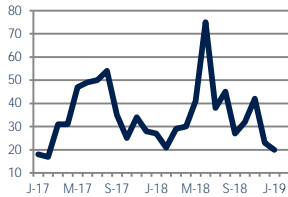


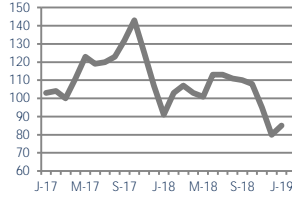
Zip Code(s): 19422 and 19462

Units Sold
20



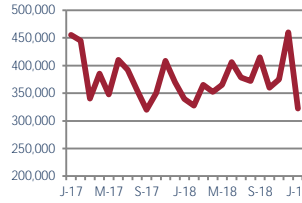
Down -26%
Vs. Year Ago

Active Inventory
85



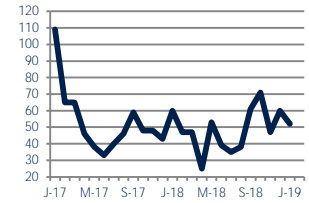
Down -7%
Vs. Year Ago

Median Sale Price
\$322,500



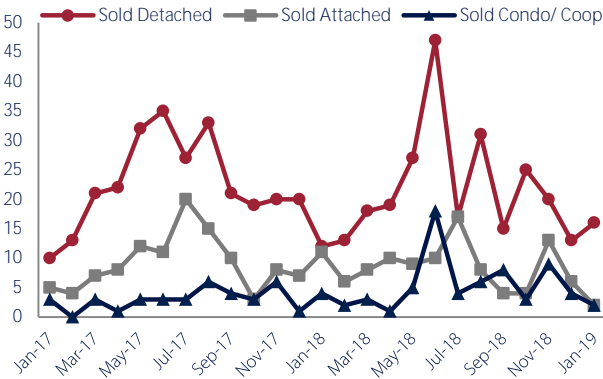
Down
Vs. Year Ago

Days On Market
52



Down -13%
Vs. Year Ago

Units Sold*



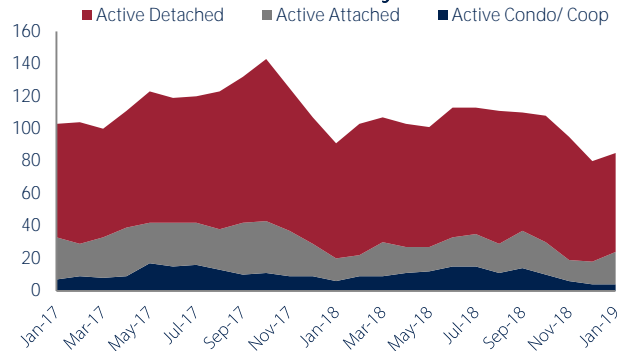
Units Sold

There was a decrease in total units sold in January, with 20 sold this month in Blue Bell, Five Points, and Plymouth Meeting versus 23 last month, a decrease of 13%. This month's total units sold was lower than at this time last year, a decrease of 26% versus January 2018.

Active Inventory

Versus last year, the total number of homes available this month is lower by 6 units or 7%. The total number of active inventory this January was 85 compared to 91 in January 2018. This month's total of 85 is higher than the previous month's total supply of available inventory of 80, an increase of 6%.

Active Inventory*



Median Sale Price



Median Sale Price

Due to the relatively small number of units sold, the median sale price showed significant change this month. Last January, the median sale price for Blue Bell, Five Points, and Plymouth Meeting Homes was \$339,500. This January, the median sale price was \$322,500, a decrease of \$17,000 compared to last year. The current median sold price is 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.



Blue Bell, Five Points, and Plymouth Meeting are defined as properties listed in zip code/s 19422 and 19462.

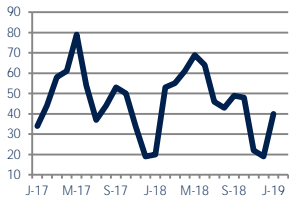
*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by BRIGHTMLS 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 BRIGHTMLS or Long & Foster Real Estate, Inc.



Zip Code(s): 19422 and 19462

New Listings

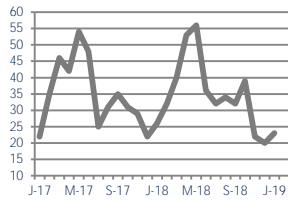
40



Up 100%
Vs. Year Ago

Current Contracts

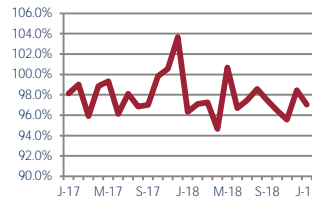
23



Down -12%
Vs. Year Ago

Sold Vs. List Price

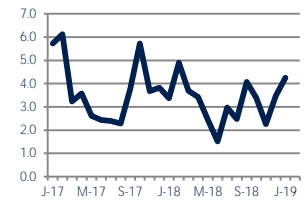
97.1%



Up 0.8%
Vs. Year Ago

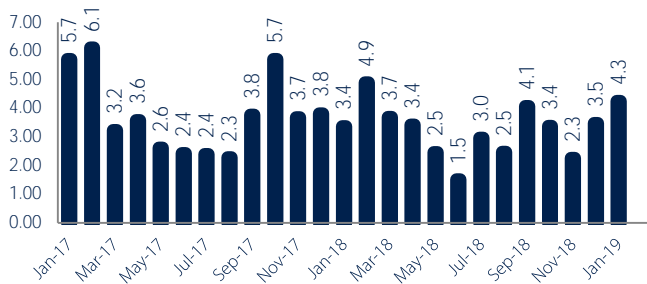
Months of Supply

4.3



Up 26%
Vs. Year Ago

Months Of Supply



Months of Supply

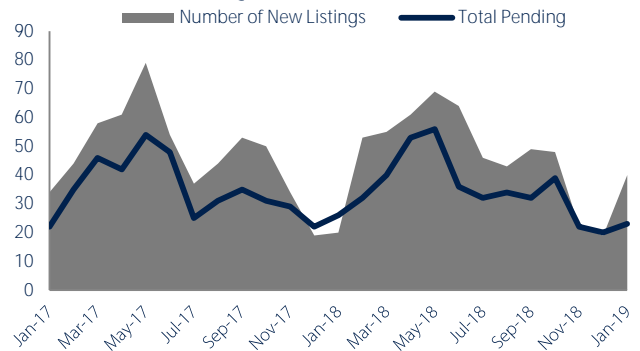
In January, there was 4.3 months of supply available in Blue Bell, Five Points, and Plymouth Meeting, compared to 3.4 in January 2018. That is an increase of 26% versus a year ago.

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.

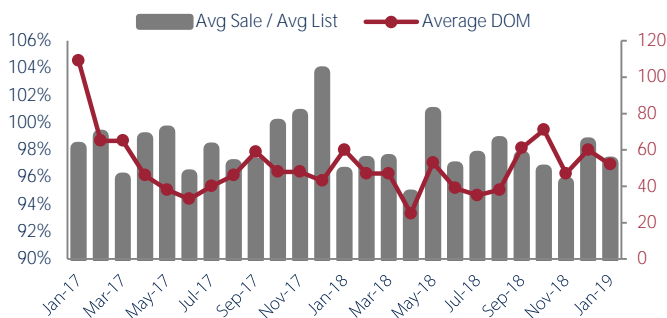
New Listings & Current Contracts

This month there were 40 homes newly listed for sale in Blue Bell, Five Points, and Plymouth Meeting compared to 20 in January 2018, an increase of 100%. There were 23 current contracts pending sale this January compared to 26 a year ago. The number of current contracts is 12% lower 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 Blue Bell, Five Points, and Plymouth Meeting was 97.1% of the average list price, which is 0.7% higher than at this time last year.

Days On Market

This month, the average number of days on market was 52, lower than the average last year, which was 60, a decrease of 13%.



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