



# The Long & Foster Market Minute™

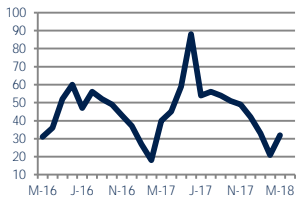
Focus On: Warrington and Chalfont Housing Market

March 2018

Zip Code(s): 18914, 18976 and 18932

## Units Sold

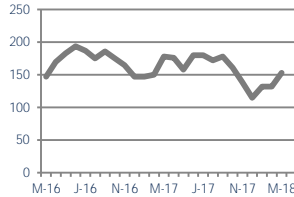
32



Down  
Vs. Year Ago

## Active Inventory

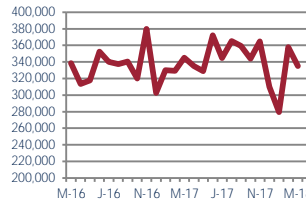
153



Down -14%  
Vs. Year Ago

## Median Sale Price

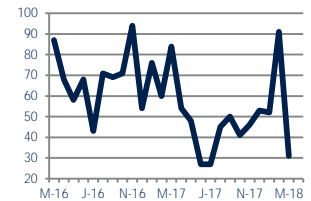
\$334,950



Down -3%  
Vs. Year Ago

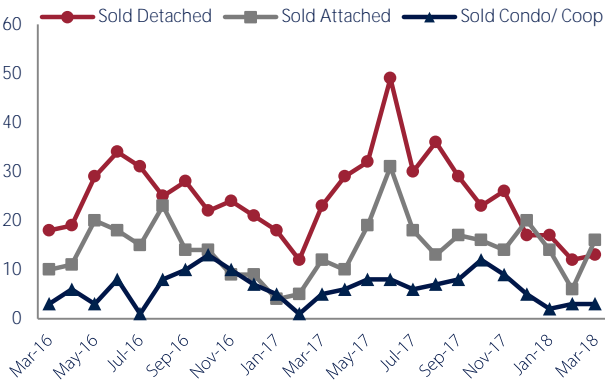
## Days On Market

31



Down  
Vs. Year Ago

### Units Sold\*



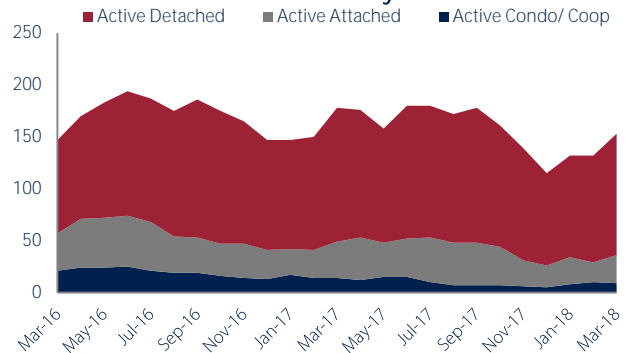
## Units Sold

With relatively few transactions, there was an increase in total units sold in March, with 32 sold this month in Warrington and Chalfont. This month's total units sold was lower than at this time last year, a decrease from March 2017.

## Active Inventory

Versus last year, the total number of homes available this month is lower by 25 units or 14%. The total number of active inventory this March was 153 compared to 178 in March 2017. This month's total of 153 is higher than the previous month's total supply of available inventory of 132, an increase of 16%.

### Active Inventory\*



## Median Sale Price

Last March, the median sale price for Warrington and Chalfont Homes was \$344,950. This March, the median sale price was \$334,950, a decrease of 3% or \$10,000 compared to last year. The current median sold price is 6% lower than in February.

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

### Median Sale Price



Warrington and Chalfont are defined as properties listed in zip code/s 18914, 18976 and 18932.

\*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



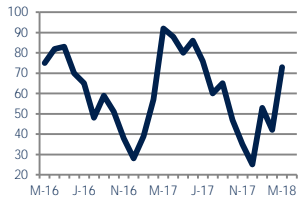
## Focus On: Warrington and Chalfont Housing Market

March 2018

Zip Code(s): 18914, 18976 and 18932

### New Listings

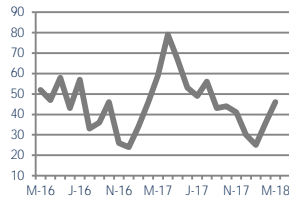
73



Down -21%  
Vs. Year Ago

### Current Contracts

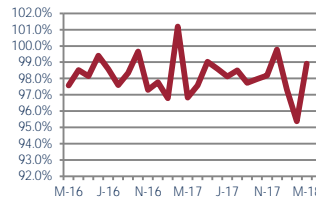
46



Down -22%  
Vs. Year Ago

### Sold Vs. List Price

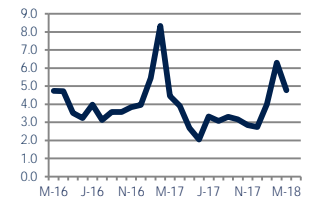
98.9%



Up 2.2%  
Vs. Year Ago

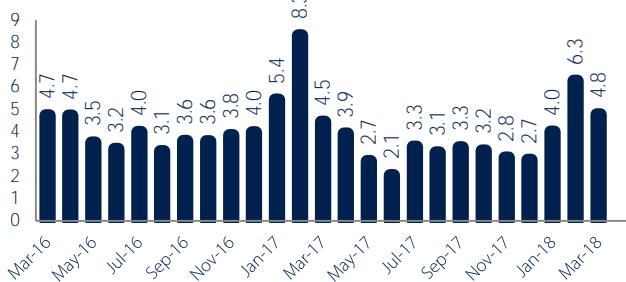
### Months of Supply

4.8



Up 7%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

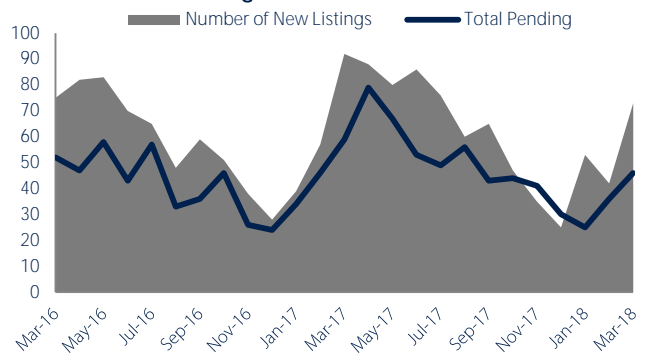
In March, there was 4.8 months of supply available in Warrington and Chalfont, compared to 4.5 in March 2017. That is an increase of 7% versus a year ago.

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.

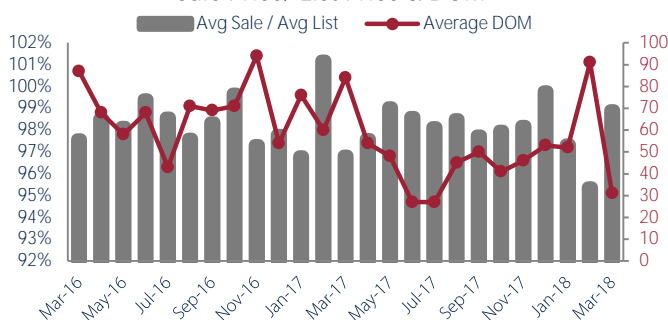
### New Listings & Current Contracts

This month there were 73 homes newly listed for sale in Warrington and Chalfont compared to 92 in March 2017, a decrease of 21%. There were 46 current contracts pending sale this March compared to 59 a year ago. The number of current contracts is 22% lower than last March.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In March, the average sale price in Warrington and Chalfont was 98.9% of the average list price, which is 2.1% higher than at this time last year.

### Days On Market

This month, the average number of days on market was 31, lower than the average last year, which was 84. This decrease was impacted by the limited number of sales.



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