

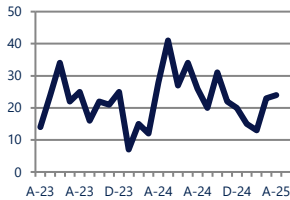
THE LONG & FOSTER MARKET MINUTE™

FOCUS ON: **WESTHAMPTON HOUSING MARKET**

APRIL 2025

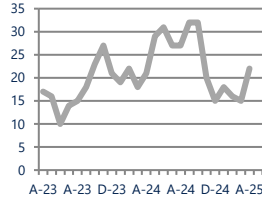
Zip Code(s): 23226

Units Sold
24



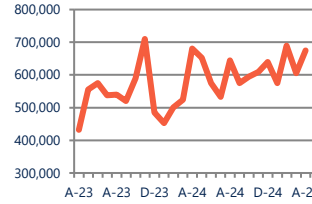
Down -14%
Vs. Year Ago

Active Inventory
22



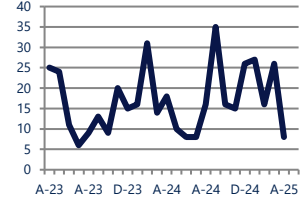
Up 5%
Vs. Year Ago

Median Sale Price
\$675,000



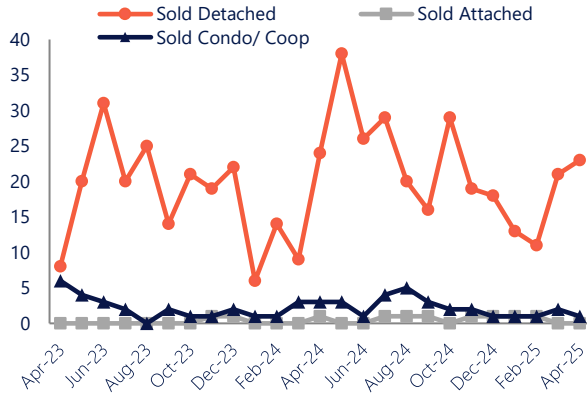
Down -1%
Vs. Year Ago

Days On Market
8



Down
Vs. Year Ago

Units Sold*



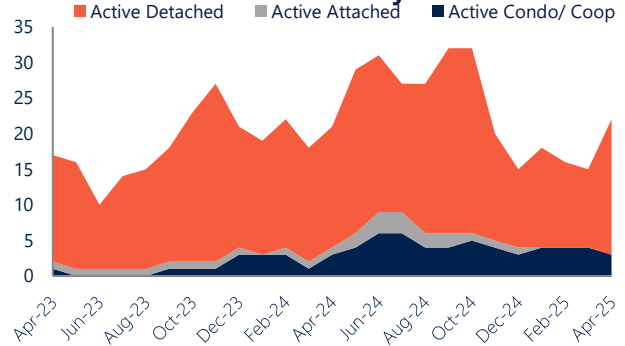
Units Sold

There was an increase in total units sold in April, with 24 sold this month in Westhampton versus 23 last month, an increase of 4%. This month's total units sold was lower than at this time last year, a decrease of 14% versus April 2024.

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 April was 22 compared to 21 in April 2024. This month's total of 22 is higher than the previous month's total supply of available inventory of 15, an increase of 47%.

Active Inventory*

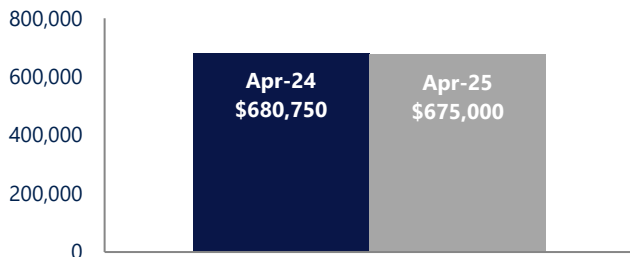


Median Sale Price

Last April, the median sale price for Westhampton Homes was \$680,750. This April, the median sale price was \$675,000, a decrease of 1% or \$5,750 compared to last year. The current median sold price is 12% higher than in March.

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



Westhampton are defined as properties listed in zip code/s 23226.

*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 CVRMLS 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 CVRMLS or Long & Foster Real Estate, Inc.

THE LONG & FOSTER MARKET MINUTE™

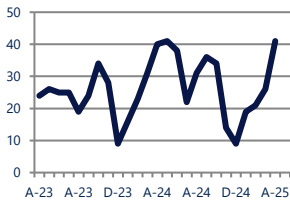
FOCUS ON: **WESTHAMPTON HOUSING MARKET**

APRIL 2025

Zip Code(s): 23226

New Listings

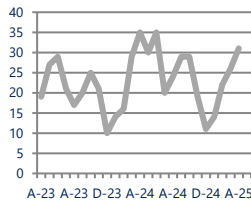
41



Up 2%
Vs. Year Ago

Current Contracts

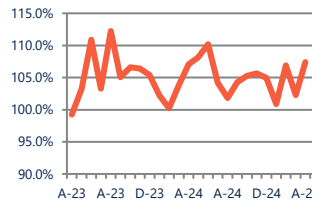
31



Down -11%
Vs. Year Ago

Sold Vs. List Price

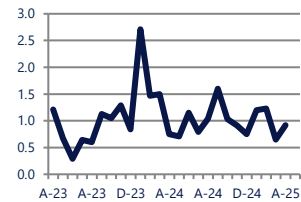
107.4%



No Change
Vs. Year Ago

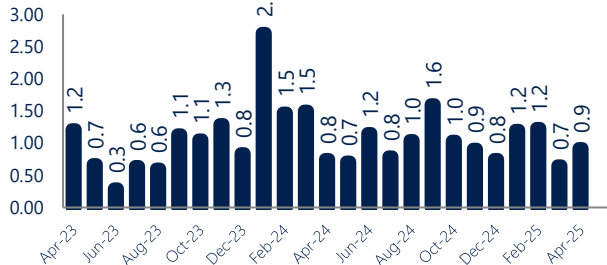
Months of Supply

0.9



Up 23%
Vs. Year Ago

Months Of Supply



Months of Supply

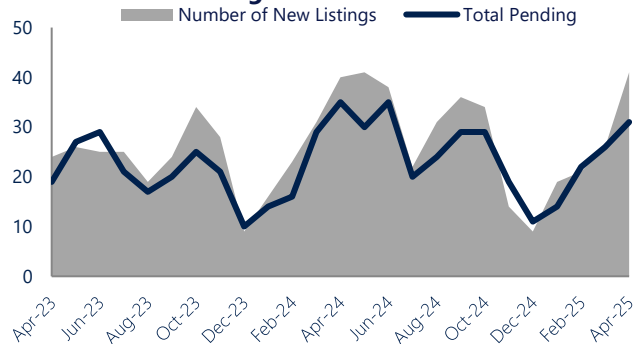
In April, there was 0.9 months of supply available in Westhampton, compared to 0.8 in April 2024. That is an increase of 22% versus a year ago.

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.

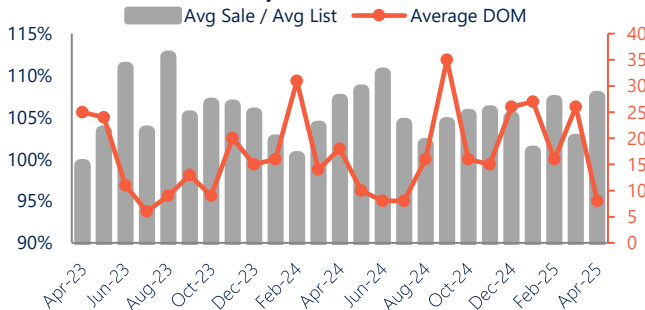
New Listings & Current Contracts

This month there were 41 homes newly listed for sale in Westhampton compared to 40 in April 2024, an increase of 3%. There were 31 current contracts pending sale this April compared to 35 a year ago. The number of current contracts is 11% lower than last April.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In April, the average sale price in Westhampton was 107.4% 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 8, lower than the average last year, which was 18. This decrease was impacted by the limited number of sales.

Westhampton are defined as properties listed in zip code/s 23226.

*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 CVRMLS 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 CVRMLS or Long & Foster Real Estate, Inc.