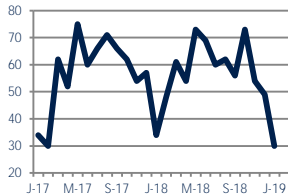


Zip Code(s): 08406, 08402 and 08403

Units Sold

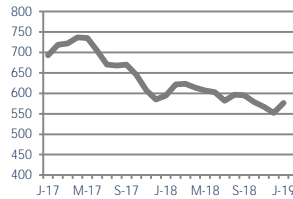
30



Down
Vs. Year Ago

Active Inventory

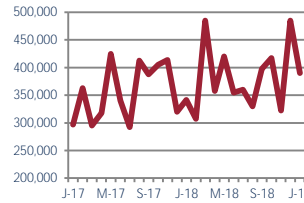
576



Down -3%
Vs. Year Ago

Median Sale Price

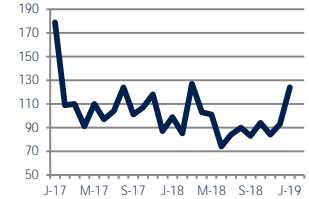
\$390,000



Up 14%
Vs. Year Ago

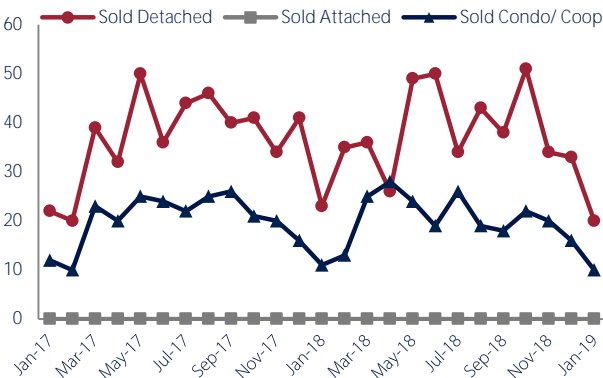
Days On Market

124



Up 25%
Vs. Year Ago

Units Sold*



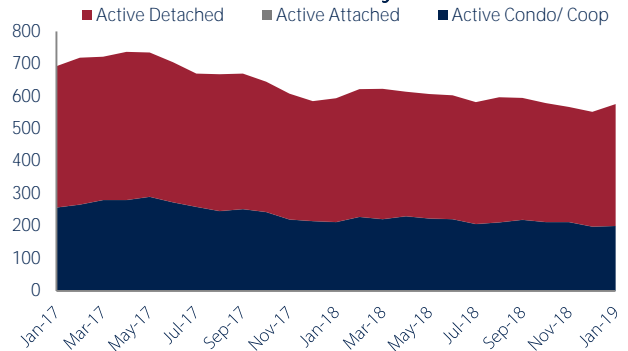
Units Sold

With relatively few transactions, there was a decrease in total units sold in January, with 30 sold this month in Margate City, Ventnor City, and Longport. This month's total units sold was lower than at this time last year, a decrease from January 2018.

Active Inventory

Versus last year, the total number of homes available this month is lower by 18 units or 3%. The total number of active inventory this January was 576 compared to 594 in January 2018. This month's total of 576 is higher than the previous month's total supply of available inventory of 552, an increase of 4%.

Active Inventory*



Median Sale Price



Median Sale Price

Last January, the median sale price for Margate City, Ventnor City, and Longport Homes was \$341,250. This January, the median sale price was \$390,000, an increase of 14% or \$48,750 compared to last year. The current median sold price is 20% lower than in December.

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

Margate City, Ventnor City, and Longport are defined as properties listed in zip code/s 08406, 08402 and 08403.

*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 SJSMLS 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 SJSMLS or Long & Foster Real Estate, Inc.



CHRISTIE'S
INTERNATIONAL REAL ESTATE

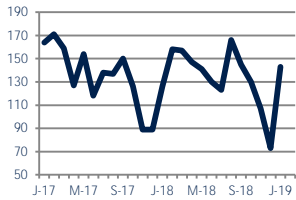




Zip Code(s): 08406, 08402 and 08403

New Listings

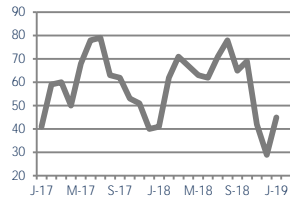
143



Up 13%
Vs. Year Ago

Current Contracts

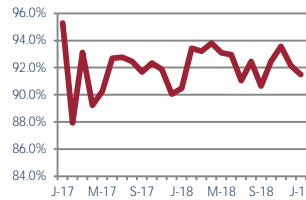
45



Up 10%
Vs. Year Ago

Sold Vs. List Price

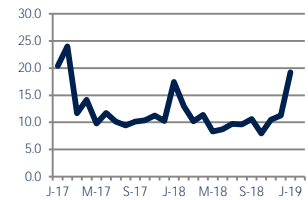
91.5%



Up 1.1%
Vs. Year Ago

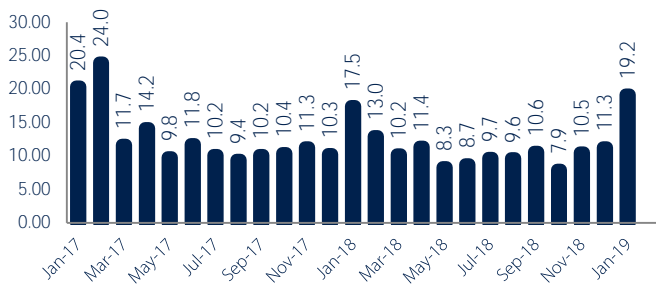
Months of Supply

19.2



Up 10%
Vs. Year Ago

Months Of Supply



Months of Supply

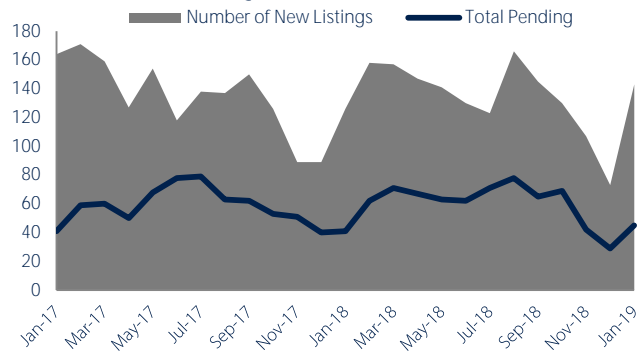
In January, there was 19.2 months of supply available in Margate City, Ventnor City, and Longport, compared to 17.5 in January 2018. That is an increase of 10% versus a year ago.

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.

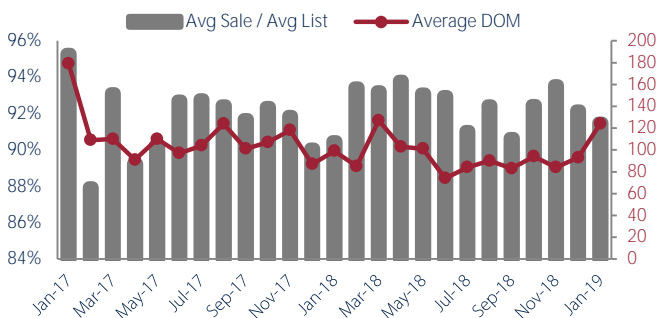
New Listings & Current Contracts

This month there were 143 homes newly listed for sale in Margate City, Ventnor City, and Longport compared to 126 in January 2018, an increase of 13%. There were 45 current contracts pending sale this January compared to 41 a year ago. The number of current contracts is 10% higher than last January.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In January, the average sale price in Margate City, Ventnor City, and Longport was 91.5% of the average list price, which is 1.0% higher than at this time last year.

Days On Market

This month, the average number of days on market was 124, higher than the average last year, which was 99, an increase of 25%.



Margate City, Ventnor City, and Longport are defined as properties listed in zip code/s 08406, 08402 and 08403.

*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 SJSMLS 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 SJSMLS or Long & Foster Real Estate, Inc.

