



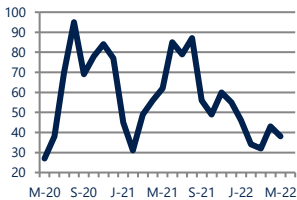
## Focus On: Pottstown, Spring City, and Honey Brook Housing Market

May 2022

Zip Code(s): 19465, 19475, 19344, 19343, 19520, 19470, 19457 and 19316

### Units Sold

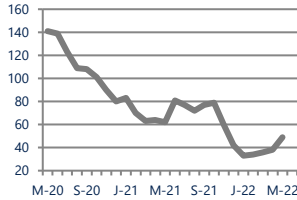
38



**Down**  
Vs. Year Ago

### Active Inventory

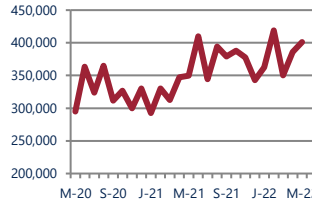
49



**Down -21%**  
Vs. Year Ago

### Median Sale Price

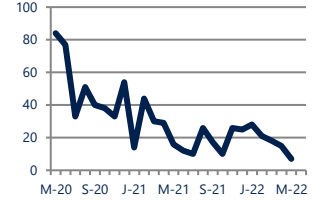
\$401,325



**Up 15%**  
Vs. Year Ago

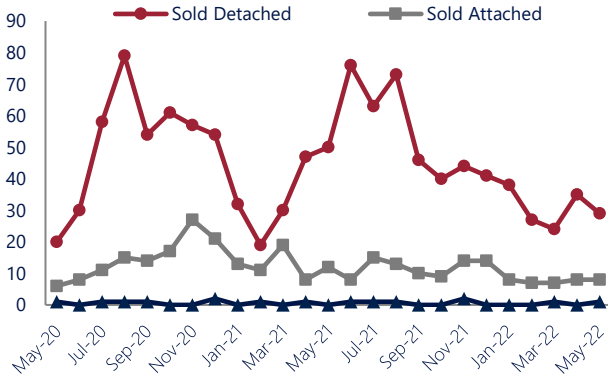
### Days On Market

7



**Down**  
Vs. Year Ago

### Units Sold\*



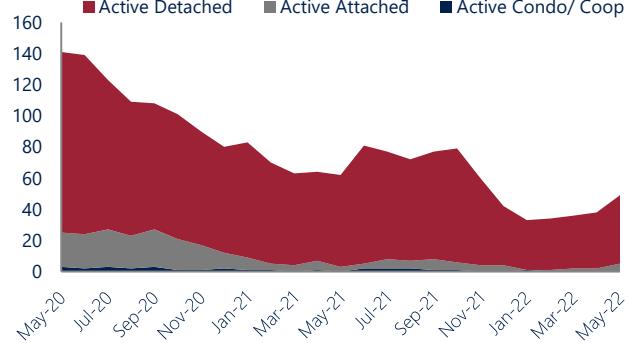
### Units Sold

With relatively few transactions, there was a decrease in total units sold in May, with 38 sold this month in Pottstown, Spring City, and Honey Brook. This month's total units sold was lower than at this time last year, a decrease from May 2021.

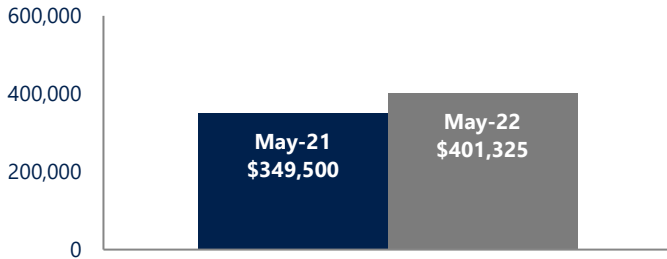
### Active Inventory

Versus last year, the total number of homes available this month is lower by 13 units or 21%. The total number of active inventory this May was 49 compared to 62 in May 2021. This month's total of 49 is higher than the previous month's total supply of available inventory of 38, an increase of 29%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last May, the median sale price for Pottstown, Spring City, and Honey Brook Homes was \$349,500. This May, the median sale price was \$401,325, an increase of 15% or \$51,825 compared to last year. The current median sold price is 4% higher than in April.

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

Pottstown, Spring City, and Honey Brook are defined as properties listed in zip code/s 19465, 19475, 19344, 19343, 19520, 19470, 19457 and 19316.

\*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.





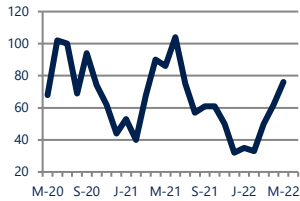
## Focus On: Pottstown, Spring City, and Honey Brook Housing Market

May 2022

Zip Code(s): 19465, 19475, 19344, 19343, 19520, 19470, 19457 and 19316

### New Listings

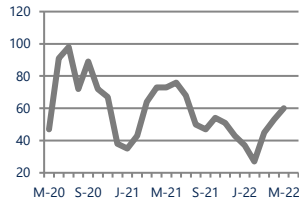
76



Down -12%  
Vs. Year Ago

### Current Contracts

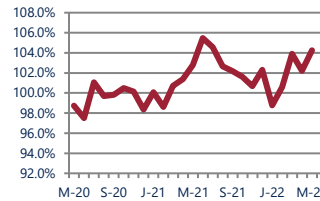
60



Down -18%  
Vs. Year Ago

### Sold Vs. List Price

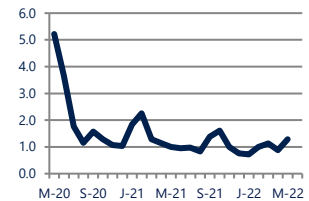
104.2%



Up 1.4%  
Vs. Year Ago

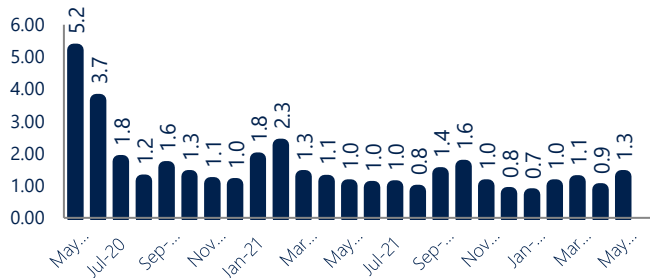
### Months of Supply

1.3



Up 29%  
Vs. Year Ago

### Months Of Supply



### New Listings & Current Contracts

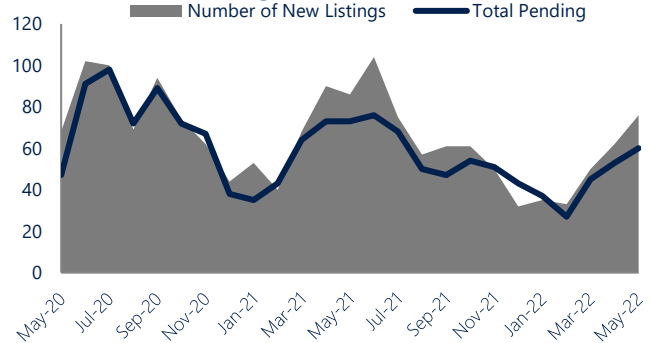
This month there were 76 homes newly listed for sale in Pottstown, Spring City, and Honey Brook compared to 86 in May 2021, a decrease of 12%. There were 60 current contracts pending sale this May compared to 73 a year ago. The number of current contracts is 18% lower than last May.

### Months of Supply

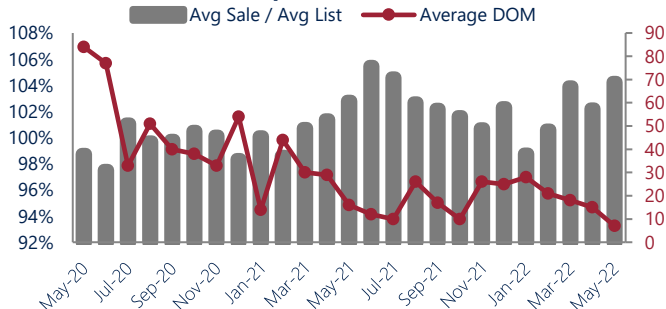
In May, there was 1.3 months of supply available in Pottstown, Spring City, and Honey Brook, compared to 1.0 in May 2021. That is an increase of 29% versus a year ago.

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 May, the average sale price in Pottstown, Spring City, and Honey Brook was 104.2% of the average list price, which is 1.4% higher than at this time last year.

### Days On Market

This month, the average number of days on market was 7, lower than the average last year, which was 16. This decrease was impacted by the limited number of sales.



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