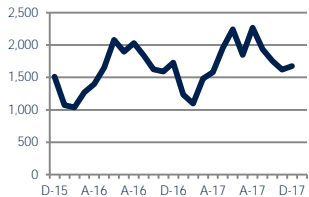


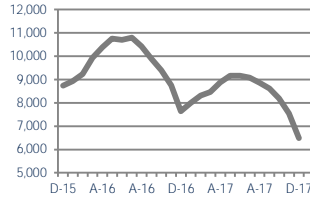


Units Sold
1,675



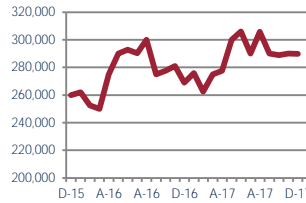
Down -3%
Vs. Year Ago

Active Inventory
6,488



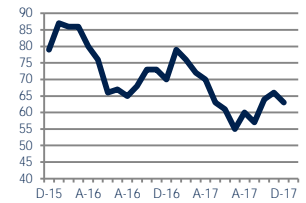
Down -15%
Vs. Year Ago

Median Sale Price
\$289,945



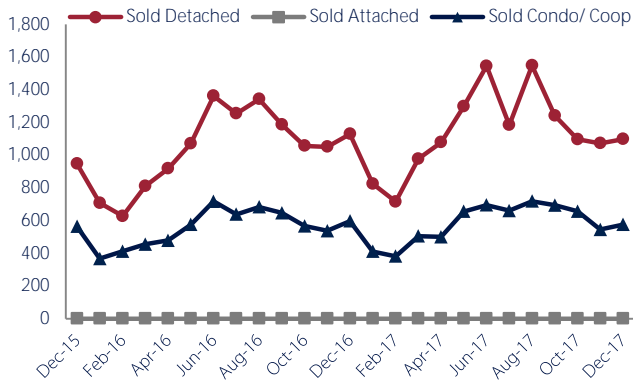
Up 8%
Vs. Year Ago

Days On Market
63



Down -10%
Vs. Year Ago

Units Sold*



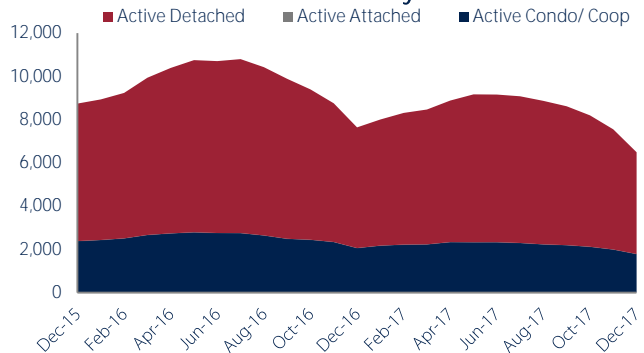
Units Sold

There was an increase in total units sold in December, with 1,675 sold this month in North Jersey Shore versus 1,619 last month, an increase of 3%. This month's total units sold was lower than at this time last year, a decrease of 3% versus December 2016.

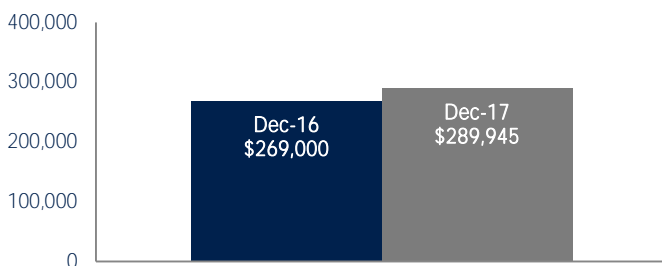
Active Inventory

Versus last year, the total number of homes available this month is lower by 1,151 units or 15%. The total number of active inventory this December was 6,488 compared to 7,639 in December 2016. This month's total of 6,488 is lower than the previous month's total supply of available inventory of 7,547, a decrease of 14%.

Active Inventory*



Median Sale Price



Median Sale Price

Last December, the median sale price for North Jersey Shore Homes was \$269,000. This December, the median sale price was \$289,945, an increase of 8% or \$20,945 compared to last year. The current median sold price is approximately the same as the median price in November.

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



*Defined as: the counties of Monmouth and Ocean in NJ.

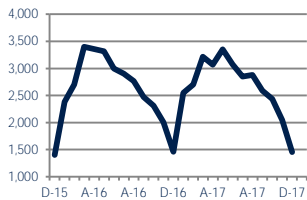
*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates.

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New Listings

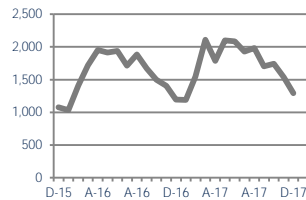
1,455



Down -1%
Vs. Year Ago

Current Contracts

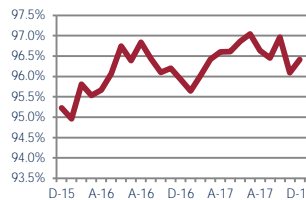
1,290



Up 8%
Vs. Year Ago

Sold Vs. List Price

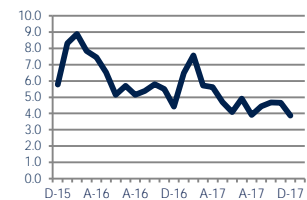
96.4%



Up 0.5%
Vs. Year Ago

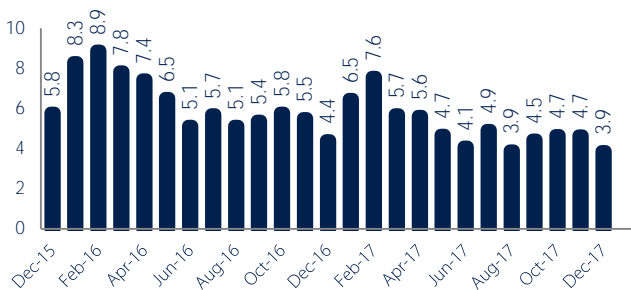
Months of Supply

3.9



Down -12%
Vs. Year Ago

Months Of Supply



Months of Supply

In December, there was 3.9 months of supply available in North Jersey Shore, compared to 4.4 in December 2016. That is a decrease of 12% versus a year ago.

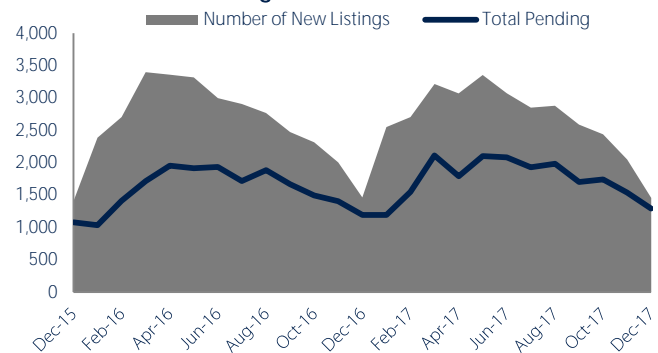
Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

New Listings & Current Contracts

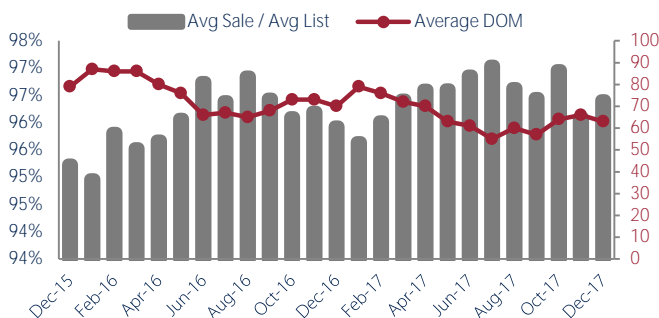
This month there were 1,455 homes newly listed for sale in North Jersey Shore compared to 1,463 in December 2016, a decrease of 1%.

There were 1,290 current contracts pending sale this December compared to 1,194 a year ago. The number of current contracts is 8% higher 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 North Jersey Shore was 96.4% of the average list price, which is 0.5% higher than at this time last year.

Days On Market

This month, the average number of days on market was 63, lower than the average last year, which was 70, a decrease of 10%.



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