



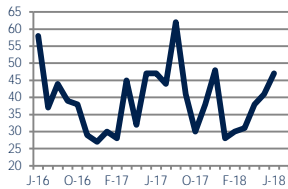
# The Long & Foster Market Minute™

Focus On: Somers Point, Northfield, and Linwood Housing Market

June 2018

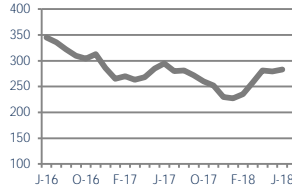
Zip Code(s): 08221, 08244 and 08225

**Units Sold**  
47



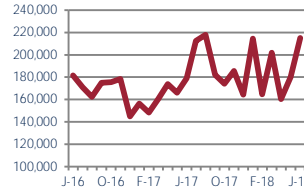
No Change  
Vs. Year Ago

**Active Inventory**  
283



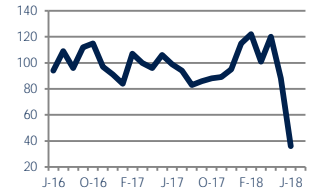
Down -4%  
Vs. Year Ago

**Median Sale Price**  
\$215,000



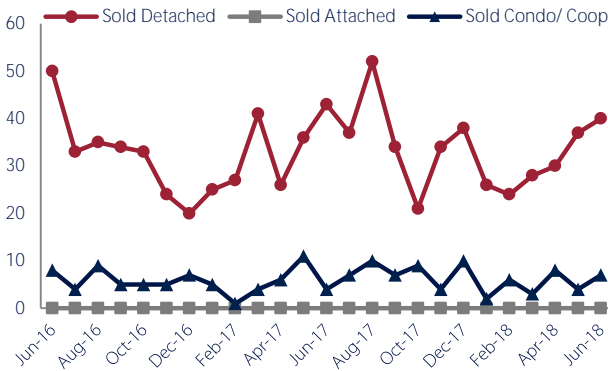
Up 20%  
Vs. Year Ago

**Days On Market**  
36



Down -64%  
Vs. Year Ago

## Units Sold\*



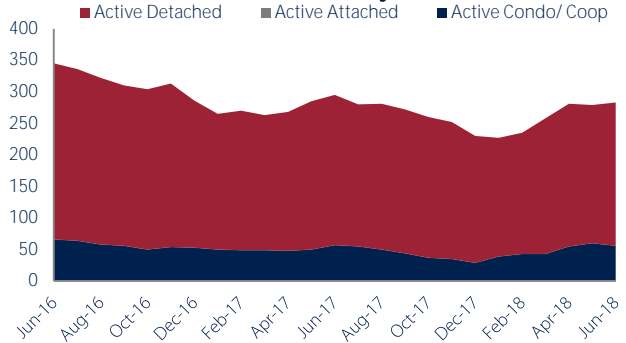
## Units Sold

There was an increase in total units sold in June, with 47 sold this month in Somers Point, Northfield, and Linwood, an increase of 15%. This month's total units sold is similar compared to a year ago.

## Active Inventory

Versus last year, the total number of homes available this month is lower by 12 units or 4%. The total number of active inventory this June was 283 compared to 295 in June 2017. This month's total of 283 is higher than the previous month's total supply of available inventory of 279, an increase of 1%.

## Active Inventory\*



## Median Sale Price



## Median Sale Price

Last June, the median sale price for Somers Point, Northfield, and Linwood Homes was \$179,000. This June, the median sale price was \$215,000, an increase of 20% or \$36,000 compared to last year. The current median sold price is 19% 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.

Somers Point, Northfield, and Linwood are defined as properties listed in zip code/s 08221, 08244 and 08225.

\*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 SJSMLS 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 SJSMLS or Long & Foster Real Estate, Inc.



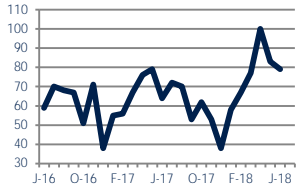
CHRISTIE'S  
INTERNATIONAL REAL ESTATE



Zip Code(s): 08221, 08244 and 08225

**New Listings**

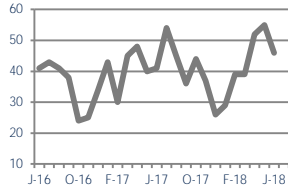
79



Up 23%  
Vs. Year Ago

**Current Contracts**

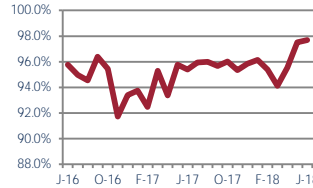
46



Up 12%  
Vs. Year Ago

**Sold Vs. List Price**

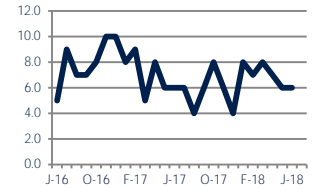
97.7%



Up 2.4%  
Vs. Year Ago

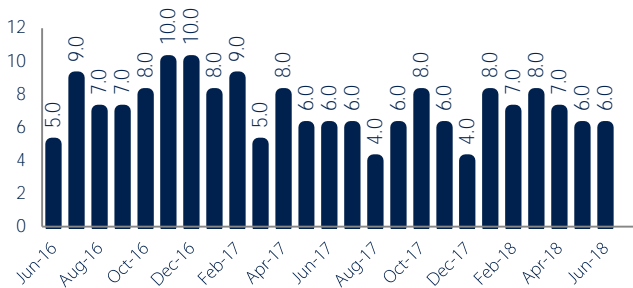
**Months of Supply**

6.0



No Change  
Vs. Year Ago

**Months Of Supply**



**Months of Supply**

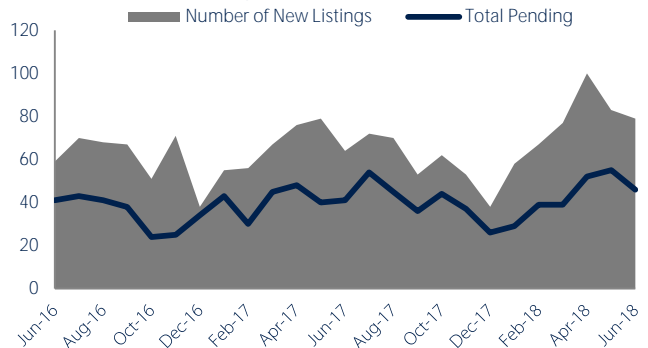
In June, there was 6.0 months of supply available in Somers Point, Northfield, and Linwood, compared to 6.3 in June 2017. That is a decrease of 4% versus a year ago.

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.

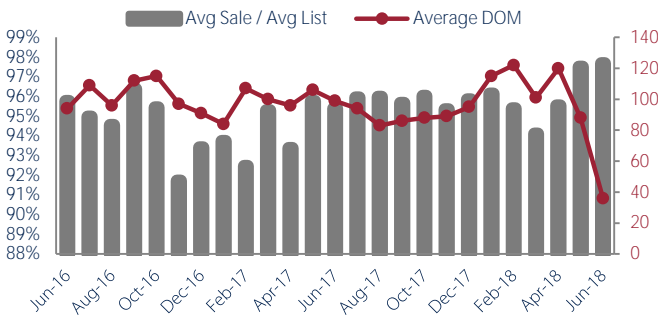
**New Listings & Current Contracts**

This month there were 79 homes newly listed for sale in Somers Point, Northfield, and Linwood compared to 64 in June 2017, an increase of 23%. There were 46 current contracts pending sale this June compared to 41 a year ago. The number of current contracts is 12% higher 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 Somers Point, Northfield, and Linwood was 97.7% of the average list price, which is 2.3% higher than at this time last year.

**Days On Market**

This month, the average number of days on market was 36, lower than the average last year, which was 99, a decrease of 64%.



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