



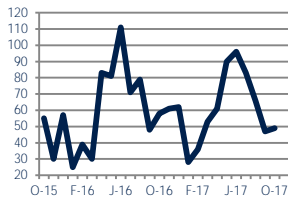
## Focus On: Havertown and Broomall Housing Market

October 2017

Zip Code(s): 19008 and 19083

### Units Sold

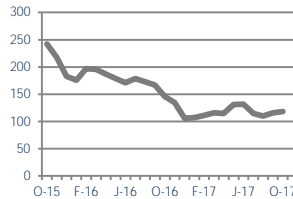
49



Down -16%  
Vs. Year Ago

### Active Inventory

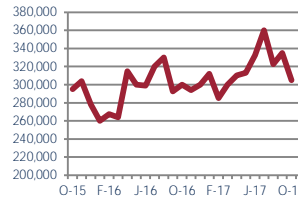
118



Down -19%  
Vs. Year Ago

### Median Sale Price

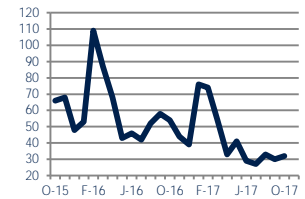
\$305,000



Up 2%  
Vs. Year Ago

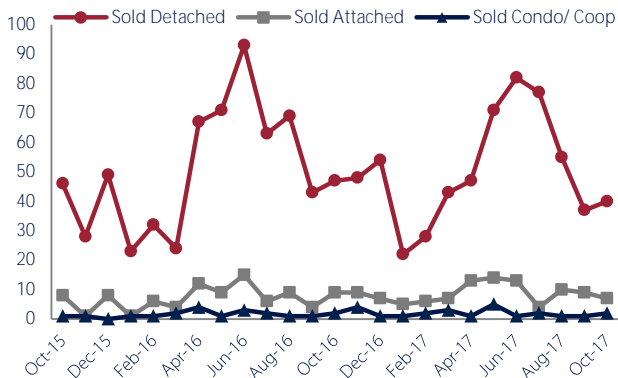
### Days On Market

32



Down -41%  
Vs. Year Ago

### Units Sold\*



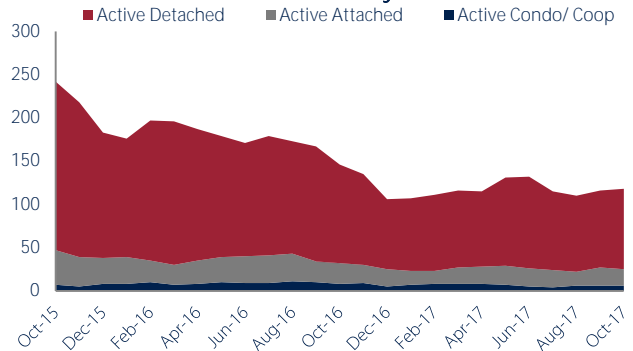
### Units Sold

There was an increase in total units sold in October, with 49 sold this month in Havertown and Broomall versus 47 last month, an increase of 4%. This month's total units sold was lower than at this time last year, a decrease of 16% versus October 2016.

### Active Inventory

Versus last year, the total number of homes available this month is lower by 28 units or 19%. The total number of active inventory this October was 118 compared to 146 in October 2016. This month's total of 118 is higher than the previous month's total supply of available inventory of 116, an increase of 2%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last October, the median sale price for Havertown and Broomall Homes was \$299,850. This October, the median sale price was \$305,000, an increase of 2% or \$5,150 compared to last year. The current median sold price is 9% lower than in September.

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



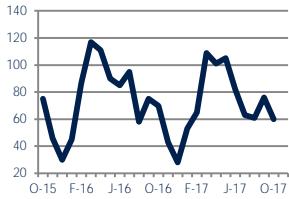
## Focus On: Havertown and Broomall Housing Market

October 2017

Zip Code(s): 19008 and 19083

### New Listings

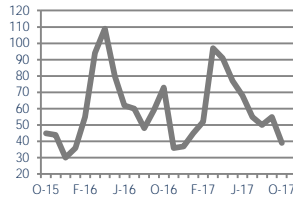
60



Down -14%  
Vs. Year Ago

### Current Contracts

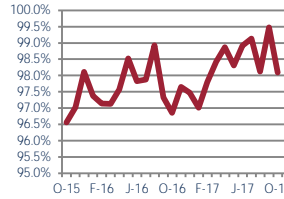
39



Down -47%  
Vs. Year Ago

### Sold Vs. List Price

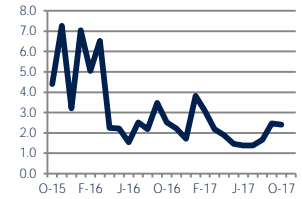
98.1%



Up 1.3%  
Vs. Year Ago

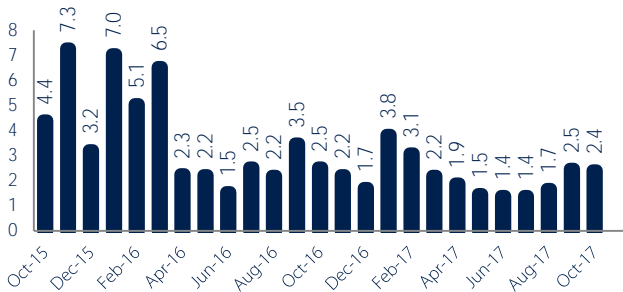
### Months of Supply

2.4



Down -4%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

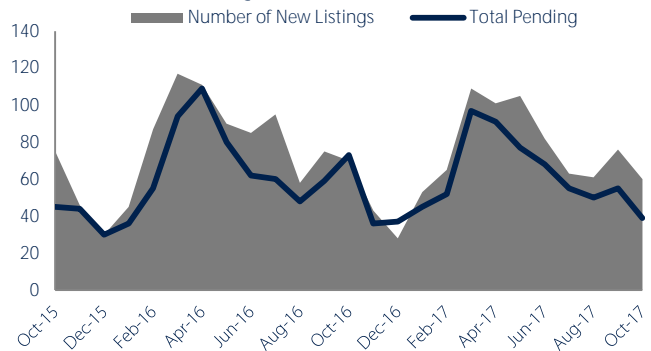
In October, there was 2.4 months of supply available in Havertown and Broomall, compared to 2.5 in October 2016. That is a decrease of 4% versus a year ago.

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.

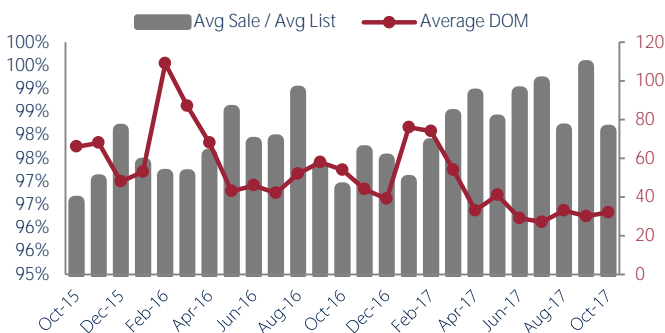
### New Listings & Current Contracts

This month there were 60 homes newly listed for sale in Havertown and Broomall compared to 70 in October 2016, a decrease of 14%. There were 39 current contracts pending sale this October compared to 73 a year ago. The number of current contracts is 47% lower than last October.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In October, the average sale price in Havertown and Broomall was 98.1% of the average list price, which is 1.2% 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 54, a decrease of 41%.