



# The Long & Foster Market Minute™

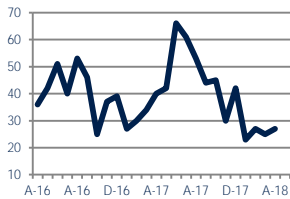
Focus On: Collingswood and Oaklyn Housing Market

April 2018

Zip Code(s): 08107 and 08108

## Units Sold

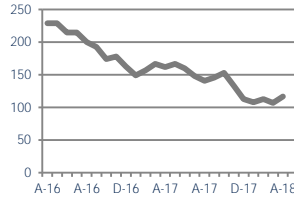
27



Down -32%  
Vs. Year Ago

## Active Inventory

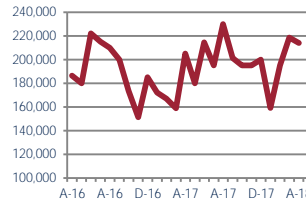
117



Down -28%  
Vs. Year Ago

## Median Sale Price

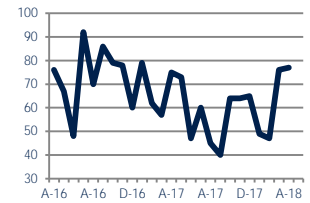
\$214,000



Up 4%  
Vs. Year Ago

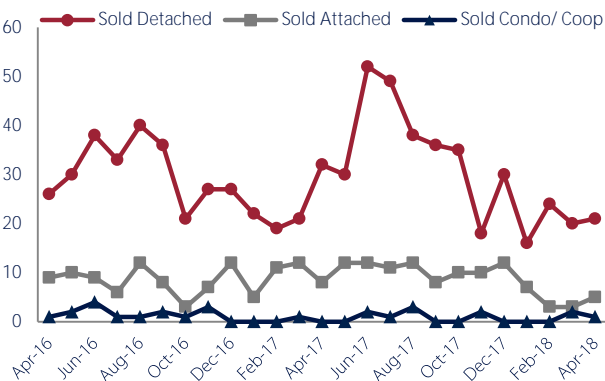
## Days On Market

77



Up 3%  
Vs. Year Ago

## Units Sold\*



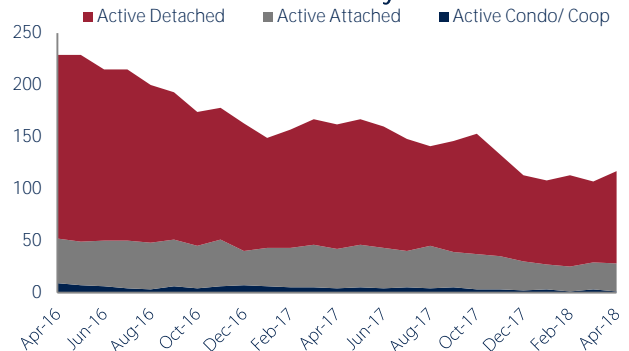
## Units Sold

There was an increase in total units sold in April, with 27 sold this month in Collingswood and Oaklyn versus 25 last month, an increase of 8%. This month's total units sold was lower than at this time last year, a decrease of 33% versus April 2017.

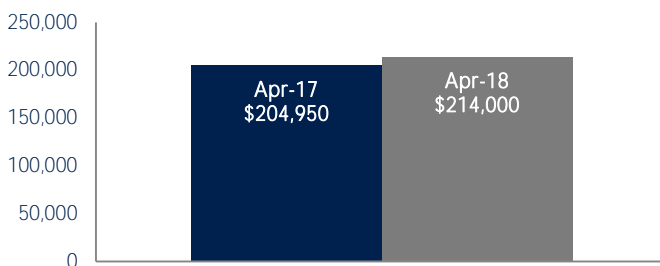
## Active Inventory

Versus last year, the total number of homes available this month is lower by 45 units or 28%. The total number of active inventory this April was 117 compared to 162 in April 2017. This month's total of 117 is higher than the previous month's total supply of available inventory of 107, an increase of 9%.

## Active Inventory\*



## Median Sale Price



## Median Sale Price

Last April, the median sale price for Collingswood and Oaklyn Homes was \$204,950. This April, the median sale price was \$214,000, an increase of 4% or \$9,050 compared to last year. The current median sold price is 2% lower than in March.

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

Collingswood and Oaklyn are defined as properties listed in zip code/s 08107 and 08108.

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



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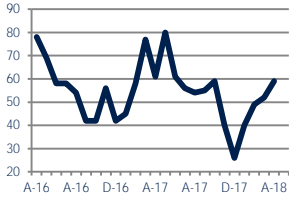
## Focus On: Collingswood and Oaklyn Housing Market

April 2018

Zip Code(s): 08107 and 08108

### New Listings

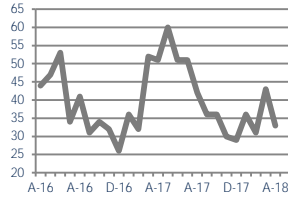
59



Down -3%  
Vs. Year Ago

### Current Contracts

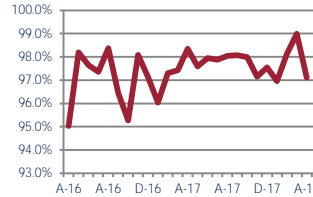
33



Down -35%  
Vs. Year Ago

### Sold Vs. List Price

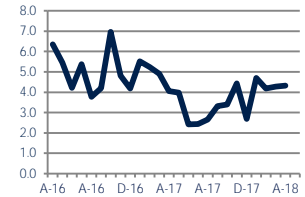
97.1%



Down -1.3%  
Vs. Year Ago

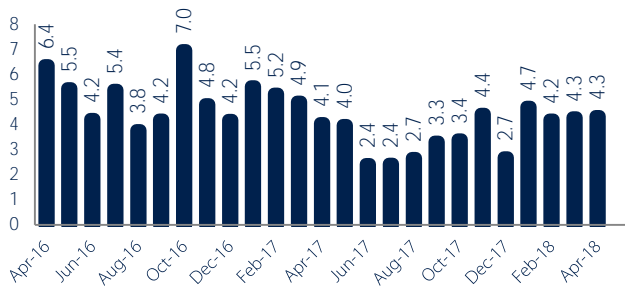
### Months of Supply

4.3



Up 7%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

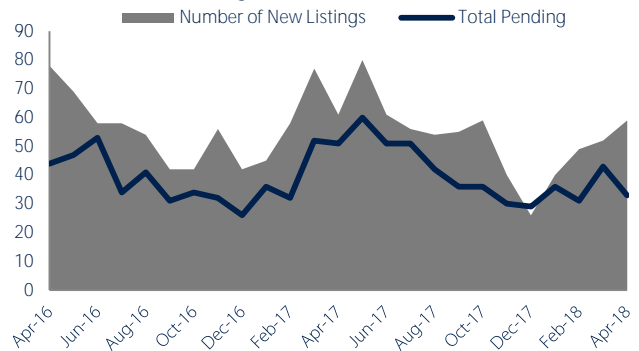
In April, there was 4.3 months of supply available in Collingswood and Oaklyn, compared to 4.1 in April 2017. That is an increase of 7% versus a year ago.

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.

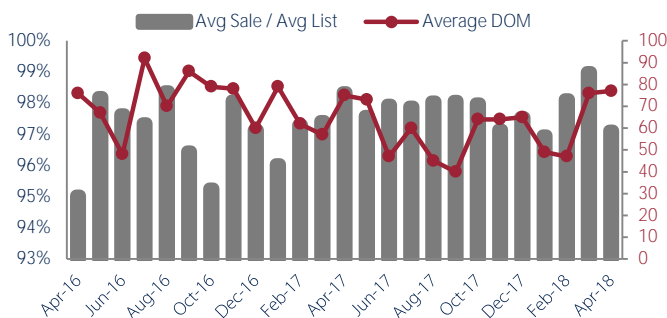
### New Listings & Current Contracts

This month there were 59 homes newly listed for sale in Collingswood and Oaklyn compared to 61 in April 2017, a decrease of 3%. There were 33 current contracts pending sale this April compared to 51 a year ago. The number of current contracts is 35% lower than last April.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In April, the average sale price in Collingswood and Oaklyn was 97.1% of the average list price, which is 1.2% lower than at this time last year.

### Days On Market

This month, the average number of days on market was 77, higher than the average last year, which was 75, an increase of 3%.



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