

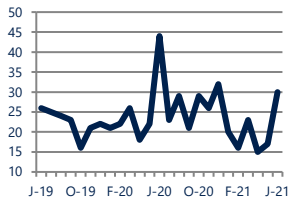
Focus On: Cameron, Broadway, and Sanford Area Housing Market

June 2021

Zip Code(s): 28326, 27505 and 27332

Units Sold

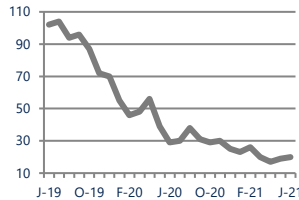
30



Down
Vs. Year Ago

Active Inventory

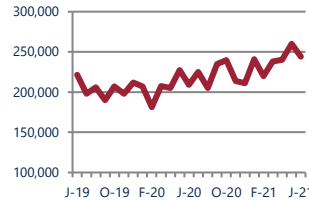
20



Down -31%
Vs. Year Ago

Median Sale Price

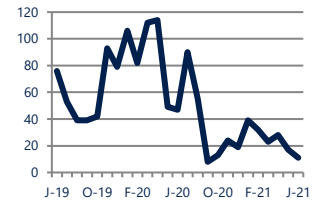
\$244,000



Up 17%
Vs. Year Ago

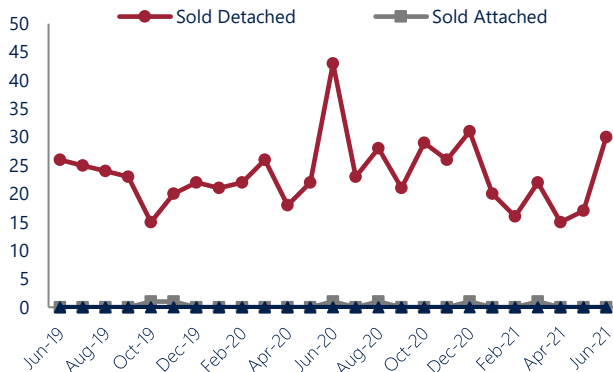
Days On Market

11



Down
Vs. Year Ago

Units Sold*



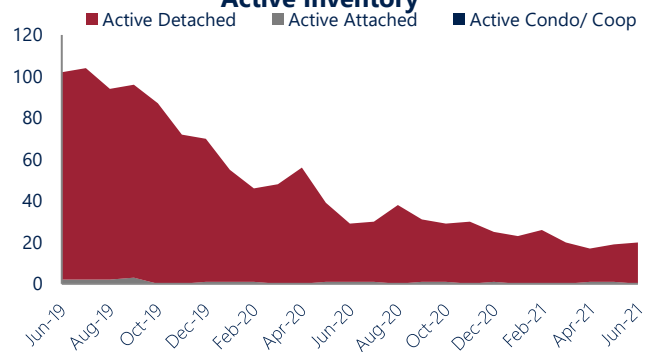
Units Sold

With relatively few transactions, there was an increase in total units sold in June, with 30 sold this month in Cameron, Broadway, and Sanford Area. This month's total units sold was lower than at this time last year, a decrease from June 2020.

Active Inventory

Versus last year, the total number of homes available this month is lower by 9 units or 31%. The total number of active inventory this June was 20 compared to 29 in June 2020. This month's total of 20 is higher than the previous month's total supply of available inventory of 19, an increase of 5%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Cameron, Broadway, and Sanford Area Homes was \$209,250. This June, the median sale price was \$244,000, an increase of 17% or \$34,750 compared to last year. The current median sold price is 6% lower than in May.

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.

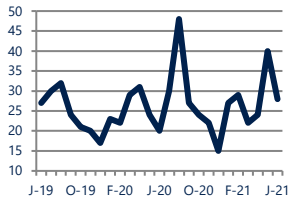
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June 2021

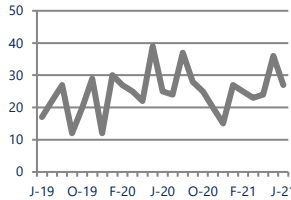
Zip Code(s): 28326, 27505 and 27332

New Listings
28



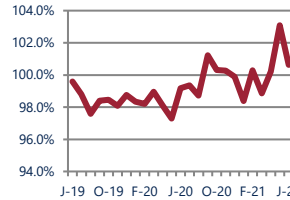
Up 40%
Vs. Year Ago

Current Contracts
27



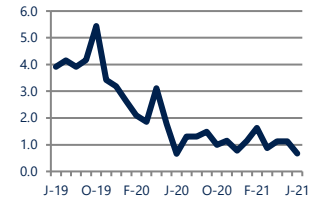
Up 8%
Vs. Year Ago

Sold Vs. List Price
100.6%



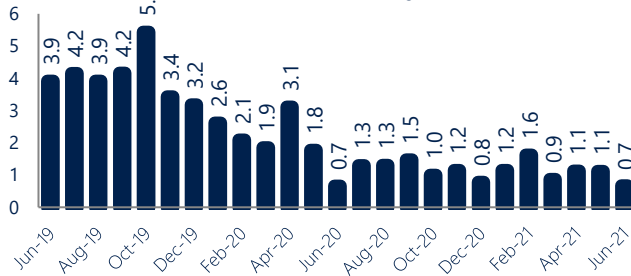
Up 1.5%
Vs. Year Ago

Months of Supply
0.7



No Change
Vs. Year Ago

Months Of Supply



Months of Supply

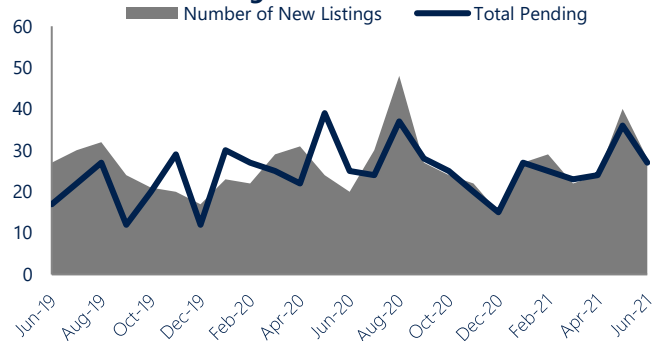
In June, there was 0.7 months of supply available in Cameron, Broadway, and Sanford Area. The amount of supply is similar compared to a year ago.

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.

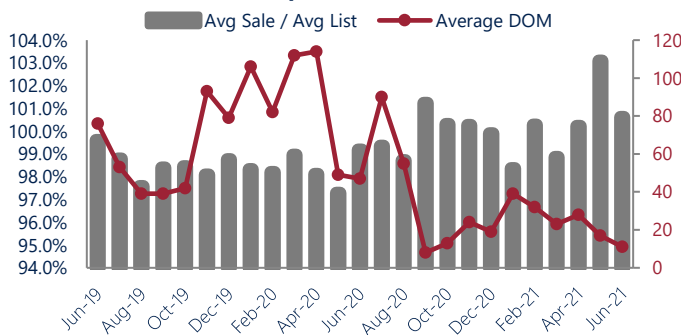
New Listings & Current Contracts

This month there were 28 homes newly listed for sale in Cameron, Broadway, and Sanford Area compared to 20 in June 2020, an increase of 40%. There were 27 current contracts pending sale this June compared to 25 a year ago. The number of current contracts is 8% higher than last June.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In June, the average sale price in Cameron, Broadway, and Sanford Area was 100.6% 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 11, lower than the average last year, which was 47. This decrease was impacted by the limited number of sales.

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