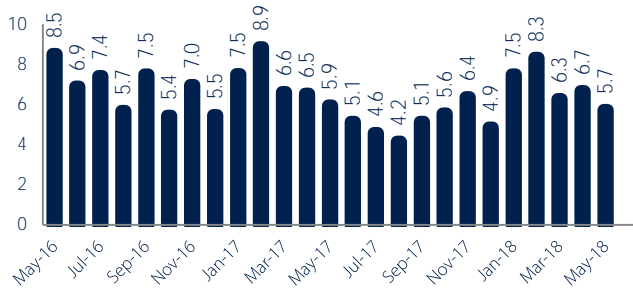
### Months of Supply

5.7



Down -4%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

In May, there was 5.7 months of supply available in Barnegat, Waretown and Lacey, compared to 5.9 in May 2017. That is a decrease of 4% versus a year ago.

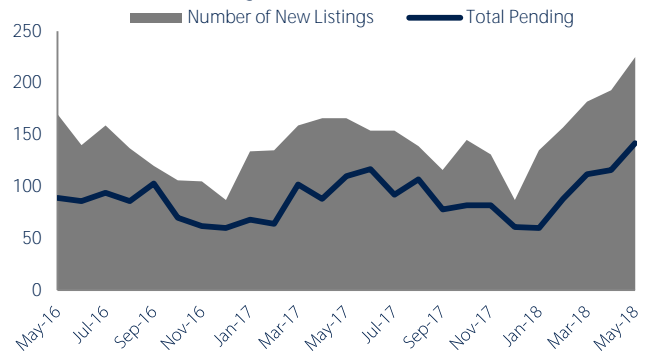
Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

### New Listings & Current Contracts

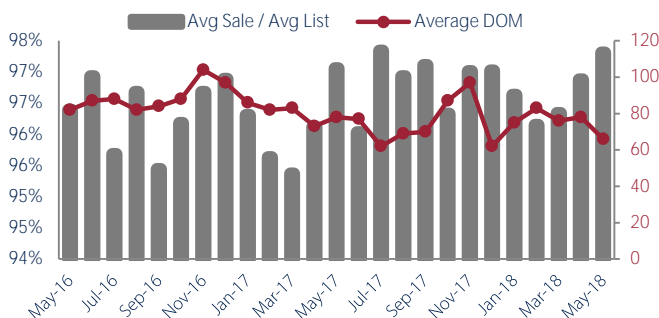
This month there were 225 homes newly listed for sale in Barnegat, Waretown and Lacey compared to 166 in May 2017, an increase of 36%.

There were 142 current contracts pending sale this May compared to 110 a year ago. The number of current contracts is 29% higher than last May.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In May, the average sale price in Barnegat, Waretown and Lacey was 97.3% 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 66, lower than the average last year, which was 78, a decrease of 15%.



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