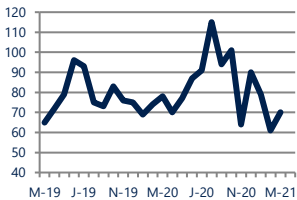




Zip Code(s): 19934, 19962, 19952, 19946, 19954, 19979, 19980 and 19943

Units Sold

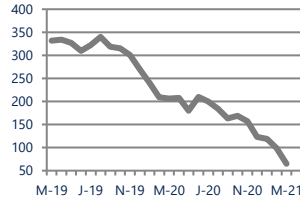
70



Down -10%
Vs. Year Ago

Active Inventory

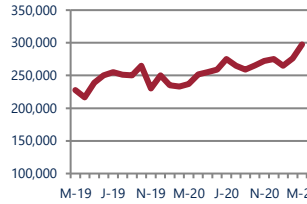
65



Down -68%
Vs. Year Ago

Median Sale Price

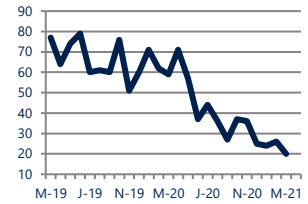
\$297,500



Up 26%
Vs. Year Ago

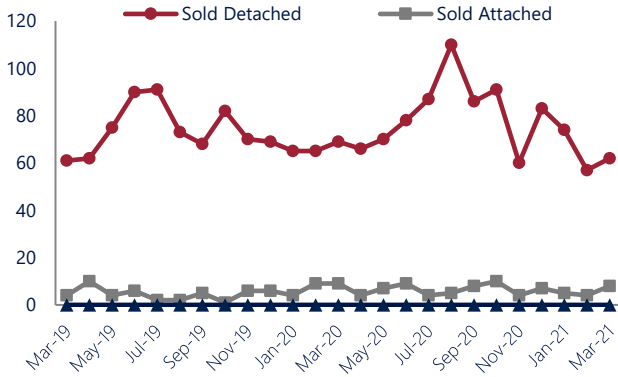
Days On Market

20



Down -66%
Vs. Year Ago

Units Sold*



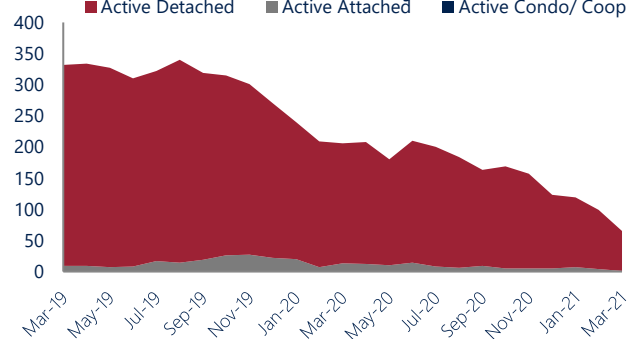
Units Sold

There was an increase in total units sold in March, with 70 sold this month in Felton, Camden Wyoming, and Southern Kent County versus 61 last month, an increase of 15%. This month's total units sold was lower than at this time last year, a decrease of 10% versus March 2020.

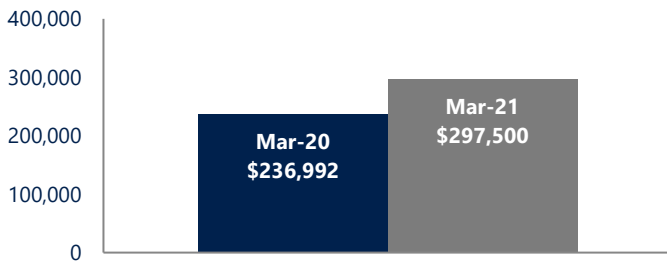
Active Inventory

Versus last year, the total number of homes available this month is lower by 141 units or 68%. The total number of active inventory this March was 65 compared to 206 in March 2020. This month's total of 65 is lower than the previous month's total supply of available inventory of 99, a decrease of 34%.

Active Inventory*



Median Sale Price



Median Sale Price

Last March, the median sale price for Felton, Camden Wyoming, and Southern Kent County Homes was \$236,992. This March, the median sale price was \$297,500, an increase of \$60,508 compared to last year. The current median sold price is higher than in February.

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

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*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.

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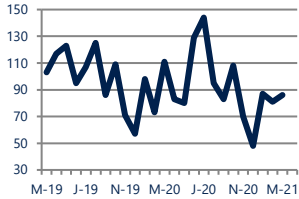




Zip Code(s): 19934, 19962, 19952, 19946, 19954, 19979, 19980 and 19943

New Listings

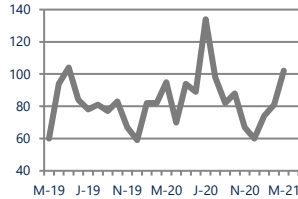
86



Down -23%
Vs. Year Ago

Current Contracts

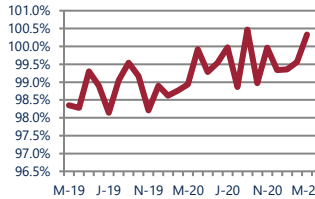
102



Up 7%
Vs. Year Ago

Sold Vs. List Price

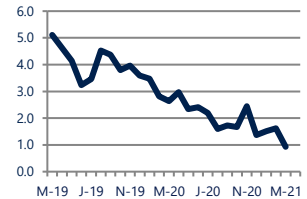
100.3%



Up 1.4%
Vs. Year Ago

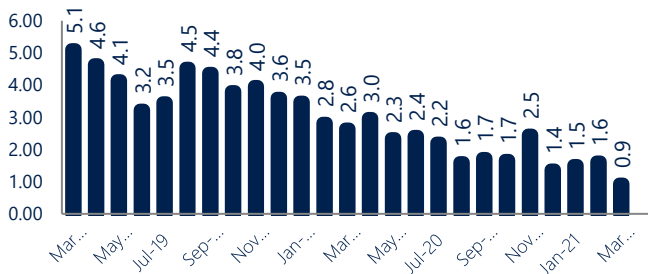
Months of Supply

0.9



Down -65%
Vs. Year Ago

Months Of Supply



Months of Supply

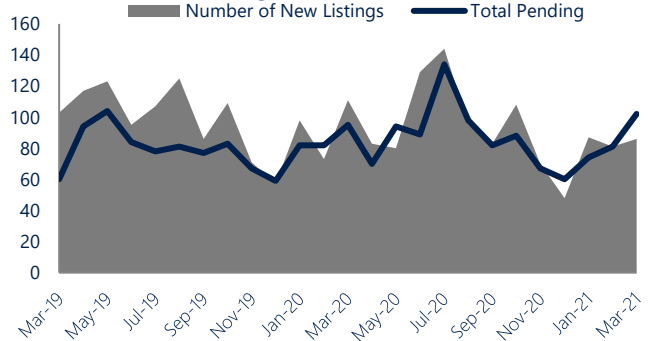
In March, there was 0.9 months of supply available in Felton, Camden Wyoming, and Southern Kent County, compared to 2.6 in March 2020. That is a decrease of 65% versus a year ago.

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.

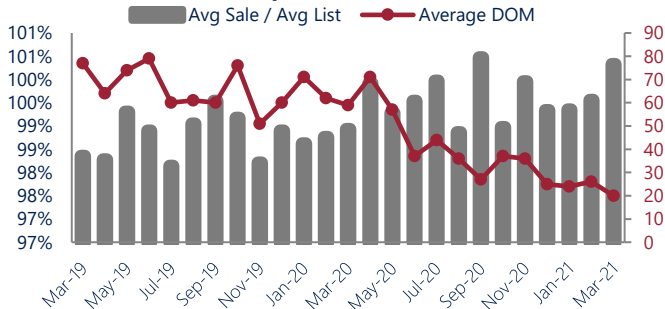
New Listings & Current Contracts

This month there were 86 homes newly listed for sale in Felton, Camden Wyoming, and Southern Kent County compared to 111 in March 2020, a decrease of 23%. There were 102 current contracts pending sale this March compared to 95 a year ago. The number of current contracts is 7% higher than last March.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In March, the average sale price in Felton, Camden Wyoming, and Southern Kent County was 100.3% of the average list price, which is 1.4% higher than at this time last year.

Days On Market

This month, the average number of days on market was 20, lower than the average last year, which was 59, a decrease of 66%.



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