



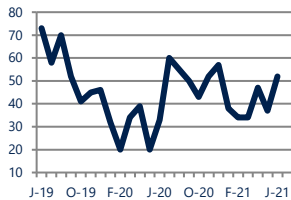
Focus On: Perkasio and Sellersville Housing Market

June 2021

Zip Code(s): 18960, 18944, 18962, 18911, 18927 and 18917

Units Sold

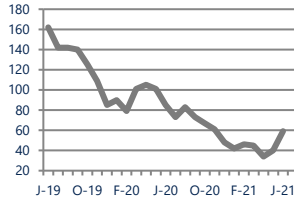
52



Up
Vs. Year Ago

Active Inventory

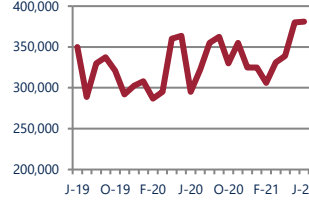
59



Down -31%
Vs. Year Ago

Median Sale Price

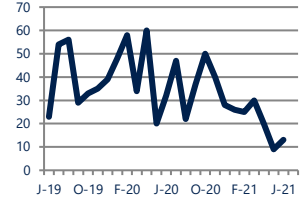
\$381,000



Up 29%
Vs. Year Ago

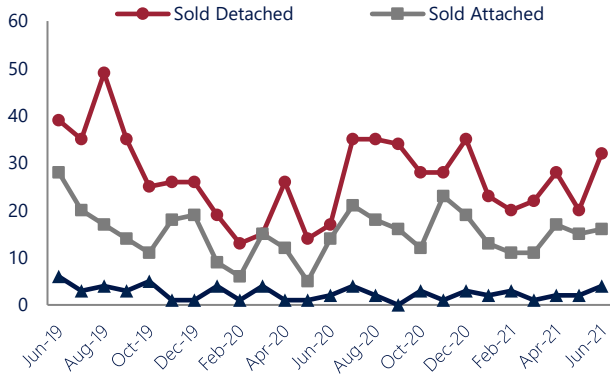
Days On Market

13



Down -59%
Vs. Year Ago

Units Sold*



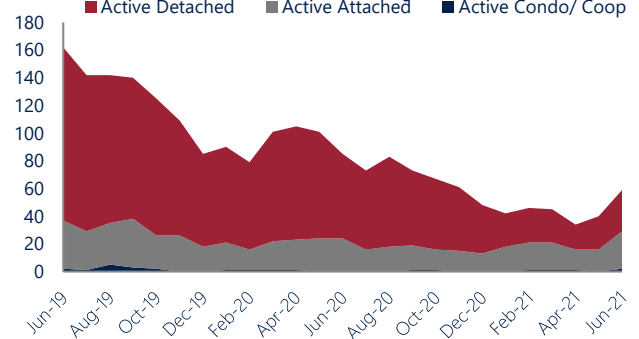
Units Sold

There was an increase in total units sold in June, with 52 sold this month in Perkasio and Sellersville. 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 26 units or 31%. The total number of active inventory this June was 59 compared to 85 in June 2020. This month's total of 59 is higher than the previous month's total supply of available inventory of 40, an increase of 48%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Perkasio and Sellersville Homes was \$295,000. This June, the median sale price was \$381,000, an increase of 29% or \$86,000 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.

Perkasio and Sellersville are defined as properties listed in zip code/s 18960, 18944, 18962, 18911, 18927 and 18917.

*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.





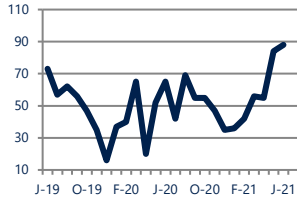
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June 2021

Zip Code(s): 18960, 18944, 18962, 18911, 18927 and 18917

New Listings

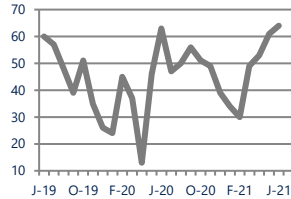
88



Up 35%
Vs. Year Ago

Current Contracts

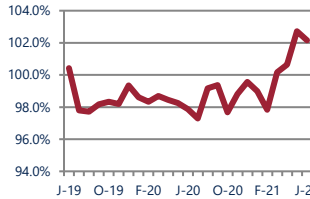
64



Up 2%
Vs. Year Ago

Sold Vs. List Price

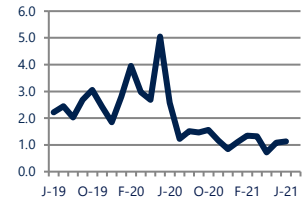
102.2%



Up 4.4%
Vs. Year Ago

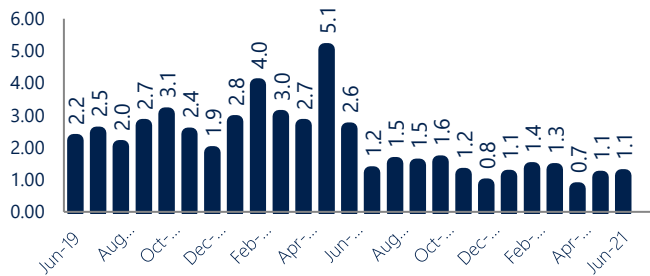
Months of Supply

1.1



Down -56%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

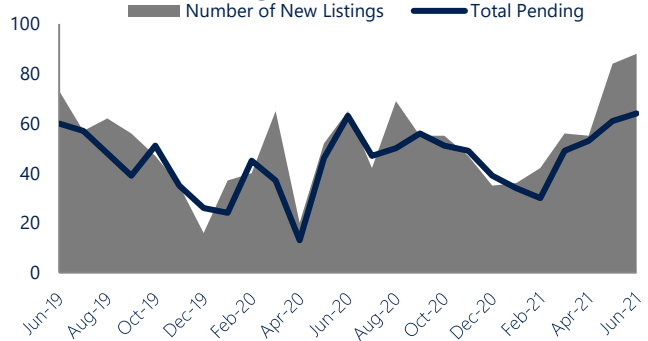
This month there were 88 homes newly listed for sale in Perkasio and Sellersville compared to 65 in June 2020, an increase of 35%. There were 64 current contracts pending sale this June compared to 63 a year ago. The number of current contracts is 2% higher than last June.

Months of Supply

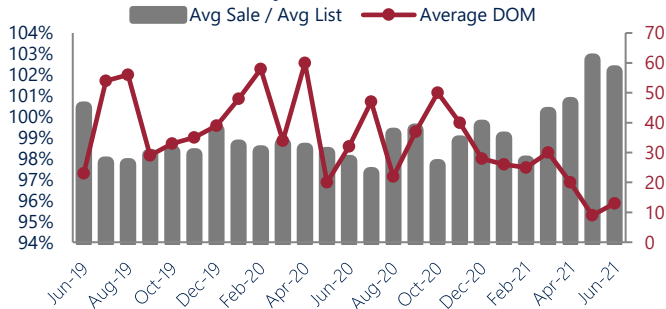
In June, there was 1.1 months of supply available in Perkasio and Sellersville, compared to 2.6 in June 2020. That is a decrease of 56% versus a year ago.

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



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In June, the average sale price in Perkasio and Sellersville was 102.2% of the average list price, which is 4.3% 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 32, a decrease of 59%.



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