



The Long & Foster Market Minute™

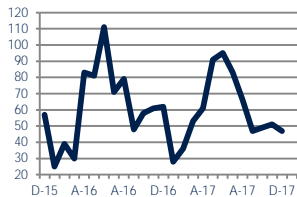
Focus On: Havertown and Broomall Housing Market

December 2017

Zip Code(s): 19008 and 19083

Units Sold

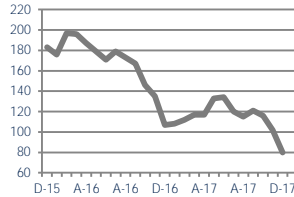
47



Down -24%
Vs. Year Ago

Active Inventory

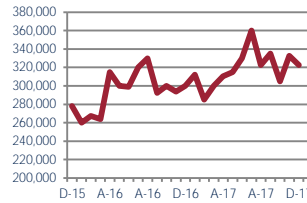
80



Down -25%
Vs. Year Ago

Median Sale Price

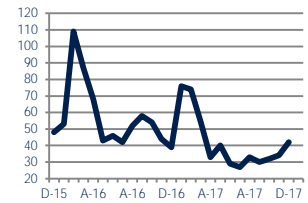
\$322,500



Up 8%
Vs. Year Ago

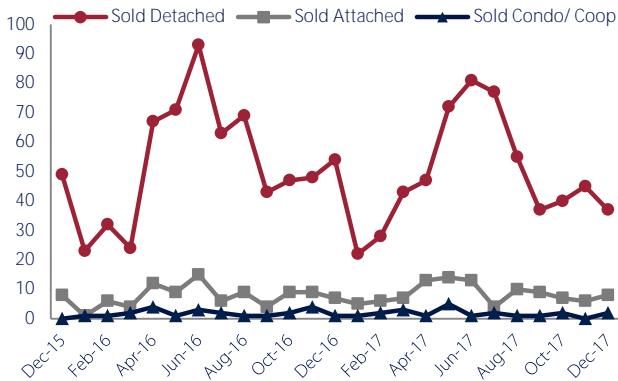
Days On Market

42



Up 8%
Vs. Year Ago

Units Sold*



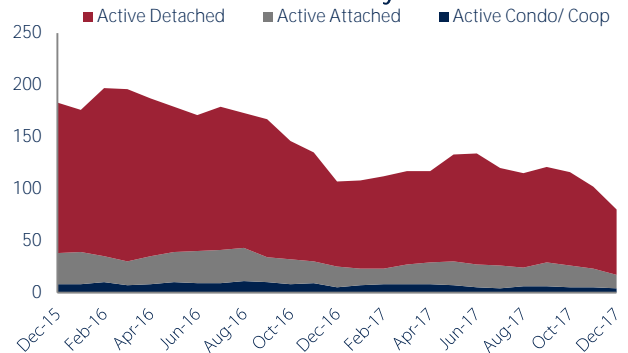
Units Sold

There was a decrease in total units sold in December, with 47 sold this month in Havertown and Broomall versus 51 last month, a decrease of 8%. This month's total units sold was lower than at this time last year, a decrease of 24% versus December 2016.

Active Inventory

Versus last year, the total number of homes available this month is lower by 27 units or 25%. The total number of active inventory this December was 80 compared to 107 in December 2016. This month's total of 80 is lower than the previous month's total supply of available inventory of 102, a decrease of 22%.

Active Inventory*



Median Sale Price

Last December, the median sale price for Havertown and Broomall Homes was \$299,950. This December, the median sale price was \$322,500, an increase of 8% or \$22,550 compared to last year. The current median sold price is 3% lower 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.

Median Sale Price



Havertown and Broomall are defined as properties listed in zip code/s 19008 and 19083.

*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

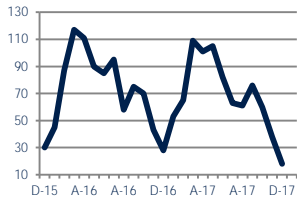




Zip Code(s): 19008 and 19083

New Listings

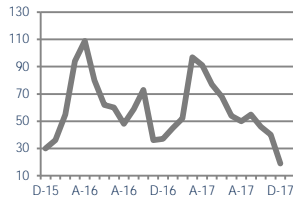
18



Down -36%
Vs. Year Ago

Current Contracts

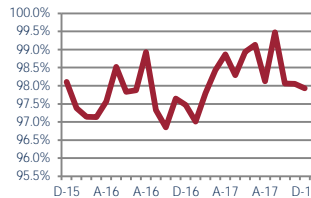
19



Down -49%
Vs. Year Ago

Sold Vs. List Price

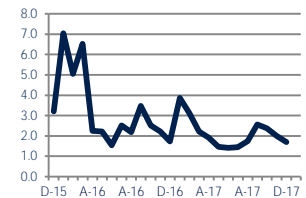
97.9%



No Change
Vs. Year Ago

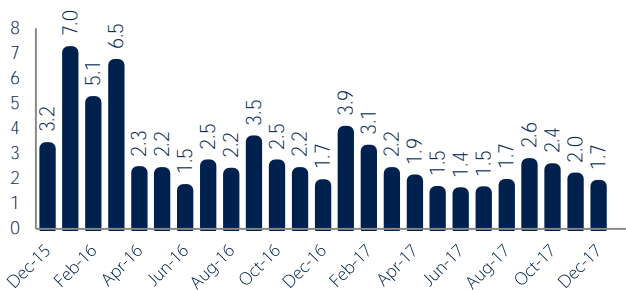
Months of Supply

1.7



No Change
Vs. Year Ago

Months Of Supply



Months of Supply

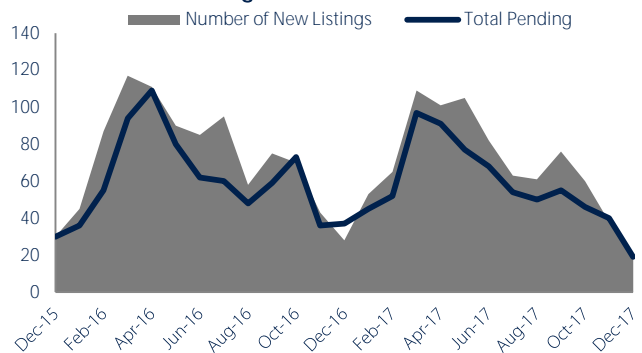
In December, there was 1.7 months of supply available in Havertown and Broomall. The amount of supply is similar compared to a year ago.

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.

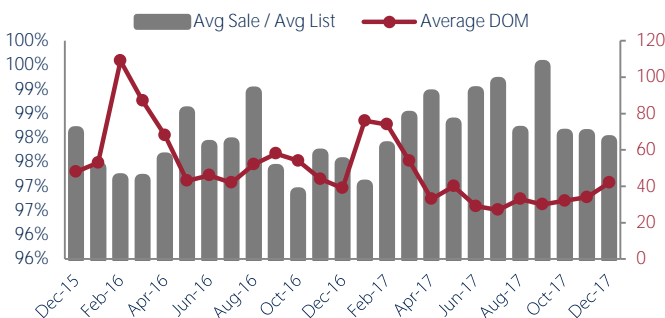
New Listings & Current Contracts

This month there were 18 homes newly listed for sale in Havertown and Broomall compared to 28 in December 2016, a decrease of 36%. There were 19 current contracts pending sale this December compared to 37 a year ago. The number of current contracts is 49% lower 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 Havertown and Broomall was 97.9% 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 42, higher than the average last year, which was 39, an increase of 8%.



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