



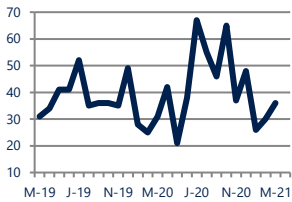
**Focus On: Conshohocken and Lafayette Hill Housing Market**

March 2021

Zip Code(s): 19428 and 19444

**Units Sold**

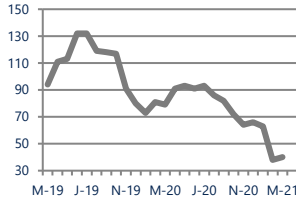
36



**Up 16%**  
Vs. Year Ago

**Active Inventory**

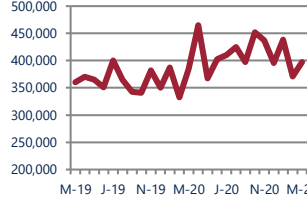
40



**Down -49%**  
Vs. Year Ago

**Median Sale Price**

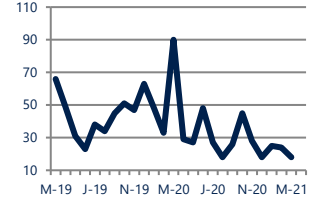
\$397,500



**Up 3%**  
Vs. Year Ago

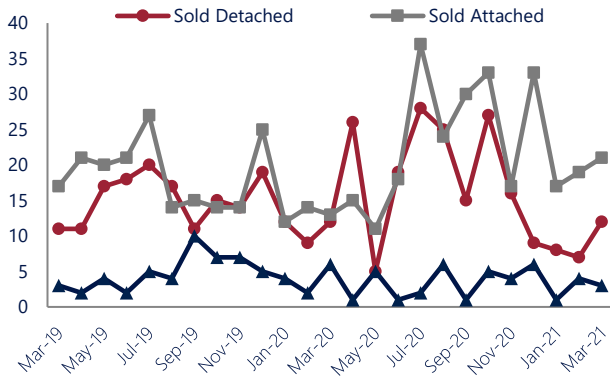
**Days On Market**

18



**Down**  
Vs. Year Ago

**Units Sold\***



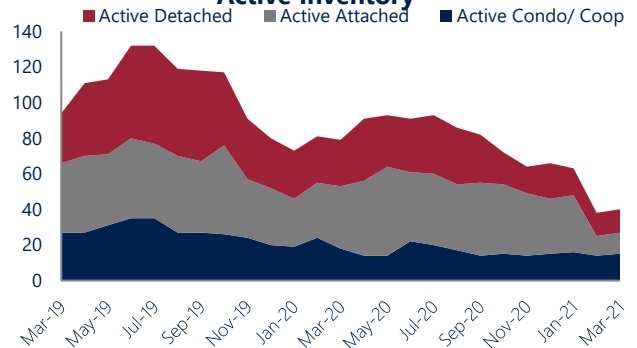
**Units Sold**

There was an increase in total units sold in March, with 36 sold this month in Conshohocken and Lafayette Hill versus 30 last month, an increase of 20%. This month's total units sold was higher than at this time last year, an increase of 16% versus March 2020.

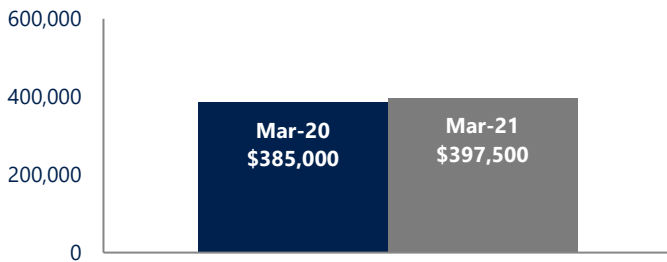
**Active Inventory**

Versus last year, the total number of homes available this month is lower by 39 units or 49%. The total number of active inventory this March was 40 compared to 79 in March 2020. This month's total of 40 is higher than the previous month's total supply of available inventory of 38, an increase of 5%.

**Active Inventory\***



**Median Sale Price**



**Median Sale Price**

Last March, the median sale price for Conshohocken and Lafayette Hill Homes was \$385,000. This March, the median sale price was \$397,500, an increase of 3% or \$12,500 compared to last year. The current median sold price is 7% 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.

Conshohocken and Lafayette Hill are defined as properties listed in zip code/s 19428 and 19444.

\*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.

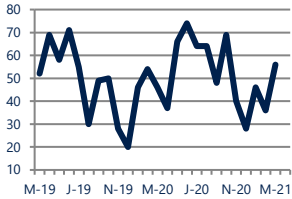




Zip Code(s): 19428 and 19444

### New Listings

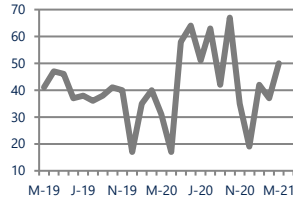
56



Up 22%  
Vs. Year Ago

### Current Contracts

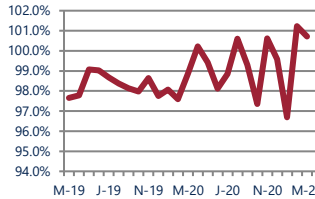
50



Up 61%  
Vs. Year Ago

### Sold Vs. List Price

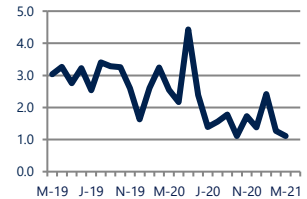
100.7%



Up 1.9%  
Vs. Year Ago

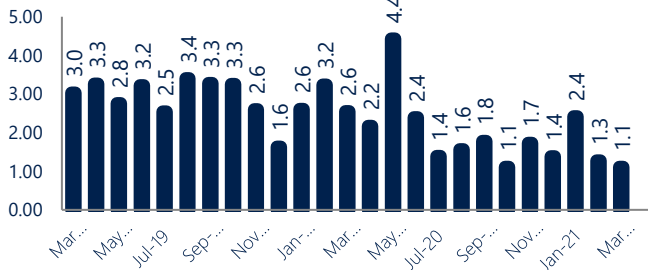
### Months of Supply

1.1



Down -56%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

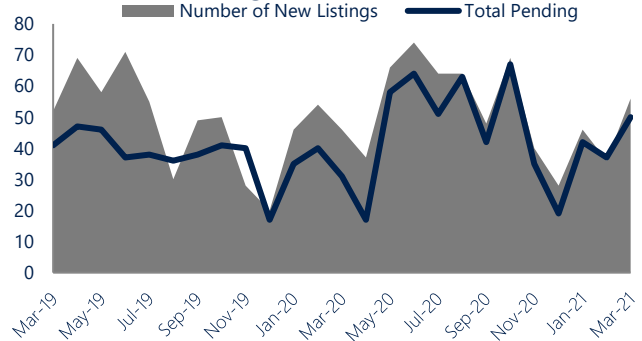
In March, there was 1.1 months of supply available in Conshohocken and Lafayette Hill, compared to 2.5 in March 2020. That is a decrease of 56% versus a year ago.

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.

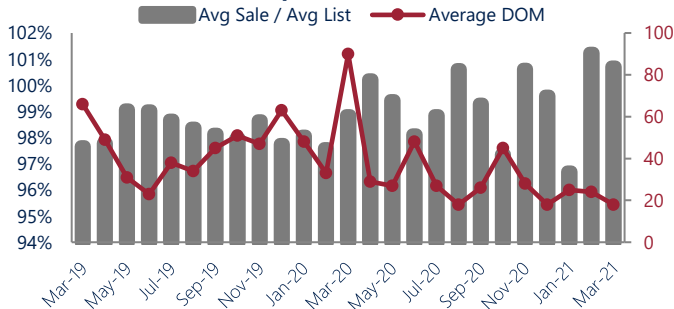
### New Listings & Current Contracts

This month there were 56 homes newly listed for sale in Conshohocken and Lafayette Hill compared to 46 in March 2020, an increase of 22%. There were 50 current contracts pending sale this March compared to 31 a year ago. The number of current contracts is 61% higher 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 Conshohocken and Lafayette Hill was 100.7% of the average list price, which is 1.9% higher than at this time last year.

### Days On Market

This month, the average number of days on market was 18, lower than the average last year, which was 90. This decrease was impacted by the limited number of sales.

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