

THE LONG & FOSTER MARKET MINUTE™

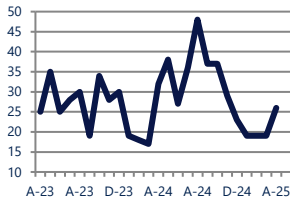
FOCUS ON: **QUAKERTOWN HOUSING MARKET**

APRIL 2025

Zip Code(s): 18951, 18955 and 18970

Units Sold

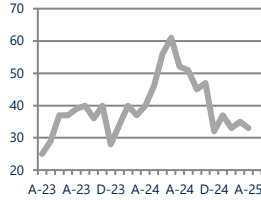
26



Down
Vs. Year Ago

Active Inventory

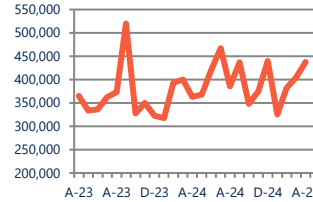
33



Down -18%
Vs. Year Ago

Median Sale Price

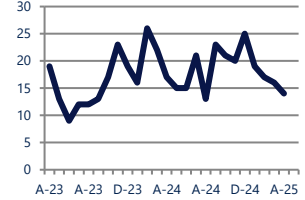
\$437,500



Up 21%
Vs. Year Ago

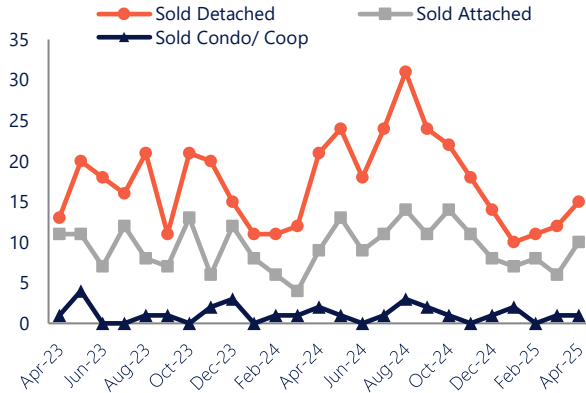
Days On Market

14



Down -18%
Vs. Year Ago

Units Sold*



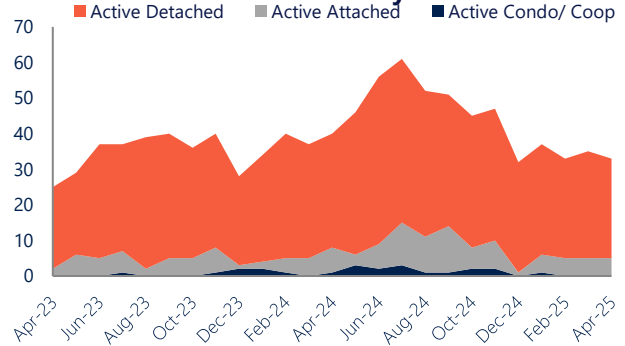
Units Sold

With relatively few transactions, there was an increase in total units sold in April, with 26 sold this month in Quakertown. This month's total units sold was lower than at this time last year, a decrease from April 2024.

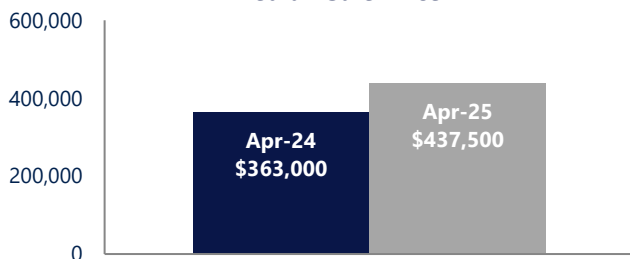
Active Inventory

Versus last year, the total number of homes available this month is lower by 7 units or 18%. The total number of active inventory this April was 33 compared to 40 in April 2024. This month's total of 33 is lower than the previous month's total supply of available inventory of 35, a decrease of 6%.

Active Inventory*



Median Sale Price



Median Sale Price

Last April, the median sale price for Quakertown Homes was \$363,000. This April, the median sale price was \$437,500, an increase of 21% or \$74,500 compared to last year. The current median sold price is 8% higher than in March.

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

Quakertown are defined as properties listed in zip code/s 18951, 18955 and 18970.

*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 BRIGHTMLS 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 BRIGHTMLS or Long & Foster Real Estate, Inc.

THE LONG & FOSTER MARKET MINUTE™

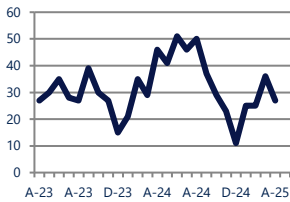
FOCUS ON: **QUAKERTOWN HOUSING MARKET**

APRIL 2025

Zip Code(s): 18951, 18955 and 18970

New Listings

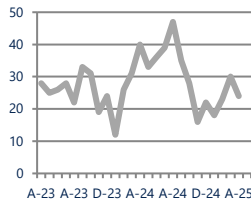
27



Down -41%
Vs. Year Ago

Current Contracts

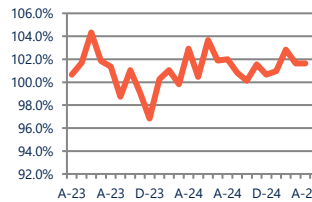
24



Down -40%
Vs. Year Ago

Sold Vs. List Price

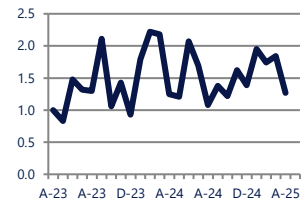
101.6%



Down -1.2%
Vs. Year Ago

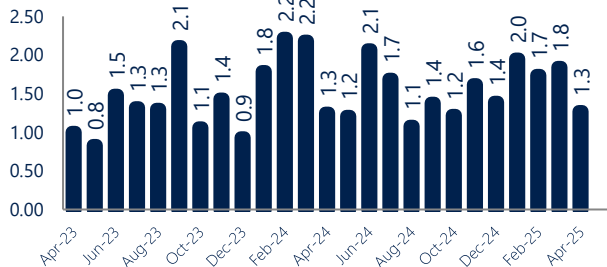
Months of Supply

1.3



No Change
Vs. Year Ago

Months Of Supply



Months of Supply

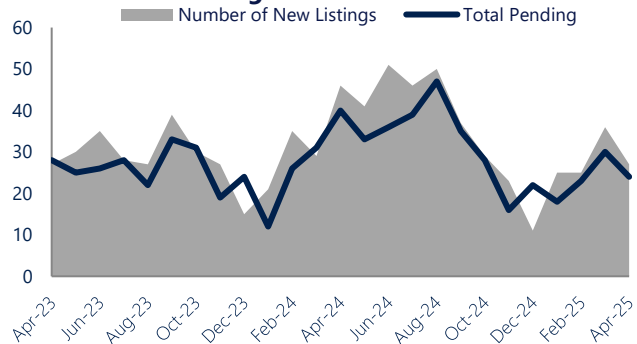
In April, there was 1.3 months of supply available in Quakertown. The amount of supply is similar compared to a year ago.

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.

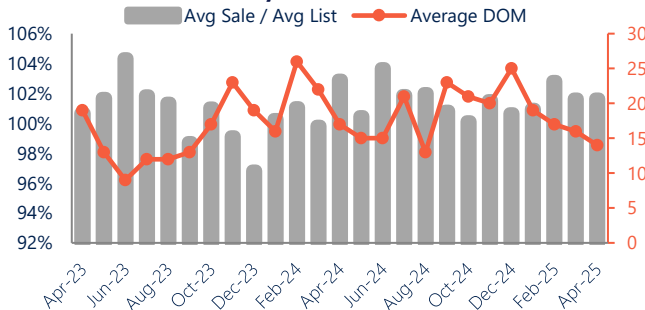
New Listings & Current Contracts

This month there were 27 homes newly listed for sale in Quakertown compared to 46 in April 2024, a decrease of 41%. There were 24 current contracts pending sale this April compared to 40 a year ago. The number of current contracts is 40% lower than last April.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In April, the average sale price in Quakertown was 101.6% of the average list price, which is 1.3% lower than at this time last year.

Days On Market

This month, the average number of days on market was 14, lower than the average last year, which was 17, a decrease of 18%.

Quakertown are defined as properties listed in zip code/s 18951, 18955 and 18970.

*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 BRIGHTMLS 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 BRIGHTMLS or Long & Foster Real Estate, Inc.