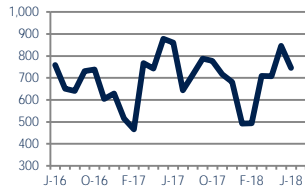


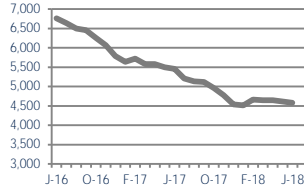


Units Sold
745



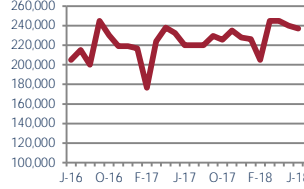
Down -13%
Vs. Year Ago

Active Inventory
4,580



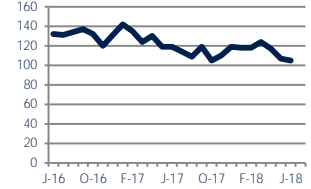
Down -16%
Vs. Year Ago

Median Sale Price
\$237,000



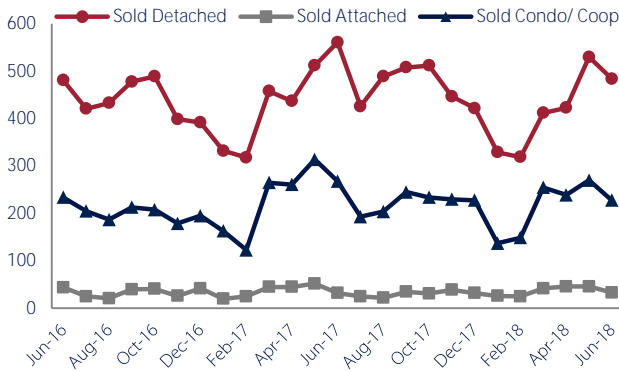
Up 8%
Vs. Year Ago

Days On Market
105



Down -12%
Vs. Year Ago

Units Sold*



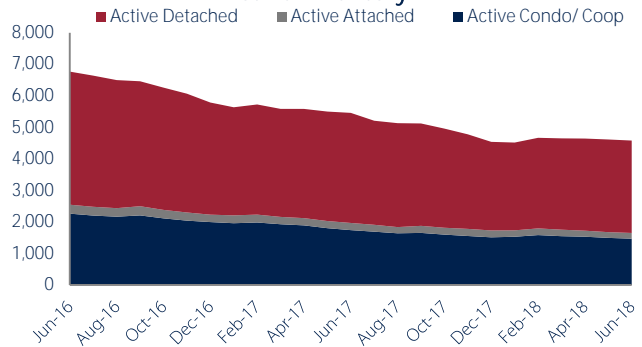
Units Sold

There was a decrease in total units sold in June, with 745 sold this month in South Jersey Shore versus 846 last month, a decrease of 12%. This month's total units sold was lower than at this time last year, a decrease of 13% versus June 2017.

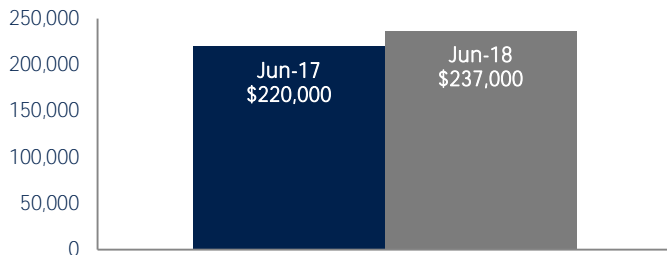
Active Inventory

Versus last year, the total number of homes available this month is lower by 877 units or 16%. The total number of active inventory this June was 4,580 compared to 5,457 in June 2017. This month's total of 4,580 is lower than the previous month's total supply of available inventory of 4,614, a decrease of 1%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for South Jersey Shore Homes was \$220,000. This June, the median sale price was \$237,000, an increase of 8% or \$17,000 compared to last year. The current median sold price is 1% lower 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.



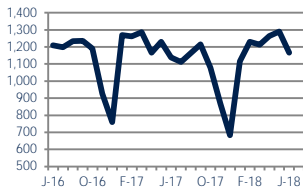
*Defined as the counties of Atlantic and Cape May in NJ.

*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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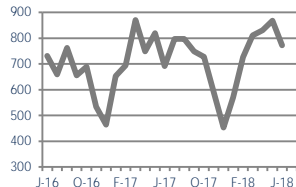


New Listings
1,166



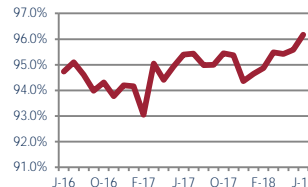
Up 2%
Vs. Year Ago

Current Contracts
772



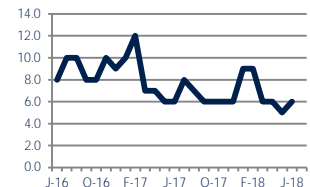
Up 12%
Vs. Year Ago

Sold Vs. List Price
96.2%



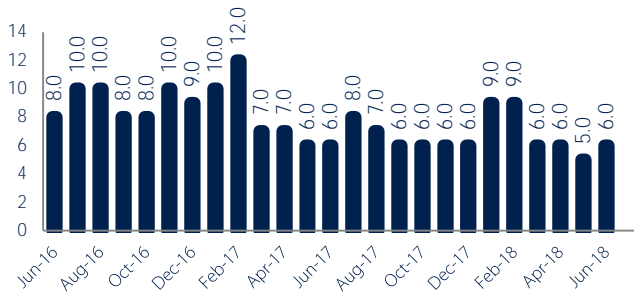
Up 0.8%
Vs. Year Ago

Months of Supply
6.0



No Change
Vs. Year Ago

Months Of Supply



Months of Supply

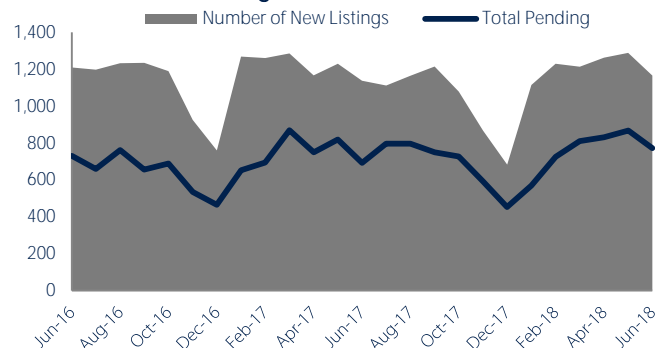
In June, there was 6.1 months of supply available in South Jersey Shore, compared to 6.3 in June 2017. That is a decrease of 3% versus a year ago.

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.

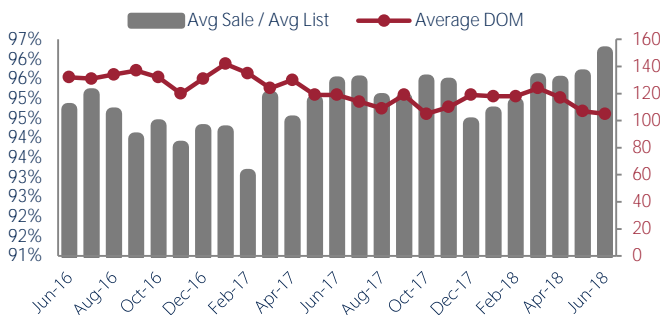
New Listings & Current Contracts

This month there were 1,166 homes newly listed for sale in South Jersey Shore compared to 1,138 in June 2017, an increase of 2%. There were 772 current contracts pending sale this June compared to 692 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 South Jersey Shore was 96.2% of the average list price, which is 0.8% higher than at this time last year.

Days On Market

This month, the average number of days on market was 105, lower than the average last year, which was 119, a decrease of 12%.



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