



# The Long & Foster Market Minute™

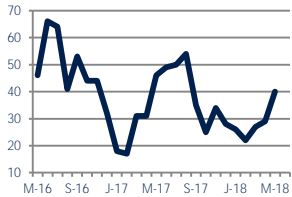
Focus On: Blue Bell, Five Points, and Plymouth Meeting Housing Market

May 2018

Zip Code(s): 19422 and 19462

## Units Sold

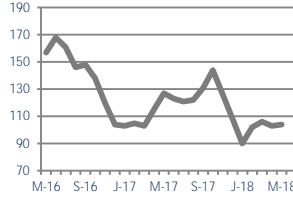
40



Down -13%  
Vs. Year Ago

## Active Inventory

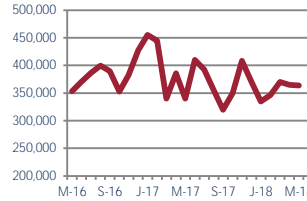
104



Down -18%  
Vs. Year Ago

## Median Sale Price

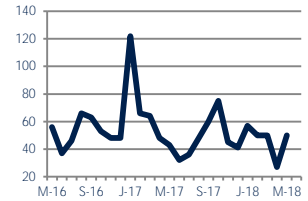
\$363,500



Up 7%  
Vs. Year Ago

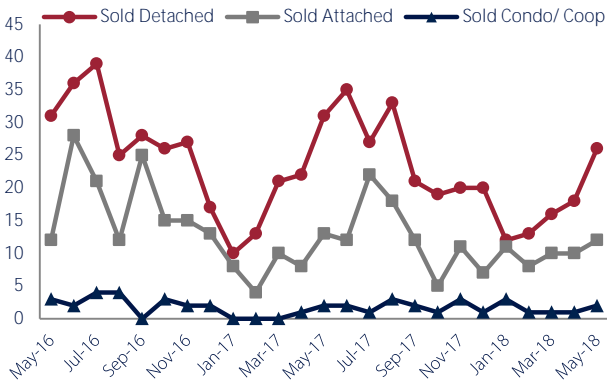
## Days On Market

50



Up 16%  
Vs. Year Ago

### Units Sold\*



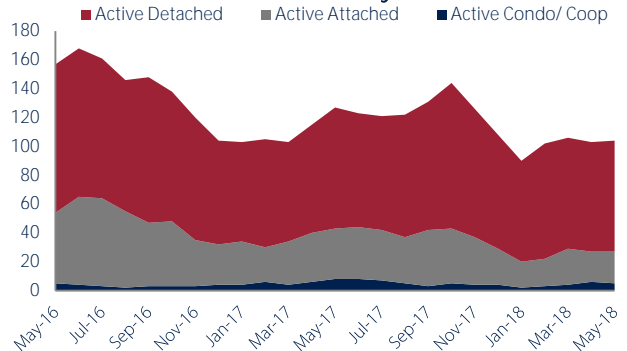
## Units Sold

There was an increase in total units sold in May, with 40 sold this month in Blue Bell, Five Points, and Plymouth Meeting. This month's total units sold was lower than at this time last year.

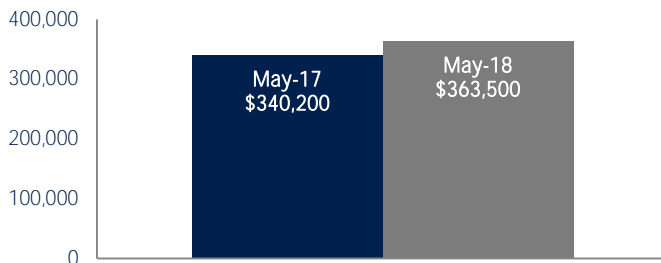
## Active Inventory

Versus last year, the total number of homes available this month is lower by 23 units or 18%. The total number of active inventory this May was 104 compared to 127 in May 2017. This month's total of 104 is higher than the previous month's total supply of available inventory of 103, an increase of 1%.

### Active Inventory\*



## Median Sale Price



## Median Sale Price

Last May, the median sale price for Blue Bell, Five Points, and Plymouth Meeting Homes was \$340,200. This May, the median sale price was \$363,500, an increase of 7% or \$23,300 compared to last year. The current median sold price is approximately the same as the median price in April.

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 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

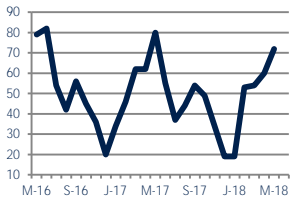




Zip Code(s): 19422 and 19462

### New Listings

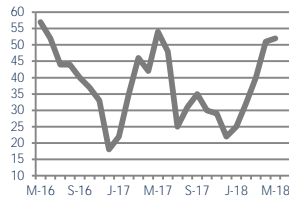
72



Down -10%  
Vs. Year Ago

### Current Contracts

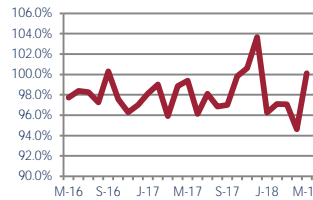
52



Down -4%  
Vs. Year Ago

### Sold Vs. List Price

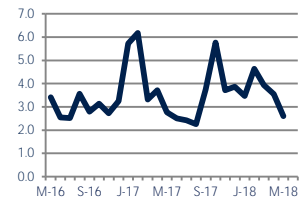
100.1%



Up 0.7%  
Vs. Year Ago

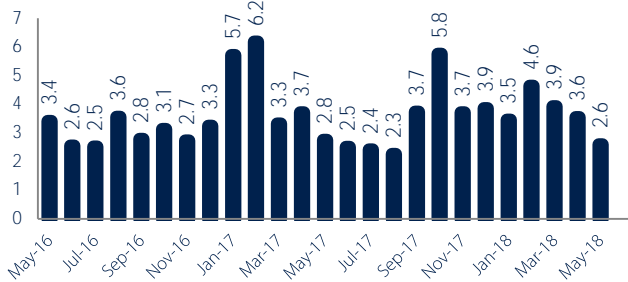
### Months of Supply

2.6



Down -6%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

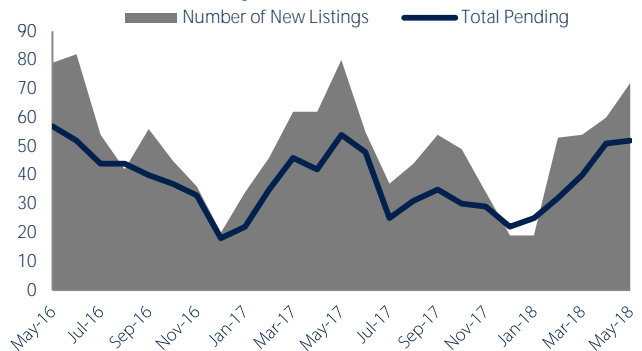
In May, there was 2.6 months of supply available in Blue Bell, Five Points, and Plymouth Meeting, compared to 2.8 in May 2017. That is a decrease of 6% versus a year ago.

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.

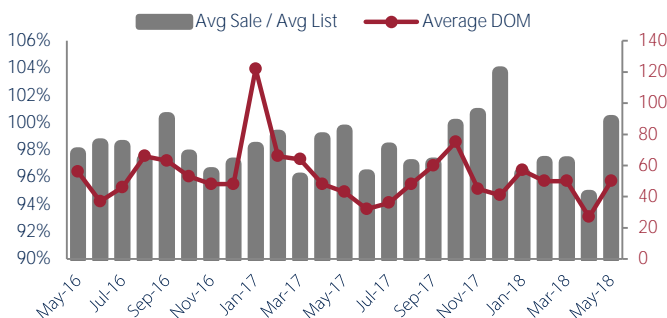
### New Listings & Current Contracts

This month there were 72 homes newly listed for sale in Blue Bell, Five Points, and Plymouth Meeting compared to 80 in May 2017, a decrease of 10%. There were 52 current contracts pending sale this May compared to 54 a year ago. The number of current contracts is 4% 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 Blue Bell, Five Points, and Plymouth Meeting was 100.1% 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 50, higher than the average last year, which was 43, an increase of 16%.



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