

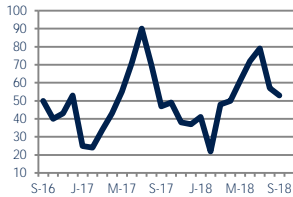
Focus On: Buckingham and New Hope Housing Market

September 2018

Zip Code(s): 18902, 18938, 18913, 18928, 18933, 18931 and 18912

Units Sold

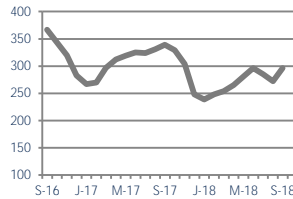
53



Up 13%
Vs. Year Ago

Active Inventory

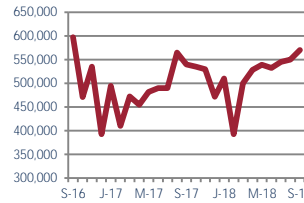
296



Down -13%
Vs. Year Ago

Median Sale Price

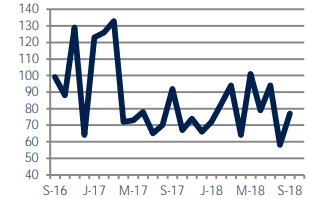
\$570,000



Up 6%
Vs. Year Ago

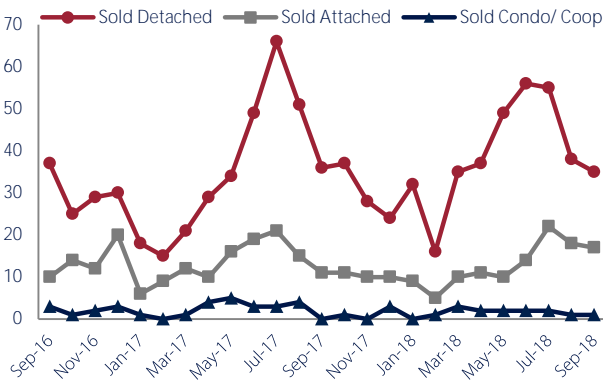
Days On Market

77



Down -16%
Vs. Year Ago

Units Sold*



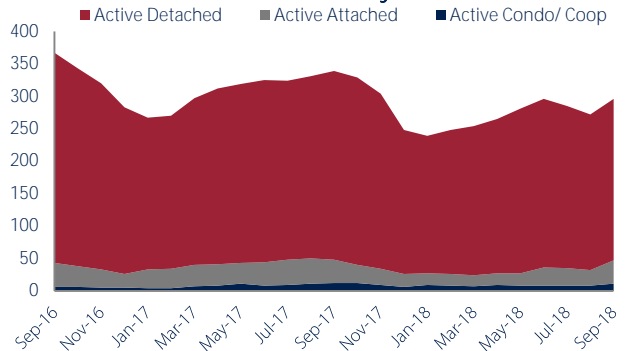
Units Sold

There was a decrease in total units sold in September, with 53 sold this month in Buckingham and New Hope versus 57 last month, a decrease of 7%. This month's total units sold was higher than at this time last year, an increase of 13% versus September 2017.

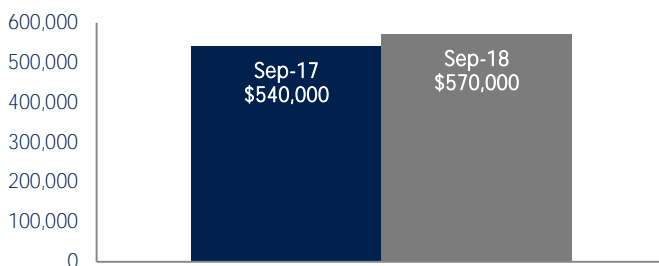
Active Inventory

Versus last year, the total number of homes available this month is lower by 43 units or 13%. The total number of active inventory this September was 296 compared to 339 in September 2017. This month's total of 296 is higher than the previous month's total supply of available inventory of 272, an increase of 9%.

Active Inventory*



Median Sale Price



Median Sale Price

Last September, the median sale price for Buckingham and New Hope Homes was \$540,000. This September, the median sale price was \$570,000, an increase of 6% or \$30,000 compared to last year. The current median sold price is 4% higher 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.

Buckingham and New Hope are defined as properties listed in zip code/s 18902, 18938, 18913, 18928, 18933, 18931 and 18912.

*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.



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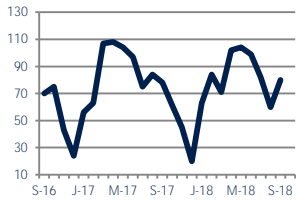
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September 2018

Zip Code(s): 18902, 18938, 18913, 18928, 18933, 18931 and 18912

New Listings

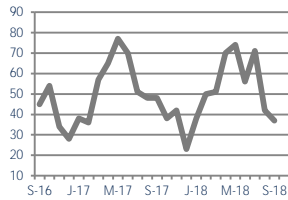
80



Up 3%
Vs. Year Ago

Current Contracts

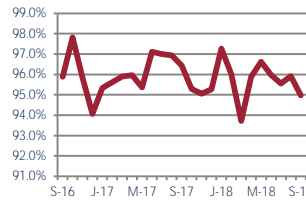
37



Down -23%
Vs. Year Ago

Sold Vs. List Price

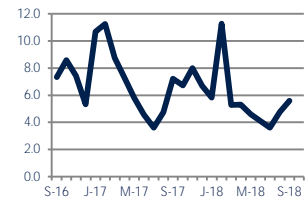
95.0%



Down -1.5%
Vs. Year Ago

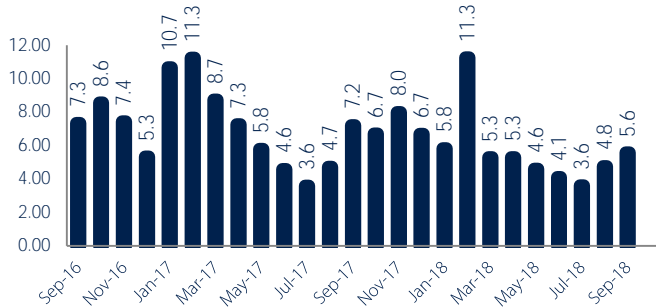
Months of Supply

5.6



Down -23%
Vs. Year Ago

Months Of Supply



Months of Supply

In September, there was 5.6 months of supply available in Buckingham and New Hope, compared to 7.2 in September 2017. That is a decrease of 23% versus a year ago.

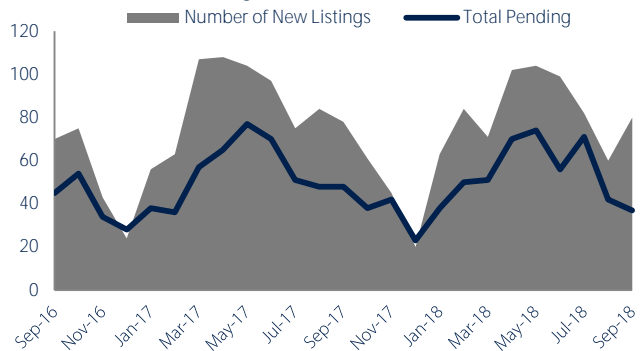
Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

New Listings & Current Contracts

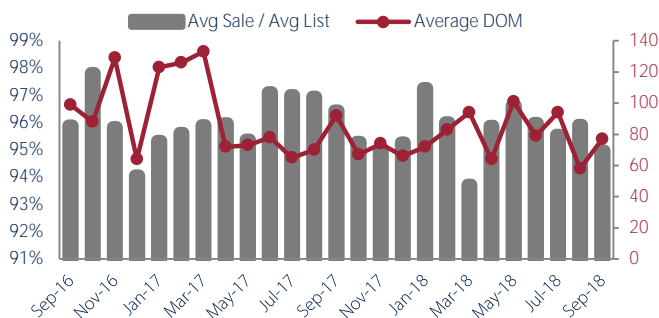
This month there were 80 homes newly listed for sale in Buckingham and New Hope compared to 78 in September 2017, an increase of 3%.

There were 37 current contracts pending sale this September compared to 48 a year ago. The number of current contracts is 23% lower 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 Buckingham and New Hope was 95.0% of the average list price, which is 1.5% lower than at this time last year.

Days On Market

This month, the average number of days on market was 77, lower than the average last year, which was 92, a decrease of 16%.



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