



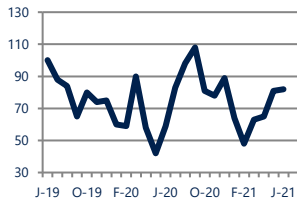
Focus On: Coatesville, Parkesburg, and Atglen Housing Market

June 2021

Zip Code(s): 19320, 19358, 19376, 19365, 19310, 19369 and 13967

Units Sold

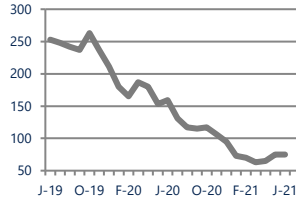
82



Up
Vs. Year Ago

Active Inventory

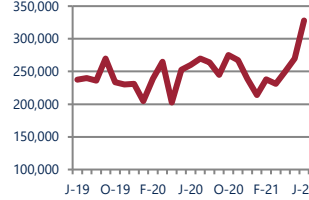
75



Down -53%
Vs. Year Ago

Median Sale Price

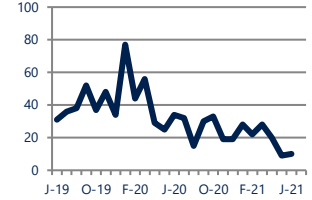
\$328,000



Up 26%
Vs. Year Ago

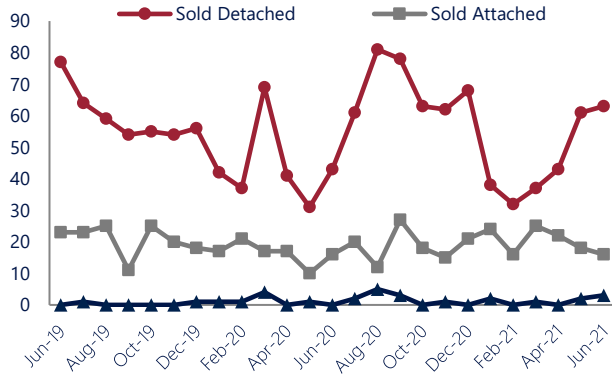
Days On Market

10



Down -71%
Vs. Year Ago

Units Sold*



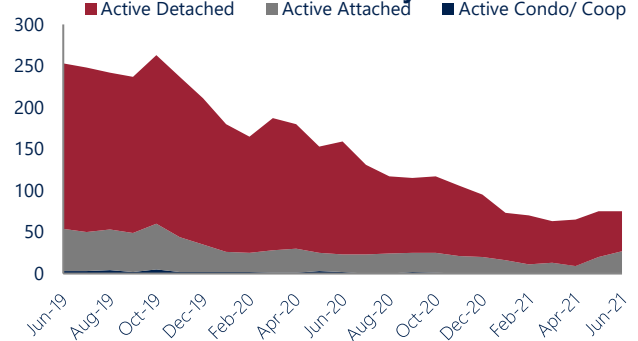
Units Sold

There was an increase in total units sold in June, with 82 sold this month in Coatesville, Parkesburg, and Atglen. This month's total units sold was higher than at this time last year.

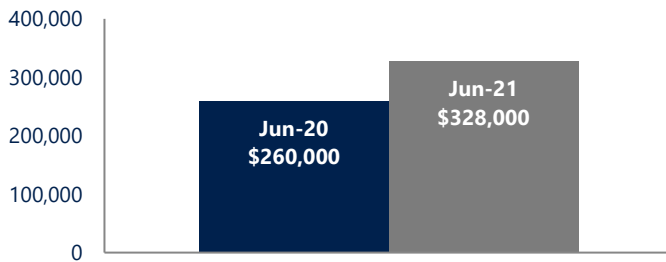
Active Inventory

Versus last year, the total number of homes available this month is lower by 84 units or 53%. The total number of active inventory this June was 75 compared to 159 in June 2020. This month's supply remained stable as compared to last month.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Coatesville, Parkesburg, and Atglen Homes was \$260,000. This June, the median sale price was \$328,000, an increase of \$68,000 compared to last year. The current median sold price is 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.

Coatesville, Parkesburg, and Atglen are defined as properties listed in zip code/s 19320, 19358, 19376, 19365, 19310, 19369 and 13967.

*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.





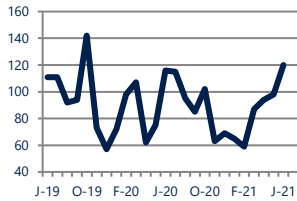
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June 2021

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New Listings

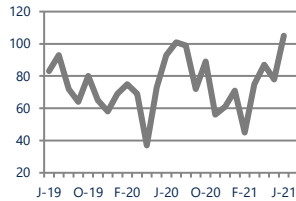
120



Up 3%
Vs. Year Ago

Current Contracts

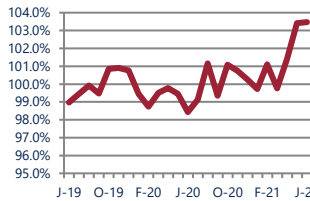
105



Up 13%
Vs. Year Ago

Sold Vs. List Price

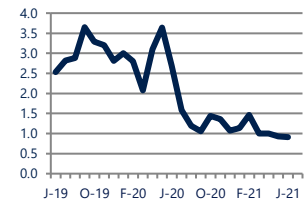
103.5%



Up
Vs. Year Ago

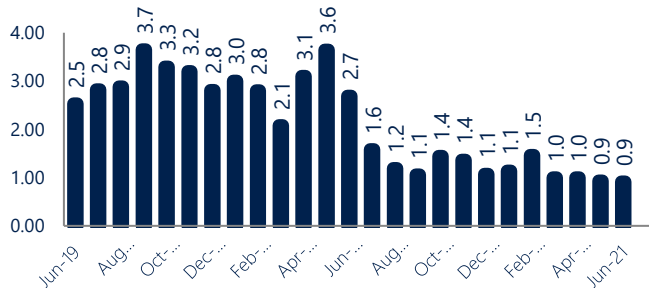
Months of Supply

0.9



Down -66%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

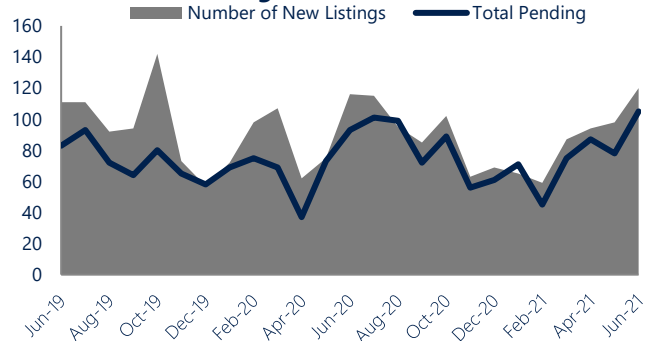
This month there were 120 homes newly listed for sale in Coatesville, Parkesburg, and Atglen compared to 116 in June 2020, an increase of 3%. There were 105 current contracts pending sale this June compared to 93 a year ago. The number of current contracts is 13% higher than last June.

Months of Supply

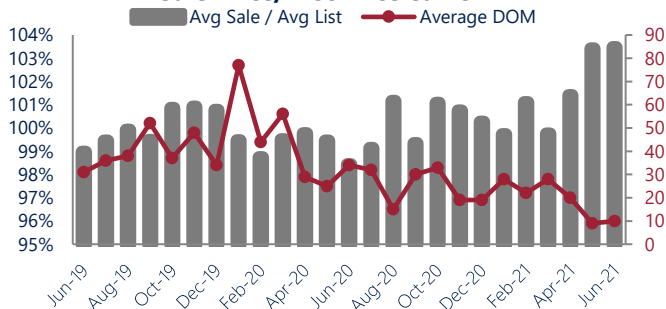
In June, there was 0.9 months of supply available in Coatesville, Parkesburg, and Atglen, compared to 2.7 in June 2020. That is a decrease of 66% versus a year ago.

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 Coatesville, Parkesburg, and Atglen was 103.5% of the average list price, which is higher than at this time last year.

Days On Market

This month, the average number of days on market was 10, lower than the average last year, which was 34, a decrease of 71%.



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