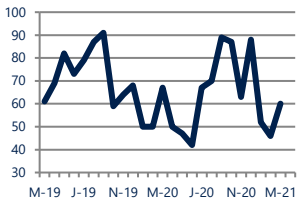




Units Sold

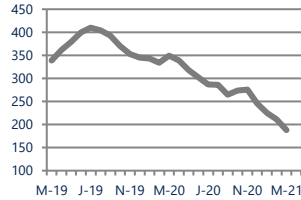
60



Down -10%
Vs. Year Ago

Active Inventory

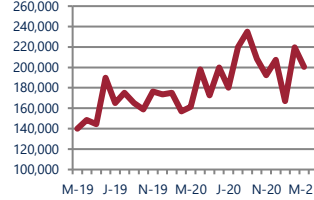
188



Down -46%
Vs. Year Ago

Median Sale Price

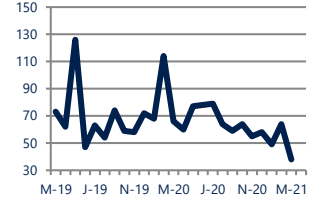
\$200,550



Up 24%
Vs. Year Ago

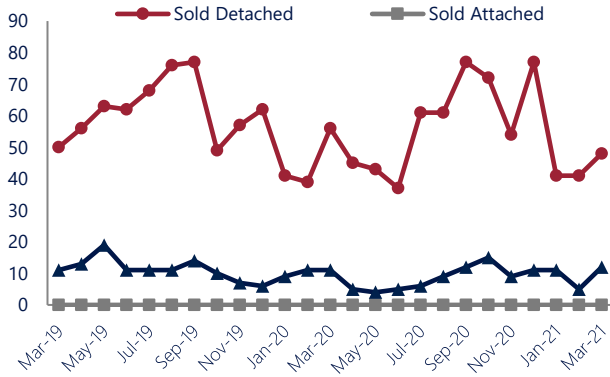
Days On Market

38



Down -42%
Vs. Year Ago

Units Sold*



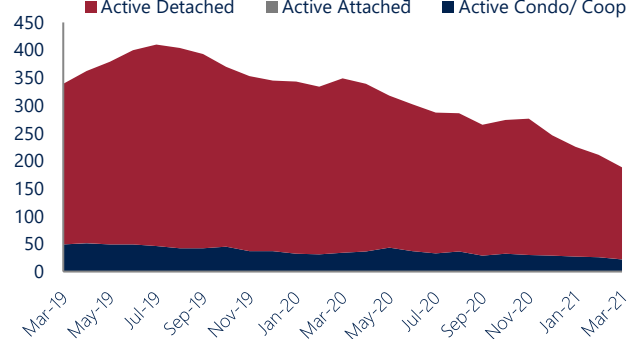
Units Sold

There was an increase in total units sold in March, with 60 sold this month in Mays Landing, Hammonton, and Western Atlantic County versus 46 last month, an increase of 30%. This month's total units sold was lower than at this time last year, a decrease of 10% versus March 2020.

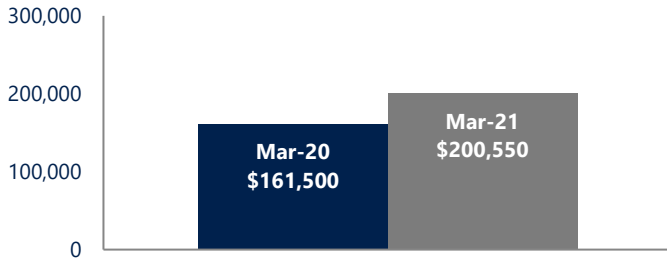
Active Inventory

Versus last year, the total number of homes available this month is lower by 161 units or 46%. The total number of active inventory this March was 188 compared to 349 in March 2020. This month's total of 188 is lower than the previous month's total supply of available inventory of 211, a decrease of 11%.

Active Inventory*



Median Sale Price



Median Sale Price

Last March, the median sale price for Mays Landing, Hammonton, and Western Atlantic County Homes was \$161,500. This March, the median sale price was \$200,550, an increase of 24% or \$39,050 compared to last year. The current median sold price is 9% lower 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.



Mays Landing, Hammonton, and Western Atlantic County are defined as properties listed in zip code/s 08215, 08330, 08319, 08317, 08340, 08213, 08037, 08326, 08341, 08346 and 08350.

*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 SJSMLS 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 SJSMLS or Long & Foster Real Estate, Inc.

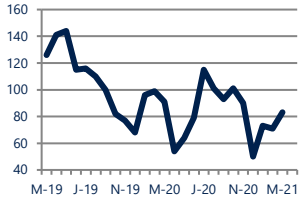




Zip Code(s): 08215, 08330, 08319, 08317, 08340, 08213, 08037, 08326, 08341, 08346 and 08350

New Listings

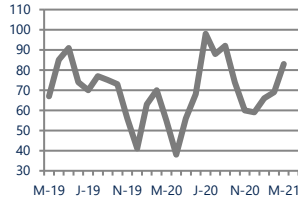
83



Down -9%
Vs. Year Ago

Current Contracts

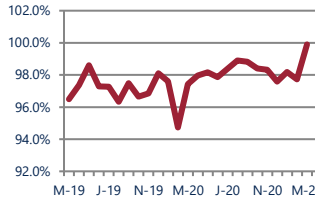
83



Up 51%
Vs. Year Ago

Sold Vs. List Price

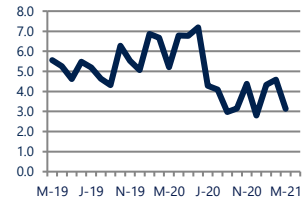
99.9%



Up 2.5%
Vs. Year Ago

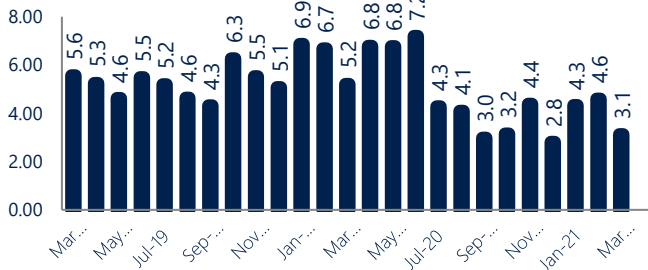
Months of Supply

3.1



Down -40%
Vs. Year Ago

Months Of Supply



Months of Supply

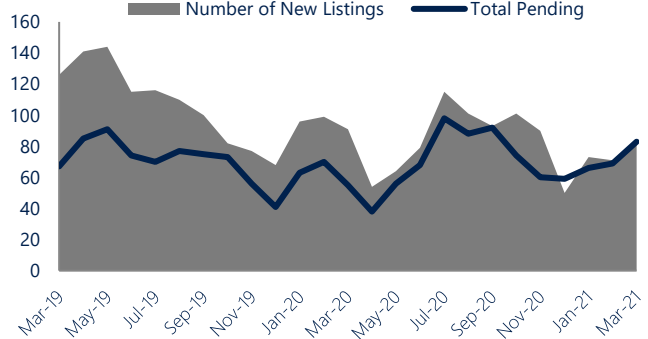
In March, there was 3.1 months of supply available in Mays Landing, Hammonton, and Western Atlantic County, compared to 5.2 in March 2020. That is a decrease of 40% versus a year ago.

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.

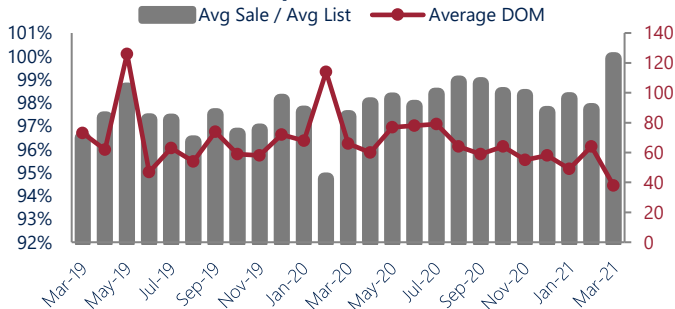
New Listings & Current Contracts

This month there were 83 homes newly listed for sale in Mays Landing, Hammonton, and Western Atlantic County compared to 91 in March 2020, a decrease of 9%. There were 83 current contracts pending sale this March compared to 55 a year ago. The number of current contracts is 51% 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 Mays Landing, Hammonton, and Western Atlantic County was 99.9% of the average list price, which is 2.5% higher than at this time last year.

Days On Market

This month, the average number of days on market was 38, lower than the average last year, which was 66, a decrease of 42%.



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