

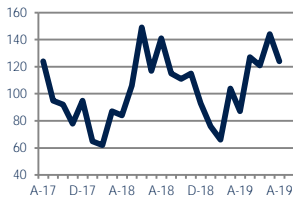
## Focus On: Barnegat, Waretown and Lacey Housing Market

August 2019

Zip Code(s): 08731, 08758 and 08005

### Units Sold

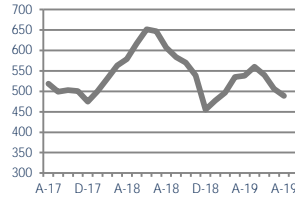
124



Down -12%  
Vs. Year Ago

### Active Inventory

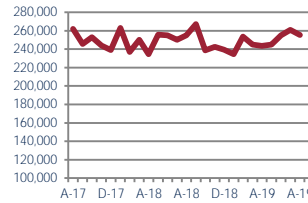
489



Down -19%  
Vs. Year Ago

### Median Sale Price

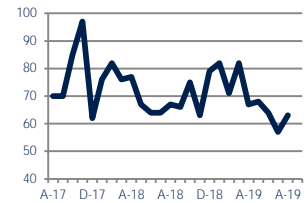
\$255,500



No Change  
Vs. Year Ago

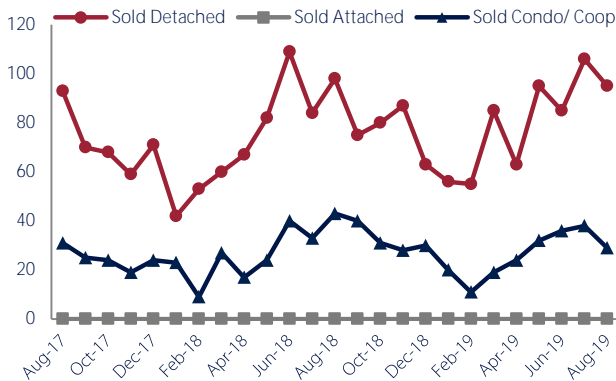
### Days On Market

63



Down -6%  
Vs. Year Ago

### Units Sold\*



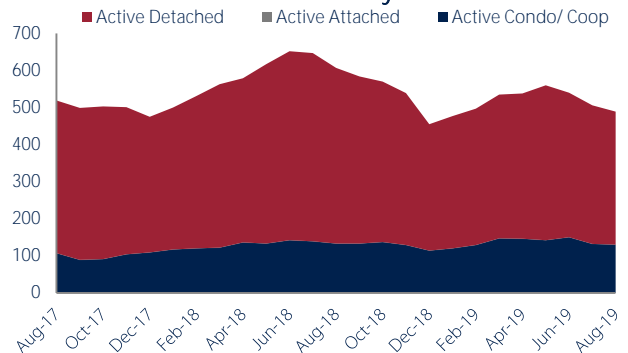
### Units Sold

There was a decrease in total units sold in August, with 124 sold this month in Barnegat, Waretown and Lacey versus 144 last month, a decrease of 14%. This month's total units sold was lower than at this time last year, a decrease of 12% versus August 2018.

### Active Inventory

Versus last year, the total number of homes available this month is lower by 118 units or 19%. The total number of active inventory this August was 489 compared to 607 in August 2018. This month's total of 489 is lower than the previous month's total supply of available inventory of 506, a decrease of 3%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last August, the median sale price for Barnegat, Waretown and Lacey Homes was \$255,000. This August, the median sale price was \$255,500, which is similar compared to a year ago. The current median sold price is 2% higher than in July.

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

Barnegat, Waretown and Lacey are defined as properties listed in zip code/s 08731, 08758 and 08005.

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



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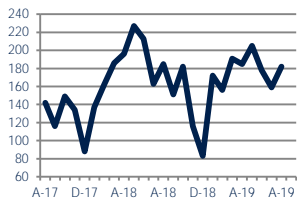
## Focus On: Barnegat, Waretown and Lacey Housing Market

August 2019

Zip Code(s): 08731, 08758 and 08005

### New Listings

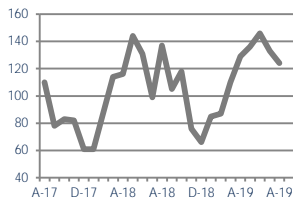
182



Down -2%  
Vs. Year Ago

### Current Contracts

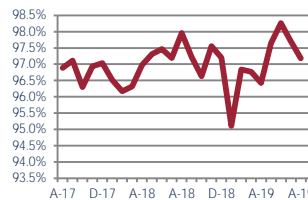
124



Down -9%  
Vs. Year Ago

### Sold Vs. List Price

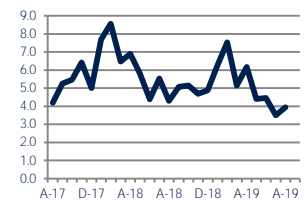
97.2%



Down -0.8%  
Vs. Year Ago

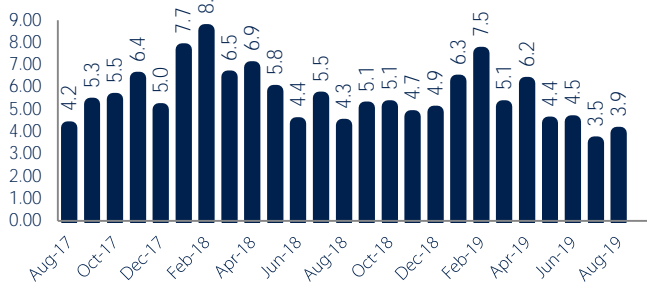
### Months of Supply

3.9



Down -8%  
Vs. Year Ago

### Months Of Supply



### New Listings & Current Contracts

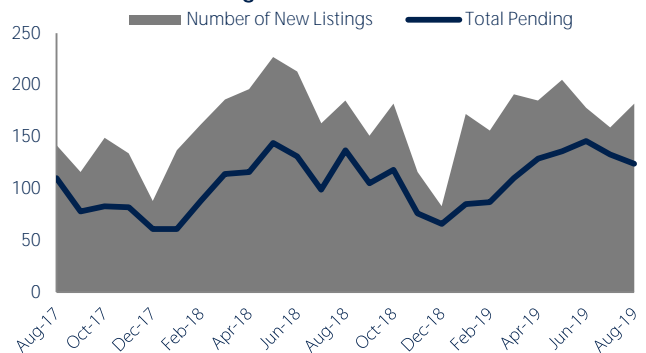
This month there were 182 homes newly listed for sale in Barnegat, Waretown and Lacey compared to 185 in August 2018, a decrease of 2%. There were 124 current contracts pending sale this August compared to 137 a year ago. The number of current contracts is 9% lower than last August.

### Months of Supply

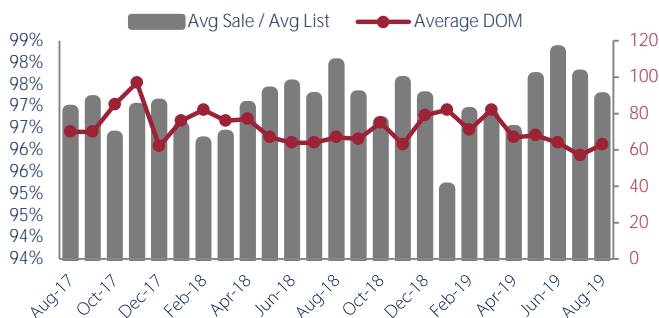
In August, there was 3.9 months of supply available in Barnegat, Waretown and Lacey, compared to 4.3 in August 2018. That is a decrease of 8% versus a year ago.

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



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In August, the average sale price in Barnegat, Waretown and Lacey was 97.2% of the average list price, which is 0.8% lower than at this time last year.

### Days On Market

This month, the average number of days on market was 63, lower than the average last year, which was 67, a decrease of 6%.



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