



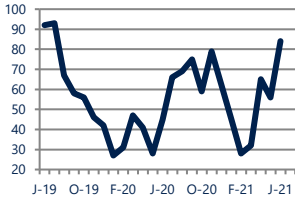
Focus On: Hatboro, Willow Grove, Horsham Housing Market

June 2021

Zip Code(s): 19040, 19090 and 19044

Units Sold

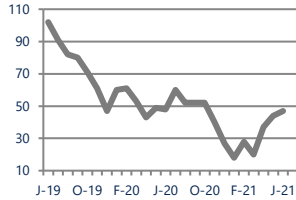
84



Up
Vs. Year Ago

Active Inventory

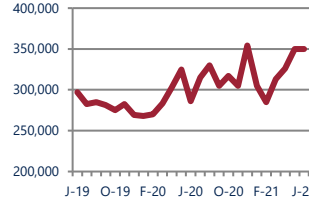
47



Down -2%
Vs. Year Ago

Median Sale Price

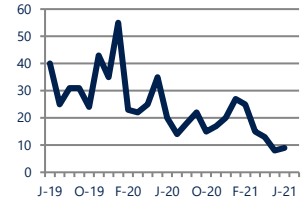
\$350,000



Up 22%
Vs. Year Ago

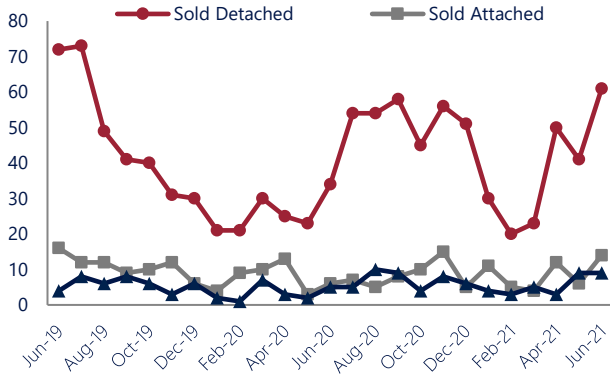
Days On Market

9



Down -55%
Vs. Year Ago

Units Sold*



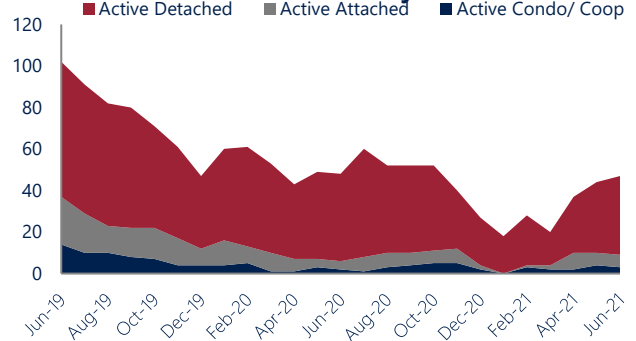
Units Sold

There was an increase in total units sold in June, with 84 sold this month in Hatboro, Willow Grove, Horsham. 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 1 units or 2%. The total number of active inventory this June was 47 compared to 48 in June 2020. This month's total of 47 is higher than the previous month's total supply of available inventory of 44, an increase of 7%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Hatboro, Willow Grove, Horsham Homes was \$286,000. This June, the median sale price was \$350,000, an increase of 22% or \$64,000 compared to last year. The current median sold price is approximately the same as the median price in May.

Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.

Hatboro, Willow Grove, Horsham are defined as properties listed in zip code/s 19040, 19090 and 19044.

*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.





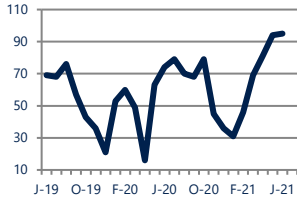
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New Listings

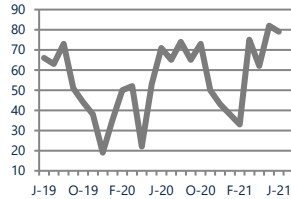
95



Up 28%
Vs. Year Ago

Current Contracts

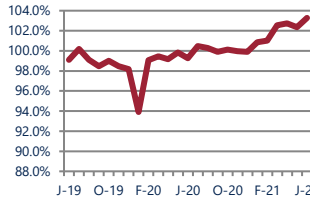
79



Up 11%
Vs. Year Ago

Sold Vs. List Price

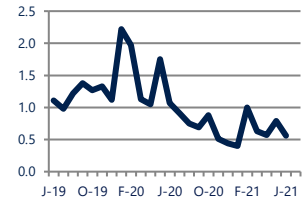
103.3%



Up 4.1%
Vs. Year Ago

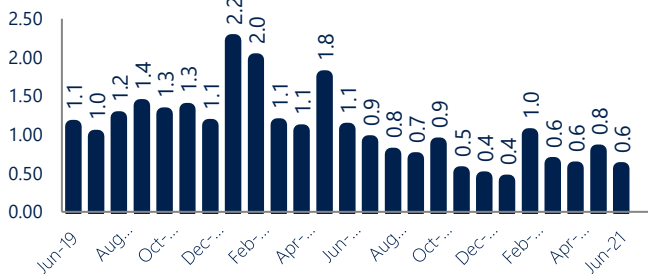
Months of Supply

0.6



Down -48%
Vs. Year Ago

Months Of Supply



Months of Supply

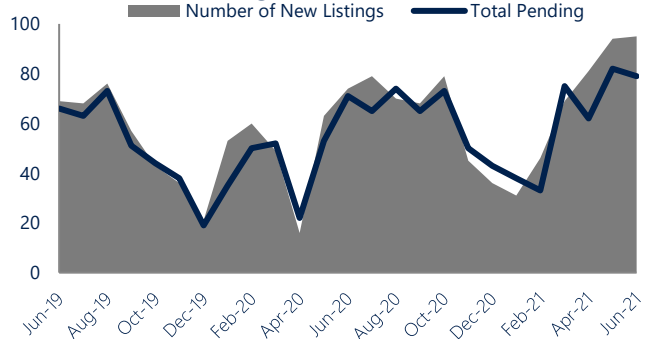
In June, there was 0.6 months of supply available in Hatboro, Willow Grove, Horsham, compared to 1.1 in June 2020. That is a decrease of 48% versus a year ago.

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.

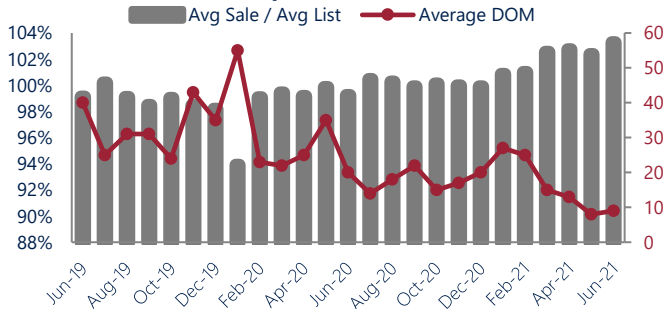
New Listings & Current Contracts

This month there were 95 homes newly listed for sale in Hatboro, Willow Grove, Horsham compared to 74 in June 2020, an increase of 28%. There were 79 current contracts pending sale this June compared to 71 a year ago. The number of current contracts is 11% 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 Hatboro, Willow Grove, Horsham was 103.3% of the average list price, which is 4.0% higher than at this time last year.

Days On Market

This month, the average number of days on market was 9, lower than the average last year, which was 20, a decrease of 55%.



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