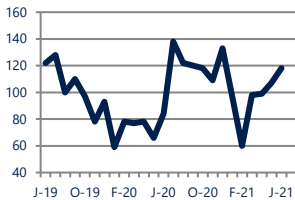




Zip Code(s): 08054 and 08052

Units Sold

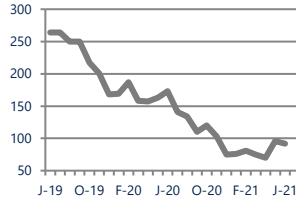
118



Up
Vs. Year Ago

Active Inventory

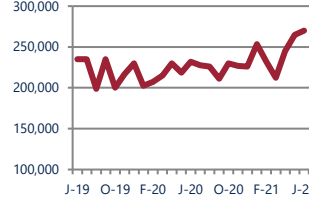
92



Down -47%
Vs. Year Ago

Median Sale Price

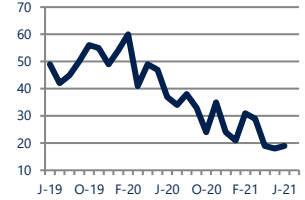
\$270,000



Up 16%
Vs. Year Ago

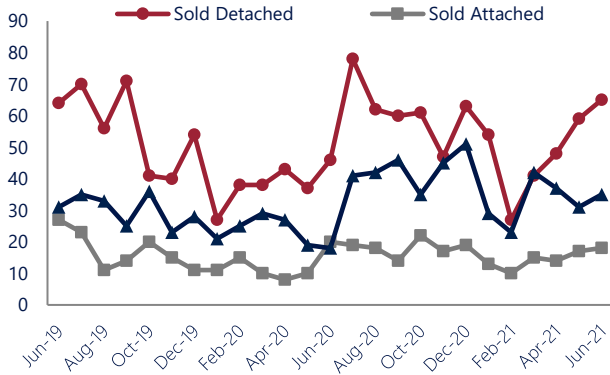
Days On Market

19



Down -49%
Vs. Year Ago

Units Sold*



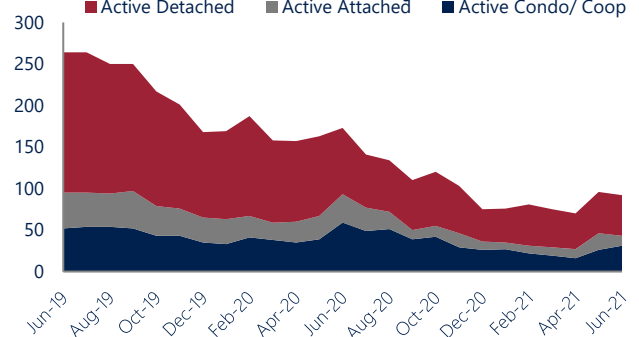
Units Sold

There was an increase in total units sold in June, with 118 sold this month in Mount Laurel, Ramblewood, and Maple Shade. This month's total units sold was higher than at this time last year.

Active Inventory

Versus last year, the total number of homes available this month is lower by 81 units or 47%. The total number of active inventory this June was 92 compared to 173 in June 2020. This month's total of 92 is lower than the previous month's total supply of available inventory of 96, a decrease of 4%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Mount Laurel, Ramblewood, and Maple Shade Homes was \$231,950. This June, the median sale price was \$270,000, an increase of 16% or \$38,050 compared to last year. The current median sold price is 2% 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.

Mount Laurel, Ramblewood, and Maple Shade are defined as properties listed in zip code/s 08054 and 08052.

*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.

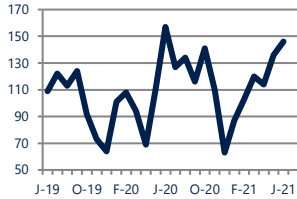




Zip Code(s): 08054 and 08052

New Listings

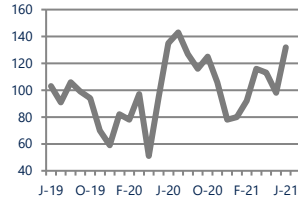
146



Down -7%
Vs. Year Ago

Current Contracts

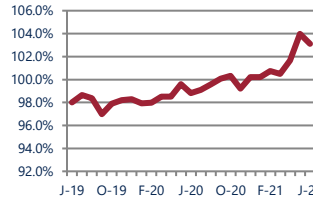
132



Down -2%
Vs. Year Ago

Sold Vs. List Price

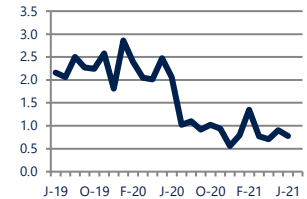
103.1%



Up 4.3%
Vs. Year Ago

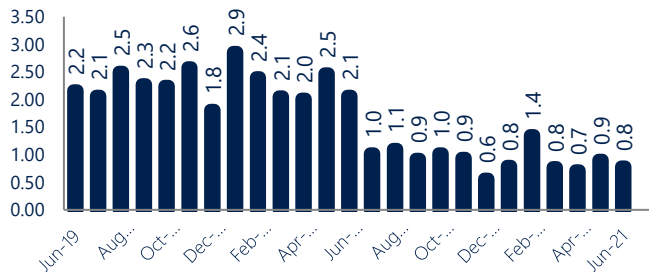
Months of Supply

0.8



Down -62%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

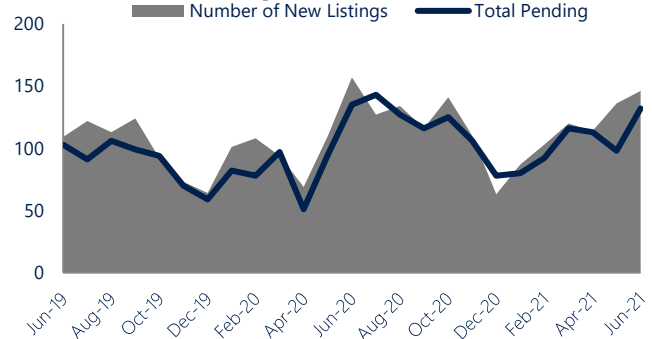
This month there were 146 homes newly listed for sale in Mount Laurel, Ramblewood, and Maple Shade compared to 157 in June 2020, a decrease of 7%. There were 132 current contracts pending sale this June compared to 135 a year ago. The number of current contracts is 2% lower than last June.

Months of Supply

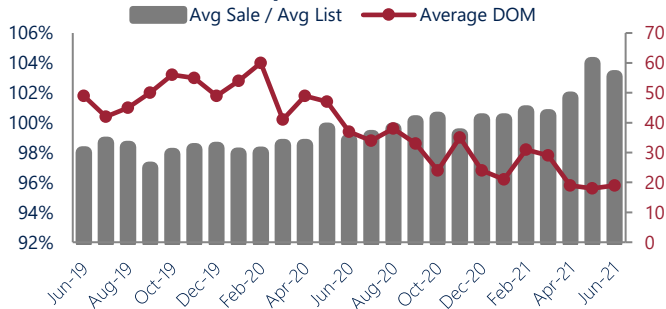
In June, there was 0.8 months of supply available in Mount Laurel, Ramblewood, and Maple Shade, compared to 2.1 in June 2020. That is a decrease of 62% versus a year ago.

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 Mount Laurel, Ramblewood, and Maple Shade was 103.1% of the average list price, which is 4.3% higher than at this time last year.

Days On Market

This month, the average number of days on market was 19, lower than the average last year, which was 37, a decrease of 49%.



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