



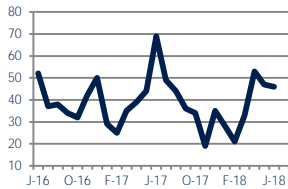
# The Long & Foster Market Minute™

## Focus On: Voorhees and Gibbsoro Housing Market

June 2018

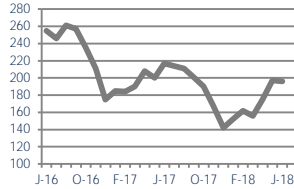
Zip Code(s): 08043 and 08026

**Units Sold**  
46



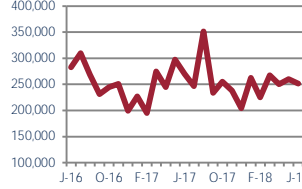
**Down -33%**  
Vs. Year Ago

**Active Inventory**  
196



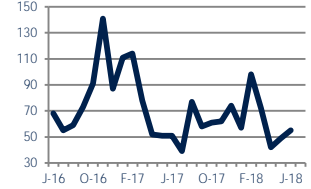
**Down -10%**  
Vs. Year Ago

**Median Sale Price**  
\$251,500



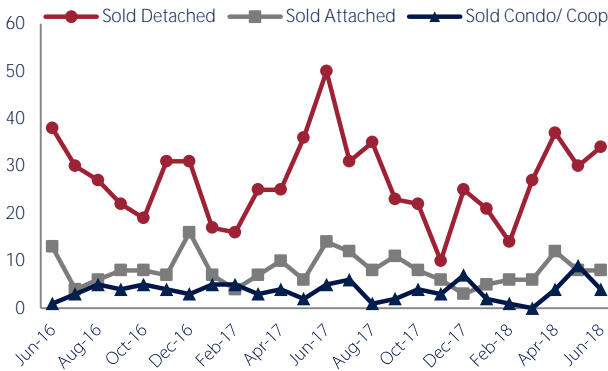
**Down -7%**  
Vs. Year Ago

**Days On Market**  
55



**Up 8%**  
Vs. Year Ago

### Units Sold\*



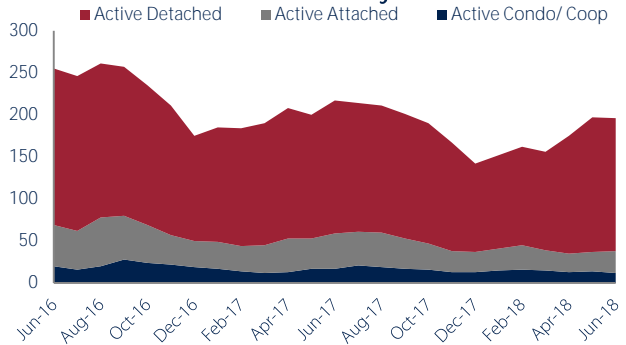
### Units Sold

There was a decrease in total units sold in June, with 46 sold this month in Voorhees and Gibbsoro versus 47 last month, a decrease of 2%. This month's total units sold was lower than at this time last year, a decrease of 33% versus June 2017.

### Active Inventory

Versus last year, the total number of homes available this month is lower by 21 units or 10%. The total number of active inventory this June was 196 compared to 217 in June 2017. This month's total of 196 is lower than the previous month's total supply of available inventory of 197, a decrease of 1%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last June, the median sale price for Voorhees and Gibbsoro Homes was \$269,900. This June, the median sale price was \$251,500, a decrease of 7% or \$18,400 compared to last year. The current median sold price is 3% 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.

Voorhees and Gibbsoro are defined as properties listed in zip code/s 08043 and 08026.

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



**CHRISTIE'S**  
INTERNATIONAL REAL ESTATE

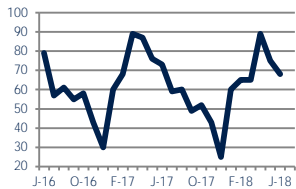




Zip Code(s): 08043 and 08026

### New Listings

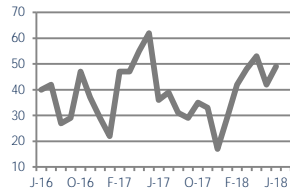
68



Down -7%  
Vs. Year Ago

### Current Contracts

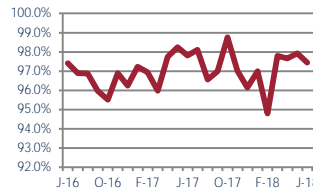
49



Up 36%  
Vs. Year Ago

### Sold Vs. List Price

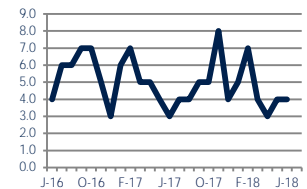
97.5%



No Change  
Vs. Year Ago

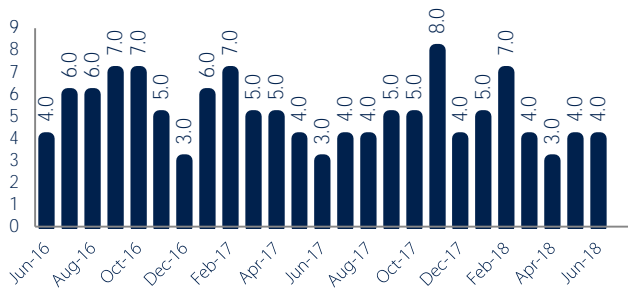
### Months of Supply

4.0



Up 33%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

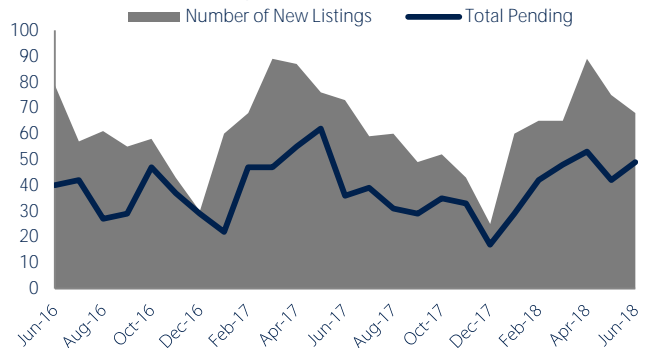
In June, there was 4.3 months of supply available in Voorhees and Gibbsoro, compared to 3.1 in June 2017. That is an increase of 35% versus a year ago.

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.

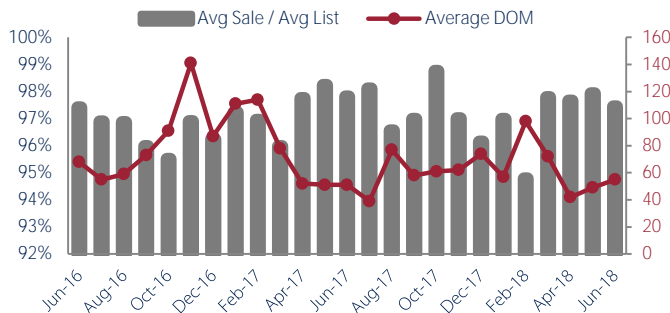
### New Listings & Current Contracts

This month there were 68 homes newly listed for sale in Voorhees and Gibbsoro compared to 73 in June 2017, a decrease of 7%. There were 49 current contracts pending sale this June compared to 36 a year ago. The number of current contracts is 36% 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 Voorhees and Gibbsoro 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 55, higher than the average last year, which was 51, an increase of 8%.



Voorhees and Gibbsoro are defined as properties listed in zip code/s 08043 and 08026.

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

