

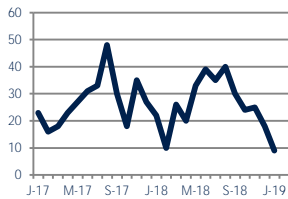
## Focus On: Douglassville, Boyertown, and Barto Housing Market

January 2019

Zip Code(s): 19512, 19504, 19505, 19503, 18056, 19545 and 19548

### Units Sold

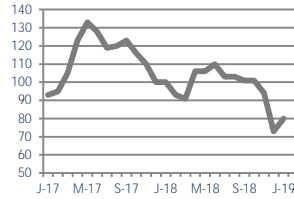
9



**Down**  
Vs. Year Ago

### Active Inventory

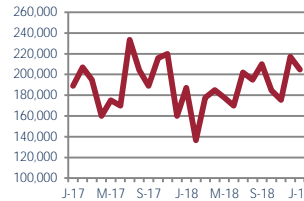
80



**Down -20%**  
Vs. Year Ago

### Median Sale Price

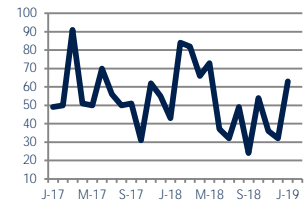
\$204,900



**Up 9%**  
Vs. Year Ago

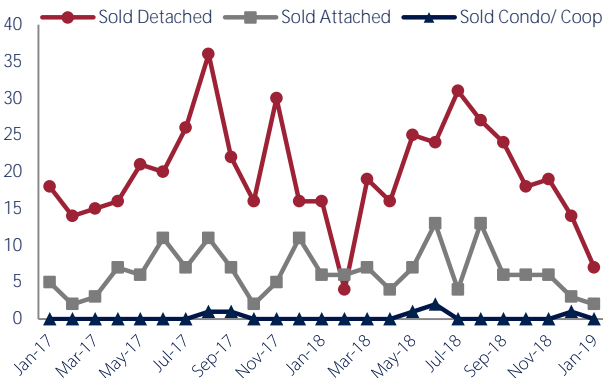
### Days On Market

63



**Up 47%**  
Vs. Year Ago

### Units Sold\*



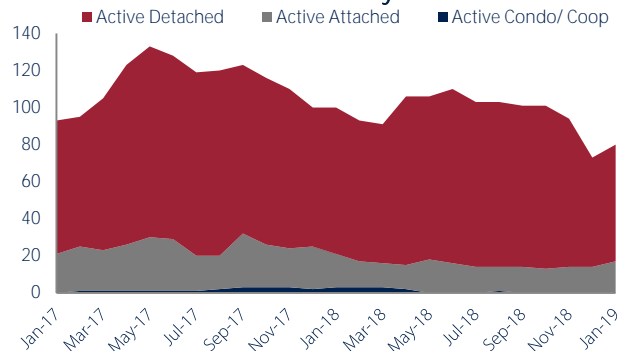
### Units Sold

With relatively few transactions, there was a decrease in total units sold in January, with 9 sold this month in Douglassville, Boyertown, and Barto. This month's total units sold was lower than at this time last year, a decrease from January 2018.

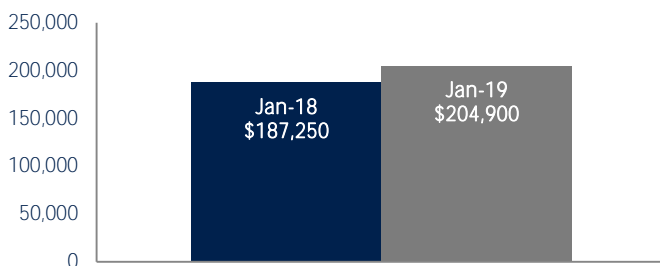
### Active Inventory

Versus last year, the total number of homes available this month is lower by 20 units or 20%. The total number of active inventory this January was 80 compared to 100 in January 2018. This month's total of 80 is higher than the previous month's total supply of available inventory of 73, an increase of 10%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last January, the median sale price for Douglassville, Boyertown, and Barto Homes was \$187,250. This January, the median sale price was \$204,900, an increase of 9% or \$17,650 compared to last year. The current median sold price is 6% 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.

Douglassville, Boyertown, and Barto are defined as properties listed in zip code/s 19512, 19504, 19505, 19503, 18056, 19545 and 19548.

\*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.



CHRISTIE'S  
INTERNATIONAL REAL ESTATE





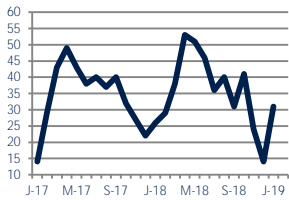
## Focus On: Douglassville, Boyertown, and Barto Housing Market

January 2019

Zip Code(s): 19512, 19504, 19505, 19503, 18056, 19545 and 19548

### New Listings

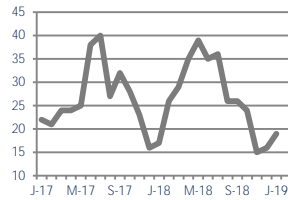
31



Up 19%  
Vs. Year Ago

### Current Contracts

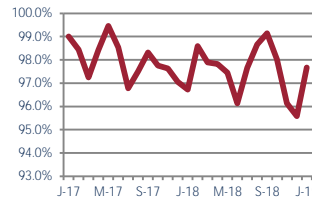
19



Up 12%  
Vs. Year Ago

### Sold Vs. List Price

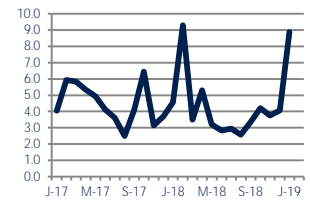
97.7%



Up 1%  
Vs. Year Ago

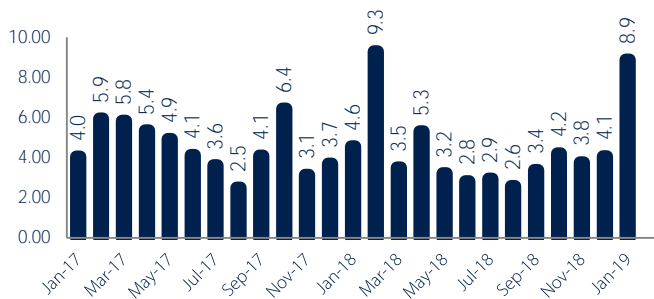
### Months of Supply

8.9



Up 95%  
Vs. Year Ago

### Months Of Supply



### New Listings & Current Contracts

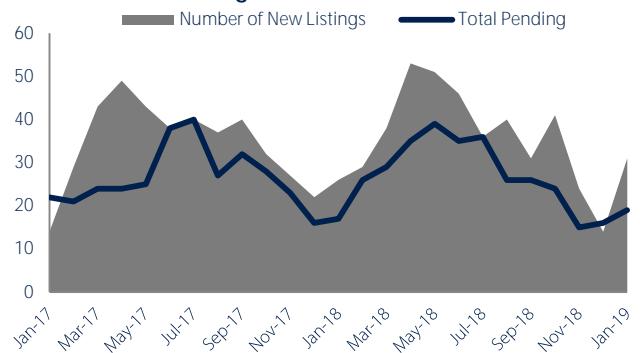
This month there were 31 homes newly listed for sale in Douglassville, Boyertown, and Barto compared to 26 in January 2018, an increase of 19%. There were 19 current contracts pending sale this January compared to 17 a year ago. The number of current contracts is 12% higher than last January.

### Months of Supply

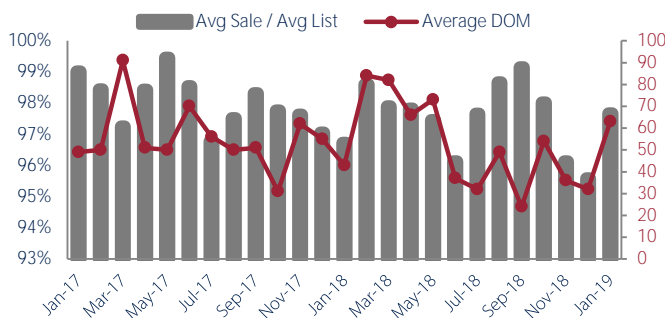
In January, there was 8.9 months of supply available in Douglassville, Boyertown, and Barto, compared to 4.5 in January 2018. That is an increase of 96% versus a year ago.

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



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In January, the average sale price in Douglassville, Boyertown, and Barto was 97.7% of the average list price, which is 1.0% higher than at this time last year.

### Days On Market

This month, the average number of days on market was 63, higher than the average last year, which was 43, an increase of 47%.



Douglassville, Boyertown, and Barto are defined as properties listed in zip code/s 19512, 19504, 19505, 19503, 18056, 19545 and 19548.

\*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.

