

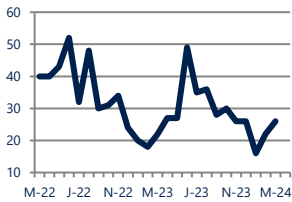


Focus On: Havertown Housing Market

March 2024

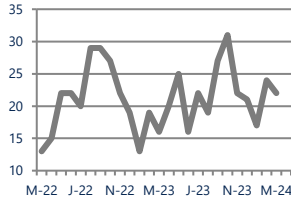
Zip Code(s): 19083

Units Sold 26



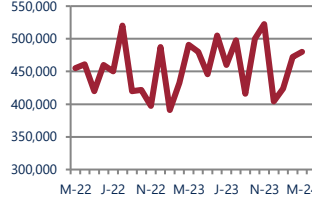
Up 18%
Vs. Year Ago

Active Inventory 22



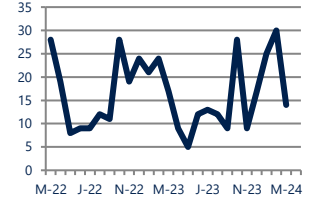
Up 38%
Vs. Year Ago

Median Sale Price \$479,950



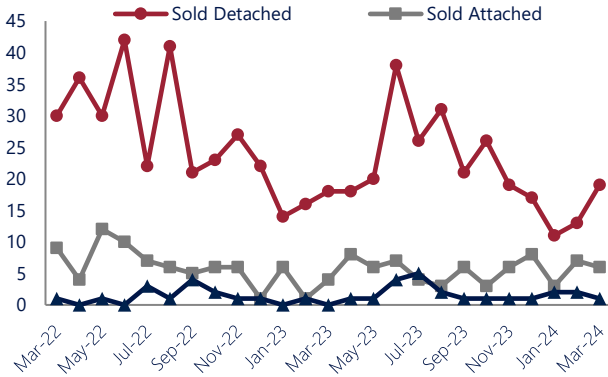
Down -2%
Vs. Year Ago

Days On Market 14



Down -18%
Vs. Year Ago

Units Sold*



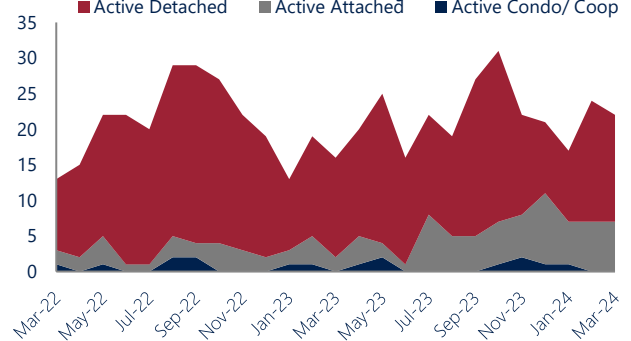
Units Sold

There was an increase in total units sold in March, with 26 sold this month in Havertown versus 22 last month, an increase of 18%. This month's total units sold was higher than at this time last year, an increase of 18% versus March 2023.

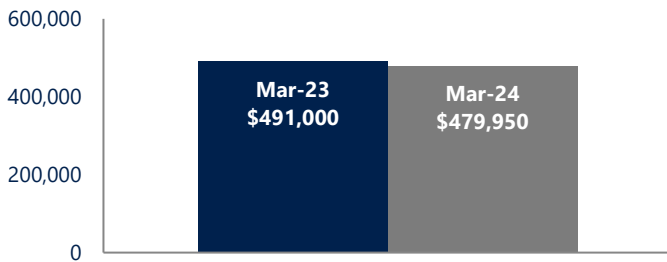
Active Inventory

Versus last year, the total number of homes available this month is higher by 6 units or 38%. The total number of active inventory this March was 22 compared to 16 in March 2023. This month's total of 22 is lower than the previous month's total supply of available inventory of 24, a decrease of 8%.

Active Inventory*



Median Sale Price



Median Sale Price

Last March, the median sale price for Havertown Homes was \$491,000. This March, the median sale price was \$479,950, a decrease of 2% or \$11,050 compared to last year. The current median sold price is 2% higher than in February.

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

Havertown are defined as properties listed in zip code/s 19083.

*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.



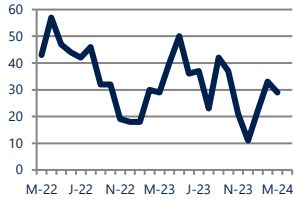
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March 2024

Zip Code(s): 19083

New Listings

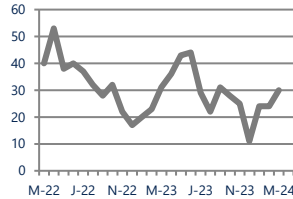
29



No Change
Vs. Year Ago

Current Contracts

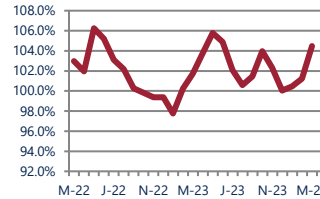
30



Down -3%
Vs. Year Ago

Sold Vs. List Price

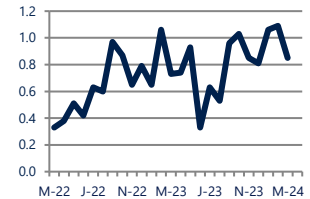
104.5%



Up 2.7%
Vs. Year Ago

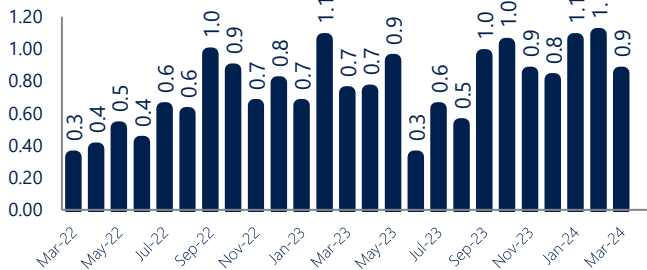
Months of Supply

0.9



Up 16%
Vs. Year Ago

Months Of Supply



Months of Supply

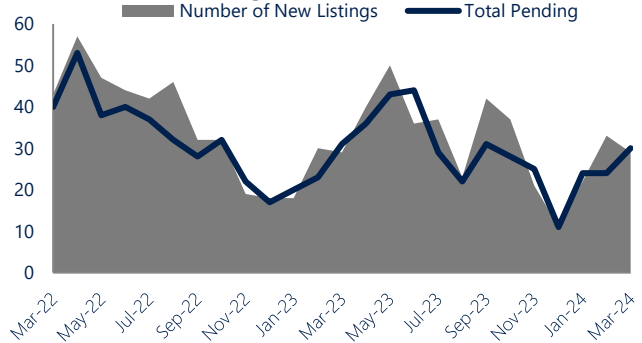
In March, there was 0.8 months of supply available in Havertown, compared to 0.7 in March 2023. That is an increase of 16% versus a year ago.

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.

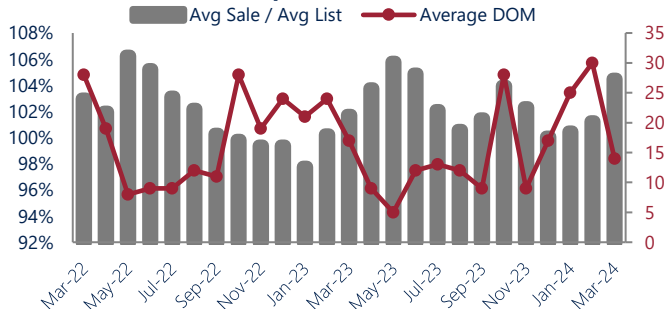
New Listings & Current Contracts

This month there were 29 homes newly listed for sale in Havertown, which is similar to the amount in March 2023. There were 30 current contracts pending sale this March compared to 31 a year ago. The number of current contracts is 3% lower than last March.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In March, the average sale price in Havertown was 104.5% of the average list price, which is 2.8% higher than at this time last year.

Days On Market

This month, the average number of days on market was 14, lower than the average last year, which was 17, a decrease of 18%.

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