

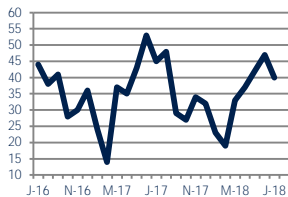
Focus On: Conshohocken and Lafayette Hill Housing Market

July 2018

Zip Code(s): 19428 and 19444

Units Sold

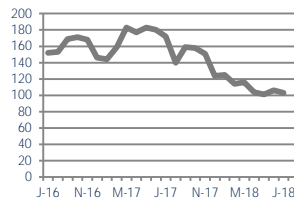
40



Down -11%
Vs. Year Ago

Active Inventory

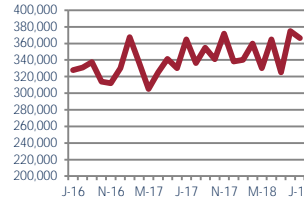
103



Down -40%
Vs. Year Ago

Median Sale Price

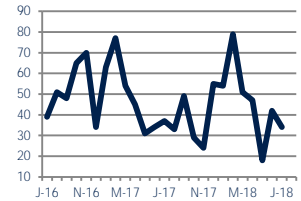
\$366,500



No Change
Vs. Year Ago

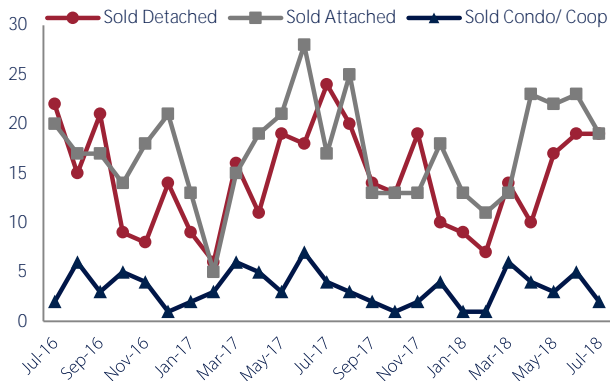
Days On Market

34



Down -8%
Vs. Year Ago

Units Sold*



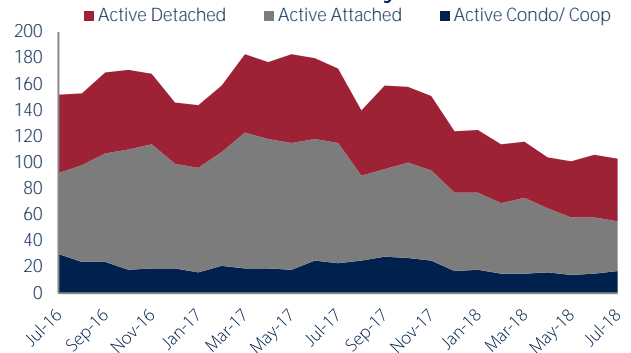
Units Sold

There was a decrease in total units sold in July, with 40 sold this month in Conshohocken and Lafayette Hill versus 47 last month, a decrease of 15%. This month's total units sold was lower than at this time last year, a decrease of 11% versus July 2017.

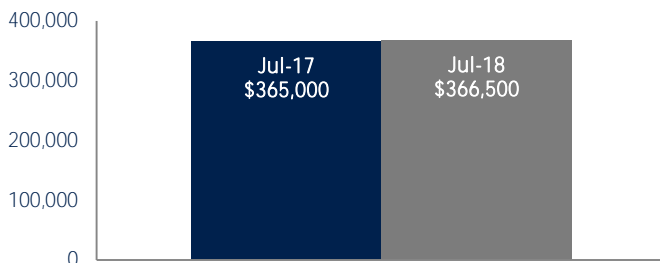
Active Inventory

Versus last year, the total number of homes available this month is lower by 69 units or 40%. The total number of active inventory this July was 103 compared to 172 in July 2017. This month's total of 103 is lower than the previous month's total supply of available inventory of 106, a decrease of 3%.

Active Inventory*



Median Sale Price



Median Sale Price

Last July, the median sale price for Conshohocken and Lafayette Hill Homes was \$365,000. This July, the median sale price was \$366,500, which is similar compared to a year ago. The current median sold price is 2% 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.

Conshohocken and Lafayette Hill are defined as properties listed in zip code/s 19428 and 19444.

*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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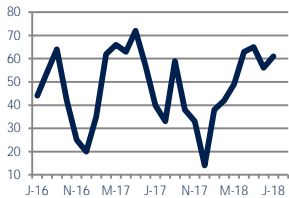
Focus On: Conshohocken and Lafayette Hill Housing Market

July 2018

Zip Code(s): 19428 and 19444

New Listings

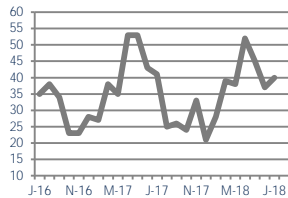
61



Up 52%
Vs. Year Ago

Current Contracts

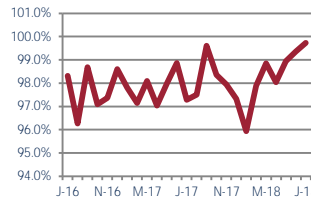
40



Down -2%
Vs. Year Ago

Sold Vs. List Price

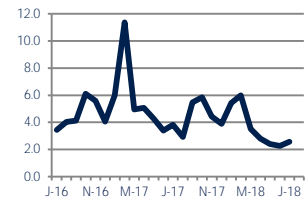
99.7%



Up 2.5%
Vs. Year Ago

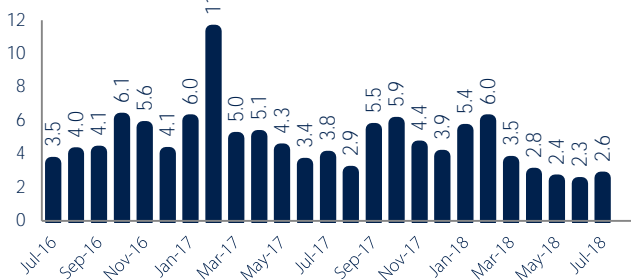
Months of Supply

2.6



Down -32%
Vs. Year Ago

Months Of Supply



Months of Supply

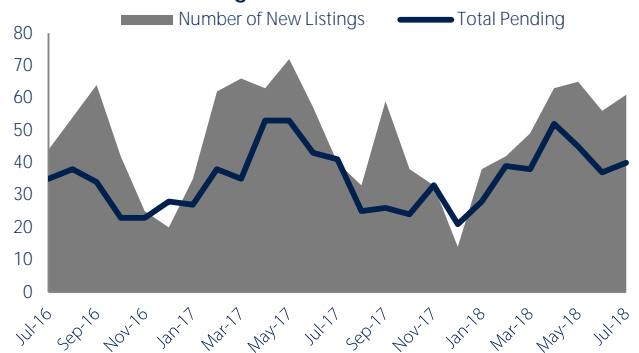
In July, there was 2.6 months of supply available in Conshohocken and Lafayette Hill, compared to 3.8 in July 2017. That is a decrease of 33% versus a year ago.

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.

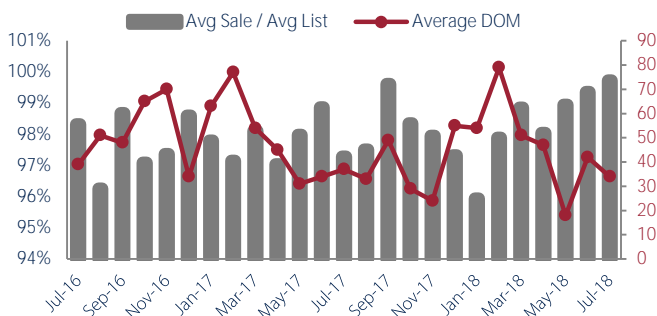
New Listings & Current Contracts

This month there were 61 homes newly listed for sale in Conshohocken and Lafayette Hill compared to 40 in July 2017, an increase of 53%. There were 40 current contracts pending sale this July compared to 41 a year ago. The number of current contracts is 2% 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 Conshohocken and Lafayette Hill was 99.7% of the average list price, which is 2.5% higher than at this time last year.

Days On Market

This month, the average number of days on market was 34, lower than the average last year, which was 37, a decrease of 8%.



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