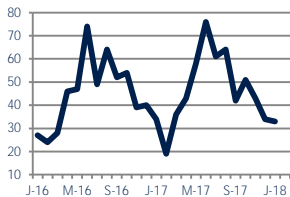


Zip Code(s): 19473, 19450, 19438, 19474 and 19430

Units Sold

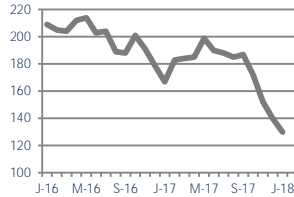
33



Down -3%
Vs. Year Ago

Active Inventory

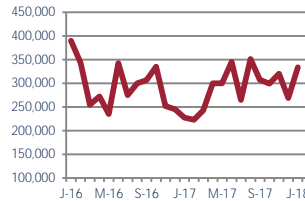
130



Down -22%
Vs. Year Ago

Median Sale Price

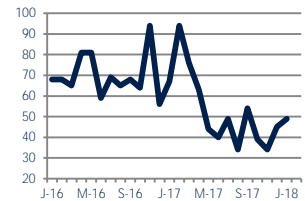
\$333,915



Up
Vs. Year Ago

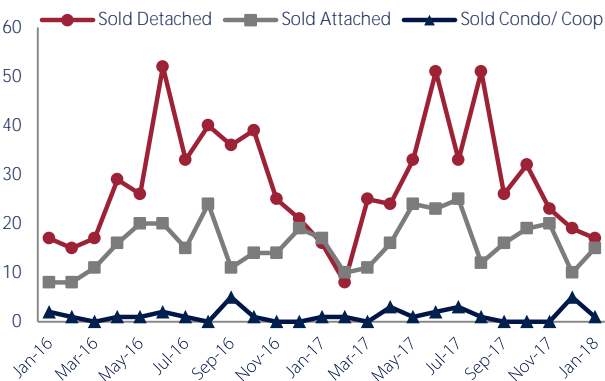
Days On Market

49



Down -27%
Vs. Year Ago

Units Sold*



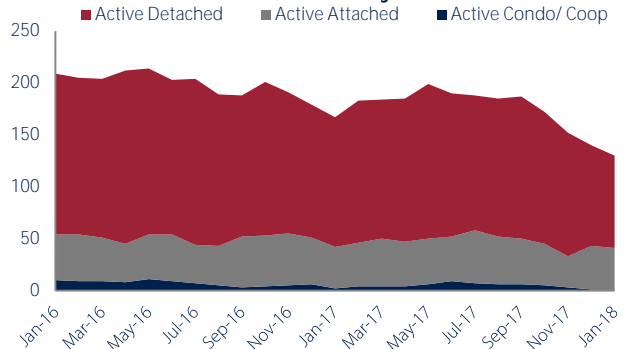
Units Sold

There was a decrease in total units sold in January, with 33 sold this month in Schwenksville and Harleysville versus 34 last month, a decrease of 3%. This month's total units sold was lower than at this time last year, a decrease of 3% versus January 2017.

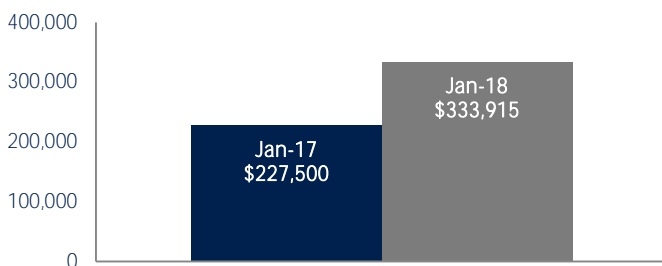
Active Inventory

Versus last year, the total number of homes available this month is lower by 37 units or 22%. The total number of active inventory this January was 130 compared to 167 in January 2017. This month's total of 130 is lower than the previous month's total supply of available inventory of 140, a decrease of 7%.

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 Schwenksville and Harleysville Homes was \$227,500. This January, the median sale price was \$333,915, an increase of \$106,415 compared to last year. The current median sold price is higher 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.



Schwenksville and Harleysville are defined as properties listed in zip code/s 19473, 19450, 19438, 19474 and 19430.

*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.

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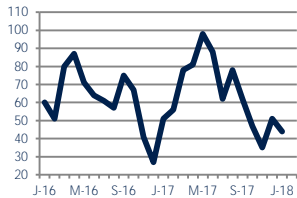
Focus On: Schwenksville and Harleysville Housing Market

January 2018

Zip Code(s): 19473, 19450, 19438, 19474 and 19430

New Listings

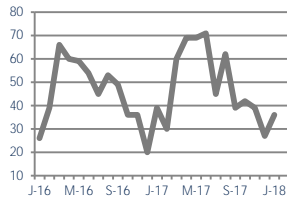
44



Down -14%
Vs. Year Ago

Current Contracts

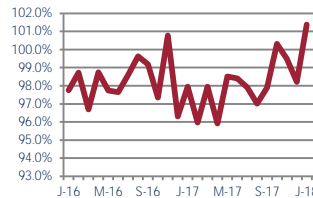
36



Down -8%
Vs. Year Ago

Sold Vs. List Price

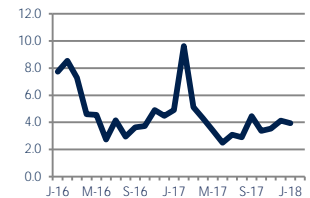
101.4%



Up 3.5%
Vs. Year Ago

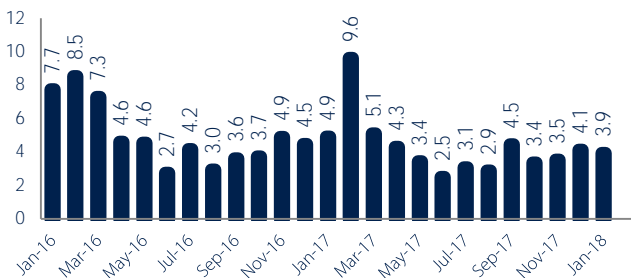
Months of Supply

3.9



Down -20%
Vs. Year Ago

Months Of Supply



Months of Supply

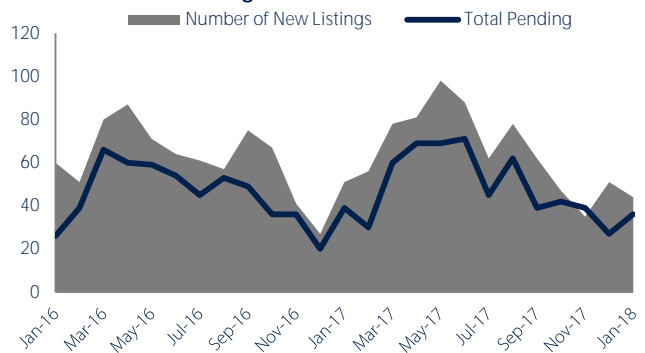
In January, there was 3.9 months of supply available in Schwenksville and Harleysville, compared to 4.9 in January 2017. That is a decrease of 20% versus a year ago.

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.

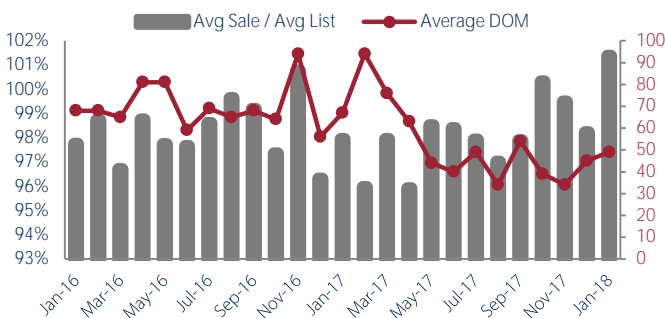
New Listings & Current Contracts

This month there were 44 homes newly listed for sale in Schwenksville and Harleysville compared to 51 in January 2017, a decrease of 14%. There were 36 current contracts pending sale this January compared to 39 a year ago. The number of current contracts is 8% 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 Schwenksville and Harleysville was 101.4% of the average list price, which is 3.4% higher than at this time last year.

Days On Market

This month, the average number of days on market was 49, lower than the average last year, which was 67, a decrease of 27%.



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