



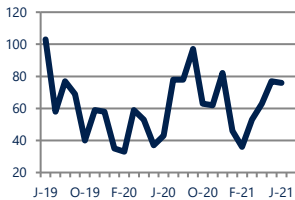
## Focus On: Havertown and Broomall Housing Market

June 2021

Zip Code(s): 19008 and 19083

### Units Sold

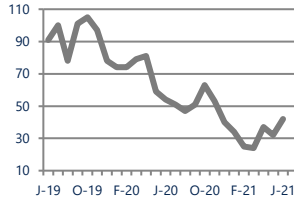
76



Up  
Vs. Year Ago

### Active Inventory

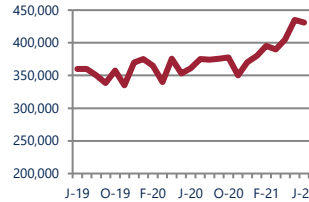
42



Down -22%  
Vs. Year Ago

### Median Sale Price

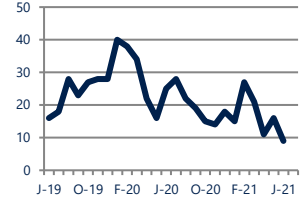
\$430,950



Up 19%  
Vs. Year Ago

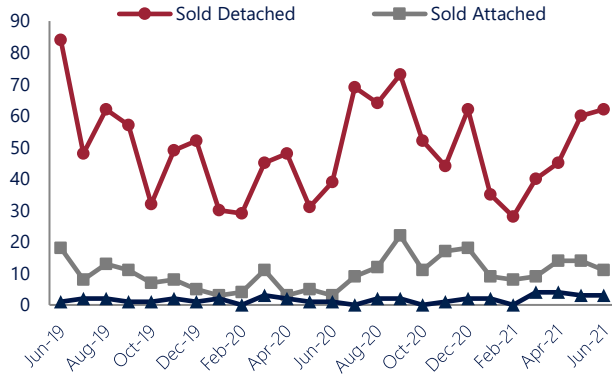
### Days On Market

9



Down -64%  
Vs. Year Ago

### Units Sold\*



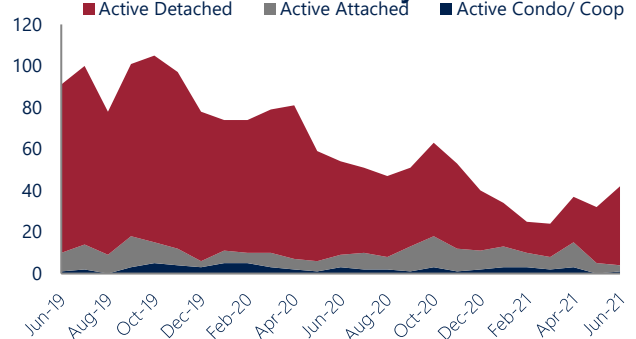
### Units Sold

There was a decrease in total units sold in June, with 76 sold this month in Havertown and Broomall. 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 12 units or 22%. The total number of active inventory this June was 42 compared to 54 in June 2020. This month's total of 42 is higher than the previous month's total supply of available inventory of 32, an increase of 31%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last June, the median sale price for Havertown and Broomall Homes was \$360,900. This June, the median sale price was \$430,950, an increase of 19% or \$70,050 compared to last year. The current median sold price is 1% lower 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.

Havertown and Broomall are defined as properties listed in zip code/s 19008 and 19083.

\*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.





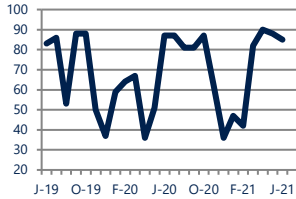
**Focus On: Havertown and Broomall Housing Market**

June 2021

Zip Code(s): 19008 and 19083

**New Listings**

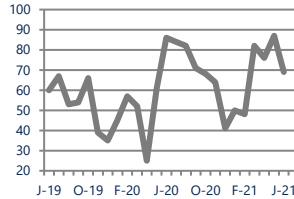
85



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

**Current Contracts**

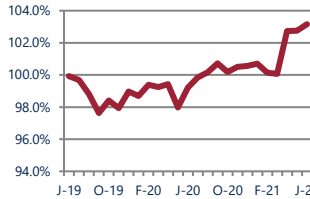
69



**Down -20%**  
Vs. Year Ago

**Sold Vs. List Price**

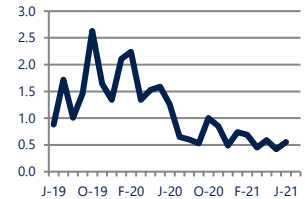
103.2%



**Up 4%**  
Vs. Year Ago

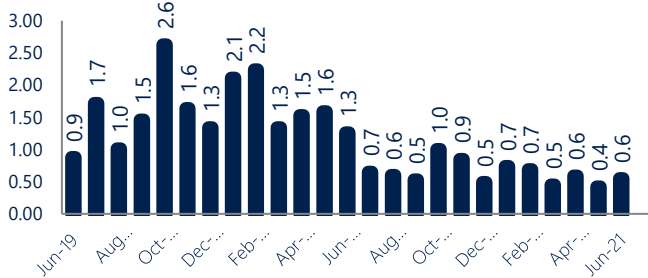
**Months of Supply**

0.6



**Down -56%**  
Vs. Year Ago

**Months Of Supply**



**Months of Supply**

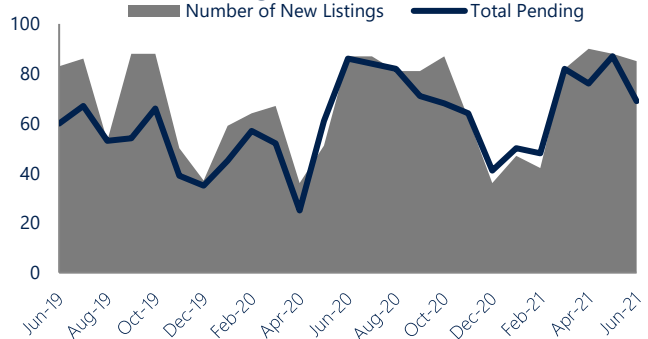
In June, there was 0.6 months of supply available in Havertown and Broomall, compared to 1.3 in June 2020. That is a decrease of 56% versus a year ago.

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.

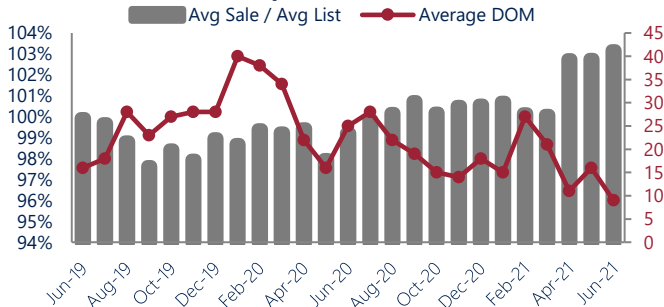
**New Listings & Current Contracts**

This month there were 85 homes newly listed for sale in Havertown and Broomall compared to 87 in June 2020, a decrease of 2%. There were 69 current contracts pending sale this June compared to 86 a year ago. The number of current contracts is 20% lower 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 Havertown and Broomall was 103.2% 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 25, a decrease of 64%.



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