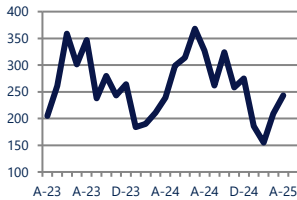


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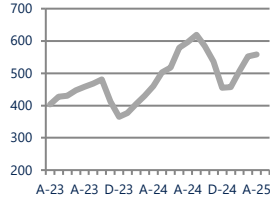
APRIL 2025

Units Sold 243



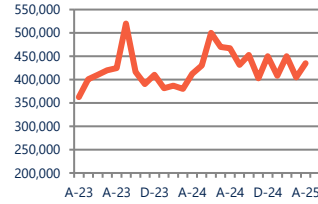
Up 2%
Vs. Year Ago

Active Inventory 558



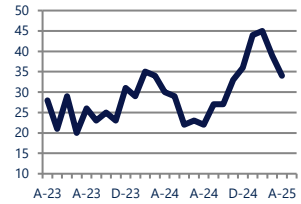
Up 21%
Vs. Year Ago

Median Sale Price \$435,000



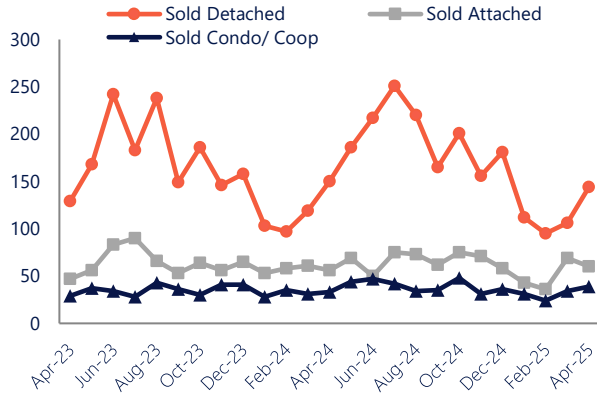
Up 5%
Vs. Year Ago

Days On Market 34



Up 13%
Vs. Year Ago

Units Sold*



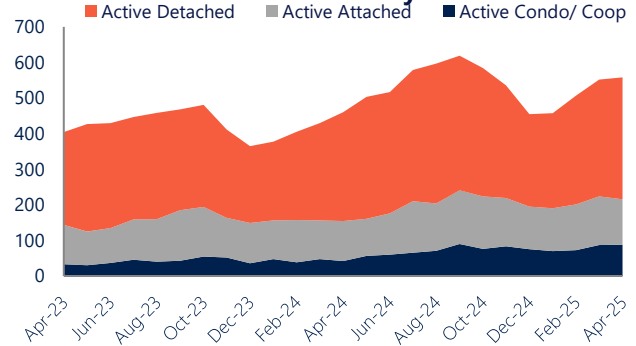
Units Sold

There was an increase in total units sold in April, with 243 sold this month in Mercer County versus 209 last month, an increase of 16%. This month's total units sold was higher than at this time last year, an increase of 2% versus April 2024.

Active Inventory

Versus last year, the total number of homes available this month is higher by 98 units or 21%. The total number of active inventory this April was 558 compared to 460 in April 2024. This month's total of 558 is higher than the previous month's total supply of available inventory of 552, an increase of 1%.

Active Inventory*



Median Sale Price



Median Sale Price

Last April, the median sale price for Mercer County Homes was \$412,500. This April, the median sale price was \$435,000, an increase of 5% or \$22,500 compared to last year. The current median sold price is 7% higher than in March.

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

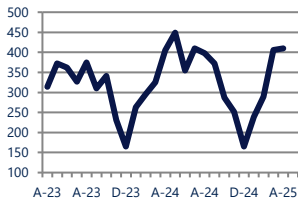
THE LONG & FOSTER MARKET MINUTE™

FOCUS ON: **MERCER COUNTY HOUSING MARKET**

APRIL 2025

New Listings

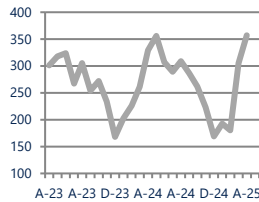
410



Up 1%
Vs. Year Ago

Current Contracts

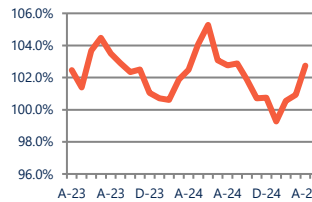
357



Up 9%
Vs. Year Ago

Sold Vs. List Price

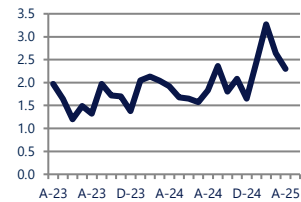
102.7%



No Change
Vs. Year Ago

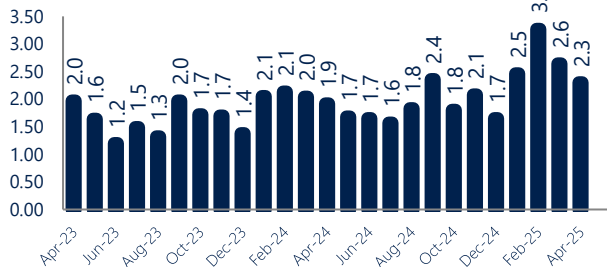
Months of Supply

2.3



Up 20%
Vs. Year Ago

Months Of Supply



Months of Supply

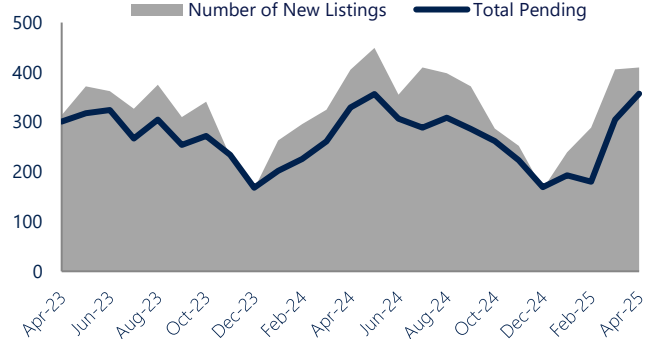
In April, there was 2.3 months of supply available in Mercer County, compared to 1.9 in April 2024. That is an increase of 19% versus a year ago.

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.

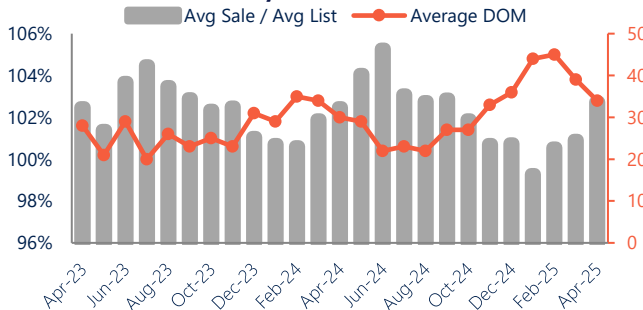
New Listings & Current Contracts

This month there were 410 homes newly listed for sale in Mercer County compared to 405 in April 2024, an increase of 1%. There were 357 current contracts pending sale this April compared to 329 a year ago. The number of current contracts is 9% higher than last April.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In April, the average sale price in Mercer County was 102.7% 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 34, higher than the average last year, which was 30, an increase of 13%.