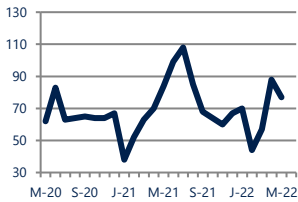




Focus On: **Campbell County Housing Market**

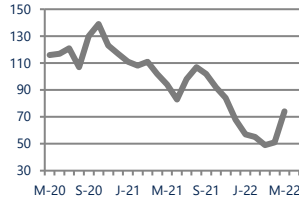
May 2022

Units Sold
77



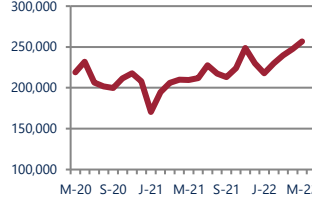
Down -8%
Vs. Year Ago

Active Inventory
74



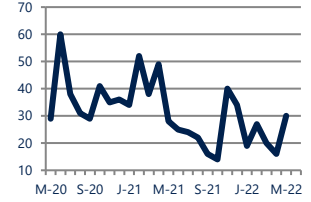
Down -21%
Vs. Year Ago

Median Sale Price
\$256,770



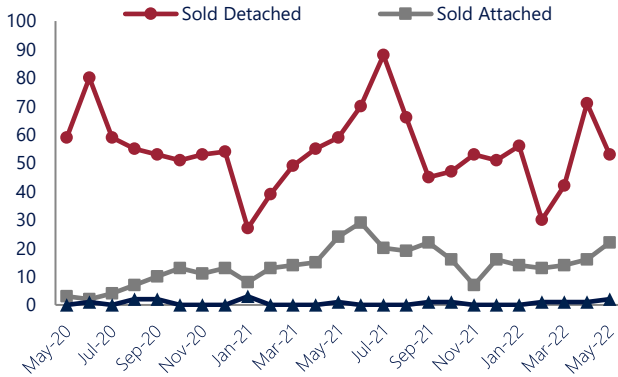
Up 23%
Vs. Year Ago

Days On Market
30



Up 7%
Vs. Year Ago

Units Sold*



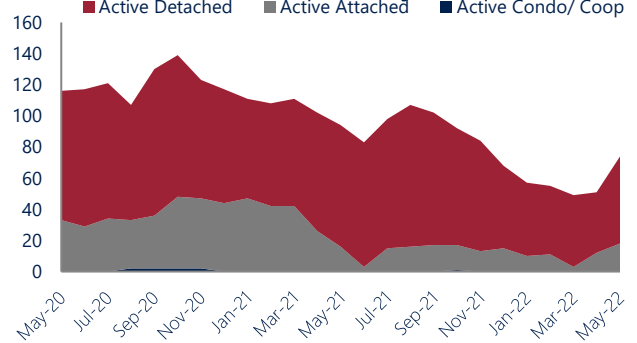
Units Sold

There was a decrease in total units sold in May, with 77 sold this month in Campbell County versus 88 last month, a decrease of 13%. This month's total units sold was lower than at this time last year, a decrease of 8% versus May 2021.

Active Inventory

Versus last year, the total number of homes available this month is lower by 20 units or 21%. The total number of active inventory this May was 74 compared to 94 in May 2021. This month's total of 74 is higher than the previous month's total supply of available inventory of 51, an increase of 45%.

Active Inventory*



Median Sale Price



Median Sale Price

Last May, the median sale price for Campbell County Homes was \$209,450. This May, the median sale price was \$256,770, an increase of 23% or \$47,320 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.



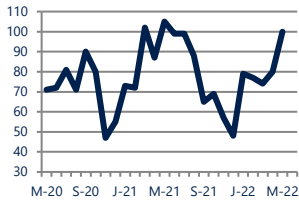
*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by LAR and its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





New Listings

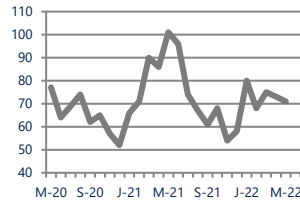
100



Down -5%
Vs. Year Ago

Current Contracts

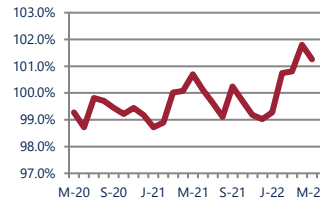
71



Down -30%
Vs. Year Ago

Sold Vs. List Price

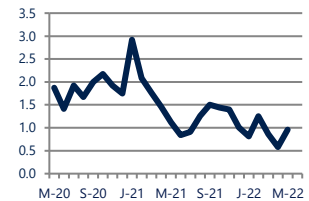
101.3%



Up 0.6%
Vs. Year Ago

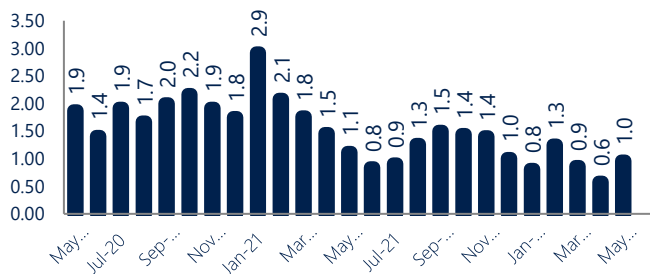
Months of Supply

1.0



Down -14%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

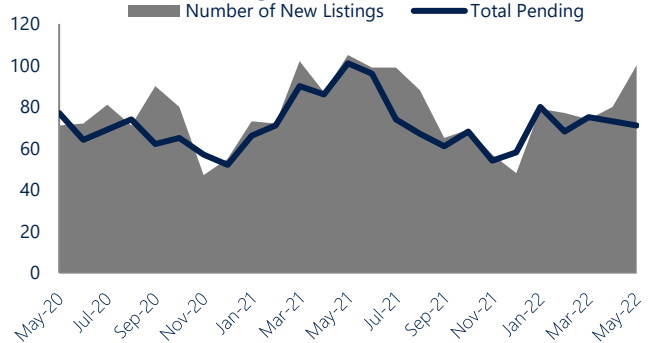
This month there were 100 homes newly listed for sale in Campbell County compared to 105 in May 2021, a decrease of 5%. There were 71 current contracts pending sale this May compared to 101 a year ago. The number of current contracts is 30% lower than last May.

Months of Supply

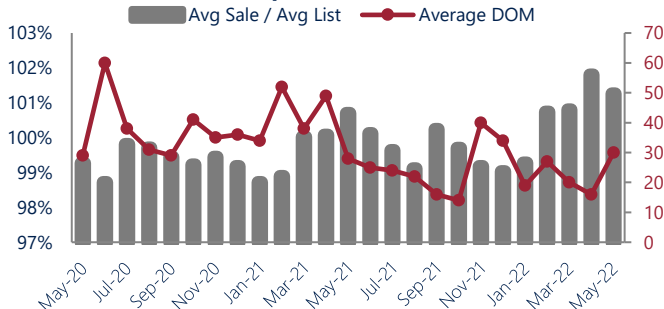
In May, there was 1.0 months of supply available in Campbell County, compared to 1.1 in May 2021. That is a decrease of 14% versus a year ago.

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 Campbell County was 101.3% of the average list price, which is 0.6% higher than at this time last year.

Days On Market

This month, the average number of days on market was 30, higher than the average last year, which was 28, an increase of 7%.



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