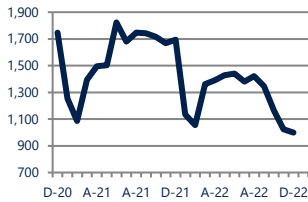


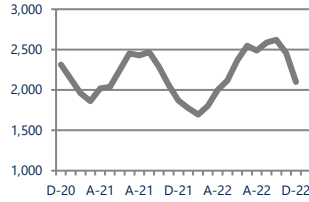


Units Sold 999



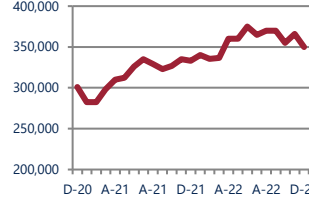
Down
Vs. Year Ago

Active Inventory 2,100



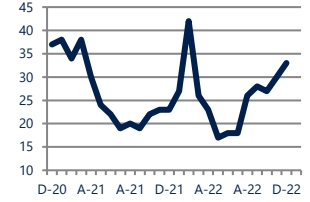
Up 12%
Vs. Year Ago

Median Sale Price \$350,000



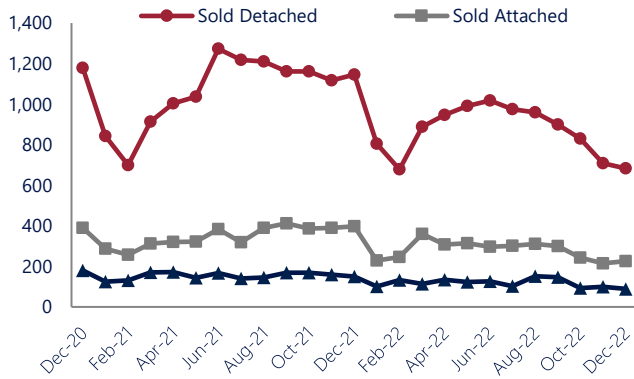
Up 5%
Vs. Year Ago

Days On Market 33



Up 43%
Vs. Year Ago

Units Sold*



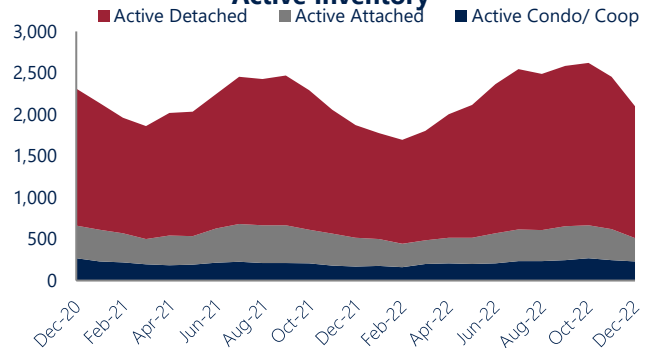
Units Sold

There was a decrease in total units sold in December, with 999 sold this month in Delaware. 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 higher by 229 units or 12%. The total number of active inventory this December was 2,100 compared to 1,871 in December 2021. This month's total of 2,100 is lower than the previous month's total supply of available inventory of 2,455, a decrease of 14%.

Active Inventory*



Median Sale Price



Median Sale Price

Last December, the median sale price for Delaware Homes was \$333,000. This December, the median sale price was \$350,000, an increase of 5% or \$17,000 compared to last year. The current median sold price is 4% lower 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.

*Defined as the counties of Kent, New Castle, and Sussex in DE

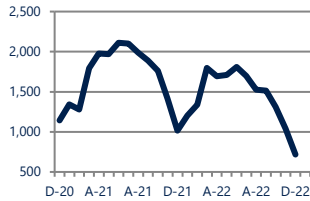
*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by BRIGHTMLS 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 BRIGHTMLS or Long & Foster Real Estate, Inc.





New Listings

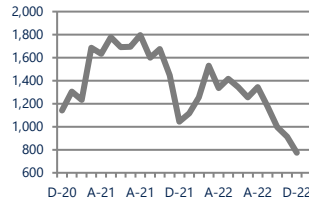
717



Down -29%
Vs. Year Ago

Current Contracts

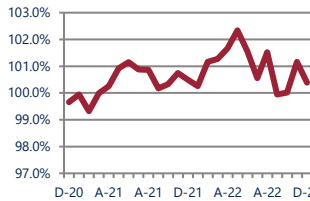
774



Down -26%
Vs. Year Ago

Sold Vs. List Price

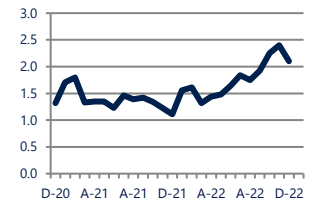
100.4%



No Change
Vs. Year Ago

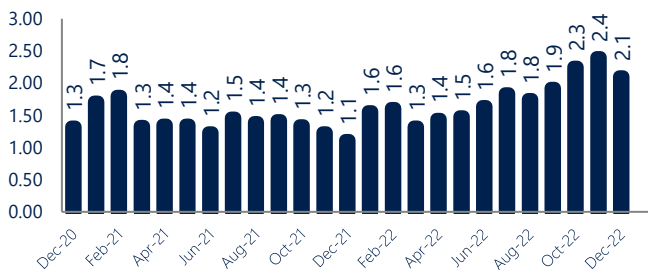
Months of Supply

2.1



Up 89%
Vs. Year Ago

Months of Supply



Months of Supply

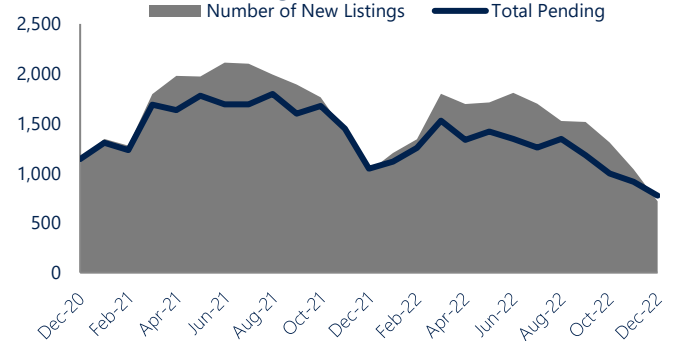
In December, there was 2.1 months of supply available in Delaware, compared to 1.1 in December 2021. That is an increase of 90% versus a year ago.

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.

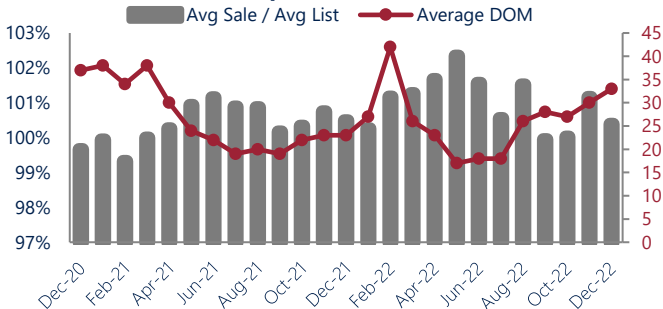
New Listings & Current Contracts

This month there were 717 homes newly listed for sale in Delaware compared to 1,016 in December 2021, a decrease of 29%. There were 774 current contracts pending sale this December compared to 1,044 a year ago. The number of current contracts is 26% lower than last December.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In December, the average sale price in Delaware was 100.4% 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 33, higher than the average last year, which was 23, an increase of 43%.



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