



Units Sold

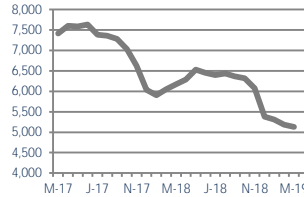
985



Down -21%
Vs. Year Ago

Active Inventory

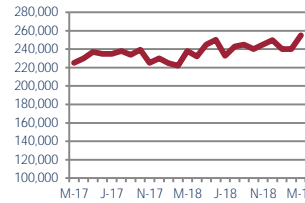
5,132



Down -17%
Vs. Year Ago

Median Sale Price

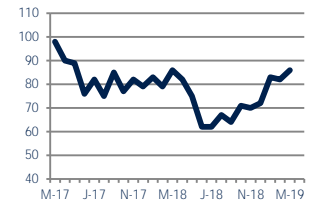
\$255,000



Up 7%
Vs. Year Ago

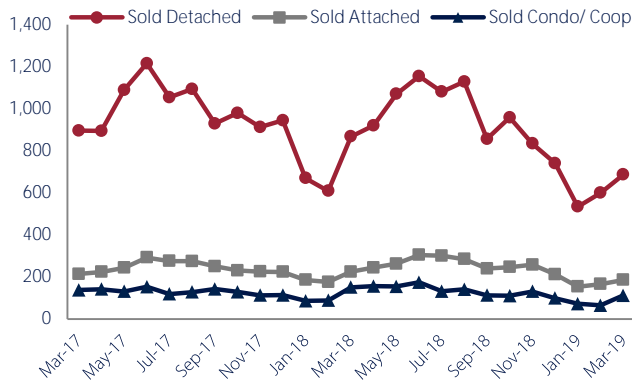
Days On Market

86



No Change
Vs. Year Ago

Units Sold*



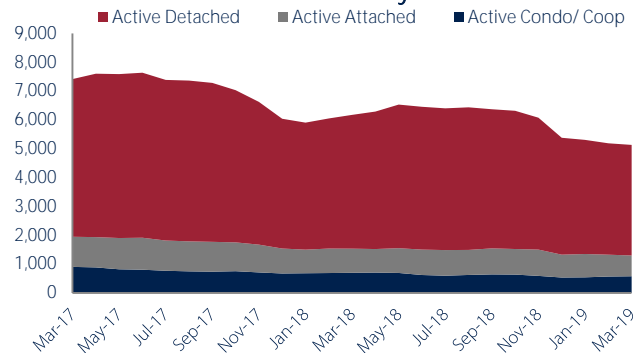
Units Sold

There was an increase in total units sold in March, with 985 sold this month in Delaware versus 831 last month, an increase of 19%. This month's total units sold was lower than at this time last year, a decrease of 21% versus March 2018.

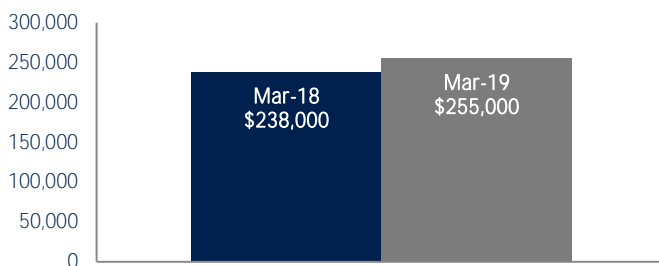
Active Inventory

Versus last year, the total number of homes available this month is lower by 1,042 units or 17%. The total number of active inventory this March was 5,132 compared to 6,174 in March 2018. This month's total of 5,132 is lower than the previous month's total supply of available inventory of 5,188, a decrease of 1%.

Active Inventory*



Median Sale Price



Median Sale Price

Last March, the median sale price for Delaware Homes was \$238,000. This March, the median sale price was \$255,000, an increase of 7% or \$17,000 compared to last year. The current median sold price is 6% higher 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.

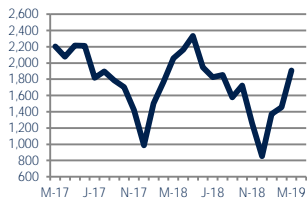
*Defined as the counties of Kent, New Castle, and Sussex in DE

*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

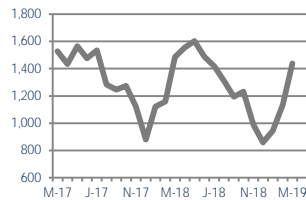
1,909



Down -7%
Vs. Year Ago

Current Contracts

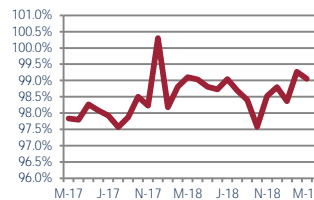
1,438



Down -3%
Vs. Year Ago

Sold Vs. List Price

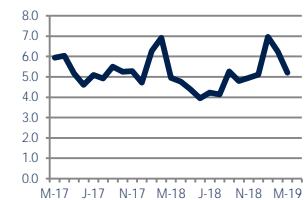
99.1%



No Change
Vs. Year Ago

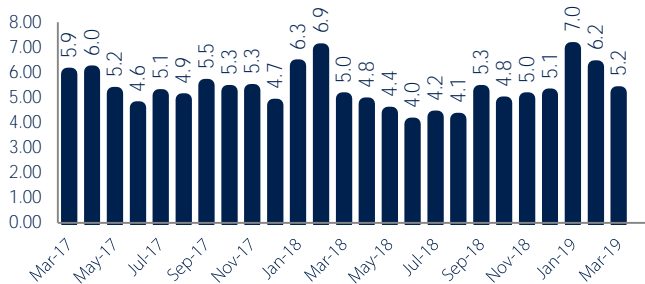
Months of Supply

5.2



Up 5%
Vs. Year Ago

Months Of Supply



Months of Supply

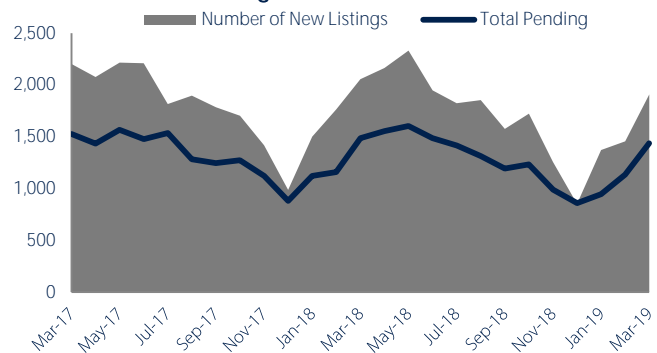
In March, there was 5.2 months of supply available in Delaware, compared to 5.0 in March 2018. That is an increase of 5% versus a year ago.

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.

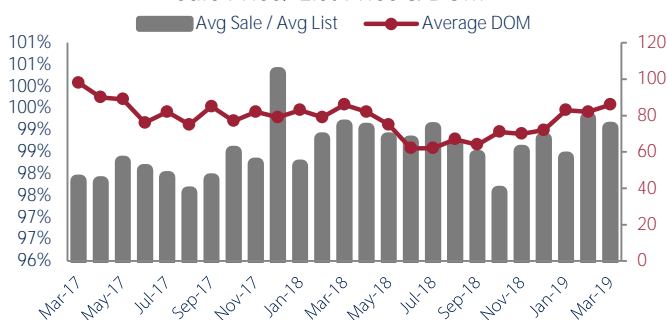
New Listings & Current Contracts

This month there were 1,909 homes newly listed for sale in Delaware compared to 2,056 in March 2018, a decrease of 7%. There were 1,438 current contracts pending sale this March compared to 1,486 a year ago. The number of current contracts is 3% 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 Delaware was 99.1% 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 86, which is similar compared to a year ago.



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