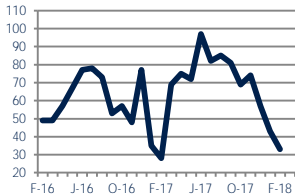




Zip Code(s): 19464

Units Sold

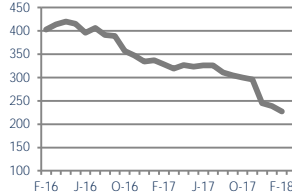
33



Up 18%
Vs. Year Ago

Active Inventory

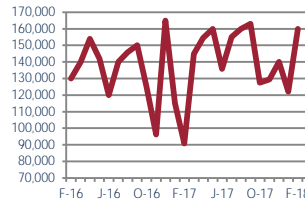
227



Down -31%
Vs. Year Ago

Median Sale Price

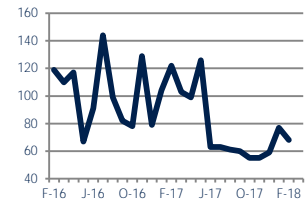
\$160,000



Up
Vs. Year Ago

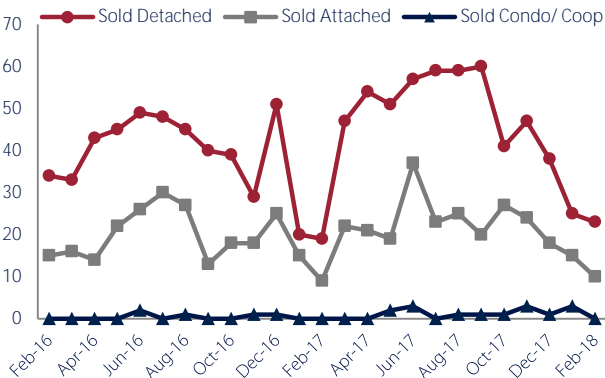
Days On Market

68



Down -44%
Vs. Year Ago

Units Sold*



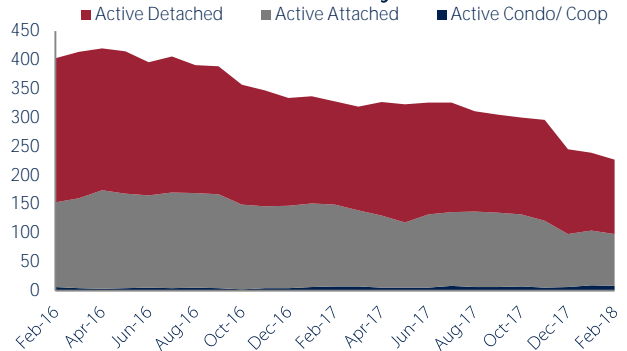
Units Sold

There was a decrease in total units sold in February, with 33 sold this month in Pottstown versus 43 last month, a decrease of 23%. This month's total units sold was higher than at this time last year, an increase of 18% versus February 2017.

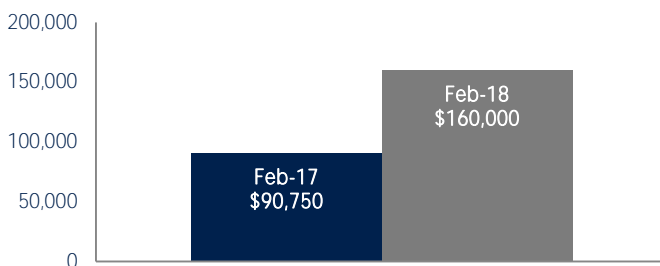
Active Inventory

Versus last year, the total number of homes available this month is lower by 101 units or 31%. The total number of active inventory this February was 227 compared to 328 in February 2017. This month's total of 227 is lower than the previous month's total supply of available inventory of 239, a decrease of 5%.

Active Inventory*



Median Sale Price



Median Sale Price

Due to the relatively small number of units sold, the median sale price showed significant change this month. Last February, the median sale price for Pottstown Homes was \$90,750. This February, the median sale price was \$160,000, an increase of \$69,250 compared to last year. The current median sold price is higher than in January.

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

Pottstown are defined as properties listed in zip code/s 19464.

*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





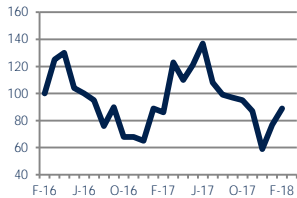
Focus On: Pottstown Housing Market

February 2018

Zip Code(s): 19464

New Listings

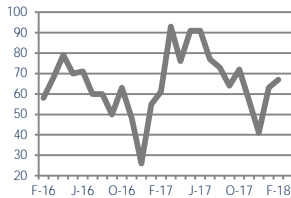
89



Up 3%
Vs. Year Ago

Current Contracts

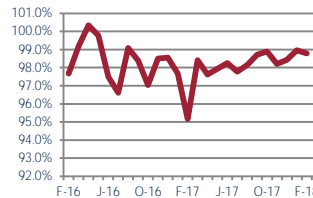
67



Up 10%
Vs. Year Ago

Sold Vs. List Price

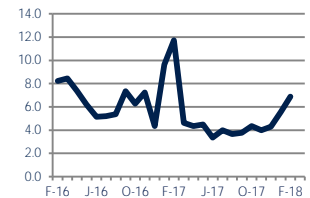
98.8%



Up 3.8%
Vs. Year Ago

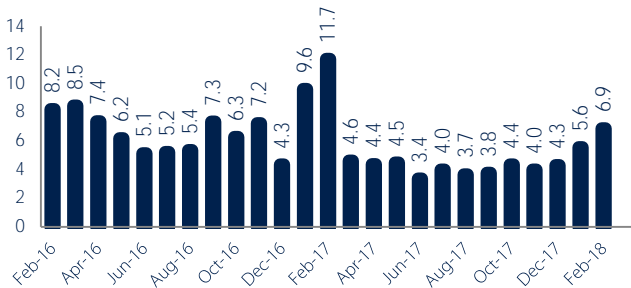
Months of Supply

6.9



Down -41%
Vs. Year Ago

Months Of Supply



Months of Supply

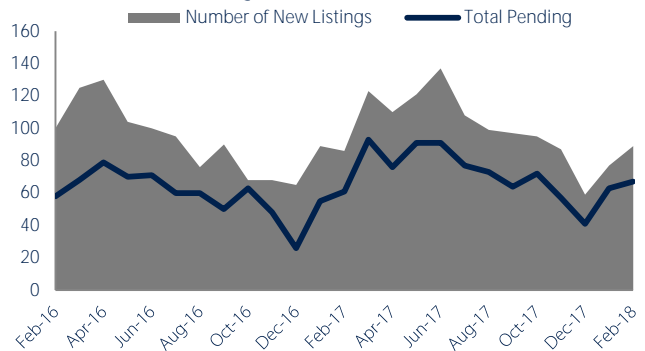
In February, there was 6.9 months of supply available in Pottstown, compared to 11.7 in February 2017. That is a decrease of 41% versus a year ago.

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.

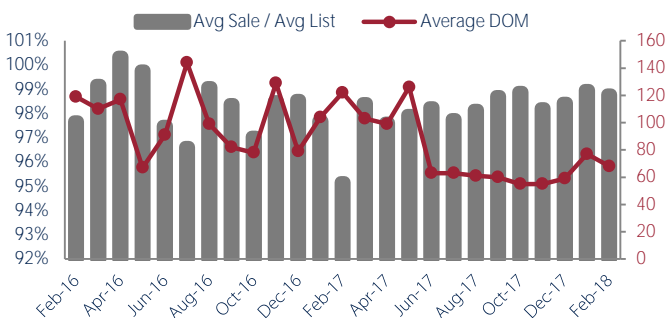
New Listings & Current Contracts

This month there were 89 homes newly listed for sale in Pottstown compared to 86 in February 2017, an increase of 3%. There were 67 current contracts pending sale this February compared to 61 a year ago. The number of current contracts is 10% higher than last February.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In February, the average sale price in Pottstown was 98.8% of the average list price, which is 3.6% higher than at this time last year.

Days On Market

This month, the average number of days on market was 68, lower than the average last year, which was 122, a decrease of 44%.



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