



# The Long & Foster Market Minute™

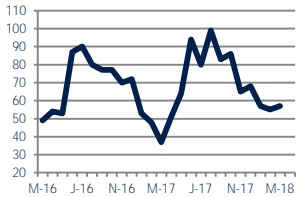
Focus On: Freehold Borough and Freehold Township Housing Market

March 2018

Zip Code(s): 07728

## Units Sold

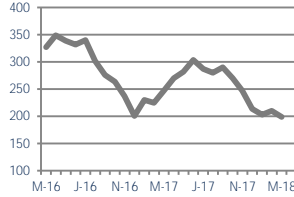
57



Up  
Vs. Year Ago

## Active Inventory

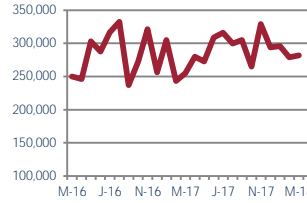
199



Down -19%  
Vs. Year Ago

## Median Sale Price

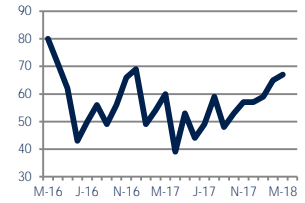
\$282,000



Up 11%  
Vs. Year Ago

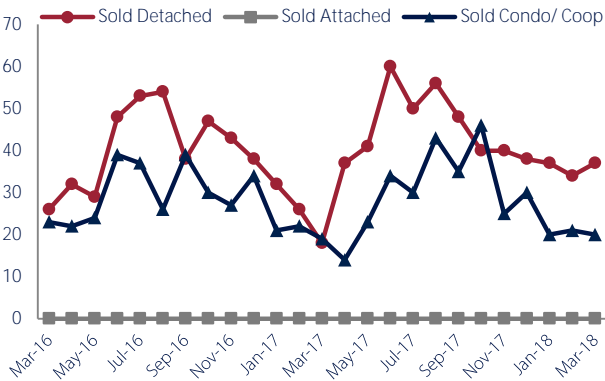
## Days On Market

67



Up 12%  
Vs. Year Ago

### Units Sold\*



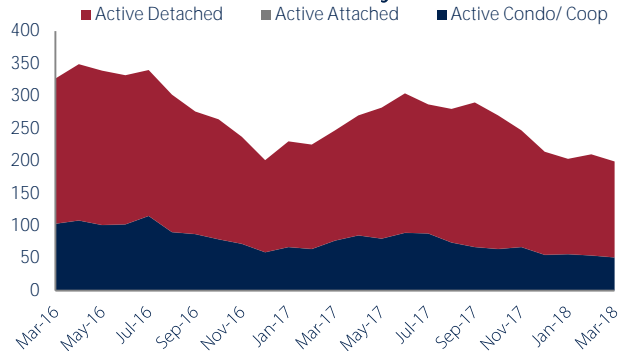
## Units Sold

There was an increase in total units sold in March, with 57 sold this month in Freehold Borough and Freehold Township. This month's total units sold was higher than at this time last year.

## Active Inventory

Versus last year, the total number of homes available this month is lower by 48 units or 19%. The total number of active inventory this March was 199 compared to 247 in March 2017. This month's total of 199 is lower than the previous month's total supply of available inventory of 210, a decrease of 5%.

### Active Inventory\*



## Median Sale Price



## Median Sale Price

Last March, the median sale price for Freehold Borough and Freehold Township Homes was \$255,000. This March, the median sale price was \$282,000, an increase of 11% or \$27,000 compared to last year. The current median sold price is 1% 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.



Freehold Borough and Freehold Township are defined as properties listed in zip code/s 07728.

\*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.

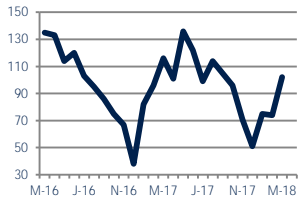
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Zip Code(s): 07728

### New Listings

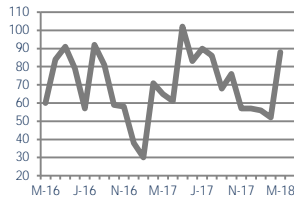
102



**Down -12%**  
Vs. Year Ago

### Current Contracts

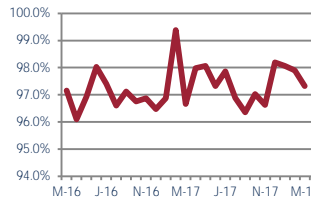
88



**Up 35%**  
Vs. Year Ago

### Sold Vs. List Price

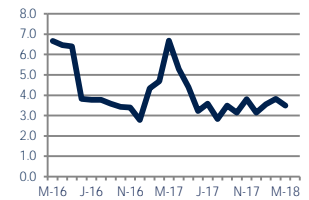
97.3%



**Up 0.7%**  
Vs. Year Ago

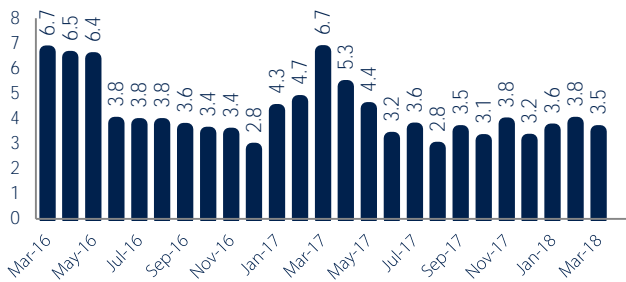
### Months of Supply

3.5



**Down -48%**  
Vs. Year Ago

### Months Of Supply



### Months of Supply

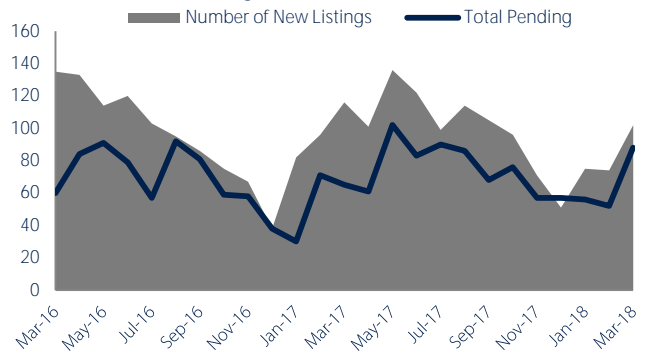
In March, there was 3.5 months of supply available in Freehold Borough and Freehold Township, compared to 6.7 in March 2017. That is a decrease of 48% versus a year ago.

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.

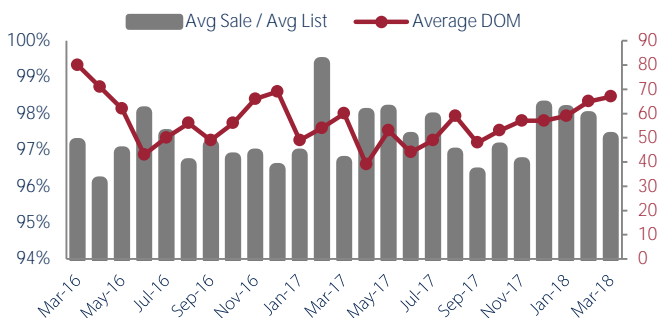
### New Listings & Current Contracts

This month there were 102 homes newly listed for sale in Freehold Borough and Freehold Township compared to 116 in March 2017, a decrease of 12%. There were 88 current contracts pending sale this March compared to 65 a year ago. The number of current contracts is 35% higher 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 Freehold Borough and Freehold Township was 97.3% of the average list price, which is 0.7% higher than at this time last year.

### Days On Market

This month, the average number of days on market was 67, higher than the average last year, which was 60, an increase of 12%.



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