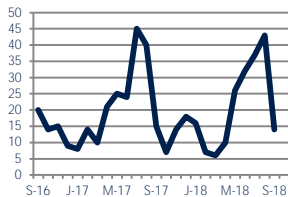


Zip Code(s): 08550

Units Sold

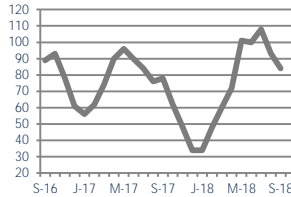
14



Down
Vs. Year Ago

Active Inventory

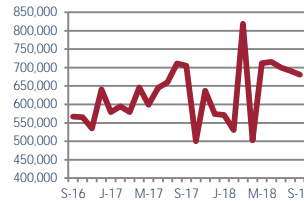
84



Up 8%
Vs. Year Ago

Median Sale Price

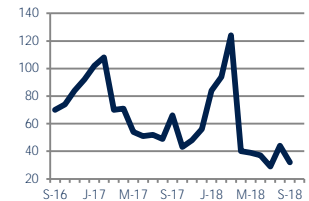
\$680,500



Down -3%
Vs. Year Ago

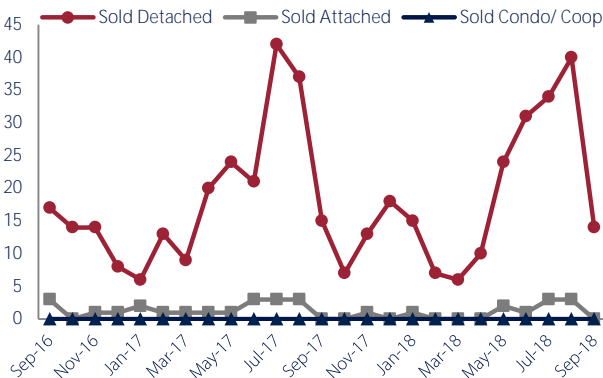
Days On Market

32



Down
Vs. Year Ago

Units Sold*



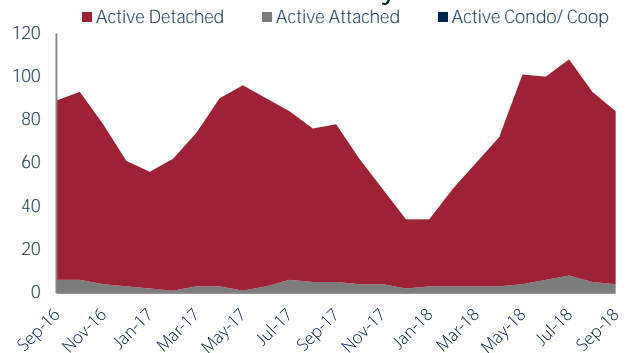
Units Sold

With relatively few transactions, there was a decrease in total units sold in September, with 14 sold this month in West Windsor. This month's total units sold was lower than at this time last year, a decrease from September 2017.

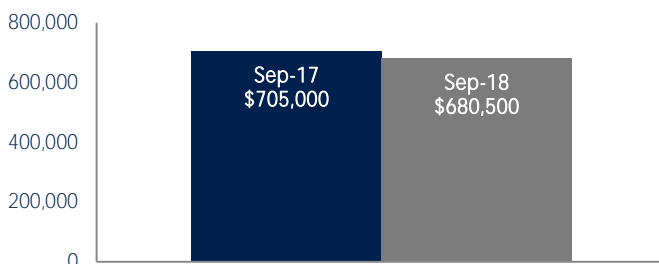
Active Inventory

Versus last year, the total number of homes available this month is higher by 6 units or 8%. The total number of active inventory this September was 84 compared to 78 in September 2017. This month's total of 84 is lower than the previous month's total supply of available inventory of 93, a decrease of 10%.

Active Inventory*



Median Sale Price



Median Sale Price

Last September, the median sale price for West Windsor Homes was \$705,000. This September, the median sale price was \$680,500, a decrease of 3% or \$24,500 compared to last year. The current median sold price is 2% lower than in August.

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



West Windsor are defined as properties listed in zip code/s 08550.

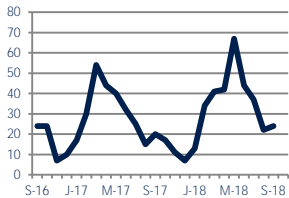
*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates.

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Zip Code(s): 08550

New Listings

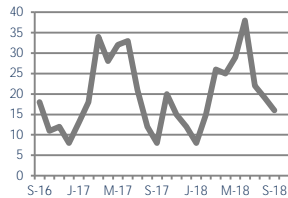
24



Up 20%
Vs. Year Ago

Current Contracts

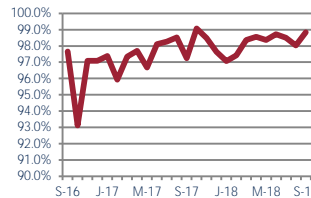
16



Up 100%
Vs. Year Ago

Sold Vs. List Price

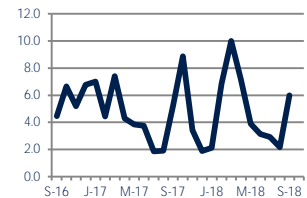
98.8%



Up 1.6%
Vs. Year Ago

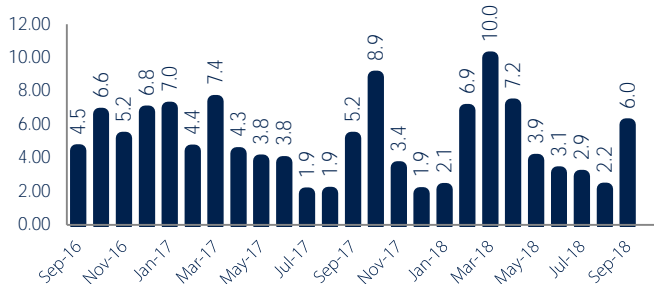
Months of Supply

6.0



Up 15%
Vs. Year Ago

Months Of Supply



Months of Supply

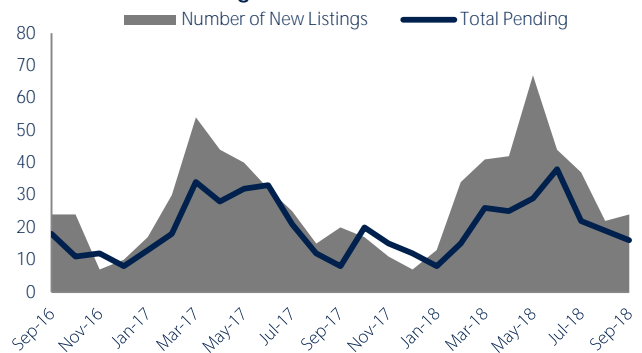
In September, there was 6.0 months of supply available in West Windsor, compared to 5.2 in September 2017. That is an increase of 15% versus a year ago.

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.

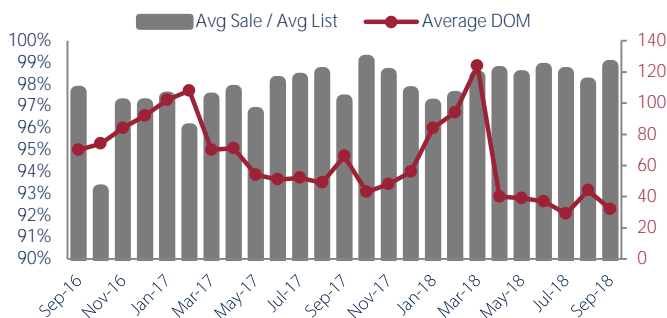
New Listings & Current Contracts

This month there were 24 homes newly listed for sale in West Windsor compared to 20 in September 2017, an increase of 20%. There were 16 current contracts pending sale this September compared to 8 a year ago. The number of current contracts is 100% higher than last September.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In September, the average sale price in West Windsor was 98.8% of the average list price, which is 1.6% higher than at this time last year.

Days On Market

This month, the average number of days on market was 32, lower than the average last year, which was 66. This decrease was impacted by the limited number of sales.



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