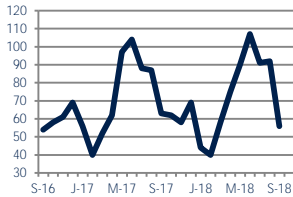


Zip Code(s): 19064, 19081, 19070, 19086 and 19033

Units Sold

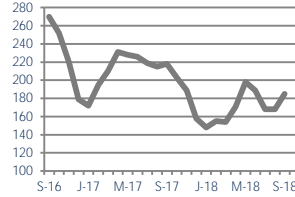
56



Down -11%
Vs. Year Ago

Active Inventory

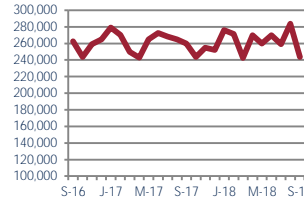
185



Down -15%
Vs. Year Ago

Median Sale Price

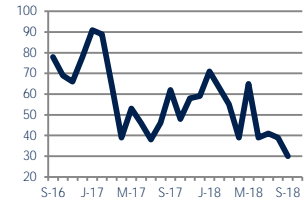
\$243,750



Down -6%
Vs. Year Ago

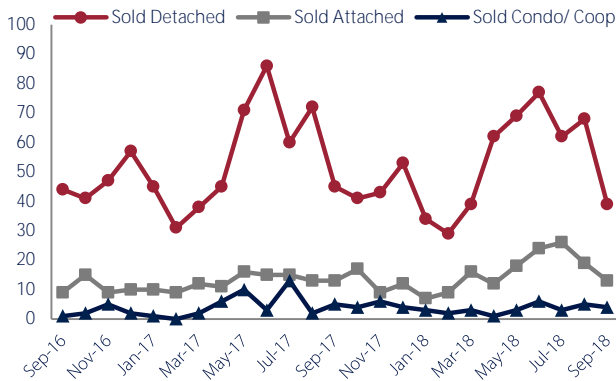
Days On Market

30



Down -52%
Vs. Year Ago

Units Sold*



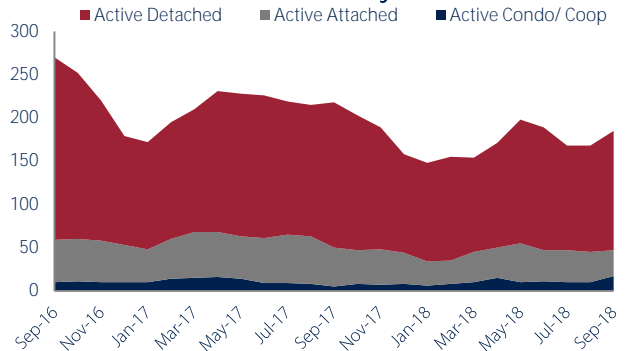
Units Sold

There was a decrease in total units sold in September, with 56 sold this month in Springfield, Wallingford, and Swarthmore. This month's total units sold was lower than at this time last year.

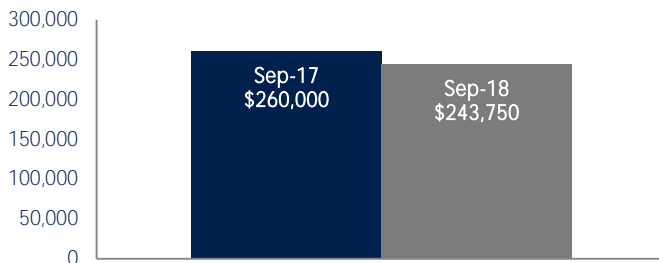
Active Inventory

Versus last year, the total number of homes available this month is lower by 33 units or 15%. The total number of active inventory this September was 185 compared to 218 in September 2017. This month's total of 185 is higher than the previous month's total supply of available inventory of 168, an increase of 10%.

Active Inventory*



Median Sale Price



Median Sale Price

Last September, the median sale price for Springfield, Wallingford, and Swarthmore Homes was \$260,000. This September, the median sale price was \$243,750, a decrease of 6% or \$16,250 compared to last year. The current median sold price is 14% 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.



Springfield, Wallingford, and Swarthmore are defined as properties listed in zip code/s 19064, 19081, 19070, 19086 and 19033.

*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.

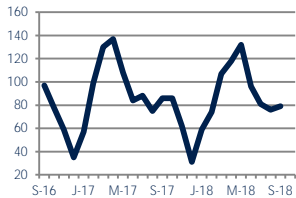
Information included in this report is based on data supplied by TREND and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently verified, and does not constitute an opinion of TREND or Long & Foster Real Estate, Inc.



Zip Code(s): 19064, 19081, 19070, 19086 and 19033

New Listings

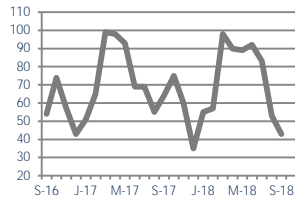
79



Down -8%
Vs. Year Ago

Current Contracts

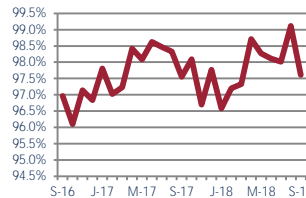
43



Down -33%
Vs. Year Ago

Sold Vs. List Price

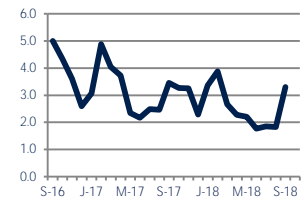
97.6%



No Change
Vs. Year Ago

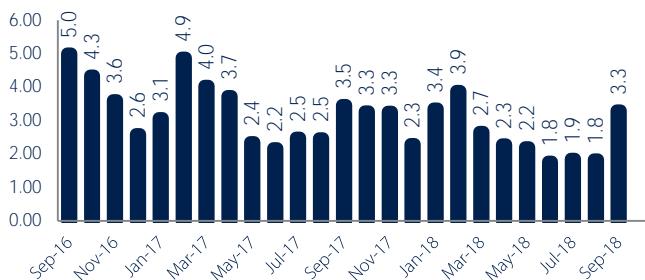
Months of Supply

3.3



Down -5%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

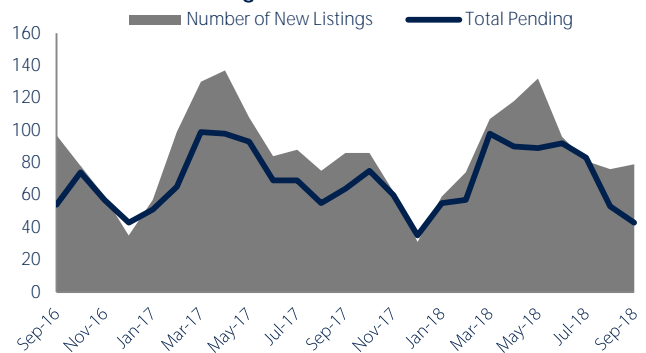
This month there were 79 homes newly listed for sale in Springfield, Wallingford, and Swarthmore compared to 86 in September 2017, a decrease of 8%. There were 43 current contracts pending sale this September compared to 64 a year ago. The number of current contracts is 33% lower than last September.

Months of Supply

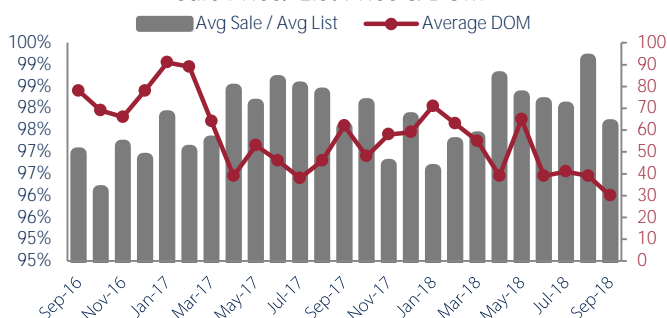
In September, there was 3.3 months of supply available in Springfield, Wallingford, and Swarthmore, compared to 3.5 in September 2017. That is a decrease of 5% versus a year ago.

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



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In September, the average sale price in Springfield, Wallingford, and Swarthmore was 97.6% of the average list price, which is similar compared to a year ago.

Days On Market

This month, the average number of days on market was 30, lower than the average last year, which was 62, a decrease of 52%.



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