



# The Long & Foster Market Minute™

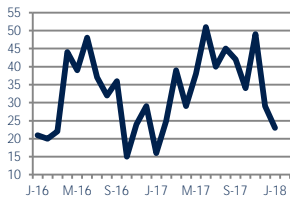
Focus On: Royersford Housing Market

January 2018

Zip Code(s): 19468

## Units Sold

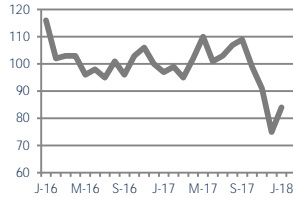
23



Up  
Vs. Year Ago

## Active Inventory

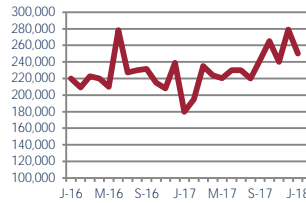
84



Down -13%  
Vs. Year Ago

## Median Sale Price

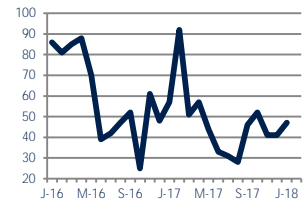
\$250,000



Up  
Vs. Year Ago

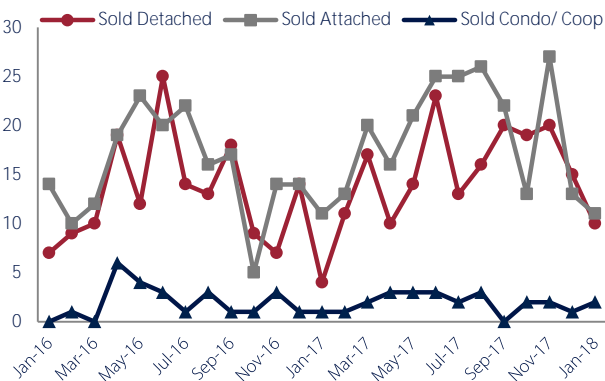
## Days On Market

47



Down -18%  
Vs. Year Ago

## Units Sold\*



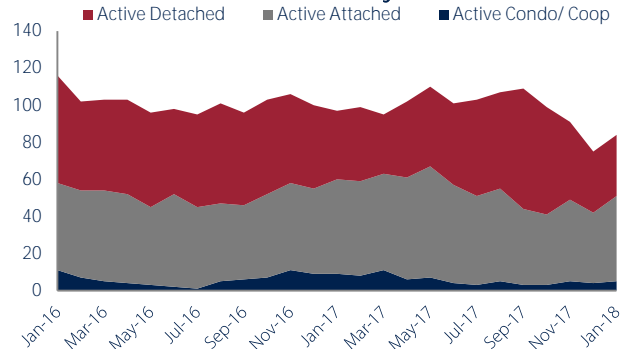
## Units Sold

With relatively few transactions, there was a decrease in total units sold in January, with 23 sold this month in Royersford. This month's total units sold was higher than at this time last year, an increase from January 2017.

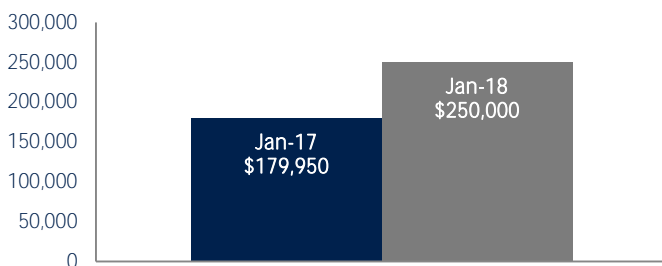
## Active Inventory

Versus last year, the total number of homes available this month is lower by 13 units or 13%. The total number of active inventory this January was 84 compared to 97 in January 2017. This month's total of 84 is higher than the previous month's total supply of available inventory of 75, an increase of 12%.

## 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 January, the median sale price for Royersford Homes was \$179,950. This January, the median sale price was \$250,000, an increase of \$70,050 compared to last year. The current median sold price is lower than in December.

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

Royersford are defined as properties listed in zip code/s 19468.

\*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



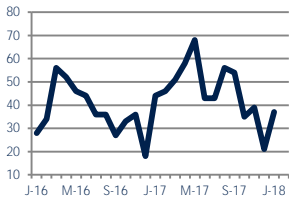
# Focus On: Royersford Housing Market

January 2018

Zip Code(s): 19468

## New Listings

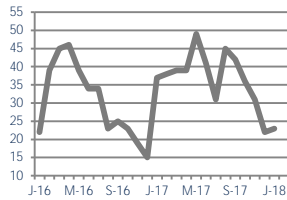
37



Down -16%  
Vs. Year Ago

## Current Contracts

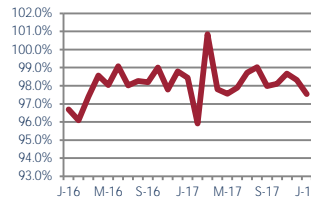
23



Down -38%  
Vs. Year Ago

## Sold Vs. List Price

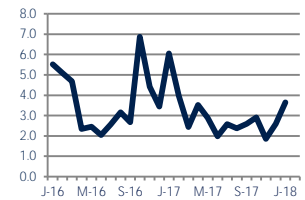
97.5%



Down -0.9%  
Vs. Year Ago

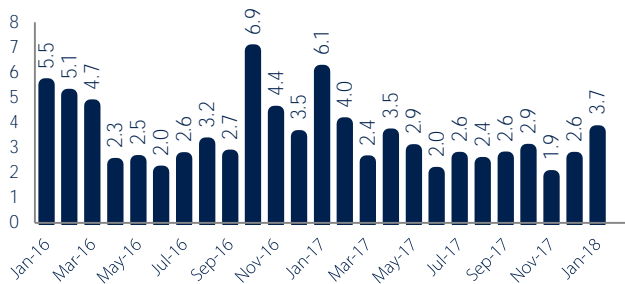
## Months of Supply

3.7



Down -40%  
Vs. Year Ago

## Months Of Supply



## Months of Supply

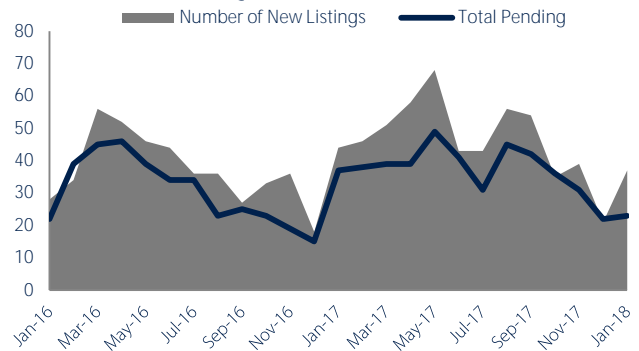
In January, there was 3.7 months of supply available in Royersford, compared to 6.1 in January 2017. That is a decrease of 40% versus a year ago.

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.

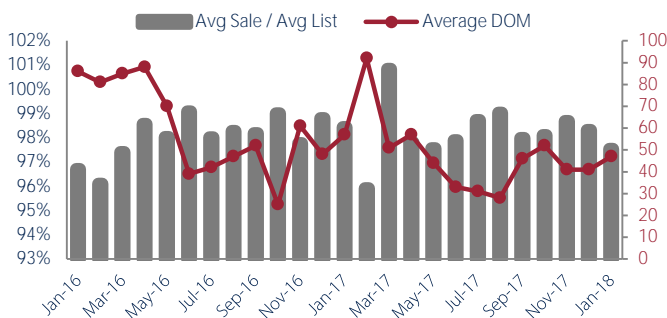
## New Listings & Current Contracts

This month there were 37 homes newly listed for sale in Royersford compared to 44 in January 2017, a decrease of 16%. There were 23 current contracts pending sale this January compared to 37 a year ago. The number of current contracts is 38% lower than last January.

## New Listings & Current Contracts



## Sale Price/ List Price & DOM



## Sale Price to List Price Ratio

In January, the average sale price in Royersford was 97.5% of the average list price, which is 0.9% lower than at this time last year.

## Days On Market

This month, the average number of days on market was 47, lower than the average last year, which was 57, a decrease of 18%.



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