



# The Long & Foster Market Minute™

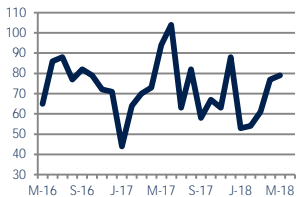
Focus On: Coatesville, Parkesburg, and Atglen Housing Market

May 2018

Zip Code(s): 19320, 19358, 19376, 19365, 19310, 19369 and 13967

## Units Sold

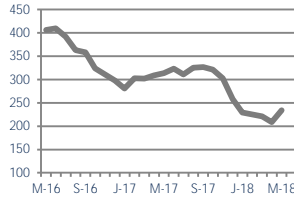
79



Down -16%  
Vs. Year Ago

## Active Inventory

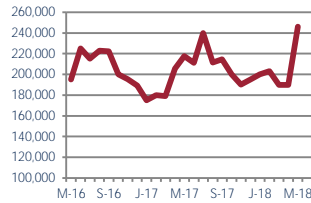
234



Down -25%  
Vs. Year Ago

## Median Sale Price

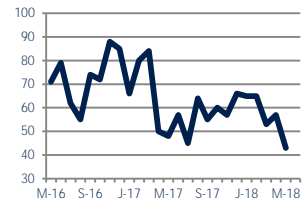
\$246,000



Up 13%  
Vs. Year Ago

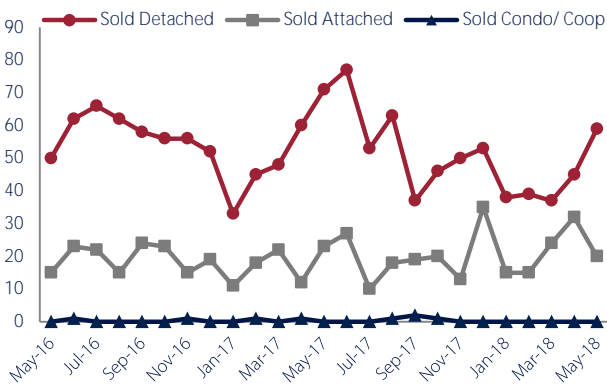
## Days On Market

43



Down -10%  
Vs. Year Ago

## Units Sold\*



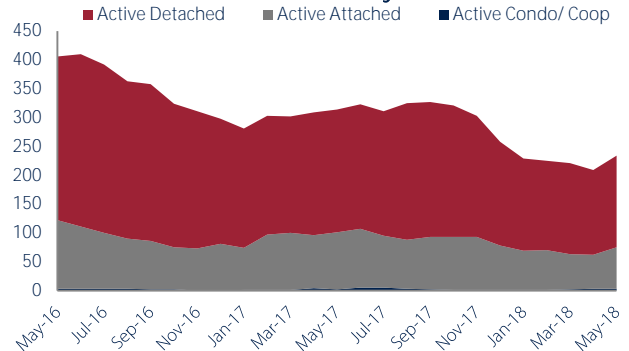
## Units Sold

There was an increase in total units sold in May, with 79 sold this month in Coatesville, Parkesburg, and Atglen versus 77 last month, an increase of 3%. This month's total units sold was lower than at this time last year, a decrease of 16% versus May 2017.

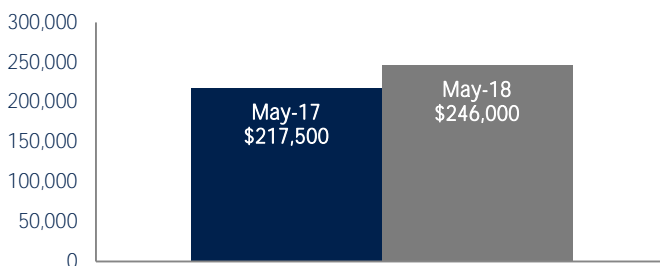
## Active Inventory

Versus last year, the total number of homes available this month is lower by 80 units or 25%. The total number of active inventory this May was 234 compared to 314 in May 2017. This month's total of 234 is higher than the previous month's total supply of available inventory of 209, an increase of 12%.

## Active Inventory\*



## Median Sale Price



## Median Sale Price

Last May, the median sale price for Coatesville, Parkesburg, and Atglen Homes was \$217,500. This May, the median sale price was \$246,000, an increase of \$28,500 compared to last year. The current median sold price is 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.

Coatesville, Parkesburg, and Atglen are defined as properties listed in zip code/s 19320, 19358, 19376, 19365, 19310, 19369 and 13967.

\*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.



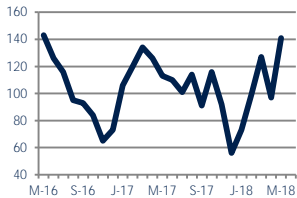
CHRISTIE'S  
INTERNATIONAL REAL ESTATE



Zip Code(s): 19320, 19358, 19376, 19365, 19310, 19369 and 13967

**New Listings**

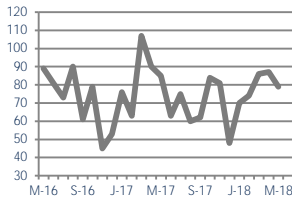
141



Up 25%  
Vs. Year Ago

**Current Contracts**

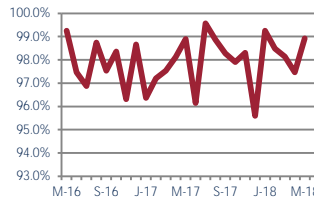
79



Down -7%  
Vs. Year Ago

**Sold Vs. List Price**

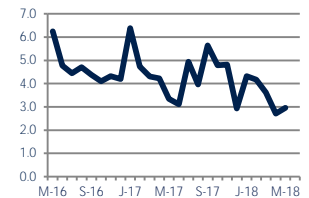
98.9%



No Change  
Vs. Year Ago

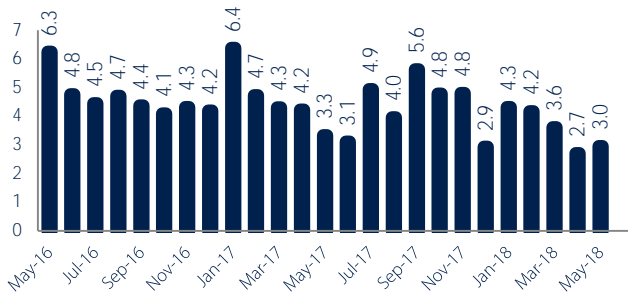
**Months of Supply**

3.0



Down -11%  
Vs. Year Ago

**Months Of Supply**



**Months of Supply**

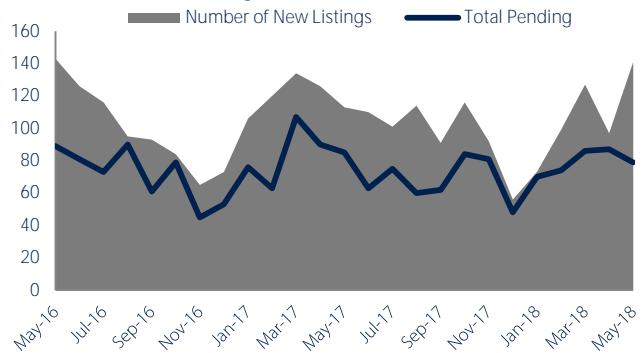
In May, there was 3.0 months of supply available in Coatesville, Parkesburg, and Atglen, compared to 3.3 in May 2017. That is a decrease of 11% versus a year ago.

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.

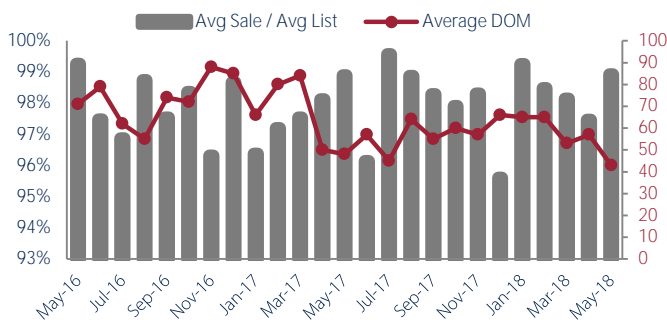
**New Listings & Current Contracts**

This month there were 141 homes newly listed for sale in Coatesville, Parkesburg, and Atglen compared to 113 in May 2017, an increase of 25%. There were 79 current contracts pending sale this May compared to 85 a year ago. The number of current contracts is 7% 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 Coatesville, Parkesburg, and Atglen was 98.9% 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 43, lower than the average last year, which was 48, a decrease of 10%.



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