



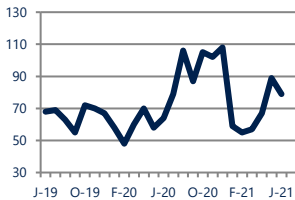
## Focus On: Laurelton and Herbertsville Housing Market

June 2021

Zip Code(s): 08724

### Units Sold

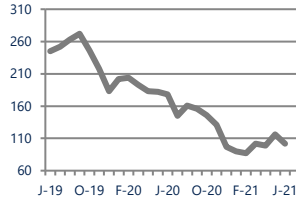
79



Up 23%  
Vs. Year Ago

### Active Inventory

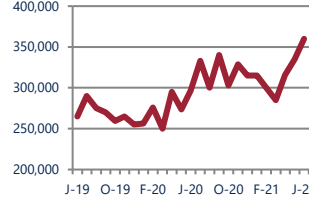
102



Down -43%  
Vs. Year Ago

### Median Sale Price

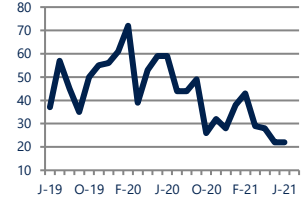
\$360,000



Up 21%  
Vs. Year Ago

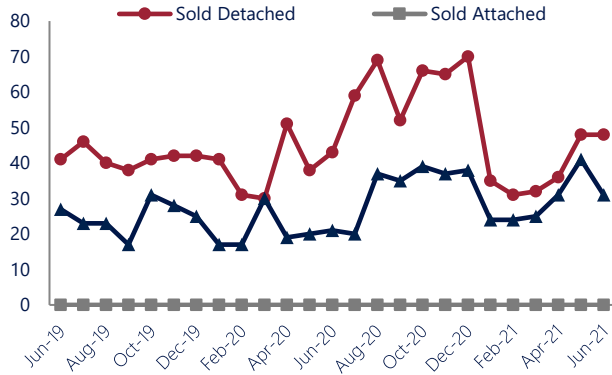
### Days On Market

22



Down -63%  
Vs. Year Ago

### Units Sold\*



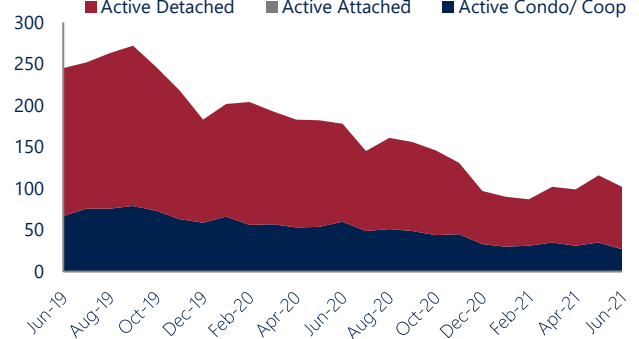
### Units Sold

There was a decrease in total units sold in June, with 79 sold this month in Laurelton and Herbertsville versus 89 last month, a decrease of 11%. This month's total units sold was higher than at this time last year, an increase of 23% versus June 2020.

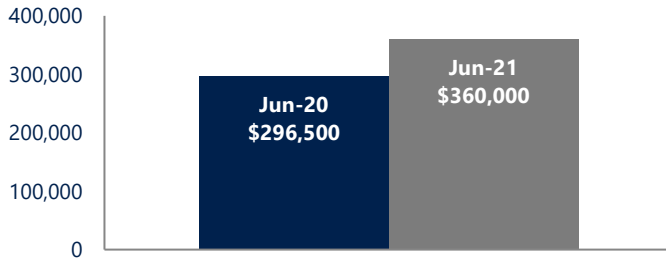
### Active Inventory

Versus last year, the total number of homes available this month is lower by 76 units or 43%. The total number of active inventory this June was 102 compared to 178 in June 2020. This month's total of 102 is lower than the previous month's total supply of available inventory of 116, a decrease of 12%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last June, the median sale price for Laurelton and Herbertsville Homes was \$296,500. This June, the median sale price was \$360,000, an increase of 21% or \$63,500 compared to last year. The current median sold price is 7% higher 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.

Laurelton and Herbertsville are defined as properties listed in zip code/s 08724.

\*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 MOMLS 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 MOMLS or Long & Foster Real Estate, Inc.





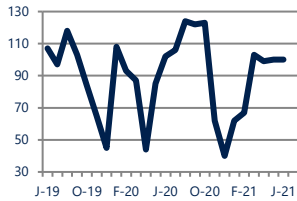
## Focus On: Laurelton and Herbertsville Housing Market

June 2021

Zip Code(s): 08724

### New Listings

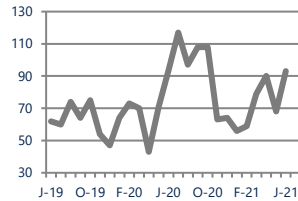
100



**Down -2%**  
Vs. Year Ago

### Current Contracts

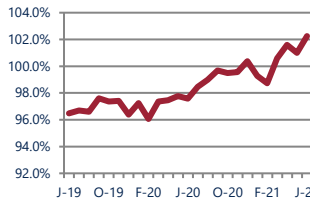
93



**No Change**  
Vs. Year Ago

### Sold Vs. List Price

102.3%



**Up 4.8%**  
Vs. Year Ago

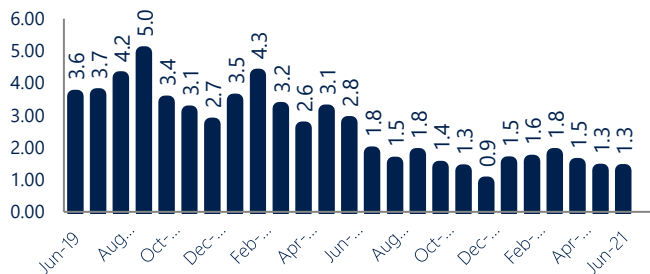
### Months of Supply

1.3



**Down -54%**  
Vs. Year Ago

### Months Of Supply



### New Listings & Current Contracts

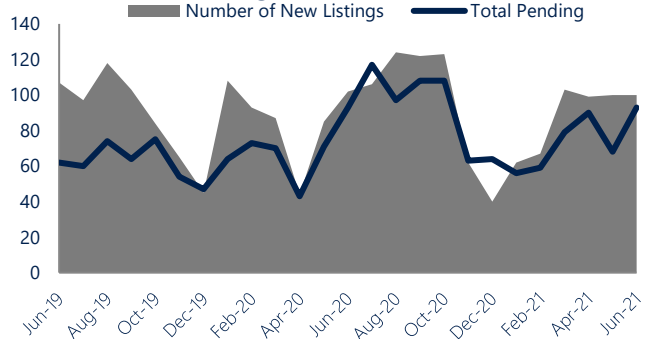
This month there were 100 homes newly listed for sale in Laurelton and Herbertsville compared to 102 in June 2020, a decrease of 2%. There were 93 current contracts pending sale this June, consistent with the volume a year ago. The number of current contracts is 37% higher than last month.

### Months of Supply

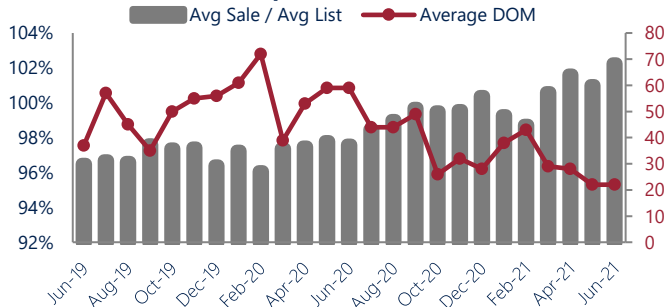
In June, there was 1.3 months of supply available in Laurelton and Herbertsville, compared to 2.8 in June 2020. That is a decrease of 54% versus a year ago.

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 June, the average sale price in Laurelton and Herbertsville was 102.3% of the average list price, which is 4.7% higher than at this time last year.

### Days On Market

This month, the average number of days on market was 22, lower than the average last year, which was 59, a decrease of 63%.



Laurelton and Herbertsville are defined as properties listed in zip code/s 08724.

\*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 MOMLS 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 MOMLS or Long & Foster Real Estate, Inc.

