



The Long & Foster Market Minute™

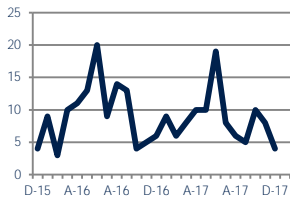
Focus On: Warminster and Jamison Housing Market

December 2017

Zip Code(s): 18974 and 18929

Units Sold

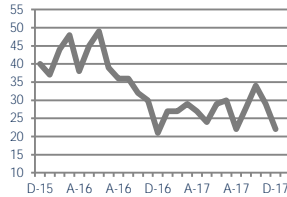
4



Down
Vs. Year Ago

Active Inventory

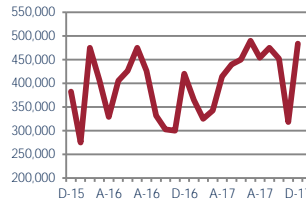
22



Up 5%
Vs. Year Ago

Median Sale Price

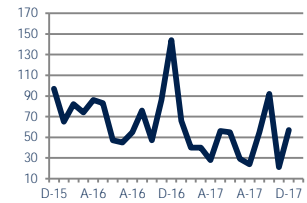
\$483,700



Up
Vs. Year Ago

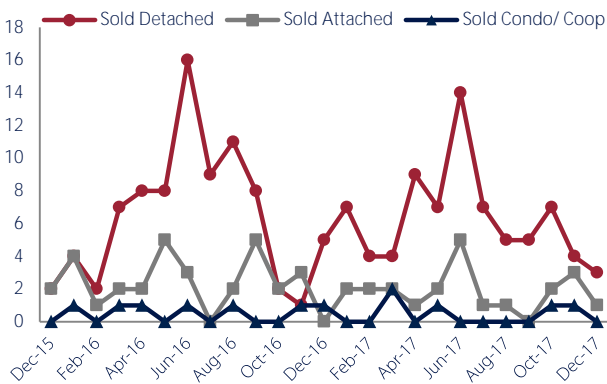
Days On Market

57



Down
Vs. Year Ago

Units Sold*



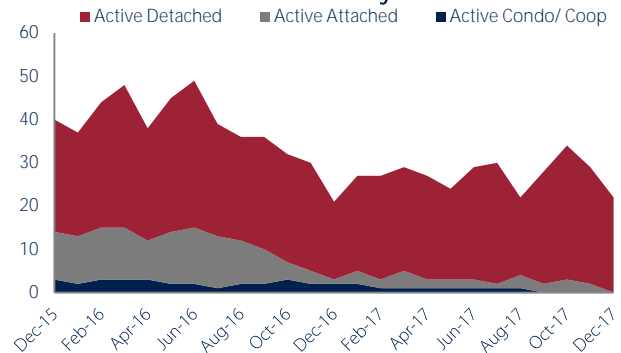
Units Sold

With relatively few transactions, there was a decrease in total units sold in December, with 4 sold this month in Warminster and Jamison. This month's total units sold was lower than at this time last year, a decrease from December 2016.

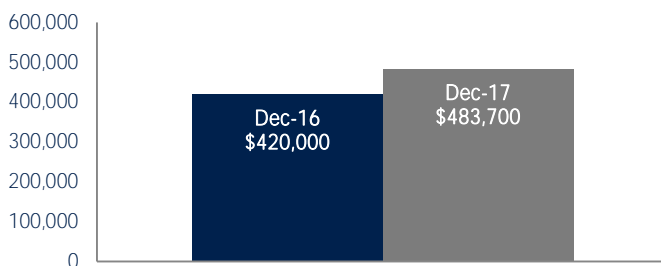
Active Inventory

Versus last year, the total number of homes available this month is higher by 1 units or 5%. The total number of active inventory this December was 22 compared to 21 in December 2016. This month's total of 22 is lower than the previous month's total supply of available inventory of 29, a decrease of 24%.

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 December, the median sale price for Warminster and Jamison Homes was \$420,000. This December, the median sale price was \$483,700, an increase of \$63,700 compared to last year. The current median sold price is higher than in November.

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



Warminster and Jamison are defined as properties listed in zip code/s 18974 and 18929.

*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

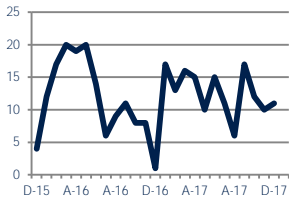
Focus On: Warminster and Jamison Housing Market

December 2017

Zip Code(s): 18974 and 18929

New Listings

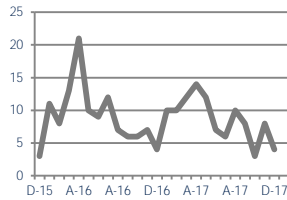
11



Up 1000%
Vs. Year Ago

Current Contracts

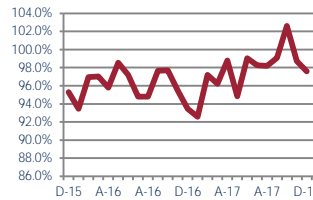
4



No Change
Vs. Year Ago

Sold Vs. List Price

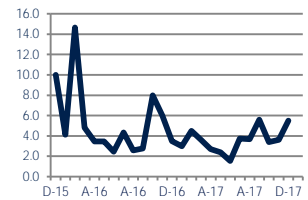
97.6%



Up 4.4%
Vs. Year Ago

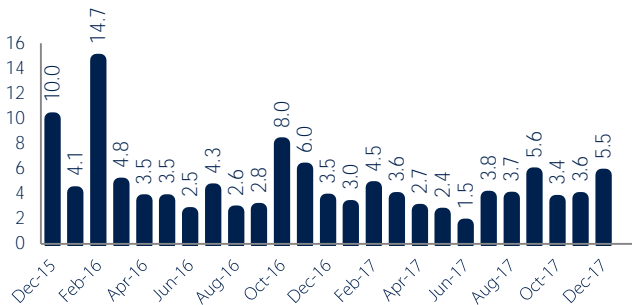
Months of Supply

5.5



Up 57%
Vs. Year Ago

Months Of Supply



Months of Supply

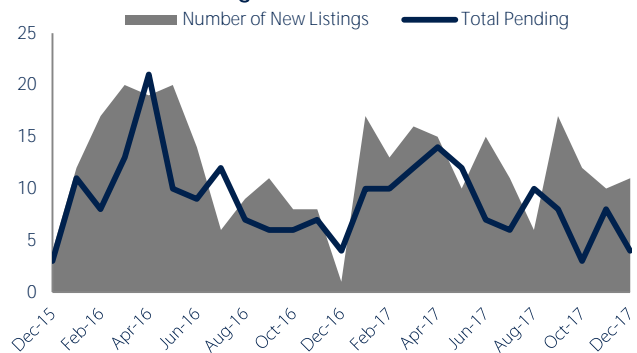
In December, there was 5.5 months of supply available in Warminster and Jamison, compared to 3.5 in December 2016. That is an increase of 57% versus a year ago.

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.

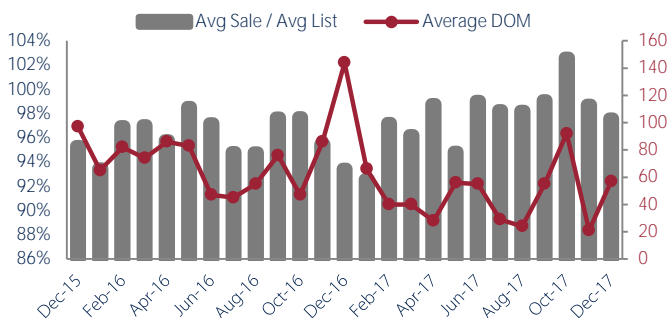
New Listings & Current Contracts

This month there were 11 homes newly listed for sale in Warminster and Jamison compared to 1 in December 2016, an increase of 1000%. There were 4 current contracts pending sale this December, consistent with the volume a year ago. The number of current contracts is 50% lower than last month.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In December, the average sale price in Warminster and Jamison was 97.6% of the average list price, which is 4.1% higher than at this time last year.

Days On Market

This month, the average number of days on market was 57, lower than the average last year, which was 144. This decrease was impacted by the limited number of sales.



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