



The Long & Foster Market Minute™

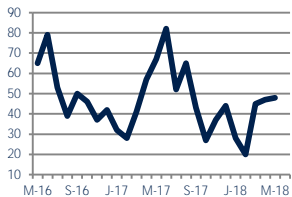
Focus On: Haddonfield, Audubon, and Haddon Heights Housing Market

May 2018

Zip Code(s): 08033, 08106 and 08035

Units Sold

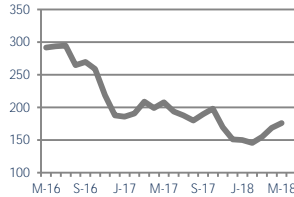
48



Down -28%
Vs. Year Ago

Active Inventory

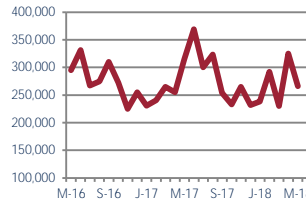
176



Down -15%
Vs. Year Ago

Median Sale Price

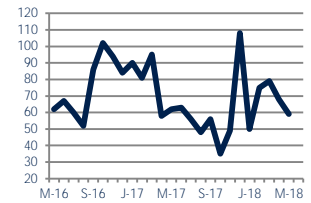
\$266,000



Down -16%
Vs. Year Ago

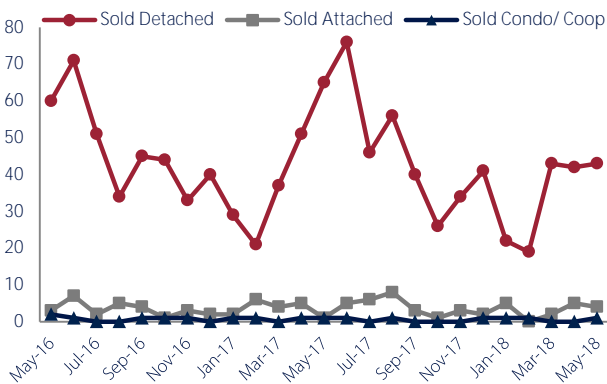
Days On Market

59



Down -5%
Vs. Year Ago

Units Sold*



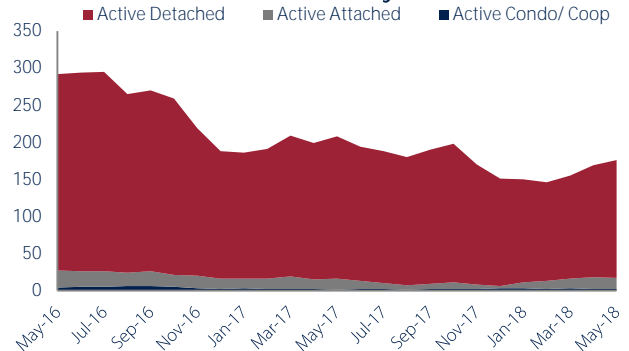
Units Sold

There was an increase in total units sold in May, with 48 sold this month in Haddonfield, Audubon, and Haddon Heights versus 47 last month, an increase of 2%. This month's total units sold was lower than at this time last year, a decrease of 28% versus May 2017.

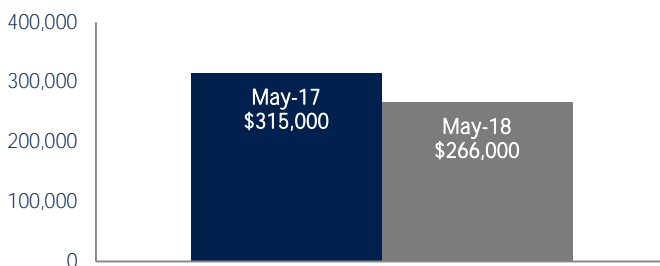
Active Inventory

Versus last year, the total number of homes available this month is lower by 32 units or 15%. The total number of active inventory this May was 176 compared to 208 in May 2017. This month's total of 176 is higher than the previous month's total supply of available inventory of 169, an increase of 4%.

Active Inventory*



Median Sale Price



Median Sale Price

Last May, the median sale price for Haddonfield, Audubon, and Haddon Heights Homes was \$315,000. This May, the median sale price was \$266,000, a decrease of 16% or \$49,000 compared to last year. The current median sold price is 18% lower 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.



Haddonfield, Audubon, and Haddon Heights are defined as properties listed in zip code/s 08033, 08106 and 08035.

*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.

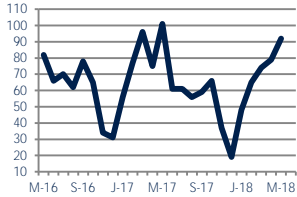
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Zip Code(s): 08033, 08106 and 08035

New Listings

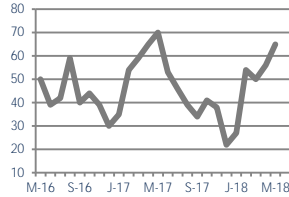
92



Down -9%
Vs. Year Ago

Current Contracts

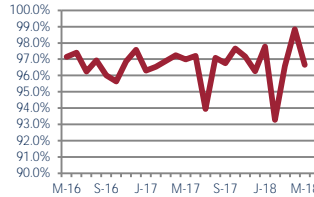
65



Down -7%
Vs. Year Ago

Sold Vs. List Price

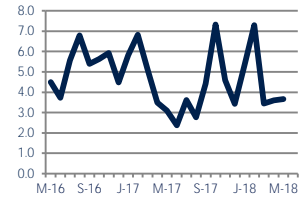
96.7%



No Change
Vs. Year Ago

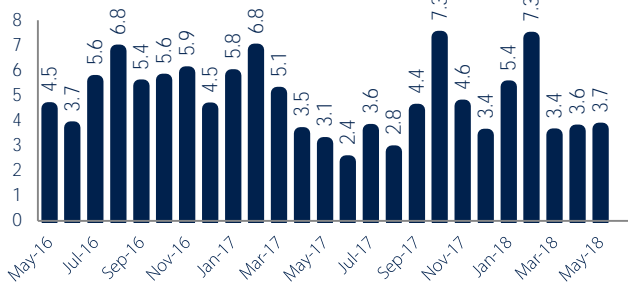
Months of Supply

3.7



Up 18%
Vs. Year Ago

Months Of Supply



Months of Supply

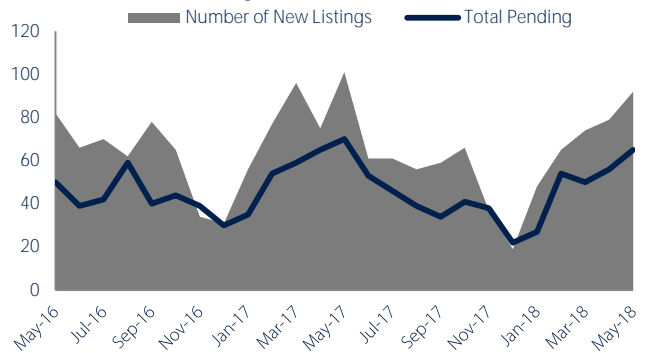
In May, there was 3.7 months of supply available in Haddonfield, Audubon, and Haddon Heights, compared to 3.1 in May 2017. That is an increase of 18% versus a year ago.

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.

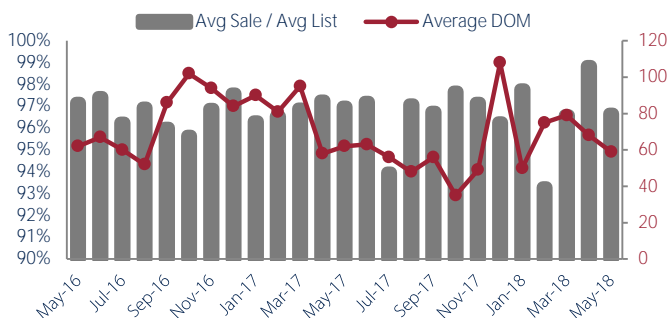
New Listings & Current Contracts

This month there were 92 homes newly listed for sale in Haddonfield, Audubon, and Haddon Heights compared to 101 in May 2017, a decrease of 9%. There were 65 current contracts pending sale this May compared to 70 a year ago. The number of current contracts is 7% 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 Haddonfield, Audubon, and Haddon Heights was 96.7% 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 59, lower than the average last year, which was 62, a decrease of 5%.



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