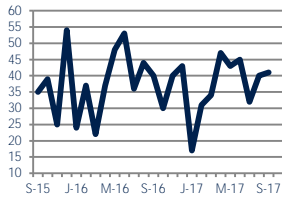




Zip Code(s): 19401

Units Sold

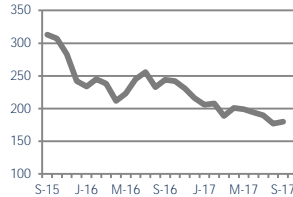
41



Up 2%
Vs. Year Ago

Active Inventory

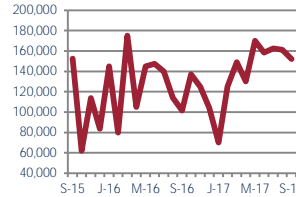
180



Down -26%
Vs. Year Ago

Median Sale Price

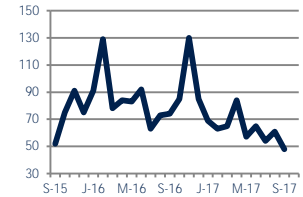
\$152,000



Up
Vs. Year Ago

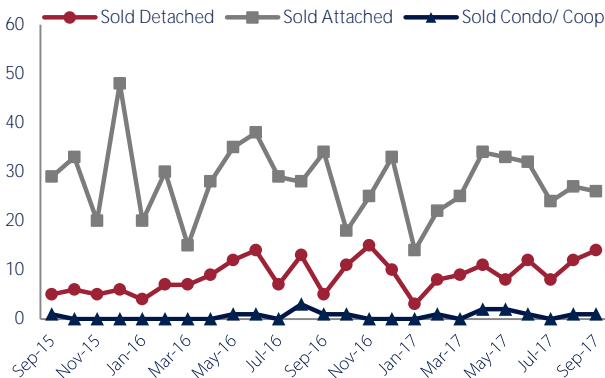
Days On Market

48



Down -35%
Vs. Year Ago

Units Sold*



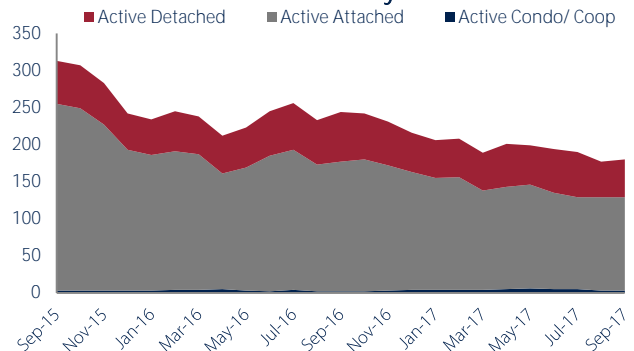
Units Sold

There was an increase in total units sold in September, with 41 sold this month in Norristown, Audubon, and Eagleville versus 40 last month, an increase of 3%. This month's total units sold was higher than at this time last year, an increase of 3% versus September 2016.

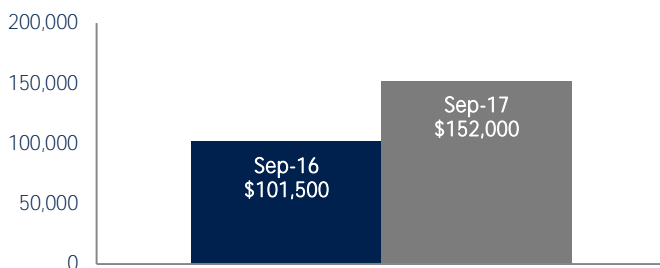
Active Inventory

Versus last year, the total number of homes available this month is lower by 64 units or 26%. The total number of active inventory this September was 180 compared to 244 in September 2016. This month's total of 180 is higher than the previous month's total supply of available inventory of 177, an increase of 2%.

Active Inventory*



Median Sale Price



Median Sale Price

Last September, the median sale price for Norristown, Audubon, and Eagleville Homes was \$101,500. This September, the median sale price was \$152,000, an increase of \$50,500 compared to last year. The current median sold price is 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.



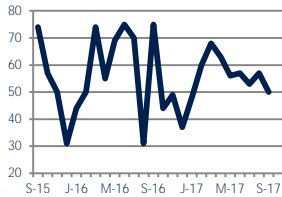
Focus On: Norristown, Audubon, and Eagleville Housing Market

September 2017

Zip Code(s): 19401

New Listings

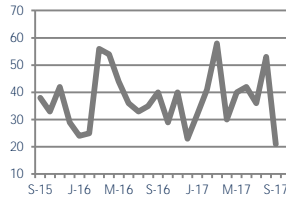
50



Down -33%
Vs. Year Ago

Current Contracts

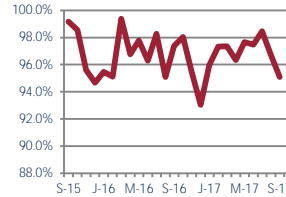
21



Down -48%
Vs. Year Ago

Sold Vs. List Price

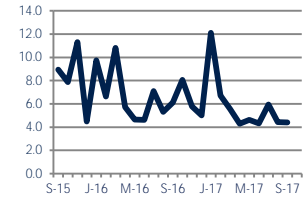
95.1%



Down -2.3%
Vs. Year Ago

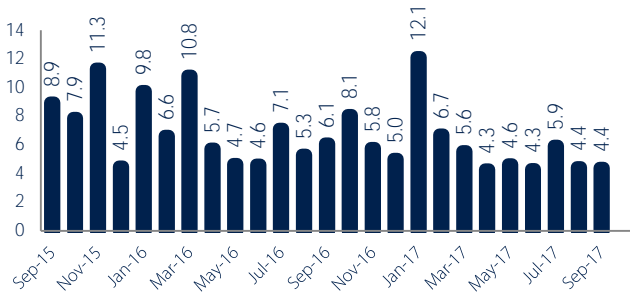
Months of Supply

4.4



Down -28%
Vs. Year Ago

Months Of Supply



Months of Supply

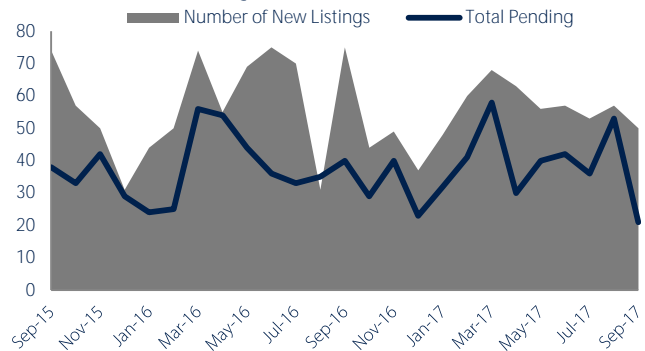
In September, there was 4.4 months of supply available in Norristown, Audubon, and Eagleville, compared to 6.1 in September 2016. That is a decrease of 28% versus a year ago.

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.

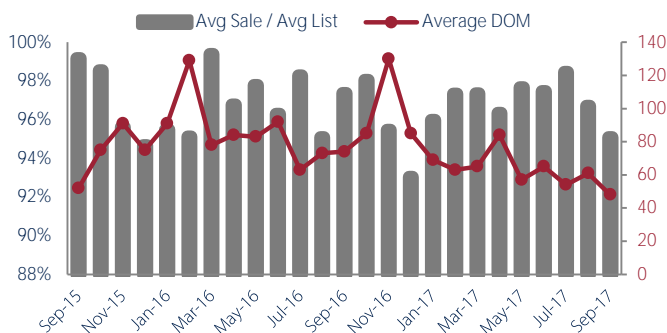
New Listings & Current Contracts

This month there were 50 homes newly listed for sale in Norristown, Audubon, and Eagleville compared to 75 in September 2016, a decrease of 33%. There were 21 current contracts pending sale this September compared to 40 a year ago. The number of current contracts is 48% 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 Norristown, Audubon, and Eagleville was 95.1% of the average list price, which is 2.3% lower than at this time last year.

Days On Market

This month, the average number of days on market was 48, lower than the average last year, which was 74, a decrease of 35%.