

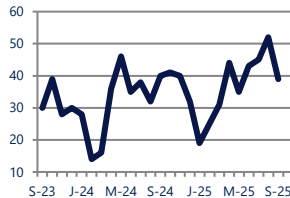
# THE LONG & FOSTER MARKET MINUTE™

FOCUS ON: **SOUTHAMPTON, HOLLAND, AND RICHBORO HOUSING MARKET** SEPTEMBER 2025

Zip Code(s): 18966 and 18954

## Units Sold

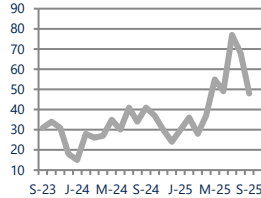
39



**Down -3%**  
Vs. Year Ago

## Active Inventory

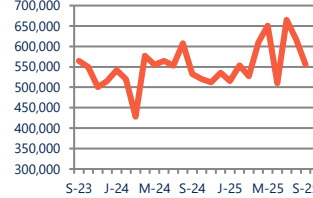
48



**Up 17%**  
Vs. Year Ago

## Median Sale Price

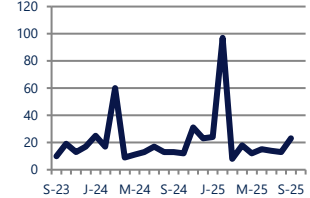
\$555,000



**Up 4%**  
Vs. Year Ago

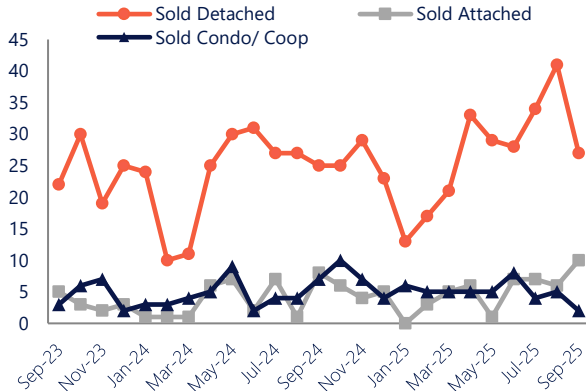
## Days On Market

23



**Up**  
Vs. Year Ago

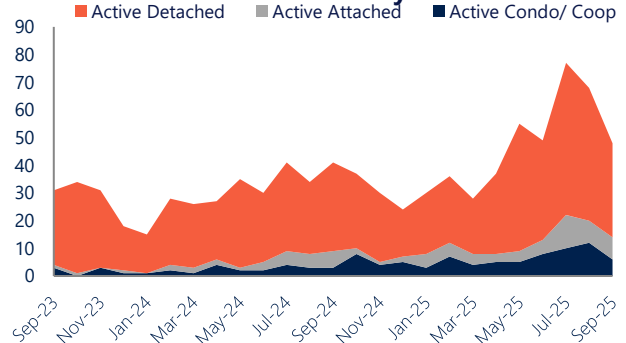
## Units Sold\*



## Units Sold

There was a decrease in total units sold in September, with 39 sold this month in Southampton, Holland, and Richboro versus 52 last month, a decrease of 25%. This month's total units sold was lower than at this time last year, a decrease of 3% versus September 2024.

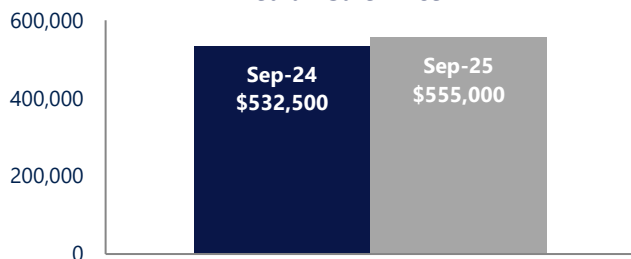
## Active Inventory\*



## Active Inventory

Versus last year, the total number of homes available this month is higher by 7 units or 17%. The total number of active inventory this September was 48 compared to 41 in September 2024. This month's total of 48 is lower than the previous month's total supply of available inventory of 68, a decrease of 29%.

## Median Sale Price



## Median Sale Price

Last September, the median sale price for Southampton, Holland, and Richboro Homes was \$532,500. This September, the median sale price was \$555,000, an increase of 4% or \$22,500 compared to last year. The current median sold price is 10% lower than in August.

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

Southampton, Holland, and Richboro are defined as properties listed in zip code/s 18966 and 18954.

\*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

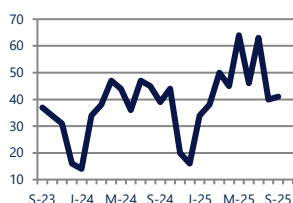
## MARKET MINUTE™

FOCUS ON: **SOUTHAMPTON, HOLLAND, AND RICHBORO HOUSING MARKET** SEPTEMBER 2025

Zip Code(s): 18966 and 18954

### New Listings

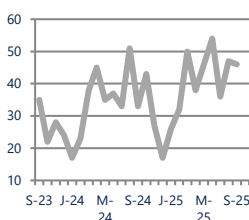
41



**Up 5%**  
Vs. Year Ago

### Current Contracts

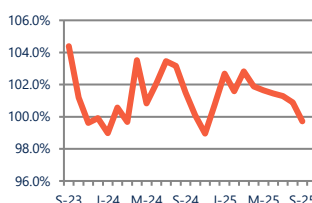
46



**Up 39%**  
Vs. Year Ago

### Sold Vs. List Price

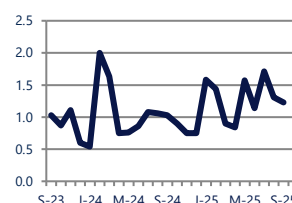
99.7%



**Down -1.8%**  
Vs. Year Ago

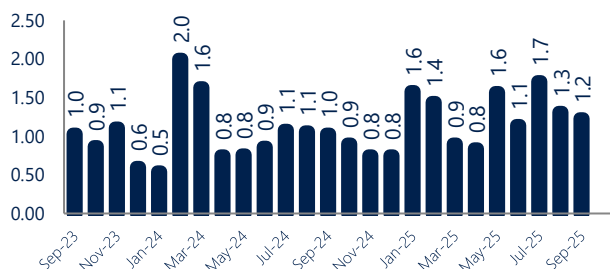
### Months of Supply

1.2



**Up 19%**  
Vs. Year Ago

### Months Of Supply



### Months of Supply

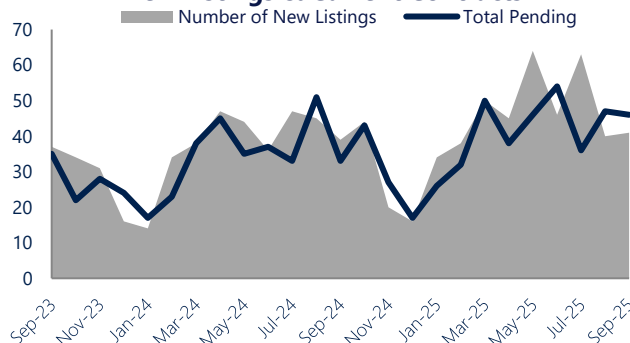
In September, there was 1.2 months of supply available in Southampton, Holland, and Richboro, compared to 1.0 in September 2024. That is an increase of 20% versus a year ago.

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.

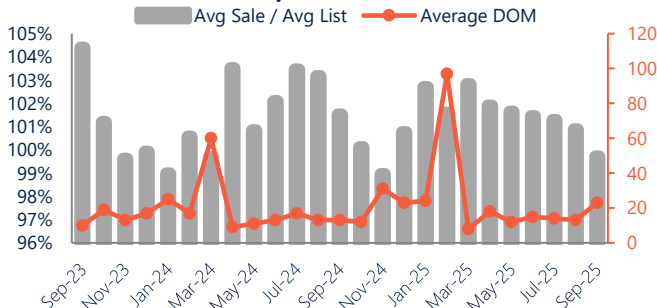
### New Listings & Current Contracts

This month there were 41 homes newly listed for sale in Southampton, Holland, and Richboro compared to 39 in September 2024, an increase of 5%. There were 46 current contracts pending sale this September compared to 33 a year ago. The number of current contracts is 39% higher than last September.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In September, the average sale price in Southampton, Holland, and Richboro was 99.7% of the average list price, which is 1.8% lower than at this time last year.

### Days On Market

This month, the average number of days on market was 23, higher than the average last year, which was 13. This increase was impacted by the limited number of sales.

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