



# The Long & Foster Market Minute™

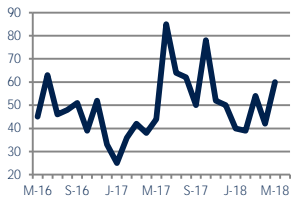
Focus On: Delran, Riverside, and Beverly Housing Market

May 2018

Zip Code(s): 08075 and 08010

## Units Sold

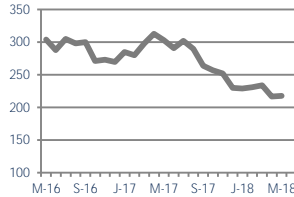
60



Up  
Vs. Year Ago

## Active Inventory

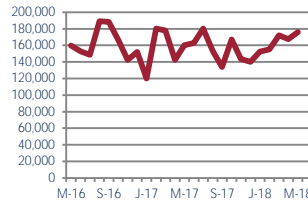
218



Down -28%  
Vs. Year Ago

## Median Sale Price

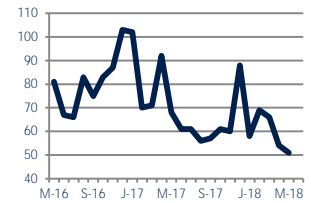
\$176,000



Up 10%  
Vs. Year Ago

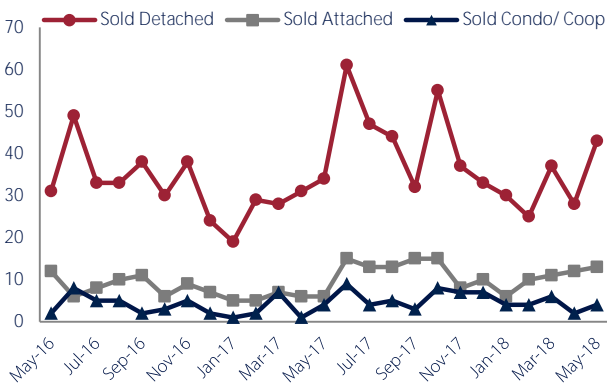
## Days On Market

51



Down -25%  
Vs. Year Ago

### Units Sold\*



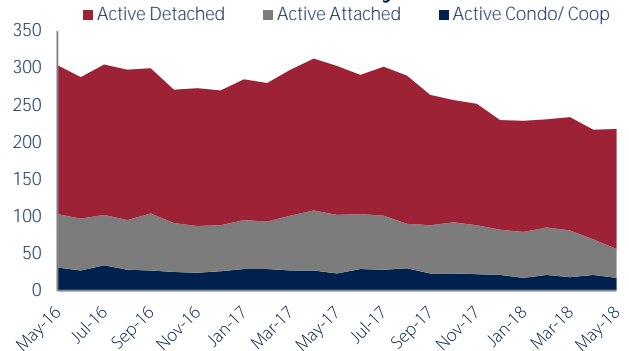
## Units Sold

There was an increase in total units sold in May, with 60 sold this month in Delran, Riverside, and Beverly. This month's total units sold was higher than at this time last year.

## Active Inventory

Versus last year, the total number of homes available this month is lower by 85 units or 28%. The total number of active inventory this May was 218 compared to 303 in May 2017. This month's supply remained stable as compared to last month.

### Active Inventory\*



## Median Sale Price

Last May, the median sale price for Delran, Riverside, and Beverly Homes was \$160,000. This May, the median sale price was \$176,000, an increase of 10% or \$16,000 compared to last year. The current median sold price is 5% higher than in April.

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



Delran, Riverside, and Beverly are defined as properties listed in zip code/s 08075 and 08010.

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



CHRISTIE'S  
INTERNATIONAL REAL ESTATE



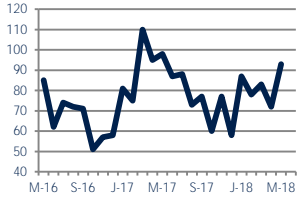
# Focus On: Delran, Riverside, and Beverly Housing Market

May 2018

Zip Code(s): 08075 and 08010

## New Listings

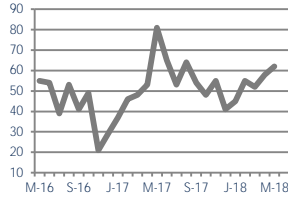
93



Down -5%  
Vs. Year Ago

## Current Contracts

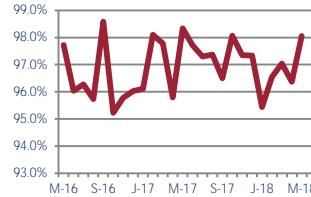
62



Down -23%  
Vs. Year Ago

## Sold Vs. List Price

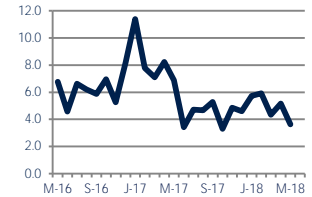
98.1%



No Change  
Vs. Year Ago

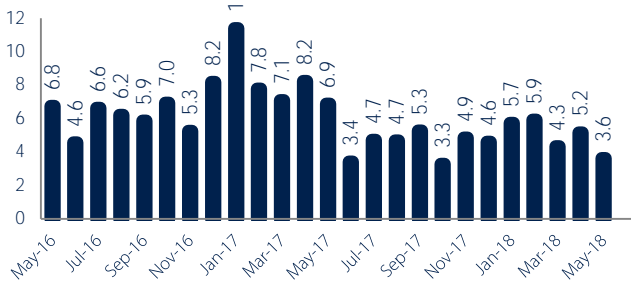
## Months of Supply

3.6



Down -47%  
Vs. Year Ago

## Months Of Supply



## Months of Supply

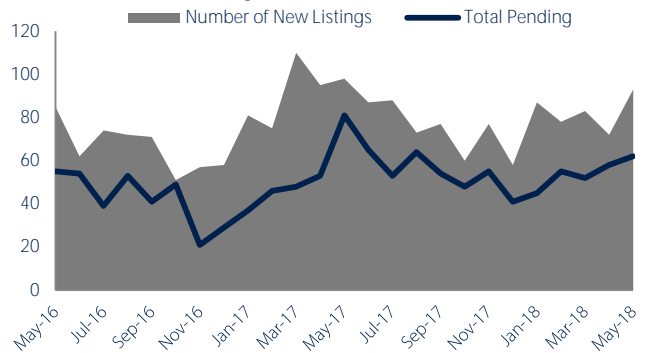
In May, there was 3.6 months of supply available in Delran, Riverside, and Beverly, compared to 6.9 in May 2017. That is a decrease of 47% versus a year ago.

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.

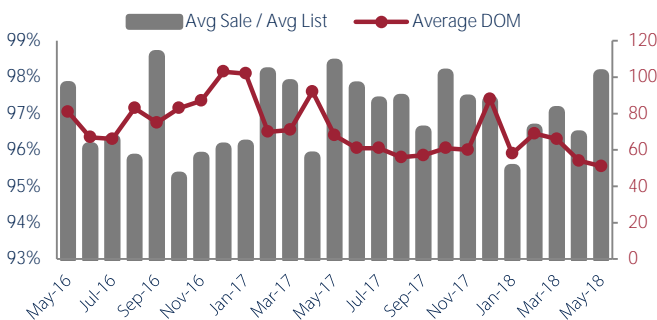
## New Listings & Current Contracts

This month there were 93 homes newly listed for sale in Delran, Riverside, and Beverly compared to 98 in May 2017, a decrease of 5%. There were 62 current contracts pending sale this May compared to 81 a year ago. The number of current contracts is 23% lower than last May.

## New Listings & Current Contracts



## Sale Price/ List Price & DOM



## Sale Price to List Price Ratio

In May, the average sale price in Delran, Riverside, and Beverly was 98.1% 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 51, lower than the average last year, which was 68, a decrease of 25%.



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