

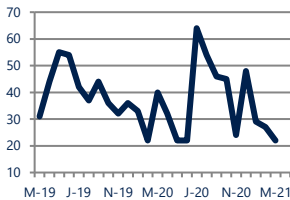


Focus On: Royersford Housing Market

March 2021

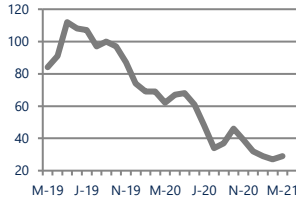
Zip Code(s): 19468

Units Sold 22



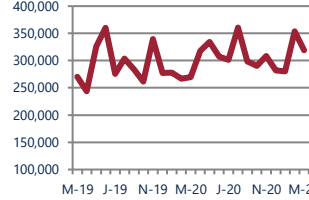
Down
Vs. Year Ago

Active Inventory 29



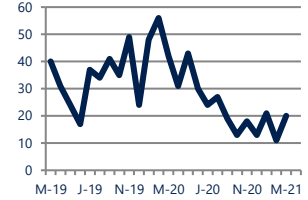
Down -53%
Vs. Year Ago

Median Sale Price \$318,750

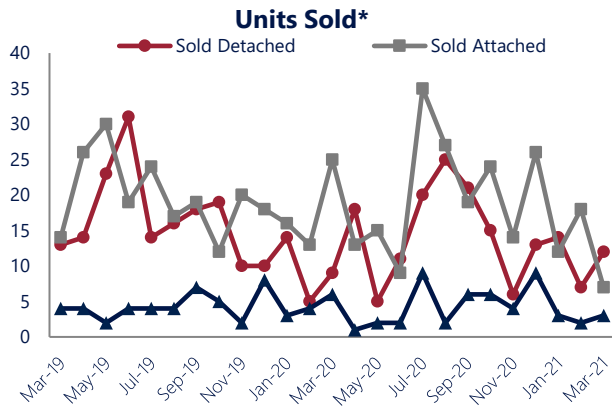


Up 18%
Vs. Year Ago

Days On Market 20



Down
Vs. Year Ago

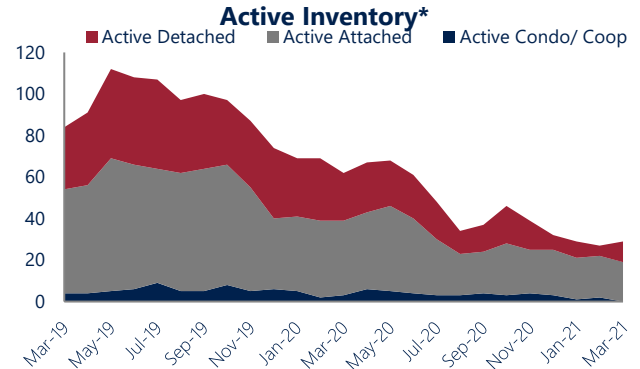


Units Sold

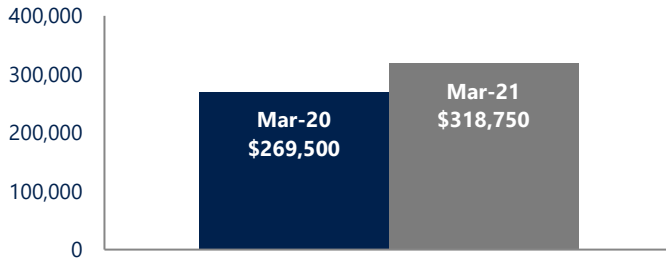
With relatively few transactions, there was a decrease in total units sold in March, with 22 sold this month in Royersford. This month's total units sold was lower than at this time last year, a decrease from March 2020.

Active Inventory

Versus last year, the total number of homes available this month is lower by 33 units or 53%. The total number of active inventory this March was 29 compared to 62 in March 2020. This month's total of 29 is higher than the previous month's total supply of available inventory of 27, an increase of 7%.



Median Sale Price



Median Sale Price

Last March, the median sale price for Royersford Homes was \$269,500. This March, the median sale price was \$318,750, an increase of 18% or \$49,250 compared to last year. The current median sold price is 10% 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.

Royersford are defined as properties listed in zip code/s 19468.

*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.





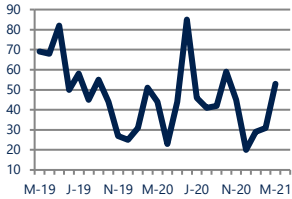
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March 2021

Zip Code(s): 19468

New Listings

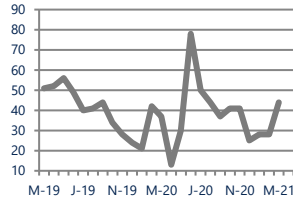
53



Up 20%
Vs. Year Ago

Current Contracts

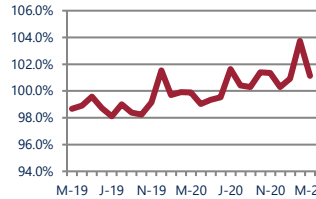
44



Up 19%
Vs. Year Ago

Sold Vs. List Price

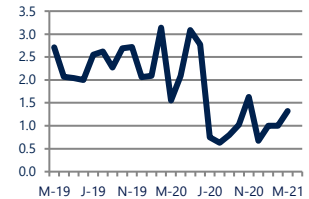
101.1%



Up 1.3%
Vs. Year Ago

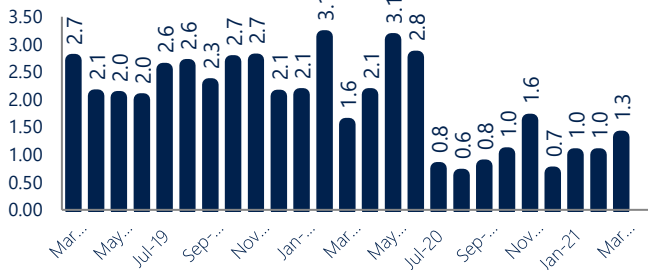
Months of Supply

1.3



Down -15%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

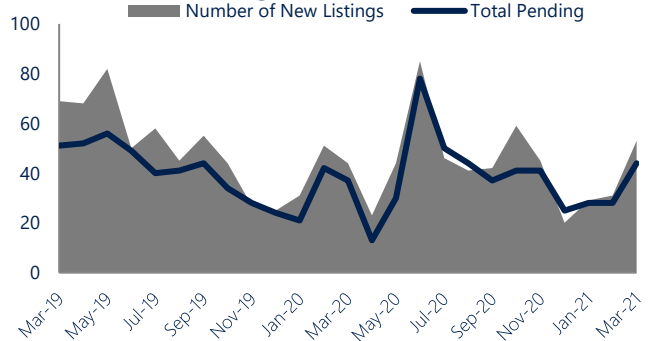
This month there were 53 homes newly listed for sale in Royersford compared to 44 in March 2020, an increase of 20%. There were 44 current contracts pending sale this March compared to 37 a year ago. The number of current contracts is 19% higher than last March.

Months of Supply

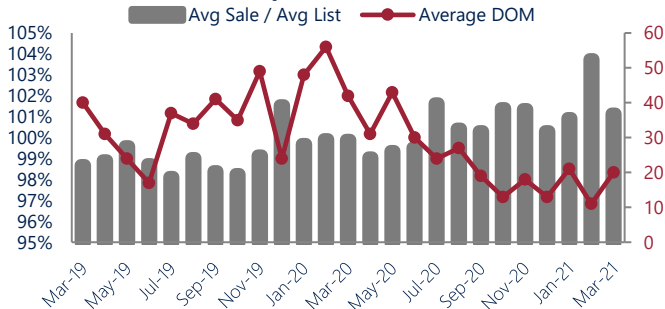
In March, there was 1.3 months of supply available in Royersford, compared to 1.6 in March 2020. That is a decrease of 15% versus a year ago.

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 March, the average sale price in Royersford was 101.1% of the average list price, which is 1.3% 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 42. This decrease was impacted by the limited number of sales.



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