

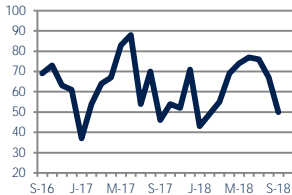
Focus On: Coatesville Housing Market

September 2018

Zip Code(s): 19320, 19358, 19376,

Units Sold

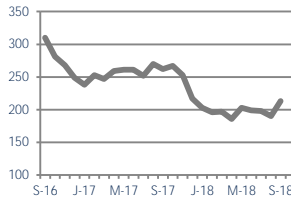
50



Up 9%
Vs. Year Ago

Active Inventory

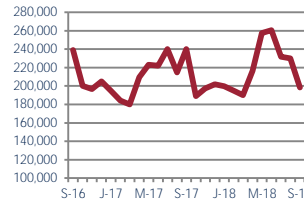
213



Down -19%
Vs. Year Ago

Median Sale Price

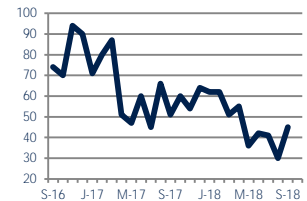
\$198,500



Down -17%
Vs. Year Ago

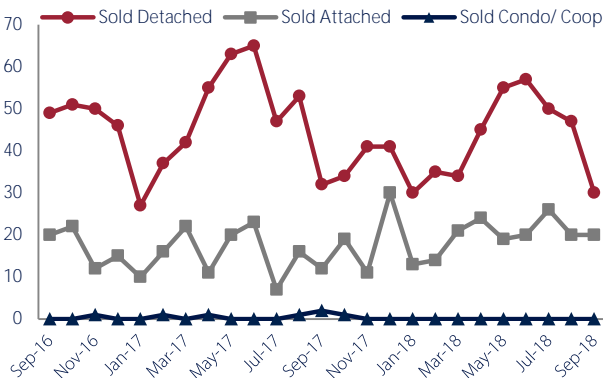
Days On Market

45



Down -12%
Vs. Year Ago

Units Sold*



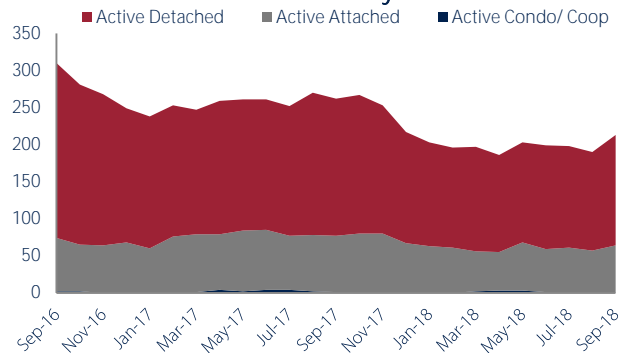
Units Sold

There was a decrease in total units sold in September, with 50 sold this month in Coatesville versus 67 last month, a decrease of 25%. This month's total units sold was higher than at this time last year, an increase of 9% versus September 2017.

Active Inventory

Versus last year, the total number of homes available this month is lower by 49 units or 19%. The total number of active inventory this September was 213 compared to 262 in September 2017. This month's total of 213 is higher than the previous month's total supply of available inventory of 190, an increase of 12%.

Active Inventory*



Median Sale Price



Median Sale Price

Last September, the median sale price for Coatesville Homes was \$240,000. This September, the median sale price was \$198,500, a decrease of 17% or \$41,500 compared to last year. The current median sold price is 14% 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.

Coatesville are defined as properties listed in zip code/s 19320, 19358, 19376, .

*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





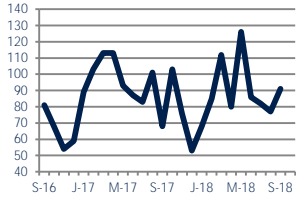
Focus On: Coatesville Housing Market

September 2018

Zip Code(s): 19320, 19358, 19376,

New Listings

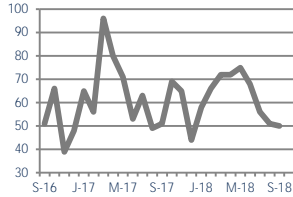
91



Up 34%
Vs. Year Ago

Current Contracts

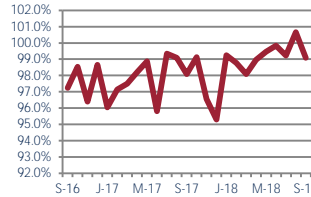
50



Down -2%
Vs. Year Ago

Sold Vs. List Price

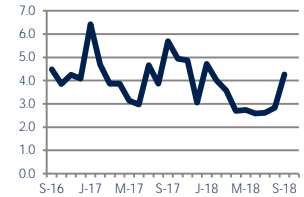
99.1%



Up 1%
Vs. Year Ago

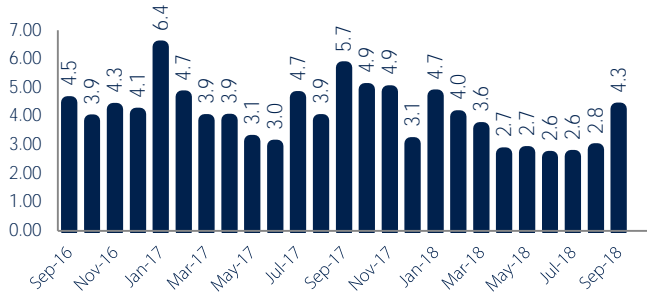
Months of Supply

4.3



Down -25%
Vs. Year Ago

Months Of Supply



Months of Supply

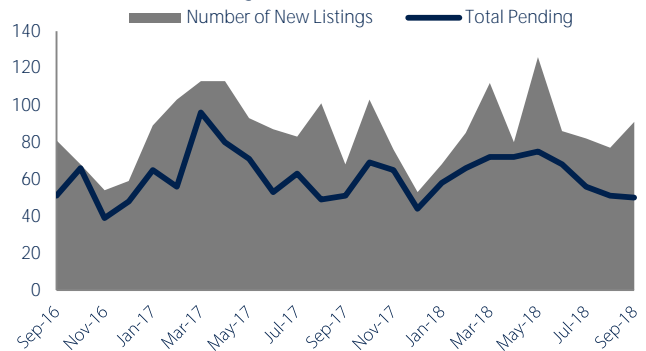
In September, there was 4.3 months of supply available in Coatesville, compared to 5.7 in September 2017. That is a decrease of 25% versus a year ago.

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.

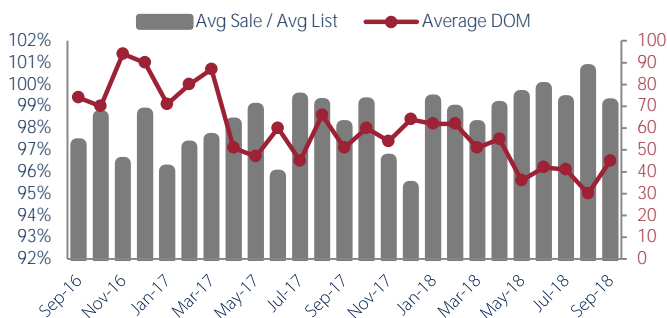
New Listings & Current Contracts

This month there were 91 homes newly listed for sale in Coatesville compared to 68 in September 2017, an increase of 34%. There were 50 current contracts pending sale this September compared to 51 a year ago. The number of current contracts is 2% 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 Coatesville was 99.1% of the average list price, which is 1.0% higher than at this time last year.

Days On Market

This month, the average number of days on market was 45, lower than the average last year, which was 51, a decrease of 12%.



Coatesville are defined as properties listed in zip code/s 19320, 19358, 19376, .

*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.

