

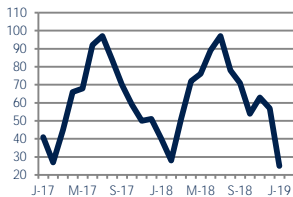
## Focus On: Doylestown Housing Market

January 2019

Zip Code(s): 18901, 18902, 18923 and 18916

### Units Sold

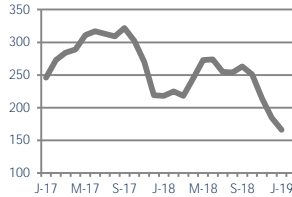
25



Down  
Vs. Year Ago

### Active Inventory

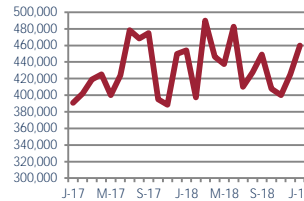
166



Down -24%  
Vs. Year Ago

### Median Sale Price

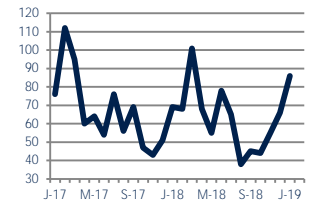
\$460,000



Up 1%  
Vs. Year Ago

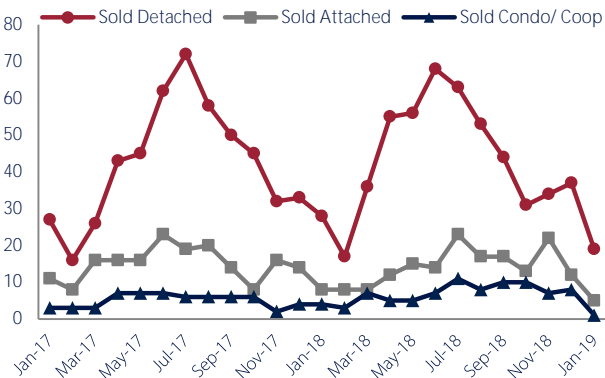
### Days On Market

86



Up 25%  
Vs. Year Ago

### Units Sold\*



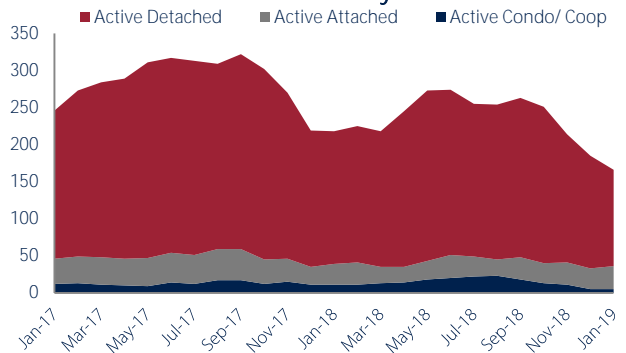
### Units Sold

With relatively few transactions, there was a decrease in total units sold in January, with 25 sold this month in Doylestown. This month's total units sold was lower than at this time last year, a decrease from January 2018.

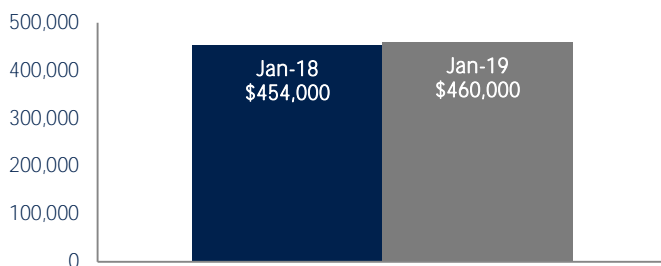
### Active Inventory

Versus last year, the total number of homes available this month is lower by 52 units or 24%. The total number of active inventory this January was 166 compared to 218 in January 2018. This month's total of 166 is lower than the previous month's total supply of available inventory of 185, a decrease of 10%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last January, the median sale price for Doylestown Homes was \$454,000. This January, the median sale price was \$460,000, an increase of 1% or \$6,000 compared to last year. The current median sold price is 8% higher 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.

Doylestown are defined as properties listed in zip code/s 18901, 18902, 18923 and 18916.

\*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.



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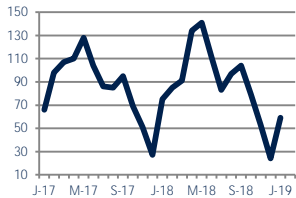
## Focus On: Doylestown Housing Market

January 2019

Zip Code(s): 18901, 18902, 18923 and 18916

### New Listings

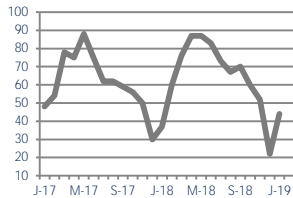
59



Down -21%  
Vs. Year Ago

### Current Contracts

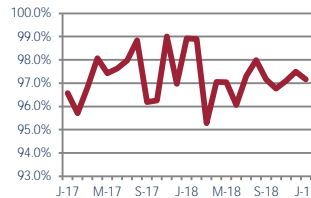
44



Up 19%  
Vs. Year Ago

### Sold Vs. List Price

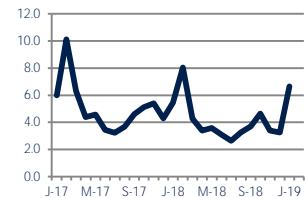
97.2%



Down -1.8%  
Vs. Year Ago

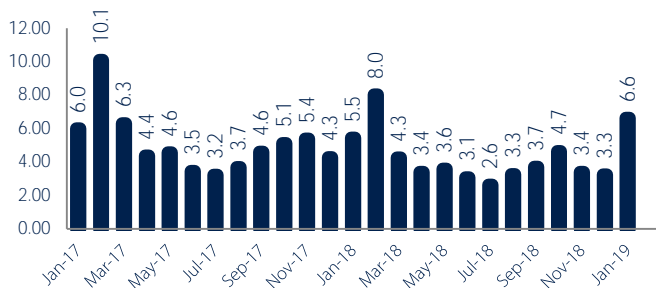
### Months of Supply

6.6



Up 22%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

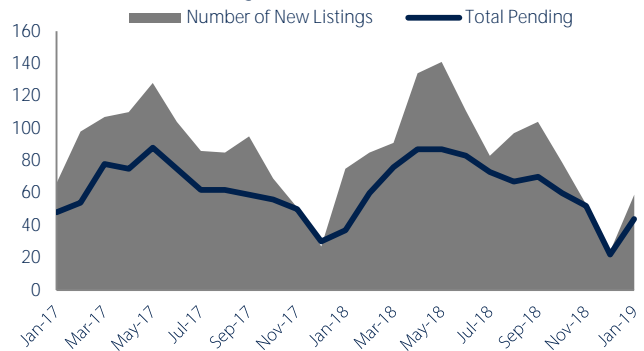
In January, there was 6.6 months of supply available in Doylestown, compared to 5.5 in January 2018. That is an increase of 22% versus a year ago.

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.

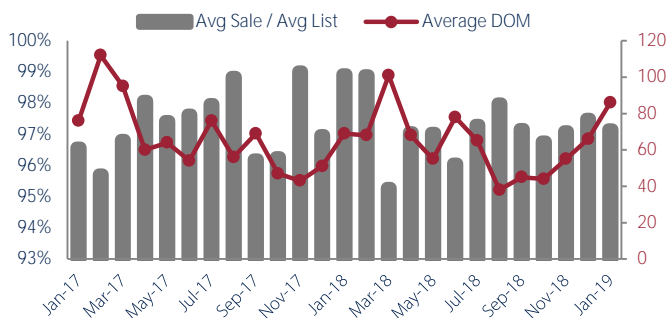
### New Listings & Current Contracts

This month there were 59 homes newly listed for sale in Doylestown compared to 75 in January 2018, a decrease of 21%. There were 44 current contracts pending sale this January compared to 37 a year ago. The number of current contracts is 19% higher than last January.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In January, the average sale price in Doylestown was 97.2% of the average list price, which is 1.8% lower than at this time last year.

### Days On Market

This month, the average number of days on market was 86, higher than the average last year, which was 69, an increase of 25%.



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