



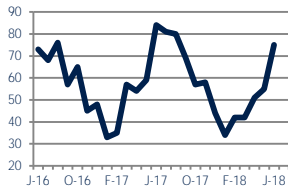
The Long & Foster Market Minute™

Focus On: East Windsor and Robbinsville Housing Market

June 2018

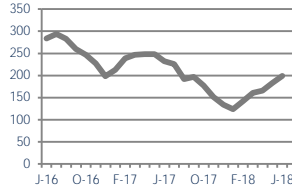
Zip Code(s): 08691, 08520

Units Sold
75



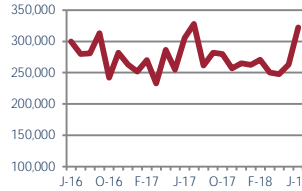
Down -11%
Vs. Year Ago

Active Inventory
199



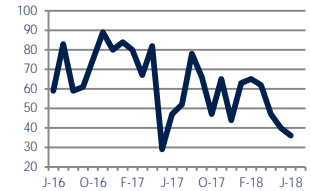
Down -14%
Vs. Year Ago

Median Sale Price
\$322,500



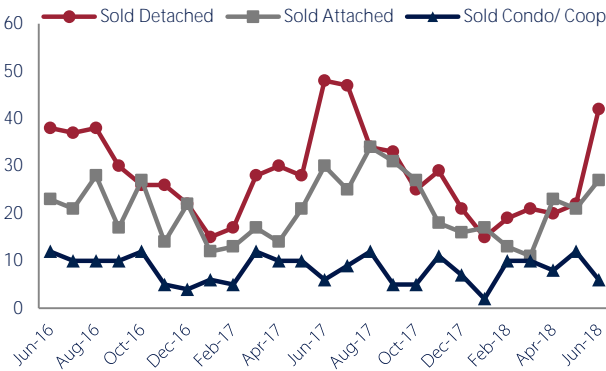
Up 6%
Vs. Year Ago

Days On Market
36



Down -23%
Vs. Year Ago

Units Sold*



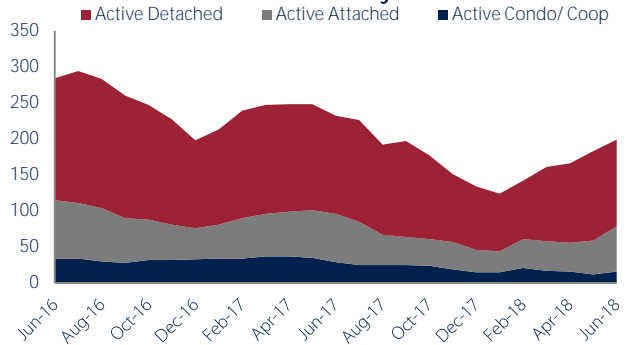
Units Sold

There was an increase in total units sold in June, with 75 sold this month in East Windsor and Robbinsville. This month's total units sold was lower than at this time last year.

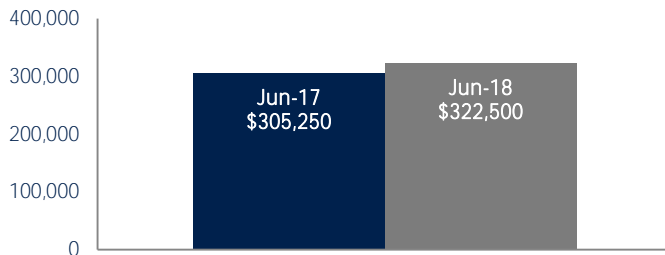
Active Inventory

Versus last year, the total number of homes available this month is lower by 33 units or 14%. The total number of active inventory this June was 199 compared to 232 in June 2017. This month's total of 199 is higher than the previous month's total supply of available inventory of 183, an increase of 9%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for East Windsor and Robbinsville Homes was \$305,250. This June, the median sale price was \$322,500, an increase of 6% or \$17,250 compared to last year. The current median sold price is 23% higher than in May.

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

East Windsor and Robbinsville are defined as properties listed in zip code/s 08691, 08520.

*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.



CHRISTIE'S
INTERNATIONAL REAL ESTATE

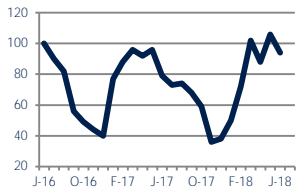




Zip Code(s): 08691, 08520

New Listings

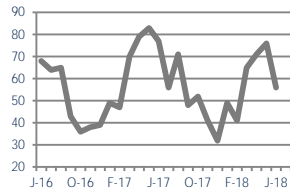
94



Up 19%
Vs. Year Ago

Current Contracts

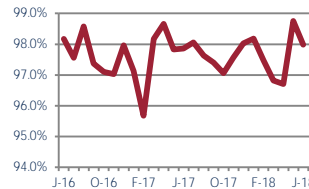
56



Down -27%
Vs. Year Ago

Sold Vs. List Price

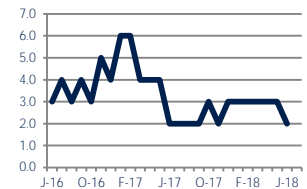
98.0%



No Change
Vs. Year Ago

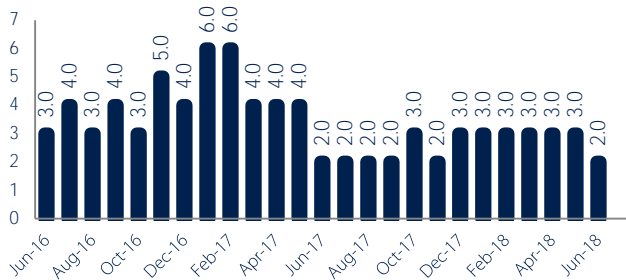
Months of Supply

2.0



No Change
Vs. Year Ago

Months Of Supply



Months of Supply

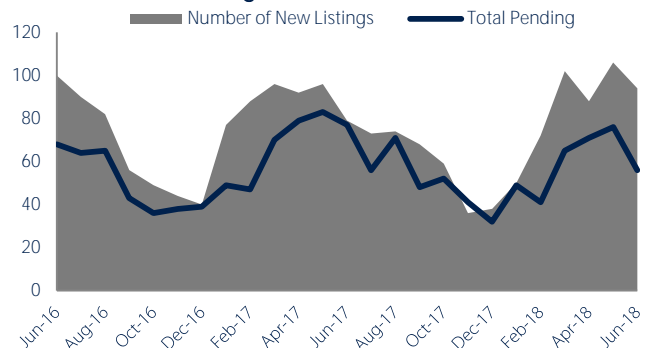
In June, there was 2.7 months of supply available in East Windsor and Robbinsville, compared to 2.8 in June 2017. That is a decrease of 4% versus a year ago.

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.

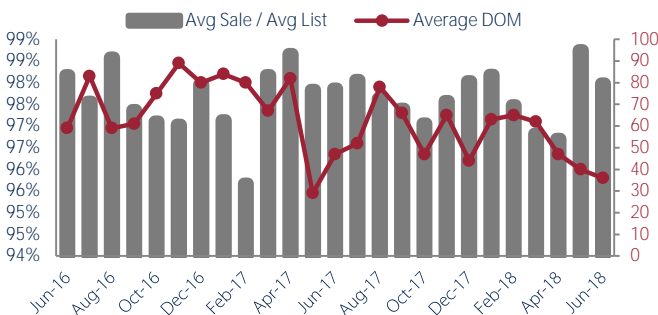
New Listings & Current Contracts

This month there were 94 homes newly listed for sale in East Windsor and Robbinsville compared to 79 in June 2017, an increase of 19%. There were 56 current contracts pending sale this June compared to 77 a year ago. The number of current contracts is 27% lower than last June.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In June, the average sale price in East Windsor and Robbinsville was 98.0% 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 36, lower than the average last year, which was 47, a decrease of 23%.



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