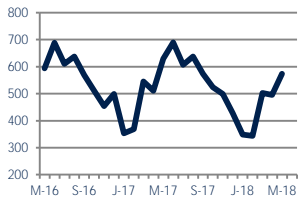




Units Sold

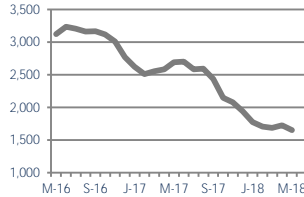
573



Down -9%
Vs. Year Ago

Active Inventory

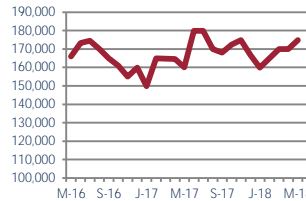
1,656



Down -39%
Vs. Year Ago

Median Sale Price

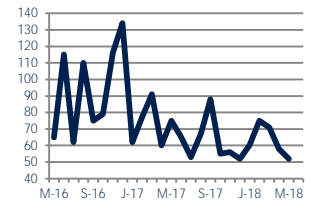
\$174,900



Up 9%
Vs. Year Ago

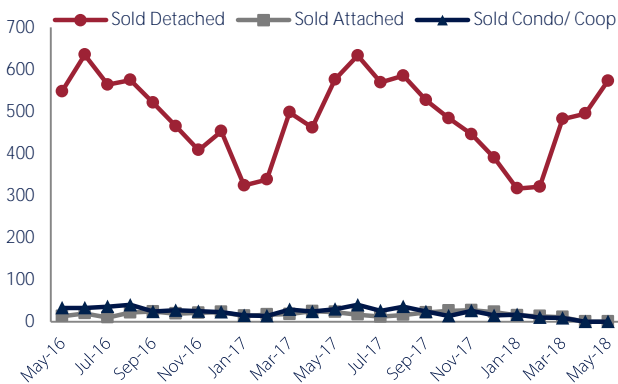
Days On Market

52



Down -31%
Vs. Year Ago

Units Sold*



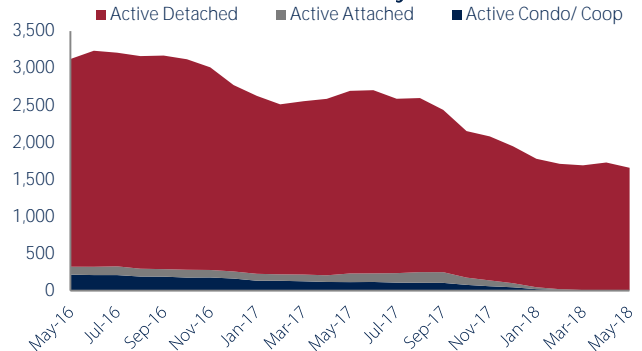
Units Sold

There was an increase in total units sold in May, with 573 sold this month in York County versus 495 last month, an increase of 16%. This month's total units sold was lower than at this time last year, a decrease of 9% versus May 2017.

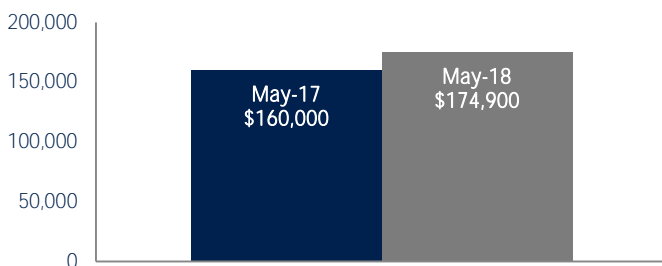
Active Inventory

Versus last year, the total number of homes available this month is lower by 1,038 units or 39%. The total number of active inventory this May was 1,656 compared to 2,694 in May 2017. This month's total of 1,656 is lower than the previous month's total supply of available inventory of 1,727, a decrease of 4%.

Active Inventory*



Median Sale Price



Median Sale Price

Last May, the median sale price for York County Homes was \$160,000. This May, the median sale price was \$174,900, an increase of 9% or \$14,900 compared to last year. The current median sold price is 3% 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.

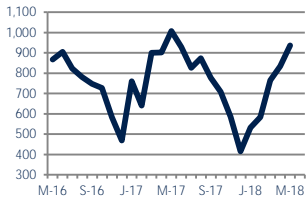


*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by BRIGHTMLS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

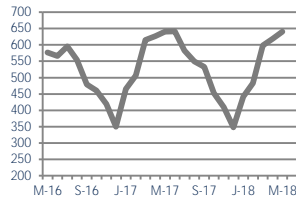
936



Down -7%
Vs. Year Ago

Current Contracts

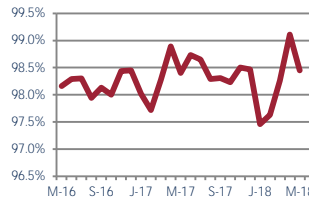
640



No Change
Vs. Year Ago

Sold Vs. List Price

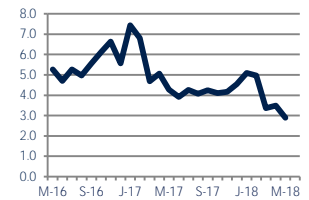
98.5%



No Change
Vs. Year Ago

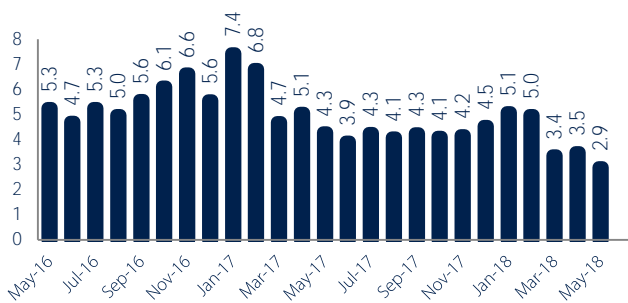
Months of Supply

2.9



Down -32%
Vs. Year Ago

Months Of Supply



Months of Supply

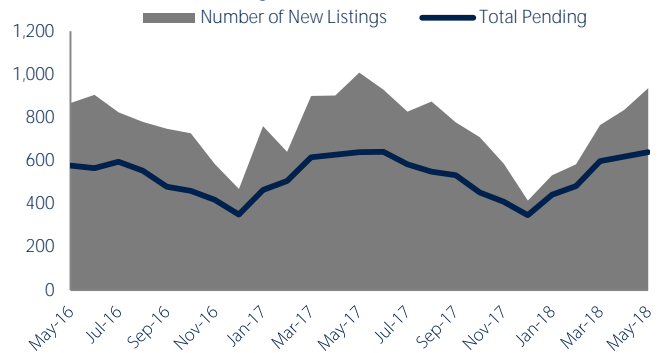
In May, there was 2.9 months of supply available in York County, compared to 4.3 in May 2017. That is a decrease of 33% versus a year ago.

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.

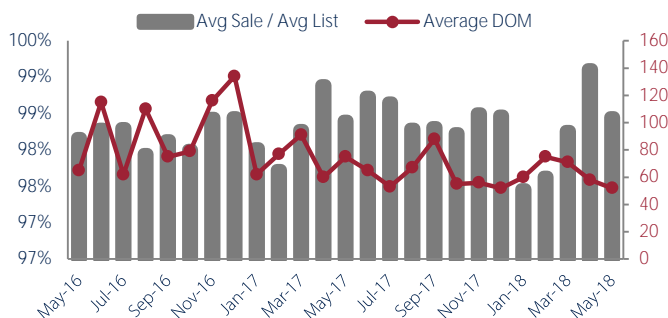
New Listings & Current Contracts

This month there were 936 homes newly listed for sale in York County compared to 1,008 in May 2017, a decrease of 7%. There were 640 current contracts pending sale this May, consistent with the volume a year ago. The number of current contracts is 3% higher than last month.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In May, the average sale price in York County was 98.5% 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 52, lower than the average last year, which was 75, a decrease of 31%.



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