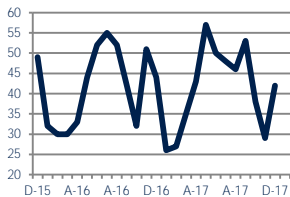


Zip Code(s): 19020

Units Sold

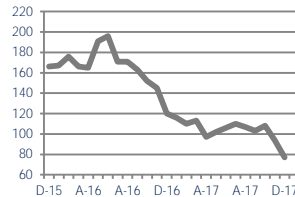
42



Down -5%
Vs. Year Ago

Active Inventory

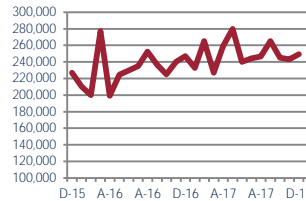
77



Down -36%
Vs. Year Ago

Median Sale Price

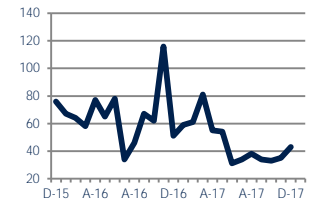
\$249,250



Up 1%
Vs. Year Ago

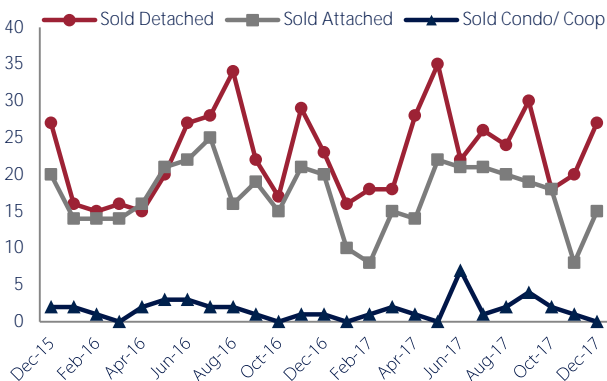
Days On Market

43



Down -16%
Vs. Year Ago

Units Sold*



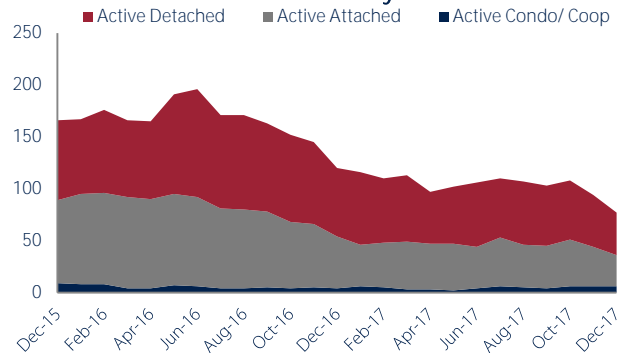
Units Sold

There was an increase in total units sold in December, with 42 sold this month in Bensalem. This month's total units sold was lower than at this time last year.

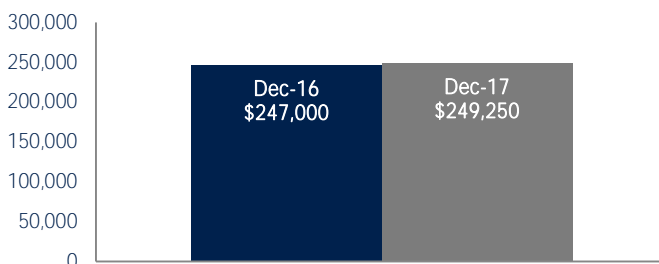
Active Inventory

Versus last year, the total number of homes available this month is lower by 43 units or 36%. The total number of active inventory this December was 77 compared to 120 in December 2016. This month's total of 77 is lower than the previous month's total supply of available inventory of 94, a decrease of 18%.

Active Inventory*



Median Sale Price



Median Sale Price

Last December, the median sale price for Bensalem Homes was \$247,000. This December, the median sale price was \$249,250, an increase of 1% or \$2,250 compared to last year. The current median sold price is 3% higher than in November.

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

Bensalem are defined as properties listed in zip code/s 19020.

*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





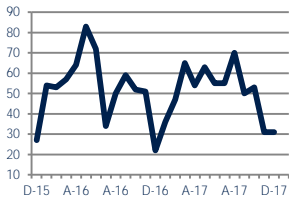
Focus On: Bensalem Housing Market

December 2017

Zip Code(s): 19020

New Listings

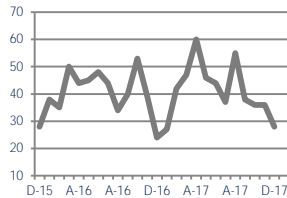
31



Up 41%
Vs. Year Ago

Current Contracts

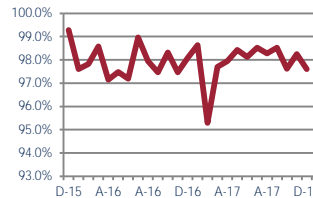
28



Up 17%
Vs. Year Ago

Sold Vs. List Price

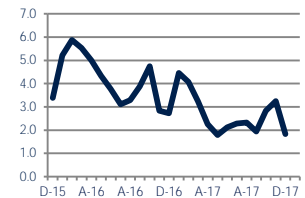
97.6%



No Change
Vs. Year Ago

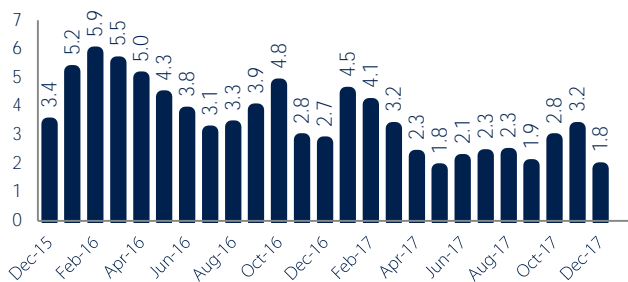
Months of Supply

1.8



Down -33%
Vs. Year Ago

Months Of Supply



Months of Supply

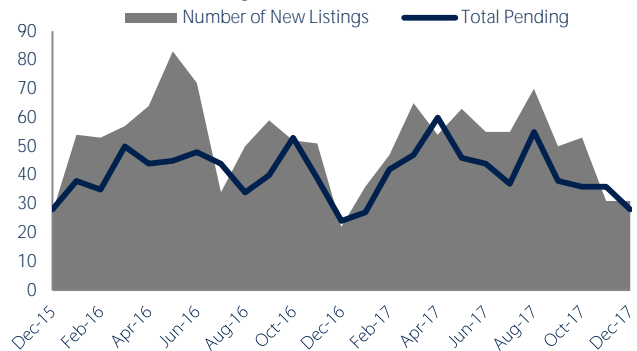
In December, there was 1.8 months of supply available in Bensalem, compared to 2.7 in December 2016. That is a decrease of 33% versus a year ago.

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.

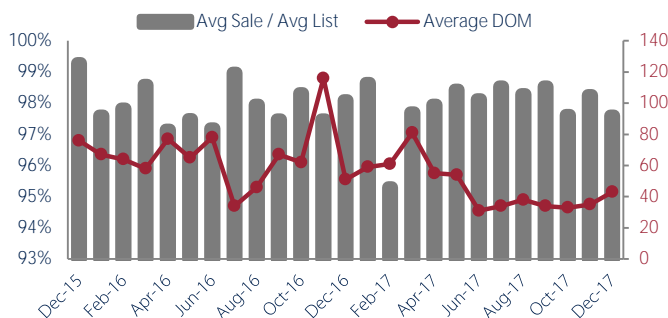
New Listings & Current Contracts

This month there were 31 homes newly listed for sale in Bensalem compared to 22 in December 2016, an increase of 41%. There were 28 current contracts pending sale this December compared to 24 a year ago. The number of current contracts is 17% higher than last December.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In December, the average sale price in Bensalem was 97.6% 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 43, lower than the average last year, which was 51, a decrease of 16%.



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