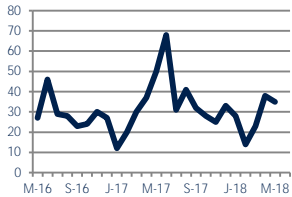


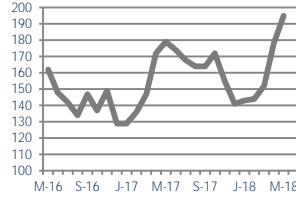
Zip Code(s): 19103

**Units Sold**  
35



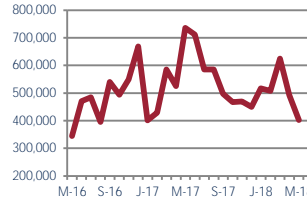
**Down -30%**  
Vs. Year Ago

**Active Inventory**  
195



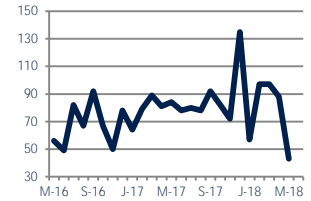
**Up 9%**  
Vs. Year Ago

**Median Sale Price**  
\$402,500



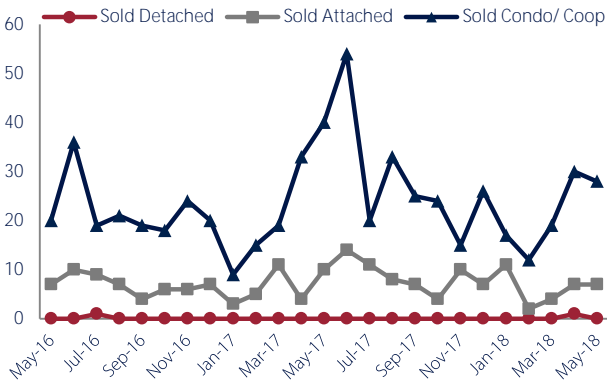
**Down**  
Vs. Year Ago

**Days On Market**  
43



**Down -49%**  
Vs. Year Ago

### Units Sold\*



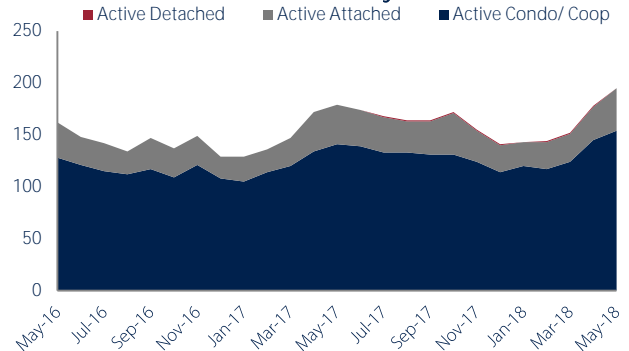
### Units Sold

There was a decrease in total units sold in May, with 35 sold this month in Rittenhouse Square, Center City West, and Logan Square versus 38 last month, a decrease of 8%. This month's total units sold was lower than at this time last year, a decrease of 30% versus May 2017.

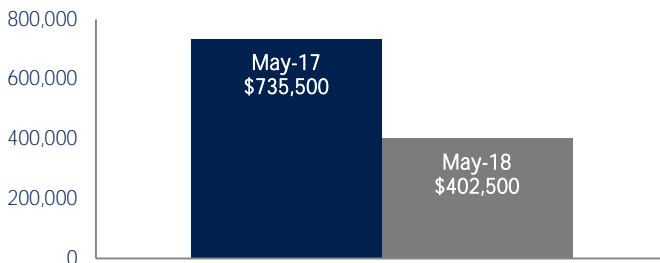
### Active Inventory

Versus last year, the total number of homes available this month is higher by 16 units or 9%. The total number of active inventory this May was 195 compared to 179 in May 2017. This month's total of 195 is higher than the previous month's total supply of available inventory of 178, an increase of 10%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Due to the relatively small number of units sold, the median sale price showed significant change this month. Last May, the median sale price for Rittenhouse Square, Center City West, and Logan Square Homes was \$735,500. This May, the median sale price was \$402,500, a decrease of \$333,000 compared to last year. The current median sold price is lower 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.



Rittenhouse Square, Center City West, and Logan Square are defined as properties listed in zip code/s 19103.

\*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.

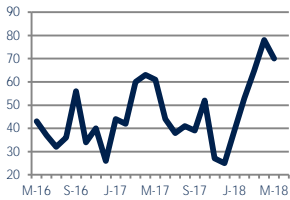
Information included in this report is based on data supplied by TREND and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently verified, and does not constitute an opinion of TREND or Long & Foster Real Estate, Inc.



Zip Code(s): 19103

### New Listings

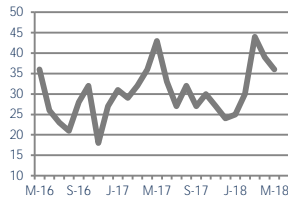
70



**Up 15%**  
Vs. Year Ago

### Current Contracts

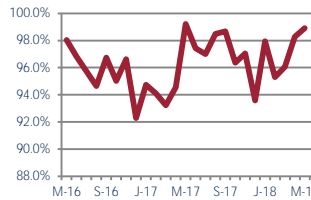
36



**Down -16%**  
Vs. Year Ago

### Sold Vs. List Price

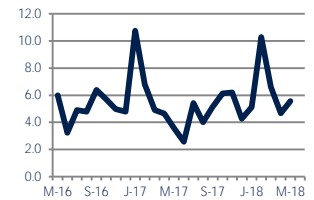
98.9%



**No Change**  
Vs. Year Ago

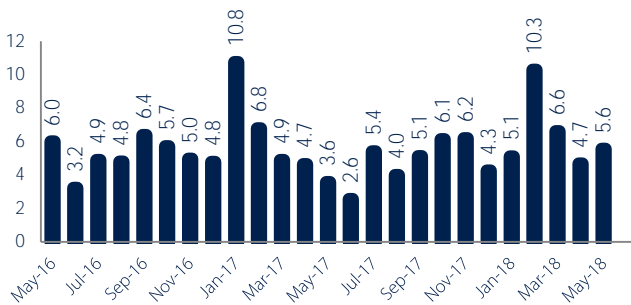
### Months of Supply

5.6



**Up 56%**  
Vs. Year Ago

### Months Of Supply



### Months of Supply

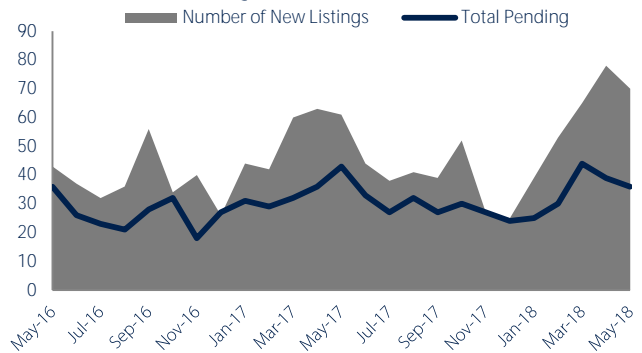
In May, there was 5.6 months of supply available in Rittenhouse Square, Center City West, and Logan Square, compared to 3.6 in May 2017. That is an increase of 56% versus a year ago.

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.

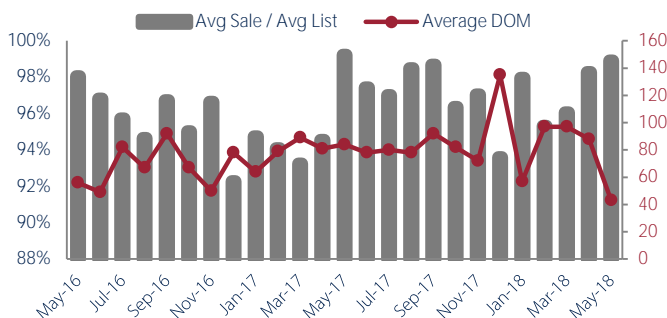
### New Listings & Current Contracts

This month there were 70 homes newly listed for sale in Rittenhouse Square, Center City West, and Logan Square compared to 61 in May 2017, an increase of 15%. There were 36 current contracts pending sale this May compared to 43 a year ago. The number of current contracts is 16% lower than last May.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In May, the average sale price in Rittenhouse Square, Center City West, and Logan Square was 98.9% of the average list price, which is similar compared to a year ago.

### Days On Market

This month, the average number of days on market was 43, lower than the average last year, which was 84, a decrease of 49%.



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