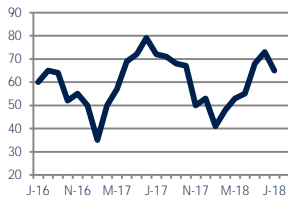


Units Sold

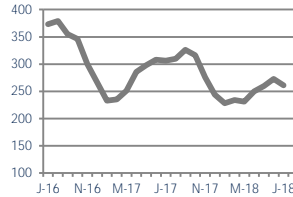
65



Down -10%
Vs. Year Ago

Active Inventory

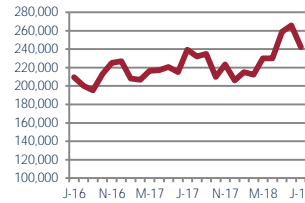
261



Down -15%
Vs. Year Ago

Median Sale Price

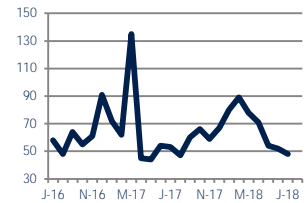
\$242,000



Up 1%
Vs. Year Ago

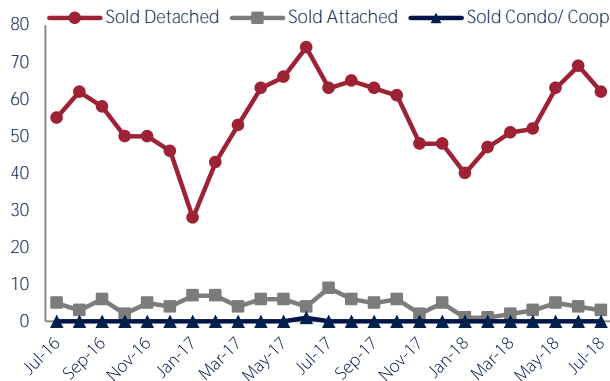
Days On Market

48



Down -9%
Vs. Year Ago

Units Sold*



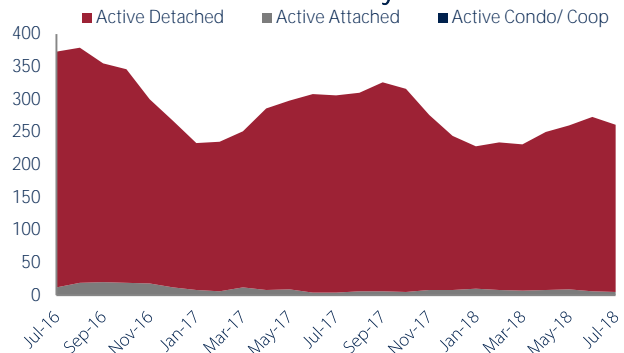
Units Sold

There was a decrease in total units sold in July, with 65 sold this month in Warren County versus 73 last month, a decrease of 11%. This month's total units sold was lower than at this time last year, a decrease of 10% versus July 2017.

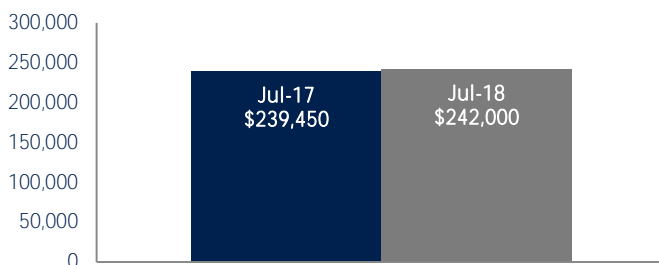
Active Inventory

Versus last year, the total number of homes available this month is lower by 45 units or 15%. The total number of active inventory this July was 261 compared to 306 in July 2017. This month's total of 261 is lower than the previous month's total supply of available inventory of 273, a decrease of 4%.

Active Inventory*



Median Sale Price



Median Sale Price

Last July, the median sale price for Warren County Homes was \$239,450. This July, the median sale price was \$242,000, an increase of 1% or \$2,550 compared to last year. The current median sold price is 9% lower than in June.

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

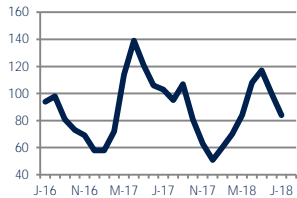


*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by MRIS and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



New Listings

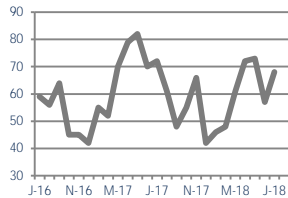
84



Down -18%
Vs. Year Ago

Current Contracts

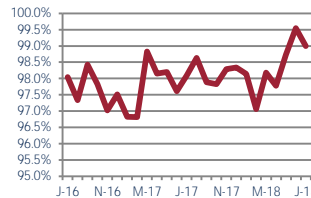
68



Down -6%
Vs. Year Ago

Sold Vs. List Price

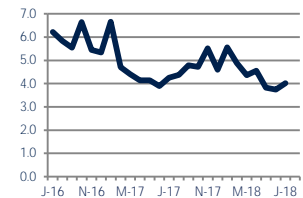
99.0%



Up 0.9%
Vs. Year Ago

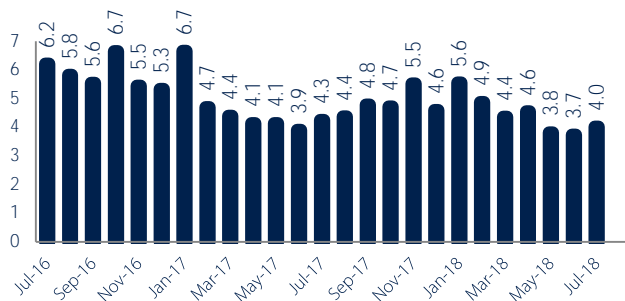
Months of Supply

4.0



Down -5%
Vs. Year Ago

Months Of Supply



Months of Supply

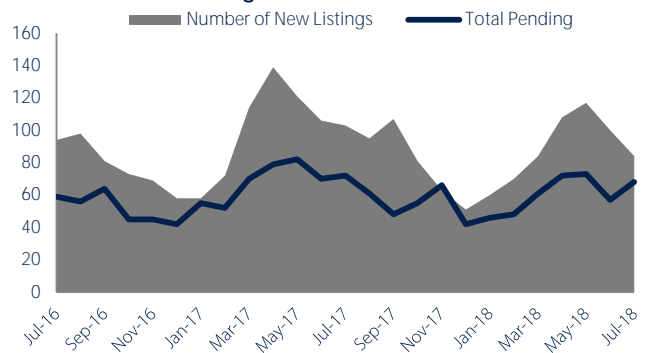
In July, there was 4.0 months of supply available in Warren County, compared to 4.3 in July 2017. That is a decrease of 6% versus a year ago.

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.

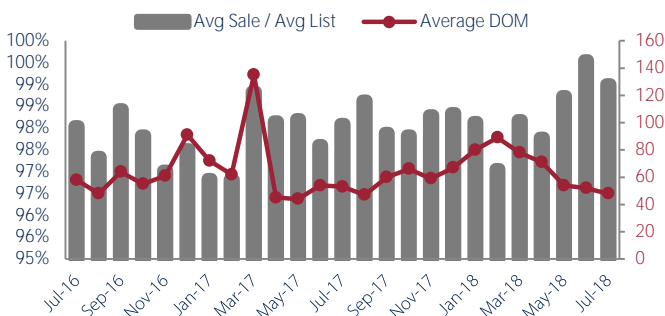
New Listings & Current Contracts

This month there were 84 homes newly listed for sale in Warren County compared to 103 in July 2017, a decrease of 18%. There were 68 current contracts pending sale this July compared to 72 a year ago. The number of current contracts is 6% lower than last July.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In July, the average sale price in Warren County was 99.0% of the average list price, which is 0.9% higher than at this time last year.

Days On Market

This month, the average number of days on market was 48, lower than the average last year, which was 53, a decrease of 9%.



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