



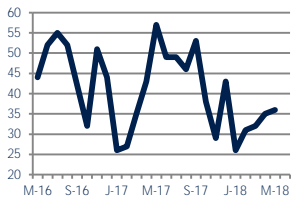
Focus On: Bensalem Housing Market

May 2018

Zip Code(s): 19020

Units Sold

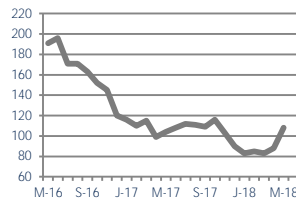
36



Down
Vs. Year Ago

Active Inventory

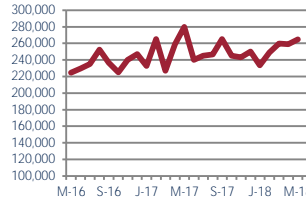
108



Up 4%
Vs. Year Ago

Median Sale Price

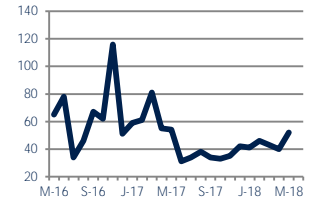
\$264,950



Down -5%
Vs. Year Ago

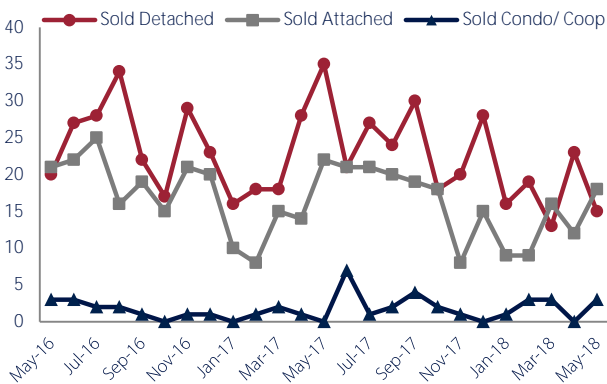
Days On Market

52



Down -4%
Vs. Year Ago

Units Sold*



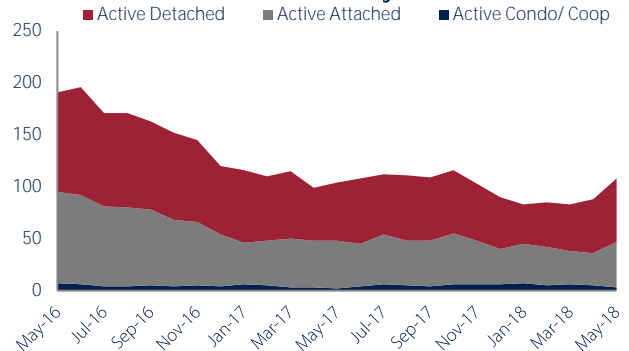
Units Sold

With relatively few transactions, there was an increase in total units sold in May, with 36 sold this month in Bensalem. This month's total units sold was lower than at this time last year, a decrease from May 2017.

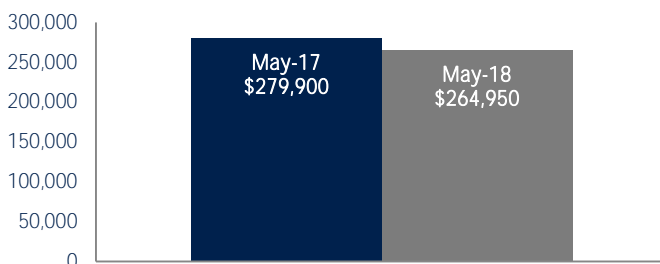
Active Inventory

Versus last year, the total number of homes available this month is higher by 4 units or 4%. The total number of active inventory this May was 108 compared to 104 in May 2017. This month's total of 108 is higher than the previous month's total supply of available inventory of 88, an increase of 23%.

Active Inventory*



Median Sale Price



Median Sale Price

Last May, the median sale price for Bensalem Homes was \$279,900. This May, the median sale price was \$264,950, a decrease of 5% or \$14,950 compared to last year. The current median sold price is 2% 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.

Bensalem are defined as properties listed in zip code/s 19020.

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



CHRISTIE'S
INTERNATIONAL REAL ESTATE



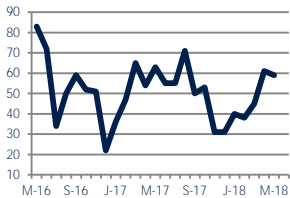
Focus On: Bensalem Housing Market

May 2018

Zip Code(s): 19020

New Listings

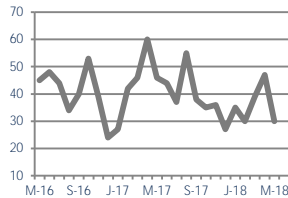
59



Down -6%
Vs. Year Ago

Current Contracts

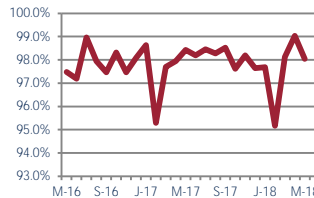
30



Down -35%
Vs. Year Ago

Sold Vs. List Price

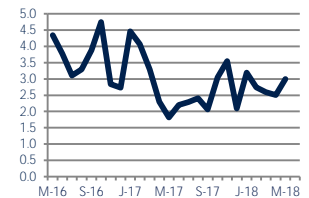
98.0%



No Change
Vs. Year Ago

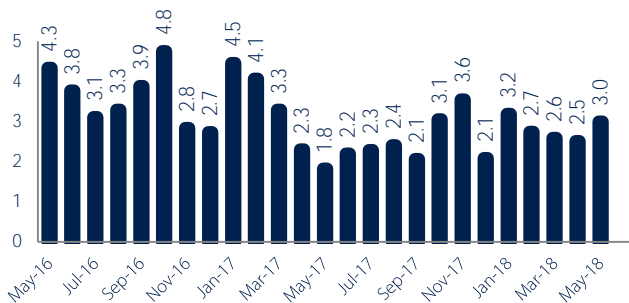
Months of Supply

3.0



Up 65%
Vs. Year Ago

Months Of Supply



Months of Supply

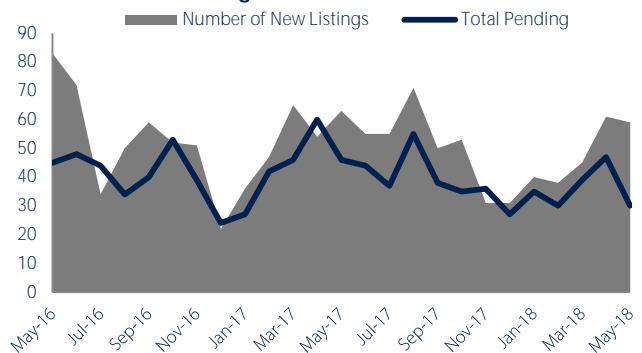
In May, there was 3.0 months of supply available in Bensalem, compared to 1.8 in May 2017. That is an increase of 64% versus a year ago.

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.

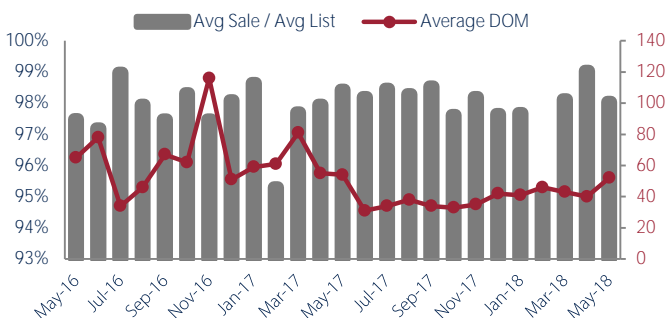
New Listings & Current Contracts

This month there were 59 homes newly listed for sale in Bensalem compared to 63 in May 2017, a decrease of 6%. There were 30 current contracts pending sale this May compared to 46 a year ago. The number of current contracts is 35% 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 Bensalem was 98.0% 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 52, lower than the average last year, which was 54, a decrease of 4%.



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