



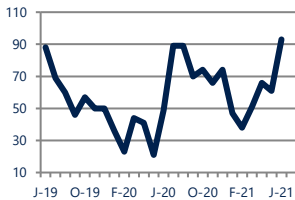
Focus On: Oxford, Landenberg, and West Grove Housing Market

June 2021

Zip Code(s): 19363, 19390, 19350, 19352, 19330, 19362, 19360, 19351, 19347, 19346 and 19318

Units Sold

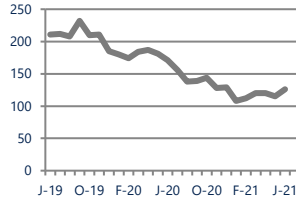
93



Up
Vs. Year Ago

Active Inventory

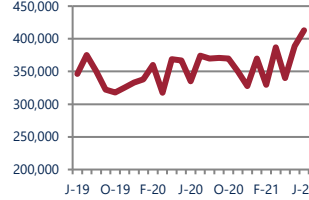
126



Down -26%
Vs. Year Ago

Median Sale Price

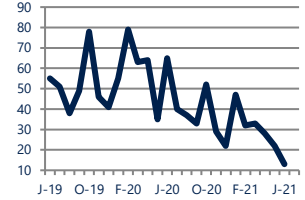
\$413,000



Up 23%
Vs. Year Ago

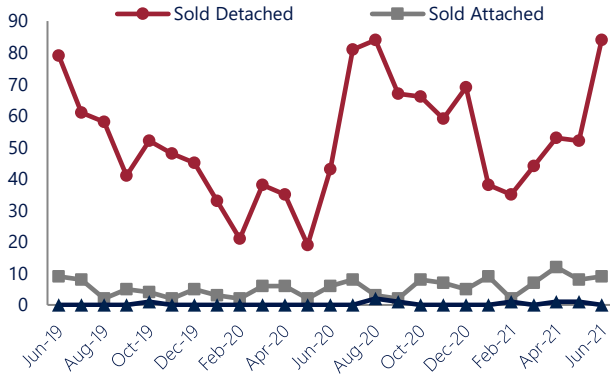
Days On Market

13



Down -80%
Vs. Year Ago

Units Sold*



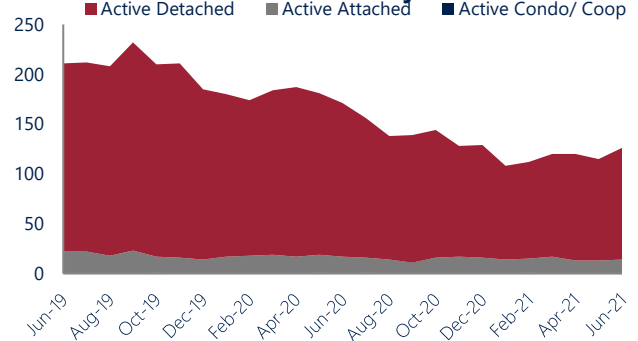
Units Sold

There was an increase in total units sold in June, with 93 sold this month in Oxford, Landenberg, and West Grove. 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 45 units or 26%. The total number of active inventory this June was 126 compared to 171 in June 2020. This month's total of 126 is higher than the previous month's total supply of available inventory of 115, an increase of 10%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Oxford, Landenberg, and West Grove Homes was \$335,000. This June, the median sale price was \$413,000, an increase of 23% or \$78,000 compared to last year. The current median sold price is 6% 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.

Oxford, Landenberg, and West Grove are defined as properties listed in zip code/s 19363, 19390, 19350, 19352, 19330, 19362, 19360, 19351, 19347, 19346 and 19318.

*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.





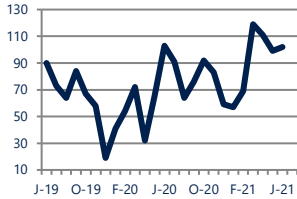
Focus On: Oxford, Landenberg, and West Grove Housing Market

June 2021

Zip Code(s): 19363, 19390, 19350, 19352, 19330, 19362, 19360, 19351, 19347, 19346 and 19318

New Listings

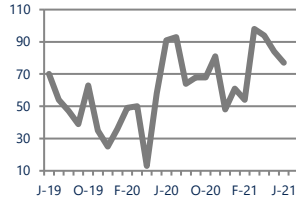
102



Down -1%
Vs. Year Ago

Current Contracts

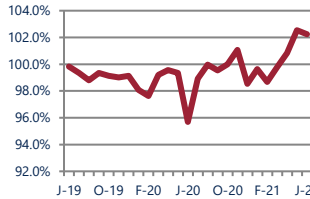
77



Down -15%
Vs. Year Ago

Sold Vs. List Price

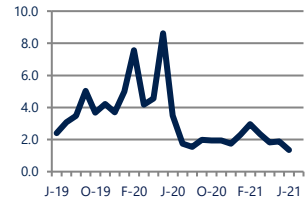
102.2%



Up
Vs. Year Ago

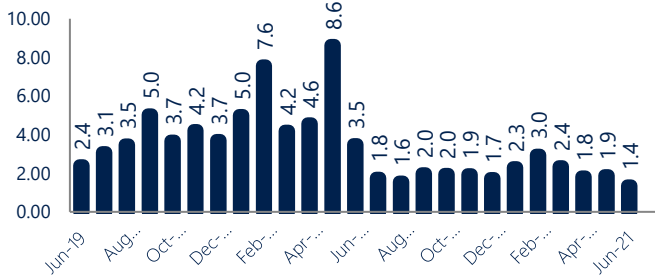
Months of Supply

1.4



Down -61%
Vs. Year Ago

Months Of Supply



Months of Supply

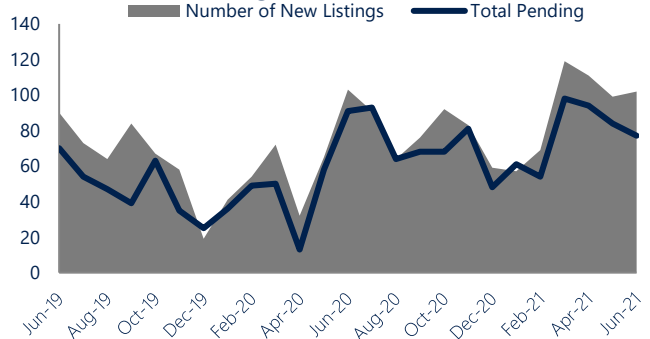
In June, there was 1.4 months of supply available in Oxford, Landenberg, and West Grove, compared to 3.5 in June 2020. That is a decrease of 61% versus a year ago.

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.

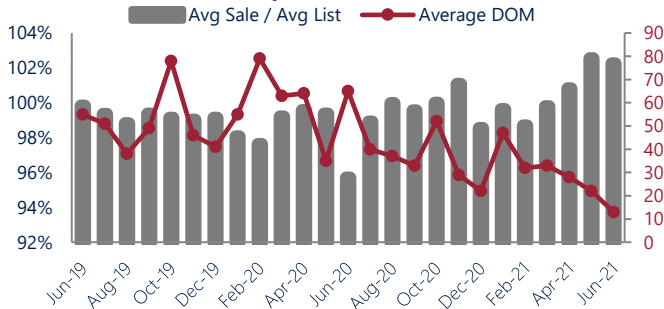
New Listings & Current Contracts

This month there were 102 homes newly listed for sale in Oxford, Landenberg, and West Grove compared to 103 in June 2020, a decrease of 1%. There were 77 current contracts pending sale this June compared to 91 a year ago. The number of current contracts is 15% 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 Oxford, Landenberg, and West Grove was 102.2% 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 13, lower than the average last year, which was 65, a decrease of 80%.



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