



The Long & Foster Market Minute™

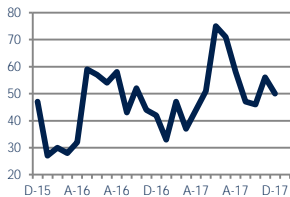
Focus On: Hamilton Square-Mercerville Housing Market

December 2017

Zip Code(s): 08690 and 08619

Units Sold

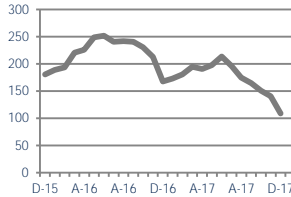
50



Up 19%
Vs. Year Ago

Active Inventory

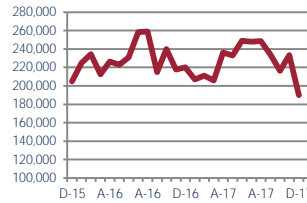
109



Down -35%
Vs. Year Ago

Median Sale Price

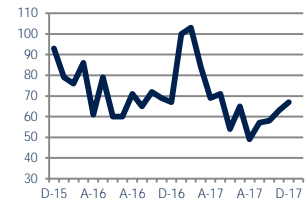
\$190,000



Down -14%
Vs. Year Ago

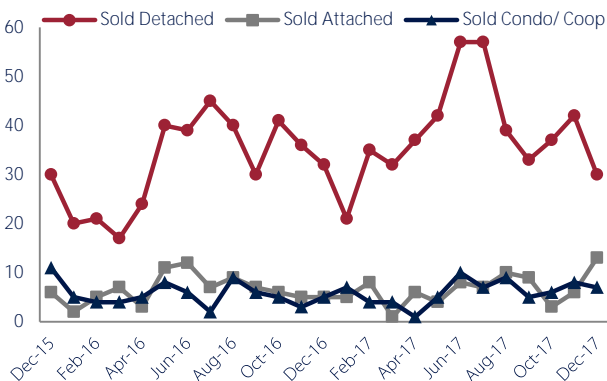
Days On Market

67



No Change
Vs. Year Ago

Units Sold*



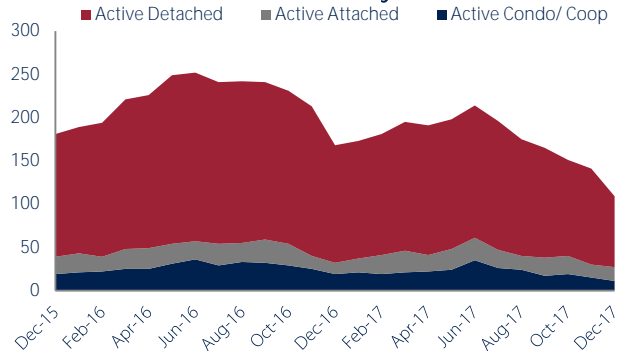
Units Sold

There was a decrease in total units sold in December, with 50 sold this month in Hamilton Square-Mercerville versus 56 last month, a decrease of 11%. This month's total units sold was higher than at this time last year, an increase of 19% versus December 2016.

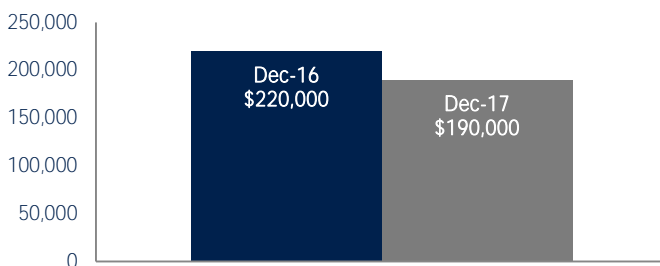
Active Inventory

Versus last year, the total number of homes available this month is lower by 59 units or 35%. The total number of active inventory this December was 109 compared to 168 in December 2016. This month's total of 109 is lower than the previous month's total supply of available inventory of 141, a decrease of 23%.

Active Inventory*



Median Sale Price



Median Sale Price

Last December, the median sale price for Hamilton Square-Mercerville Homes was \$220,000. This December, the median sale price was \$190,000, a decrease of 14% or \$30,000 compared to last year. The current median sold price is 19% lower than in November.

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

Hamilton Square-Mercerville are defined as properties listed in zip code/s 08690 and 08619.

*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

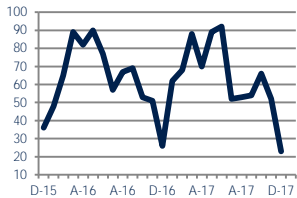




Zip Code(s): 08690 and 08619

New Listings

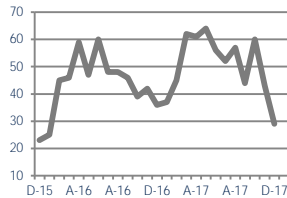
23



Down -12%
Vs. Year Ago

Current Contracts

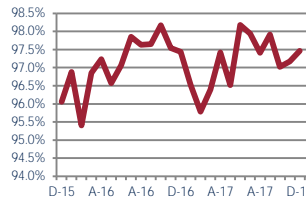
29



Down -19%
Vs. Year Ago

Sold Vs. List Price

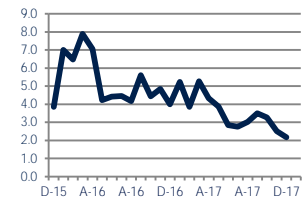
97.5%



No Change
Vs. Year Ago

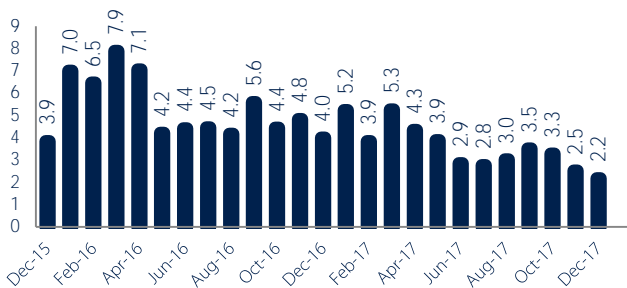
Months of Supply

2.2



Down -45%
Vs. Year Ago

Months Of Supply



Months of Supply

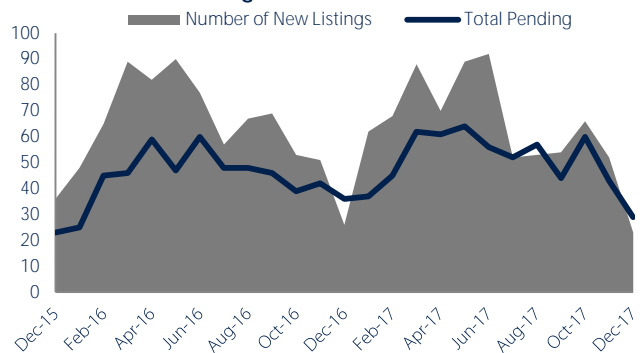
In December, there was 2.2 months of supply available in Hamilton Square-Mercerville, compared to 4.0 in December 2016. That is a decrease of 45% versus a year ago.

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.

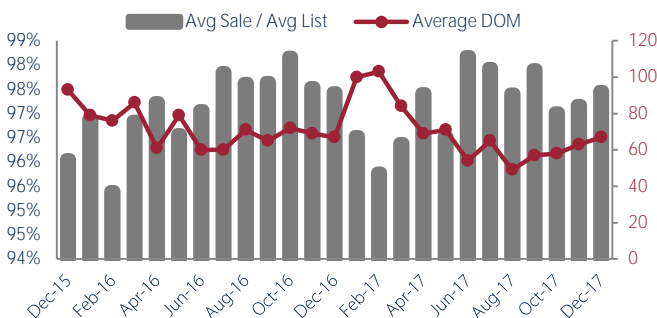
New Listings & Current Contracts

This month there were 23 homes newly listed for sale in Hamilton Square-Mercerville compared to 26 in December 2016, a decrease of 12%. There were 29 current contracts pending sale this December compared to 36 a year ago. The number of current contracts is 19% lower than last December.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In December, the average sale price in Hamilton Square-Mercerville was 97.5% 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 67, which is similar compared to a year ago.



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