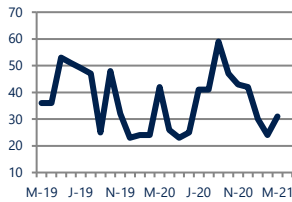




Zip Code(s): 19608 and 19565

**Units Sold**

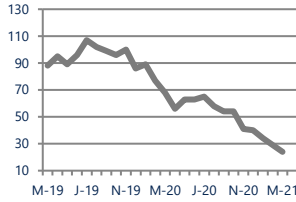
31



**Down -26%**  
Vs. Year Ago

**Active Inventory**

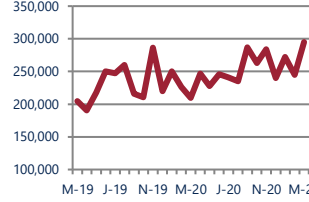
24



**Down -65%**  
Vs. Year Ago

**Median Sale Price**

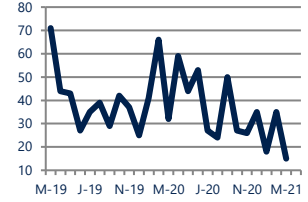
\$295,000



**Up**  
Vs. Year Ago

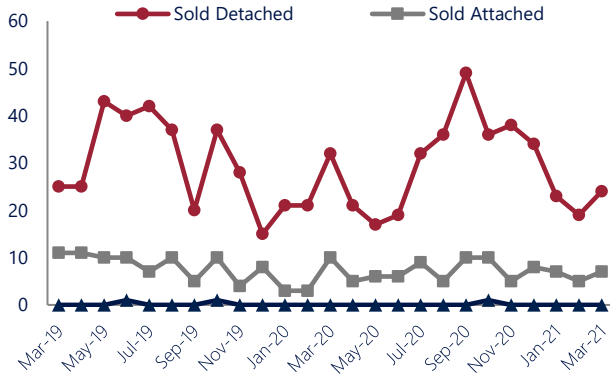
**Days On Market**

15



**Down**  
Vs. Year Ago

**Units Sold\***



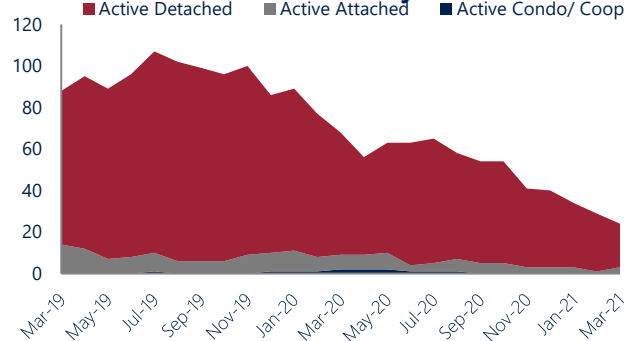
**Units Sold**

There was an increase in total units sold in March, with 31 sold this month in Sinking Spring, Gouglersville, and Wernersville versus 24 last month, an increase of 29%. This month's total units sold was lower than at this time last year, a decrease of 26% versus March 2020.

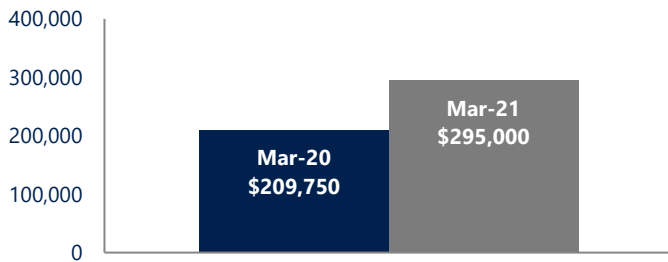
**Active Inventory**

Versus last year, the total number of homes available this month is lower by 44 units or 65%. The total number of active inventory this March was 24 compared to 68 in March 2020. This month's total of 24 is lower than the previous month's total supply of available inventory of 29, a decrease of 17%.

**Active Inventory\***



**Median Sale Price**



**Median Sale Price**

Due to the relatively small number of units sold, the median sale price showed significant change this month. Last March, the median sale price for Sinking Spring, Gouglersville, and Wernersville Homes was \$209,750. This March, the median sale price was \$295,000, an increase of \$85,250 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.

Sinking Spring, Gouglersville, and Wernersville are defined as properties listed in zip code/s 19608 and 19565.

\*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.

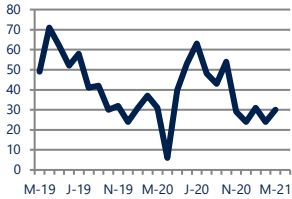




Zip Code(s): 19608 and 19565

### New Listings

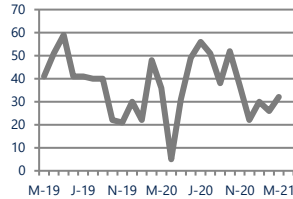
30



**Down -3%**  
Vs. Year Ago

### Current Contracts

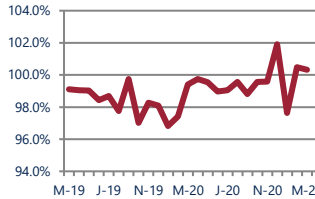
32



**Down -11%**  
Vs. Year Ago

### Sold Vs. List Price

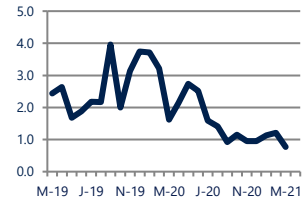
100.3%



**Up 0.9%**  
Vs. Year Ago

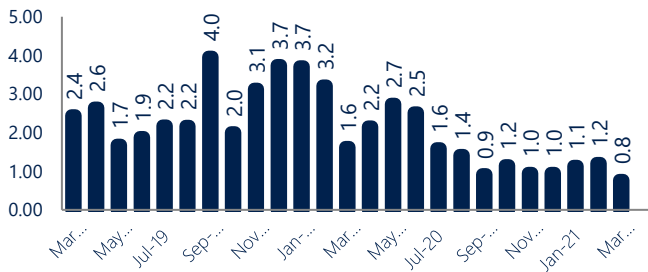
### Months of Supply

0.8



**Down -52%**  
Vs. Year Ago

### Months Of Supply



### Months of Supply

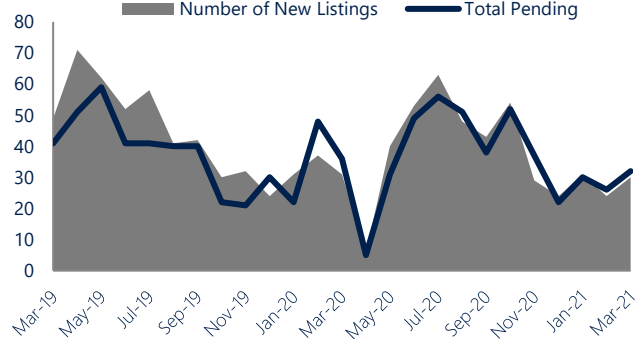
In March, there was 0.8 months of supply available in Sinking Spring, Gouglersville, and Wernersville, compared to 1.6 in March 2020. That is a decrease of 52% versus a year ago.

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.

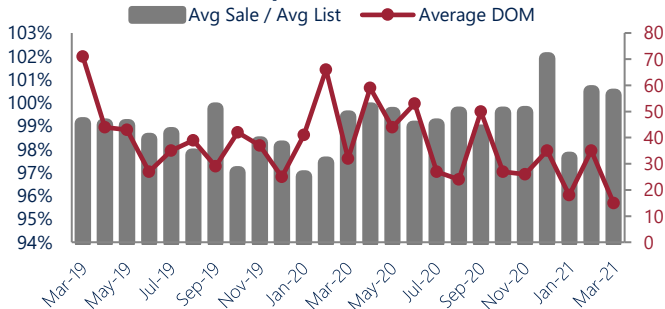
### New Listings & Current Contracts

This month there were 30 homes newly listed for sale in Sinking Spring, Gouglersville, and Wernersville compared to 31 in March 2020, a decrease of 3%. There were 32 current contracts pending sale this March compared to 36 a year ago. The number of current contracts is 11% lower 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 Sinking Spring, Gouglersville, and Wernersville was 100.3% 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 15, lower than the average last year, which was 32. This decrease was impacted by the limited number of sales.



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