



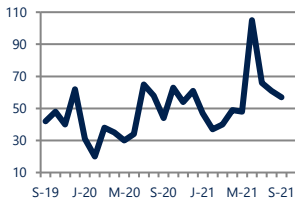
Focus On: Drexel Hill Housing Market

September 2021

Zip Code(s): 19026

Units Sold

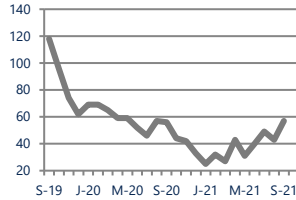
57



Up 30%
Vs. Year Ago

Active Inventory

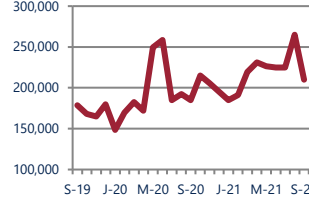
57



Up 2%
Vs. Year Ago

Median Sale Price

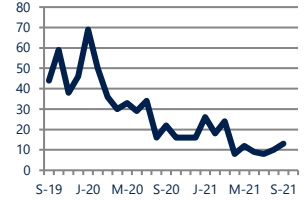
\$210,000



Up 14%
Vs. Year Ago

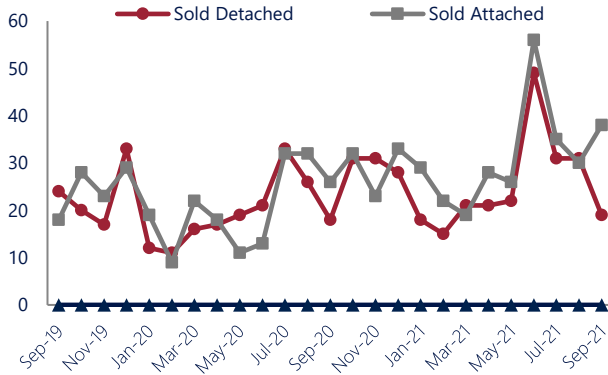
Days On Market

13



Down -41%
Vs. Year Ago

Units Sold*



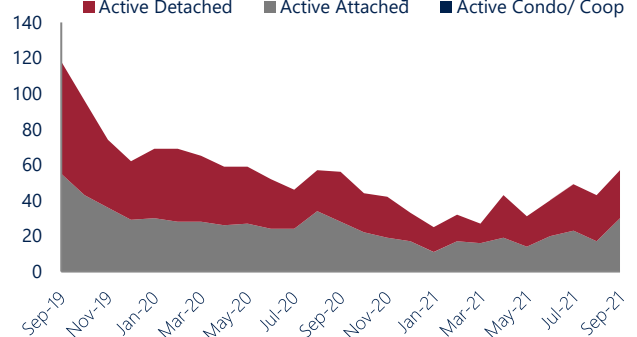
Units Sold

There was a decrease in total units sold in September, with 57 sold this month in Drexel Hill versus 61 last month, a decrease of 7%. This month's total units sold was higher than at this time last year, an increase of 30% versus September 2020.

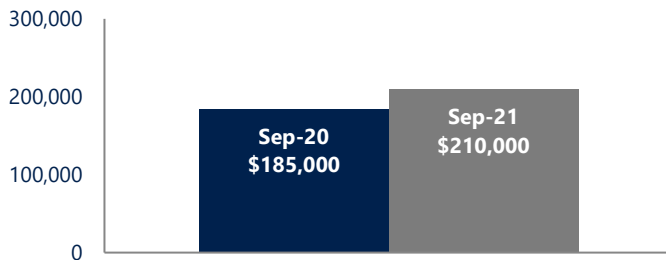
Active Inventory

Versus last year, the total number of homes available this month is higher by 1 units or 2%. The total number of active inventory this September was 57 compared to 56 in September 2020. This month's total of 57 is higher than the previous month's total supply of available inventory of 43, an increase of 33%.

Active Inventory*



Median Sale Price



Median Sale Price

Last September, the median sale price for Drexel Hill Homes was \$185,000. This September, the median sale price was \$210,000, an increase of 14% or \$25,000 compared to last year. The current median sold price is 21% lower than in August.

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

Drexel Hill are defined as properties listed in zip code/s 19026.

*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.





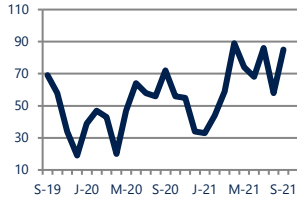
Focus On: Drexel Hill Housing Market

September 2021

Zip Code(s): 19026

New Listings

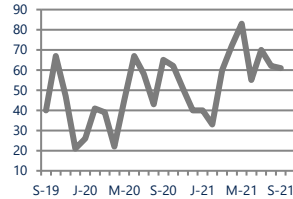
85



Up 18%
Vs. Year Ago

Current Contracts

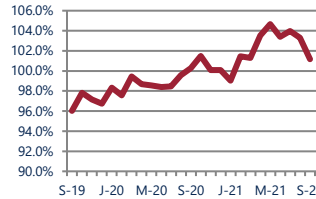
61



Down -6%
Vs. Year Ago

Sold Vs. List Price

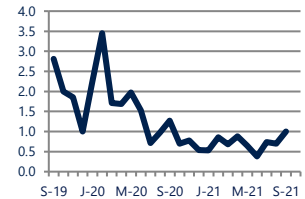
101.2%



Up 0.9%
Vs. Year Ago

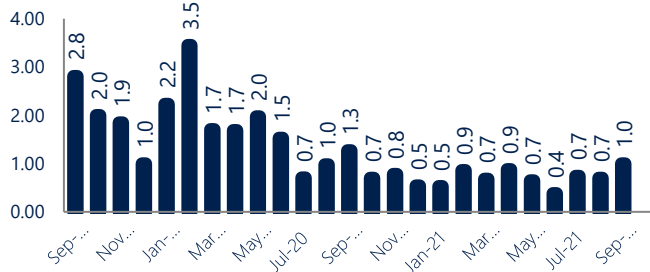
Months of Supply

1.0



Down -21%
Vs. Year Ago

Months Of Supply



Months of Supply

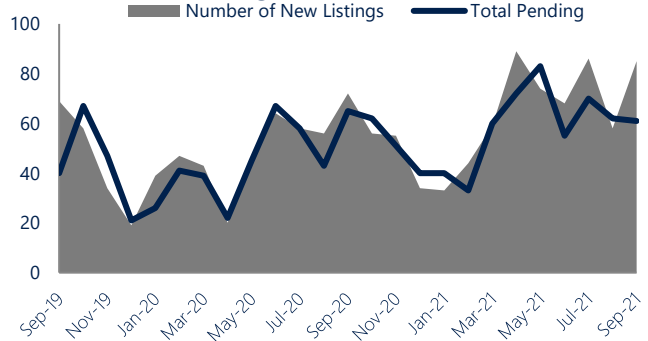
In September, there was 1.0 months of supply available in Drexel Hill, compared to 1.3 in September 2020. That is a decrease of 21% versus a year ago.

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.

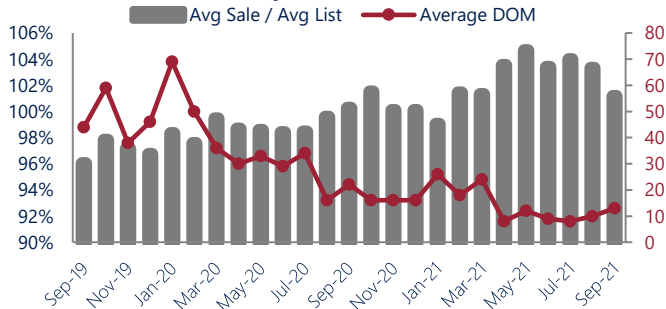
New Listings & Current Contracts

This month there were 85 homes newly listed for sale in Drexel Hill compared to 72 in September 2020, an increase of 18%. There were 61 current contracts pending sale this September compared to 65 a year ago. The number of current contracts is 6% lower than last September.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In September, the average sale price in Drexel Hill was 101.2% of the average list price, which is 0.9% higher than at this time last year.

Days On Market

This month, the average number of days on market was 13, lower than the average last year, which was 22, a decrease of 41%.



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