

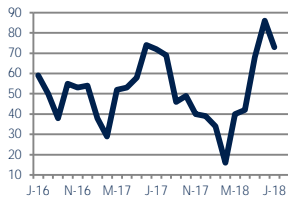
Focus On: Collegeville Housing Market

July 2018

Zip Code(s): 19426 and 19453

Units Sold

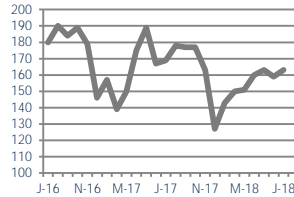
73



Up 1%
Vs. Year Ago

Active Inventory

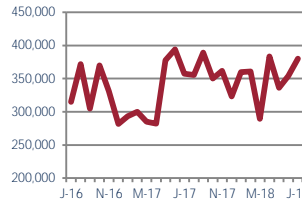
163



Down -4%
Vs. Year Ago

Median Sale Price

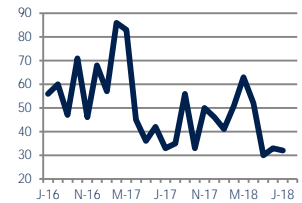
\$380,000



Up 6%
Vs. Year Ago

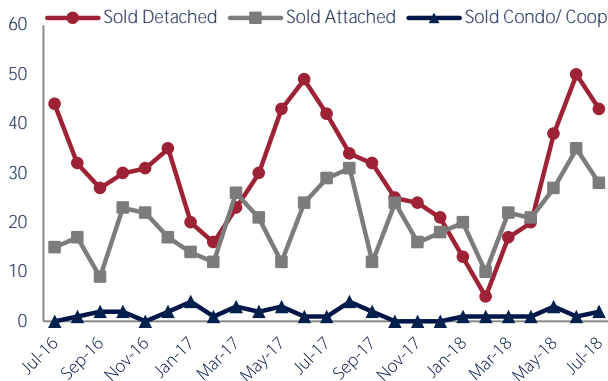
Days On Market

32



Down -3%
Vs. Year Ago

Units Sold*



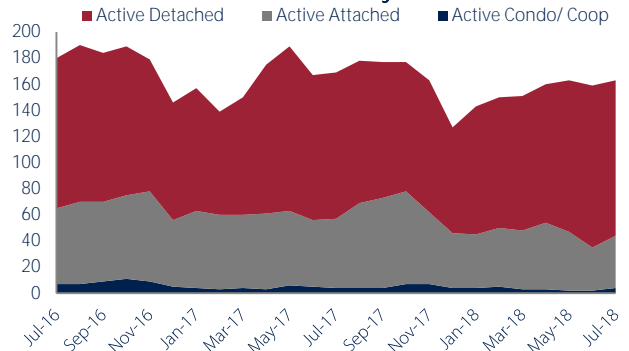
Units Sold

There was a decrease in total units sold in July, with 73 sold this month in Collegeville versus 86 last month, a decrease of 15%. This month's total units sold was higher than at this time last year, an increase of 1% versus July 2017.

Active Inventory

Versus last year, the total number of homes available this month is lower by 6 units or 4%. The total number of active inventory this July was 163 compared to 169 in July 2017. This month's total of 163 is higher than the previous month's total supply of available inventory of 159, an increase of 3%.

Active Inventory*



Median Sale Price



Median Sale Price

Last July, the median sale price for Collegeville Homes was \$357,339. This July, the median sale price was \$380,000, an increase of 6% or \$22,661 compared to last year. The current median sold price is 7% higher than in June.

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



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*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.



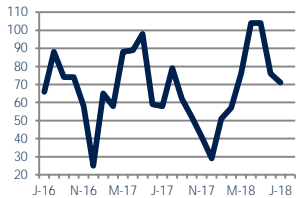
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July 2018

Zip Code(s): 19426 and 19453

New Listings

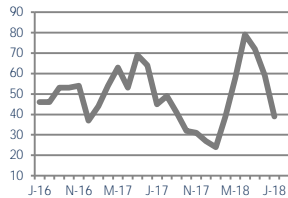
71



Up 22%
Vs. Year Ago

Current Contracts

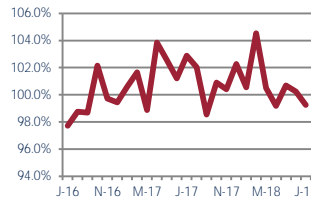
39



Down -13%
Vs. Year Ago

Sold Vs. List Price

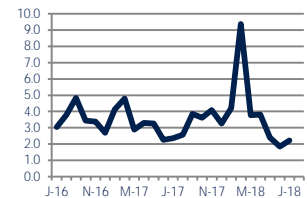
99.3%



Down -3.5%
Vs. Year Ago

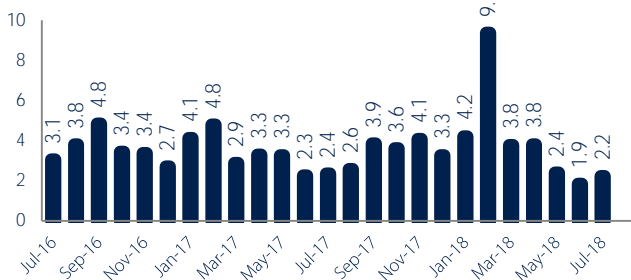
Months of Supply

2.2



Down -5%
Vs. Year Ago

Months Of Supply



Months of Supply

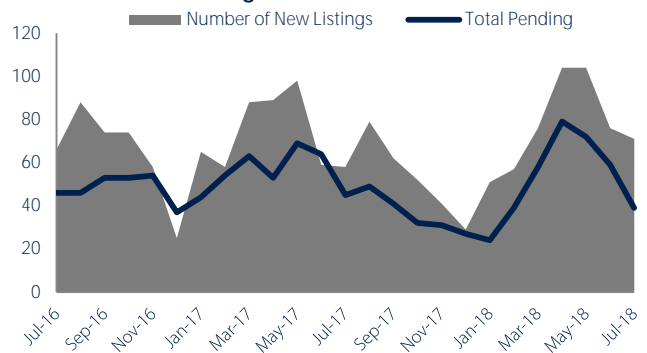
In July, there was 2.2 months of supply available in Collegeville, compared to 2.3 in July 2017. That is a decrease of 5% versus a year ago.

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.

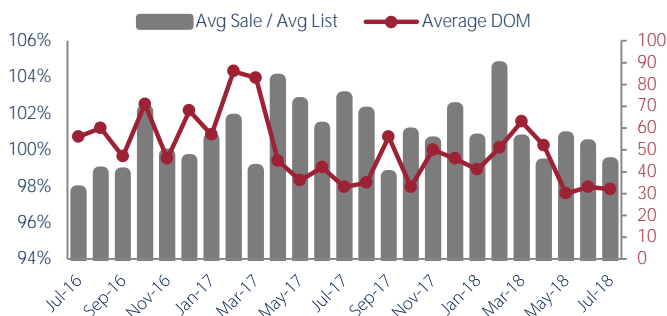
New Listings & Current Contracts

This month there were 71 homes newly listed for sale in Collegeville compared to 58 in July 2017, an increase of 22%. There were 39 current contracts pending sale this July compared to 45 a year ago. The number of current contracts is 13% lower than last July.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In July, the average sale price in Collegeville was 99.3% of the average list price, which is 3.6% lower than at this time last year.

Days On Market

This month, the average number of days on market was 32, lower than the average last year, which was 33, a decrease of 3%.



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