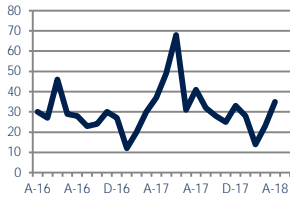


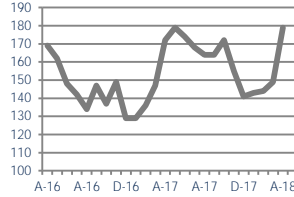
Zip Code(s): 19103

Units Sold
35



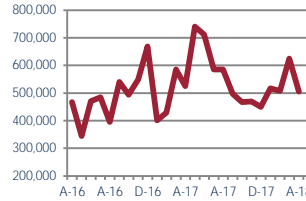
Down
Vs. Year Ago

Active Inventory
179



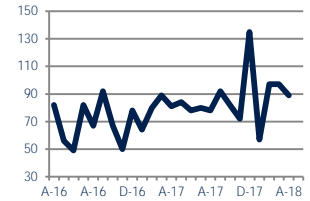
Up 4%
Vs. Year Ago

Median Sale Price
\$505,000



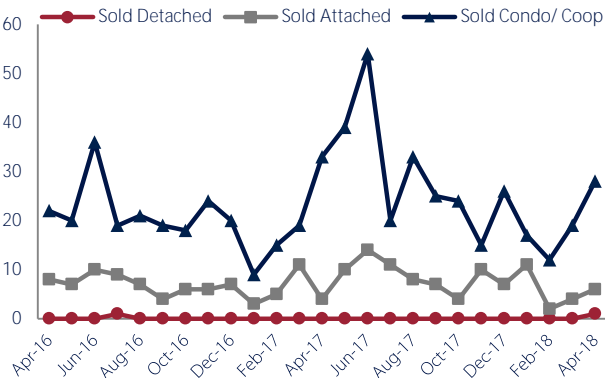
Down -4%
Vs. Year Ago

Days On Market
89



Up 10%
Vs. Year Ago

Units Sold*



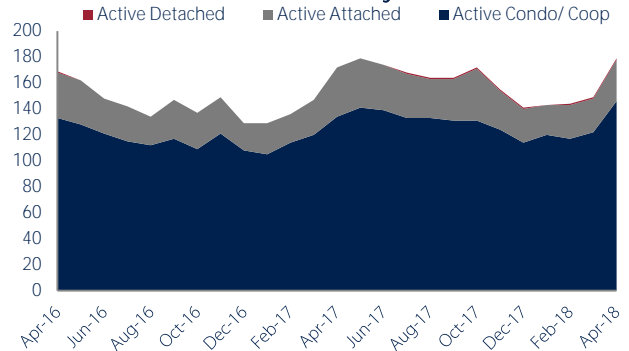
Units Sold

With relatively few transactions, there was an increase in total units sold in April, with 35 sold this month in Rittenhouse Square, Center City West, and Logan Square. This month's total units sold was lower than at this time last year, a decrease from April 2017.

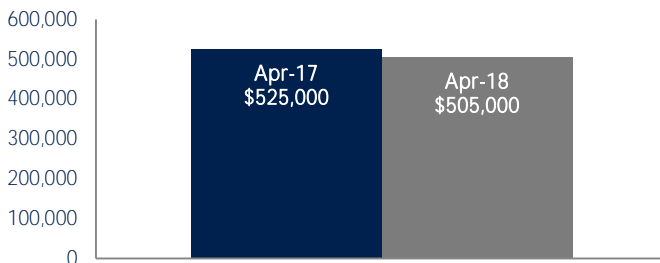
Active Inventory

Versus last year, the total number of homes available this month is higher by 7 units or 4%. The total number of active inventory this April was 179 compared to 172 in April 2017. This month's total of 179 is higher than the previous month's total supply of available inventory of 149, an increase of 20%.

Active Inventory*



Median Sale Price



Median Sale Price

Last April, the median sale price for Rittenhouse Square, Center City West, and Logan Square Homes was \$525,000. This April, the median sale price was \$505,000, a decrease of 4% or \$20,000 compared to last year. The current median sold price is 19% lower 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.

Rittenhouse Square, Center City West, and Logan Square are defined as properties listed in zip code/s 19103.

*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.



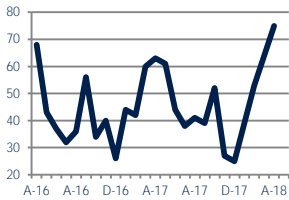
CHRISTIE'S
INTERNATIONAL REAL ESTATE



Zip Code(s): 19103

New Listings

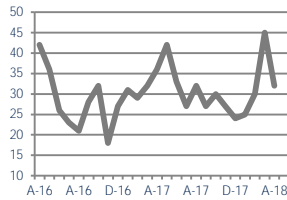
75



Up 19%
Vs. Year Ago

Current Contracts

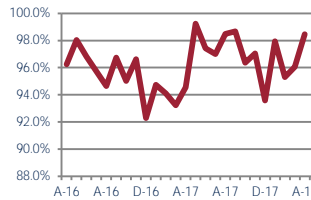
32



Down -11%
Vs. Year Ago

Sold Vs. List Price

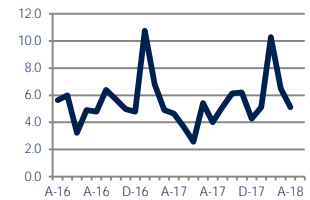
98.5%



Up 4.1%
Vs. Year Ago

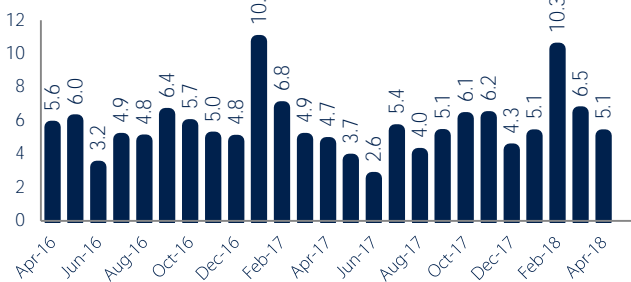
Months of Supply

5.1



Up 10%
Vs. Year Ago

Months Of Supply



Months of Supply

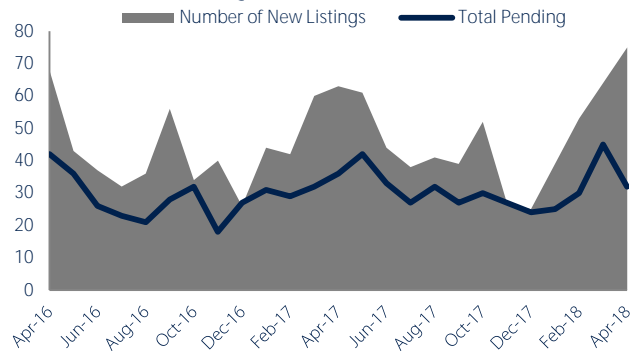
In April, there was 5.1 months of supply available in Rittenhouse Square, Center City West, and Logan Square, compared to 4.6 in April 2017. That is an increase of 10% versus a year ago.

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.

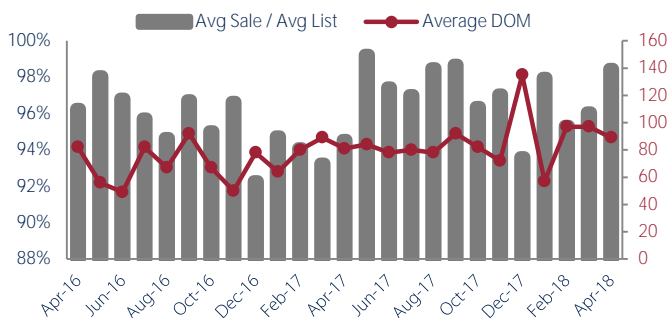
New Listings & Current Contracts

This month there were 75 homes newly listed for sale in Rittenhouse Square, Center City West, and Logan Square compared to 63 in April 2017, an increase of 19%. There were 32 current contracts pending sale this April compared to 36 a year ago. The number of current contracts is 11% 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 Rittenhouse Square, Center City West, and Logan Square was 98.5% of the average list price, which is 3.9% higher than at this time last year.

Days On Market

This month, the average number of days on market was 89, higher than the average last year, which was 81, an increase of 10%.



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