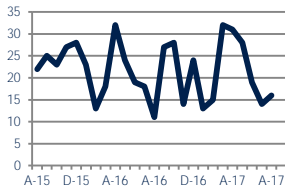


Focus On: Sea Isle City Housing Market

August 2017

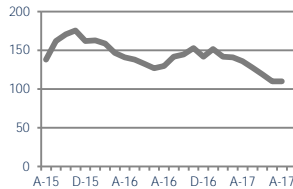
Zip Code(s): 08243

Units Sold
16



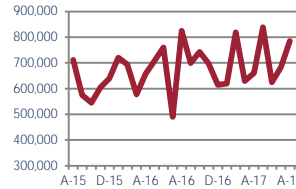
Up
Vs. Year Ago

Active Inventory
110



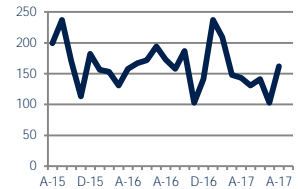
Down -15%
Vs. Year Ago

Median Sale Price
\$785,000



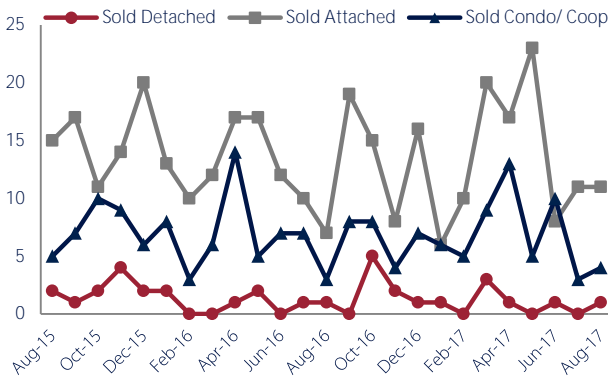
Down -5%
Vs. Year Ago

Days On Market
162



Down -6%
Vs. Year Ago

Units Sold*



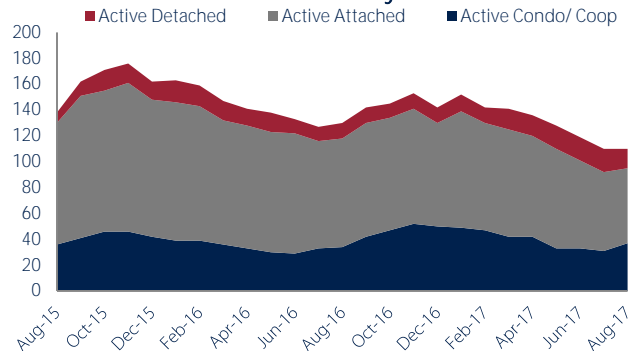
Units Sold

With relatively few transactions, there was an increase in total units sold in August, with 16 sold this month in Sea Isle City. This month's total units sold was higher than at this time last year, an increase from August 2016.

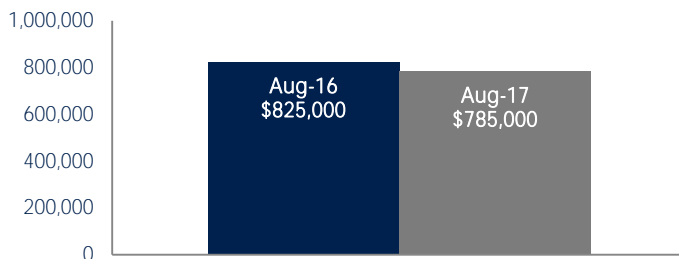
Active Inventory

Versus last year, the total number of homes available this month is lower by 20 units or 15%. The total number of active inventory this August was 110 compared to 130 in August 2016. This month's supply remained stable as compared to last month.

Active Inventory*



Median Sale Price



Median Sale Price

Last August, the median sale price for Sea Isle City Homes was \$825,000. This August, the median sale price was \$785,000, a decrease of 5% or \$40,000 compared to last year. The current median sold price is 15% higher than in July.

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



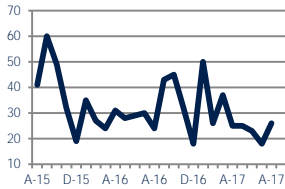
Focus On: Sea Isle City Housing Market

August 2017

Zip Code(s): 08243

New Listings

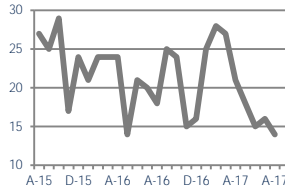
26



Up 8%
Vs. Year Ago

Current Contracts

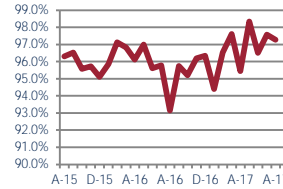
14



Down -22%
Vs. Year Ago

Sold Vs. List Price

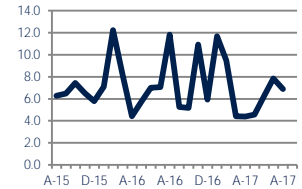
97.3%



Up 4.4%
Vs. Year Ago

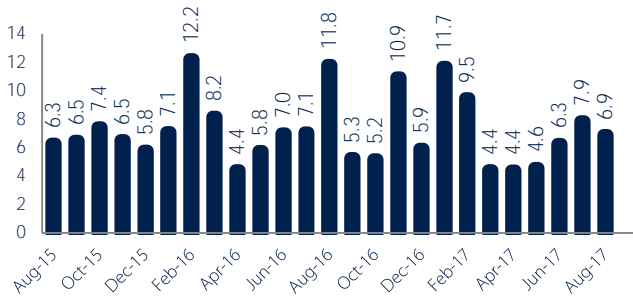
Months of Supply

6.9



Down -42%
Vs. Year Ago

Months Of Supply



Months of Supply

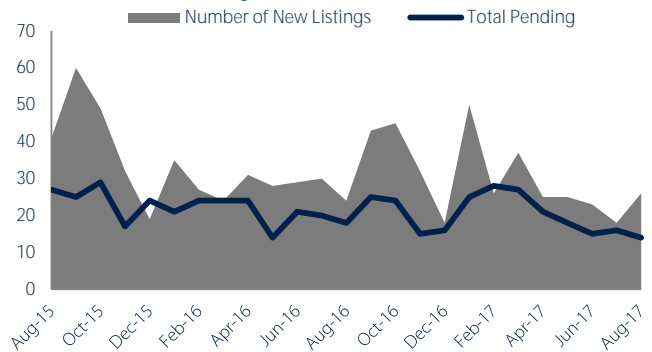
In August, there was 6.9 months of supply available in Sea Isle City, compared to 11.8 in August 2016. That is a decrease of 42% versus a year ago.

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.

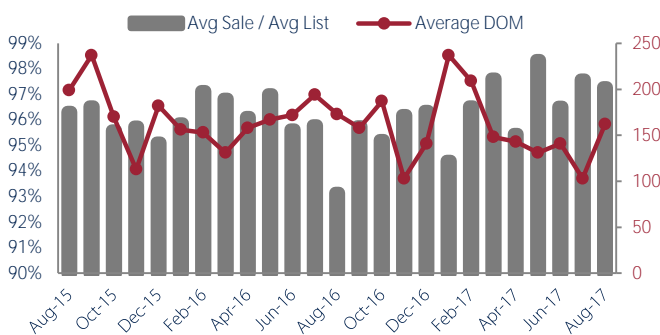
New Listings & Current Contracts

This month there were 26 homes newly listed for sale in Sea Isle City compared to 24 in August 2016, an increase of 8%. There were 14 current contracts pending sale this August compared to 18 a year ago. The number of current contracts is 22% lower than last August.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In August, the average sale price in Sea Isle City was 97.3% of the average list price, which is 4.1% higher than at this time last year.

Days On Market

This month, the average number of days on market was 162, lower than the average last year, which was 173, a decrease of 6%.