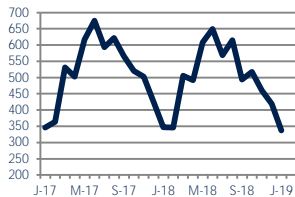




Units Sold

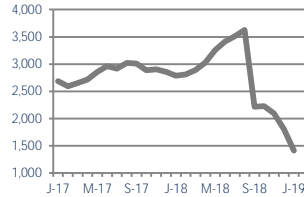
337



Down -3%
Vs. Year Ago

Active Inventory

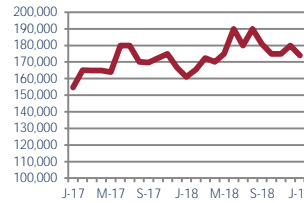
1,414



Down -49%
Vs. Year Ago

Median Sale Price

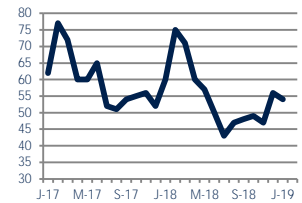
\$174,000



Up 8%
Vs. Year Ago

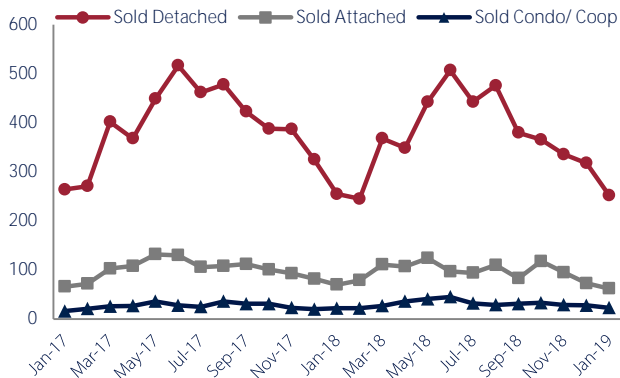
Days On Market

54



Down -10%
Vs. Year Ago

Units Sold*



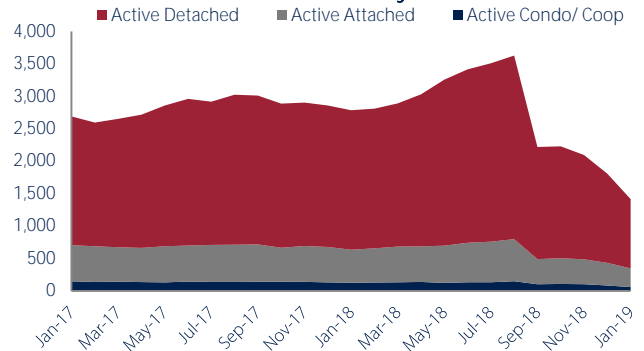
Units Sold

There was a decrease in total units sold in January, with 337 sold this month in York County versus 419 last month, a decrease of 20%. This month's total units sold was lower than at this time last year, a decrease of 3% versus January 2018.

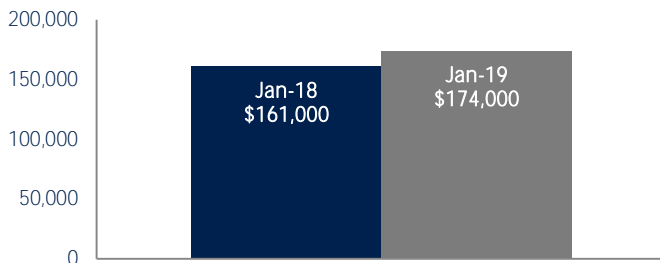
Active Inventory

Versus last year, the total number of homes available this month is lower by 1,371 units or 49%. The total number of active inventory this January was 1,414 compared to 2,785 in January 2018. This month's total of 1,414 is lower than the previous month's total supply of available inventory of 1,806, a decrease of 22%.

Active Inventory*



Median Sale Price



Median Sale Price

Last January, the median sale price for York County Homes was \$161,000. This January, the median sale price was \$174,000, an increase of 8% or \$13,000 compared to last year. The current median sold price is 3% lower 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.



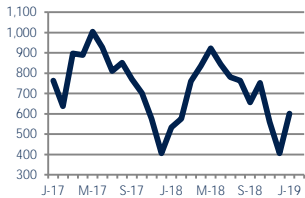
*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by BRIGHTMLS 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.





New Listings

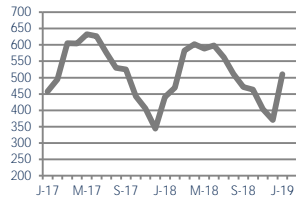
601



Up 13%
Vs. Year Ago

Current Contracts

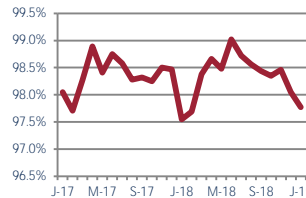
510



Up 16%
Vs. Year Ago

Sold Vs. List Price

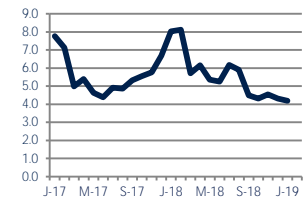
97.8%



No Change
Vs. Year Ago

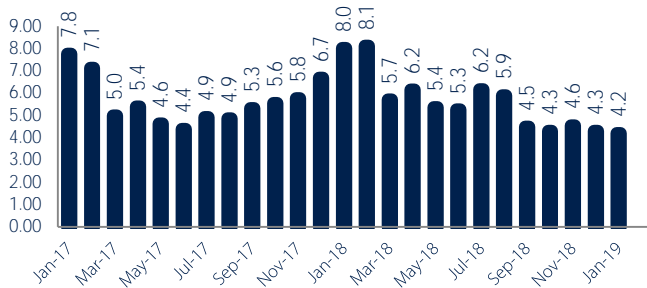
Months of Supply

4.2



Down -48%
Vs. Year Ago

Months Of Supply



Months of Supply

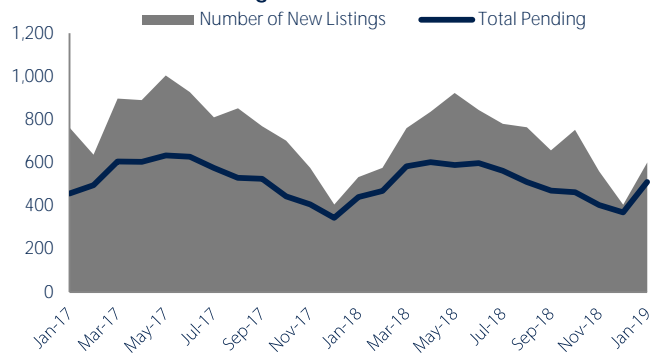
In January, there was 4.2 months of supply available in York County, compared to 8.0 in January 2018. That is a decrease of 48% versus a year ago.

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.

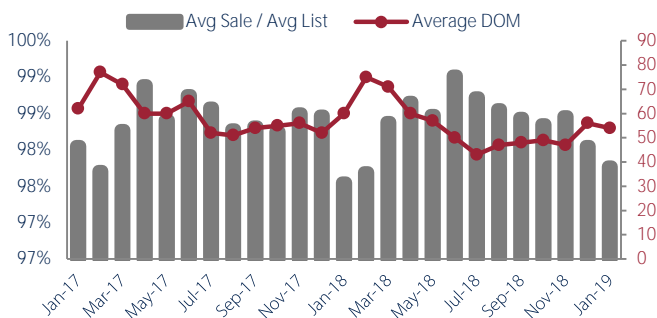
New Listings & Current Contracts

This month there were 601 homes newly listed for sale in York County compared to 533 in January 2018, an increase of 13%. There were 510 current contracts pending sale this January compared to 441 a year ago. The number of current contracts is 16% 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 York County was 97.8% 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 54, lower than the average last year, which was 60, a decrease of 10%.



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