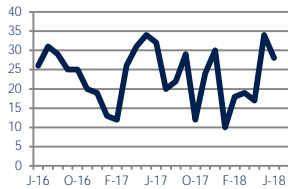


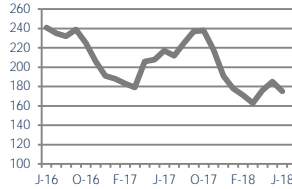


**Units Sold**  
28



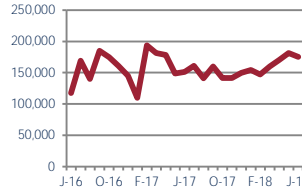
**Down -13%**  
Vs. Year Ago

**Active Inventory**  
175



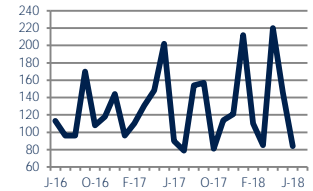
**Down -19%**  
Vs. Year Ago

**Median Sale Price**  
\$175,500



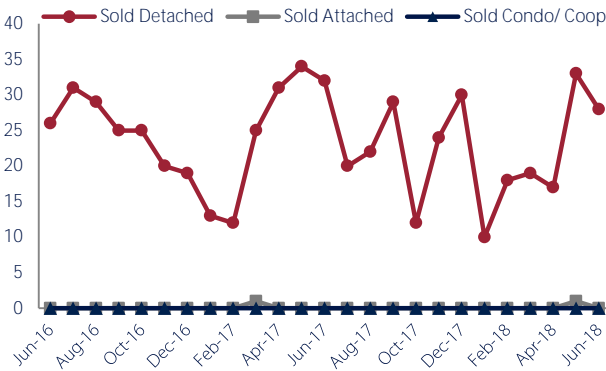
**Up 16%**  
Vs. Year Ago

**Days On Market**  
84



**Down -7%**  
Vs. Year Ago

### Units Sold\*



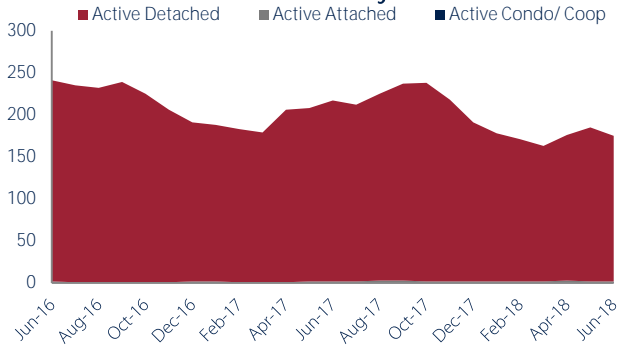
### Units Sold

There was a decrease in total units sold in June, with 28 sold this month in Morgan County versus 34 last month, a decrease of 18%. This month's total units sold was lower than at this time last year, a decrease of 13% versus June 2017.

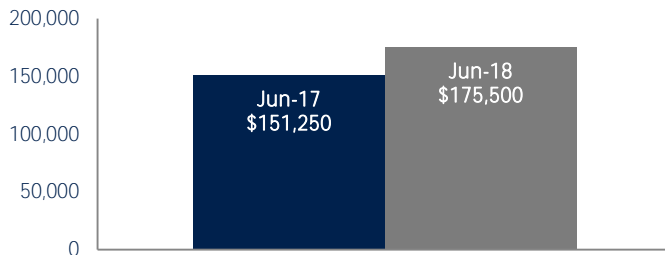
### Active Inventory

Versus last year, the total number of homes available this month is lower by 42 units or 19%. The total number of active inventory this June was 175 compared to 217 in June 2017. This month's total of 175 is lower than the previous month's total supply of available inventory of 185, a decrease of 5%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last June, the median sale price for Morgan County Homes was \$151,250. This June, the median sale price was \$175,500, an increase of 16% or \$24,250 compared to last year. The current median sold price is 3% lower than in May.

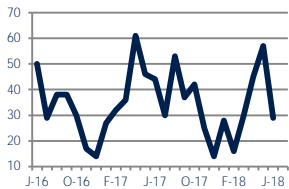
Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.



\*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 MRIS 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 MRIS or Long & Foster Real Estate, Inc.

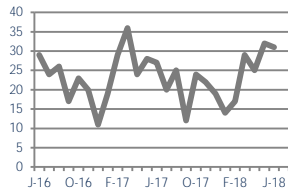


**New Listings**  
29



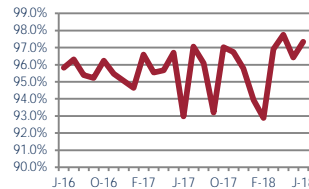
**Down -34%**  
Vs. Year Ago

**Current Contracts**  
31



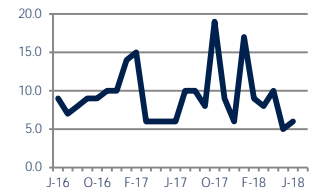
**Up 15%**  
Vs. Year Ago

**Sold Vs. List Price**  
97.3%



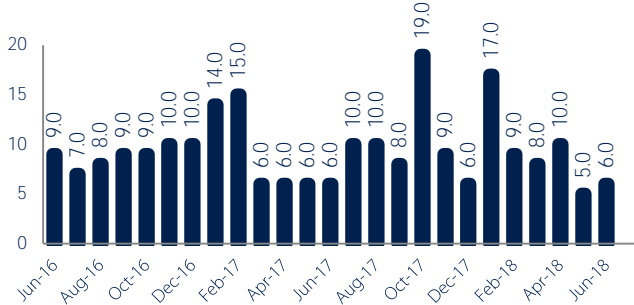
**Up 4.7%**  
Vs. Year Ago

**Months of Supply**  
6.0



**No Change**  
Vs. Year Ago

### Months Of Supply



### Months of Supply

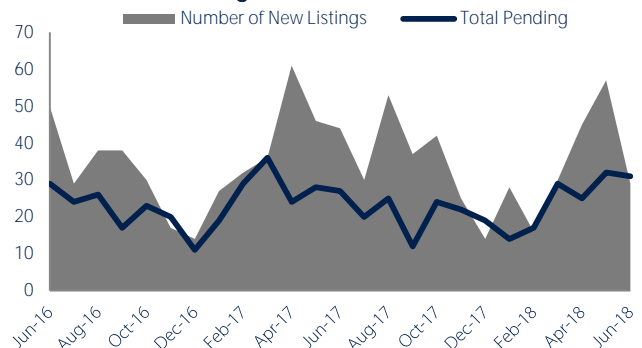
In June, there was 6.3 months of supply available in Morgan County, compared to 6.8 in June 2017. That is a decrease of 8% versus a year ago.

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.

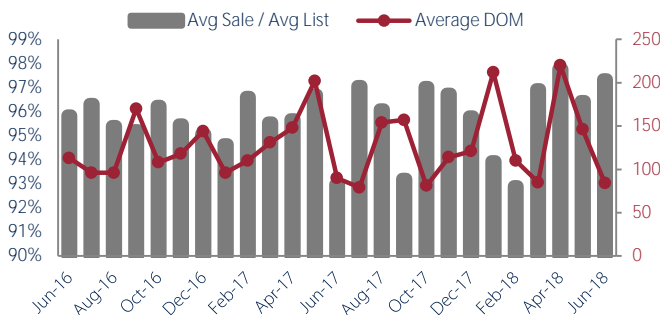
### New Listings & Current Contracts

This month there were 29 homes newly listed for sale in Morgan County compared to 44 in June 2017, a decrease of 34%. There were 31 current contracts pending sale this June compared to 27 a year ago. The number of current contracts is 15% higher than last June.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In June, the average sale price in Morgan County was 97.3% of the average list price, which is 4.4% higher than at this time last year.

### Days On Market

This month, the average number of days on market was 84, lower than the average last year, which was 90, a decrease of 7%.



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