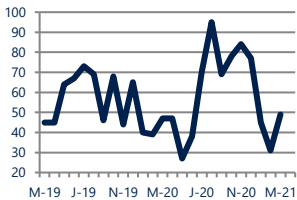




Zip Code(s): 19465, 19475, 19344, 19343, 19520, 19470, 19457 and 19316

Units Sold

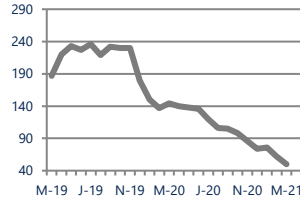
49



Up 4%
Vs. Year Ago

Active Inventory

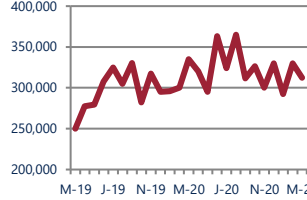
50



Down -65%
Vs. Year Ago

Median Sale Price

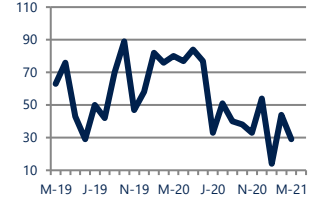
\$312,434



Down -7%
Vs. Year Ago

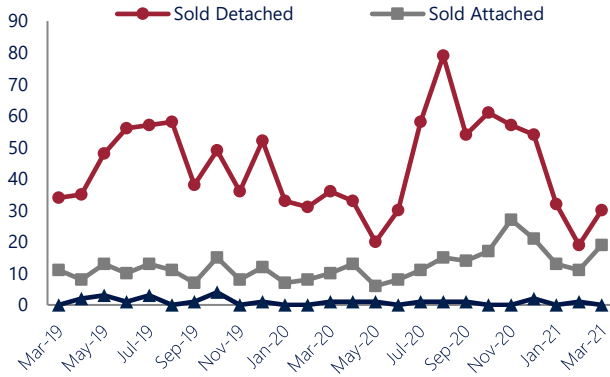
Days On Market

29



Down -64%
Vs. Year Ago

Units Sold*



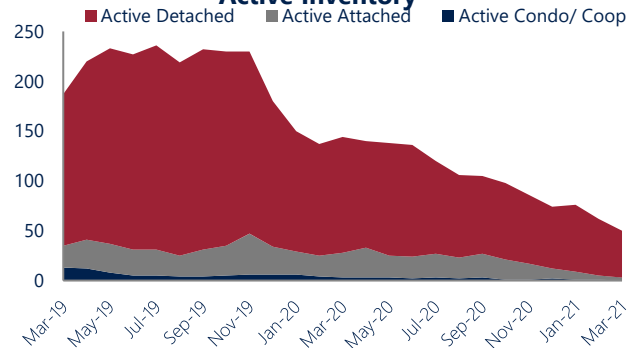
Units Sold

There was an increase in total units sold in March, with 49 sold this month in Pottstown, Spring City, and Honey Brook. 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 94 units or 65%. The total number of active inventory this March was 50 compared to 144 in March 2020. This month's total of 50 is lower than the previous month's total supply of available inventory of 62, a decrease of 19%.

Active Inventory*



Median Sale Price



Median Sale Price

Last March, the median sale price for Pottstown, Spring City, and Honey Brook Homes was \$335,000. This March, the median sale price was \$312,434, a decrease of 7% or \$22,566 compared to last year. The current median sold price is 5% lower 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.

Pottstown, Spring City, and Honey Brook are defined as properties listed in zip code/s 19465, 19475, 19344, 19343, 19520, 19470, 19457 and 19316.

*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.





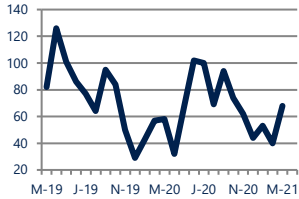
Focus On: Pottstown, Spring City, and Honey Brook Housing Market

March 2021

Zip Code(s): 19465, 19475, 19344, 19343, 19520, 19470, 19457 and 19316

New Listings

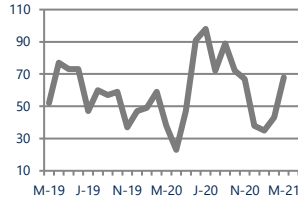
68



Up 17%
Vs. Year Ago

Current Contracts

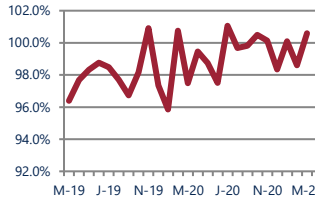
68



Up 79%
Vs. Year Ago

Sold Vs. List Price

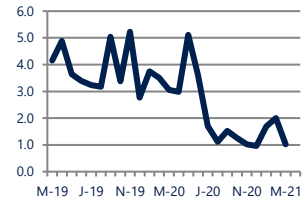
100.6%



Up 3.2%
Vs. Year Ago

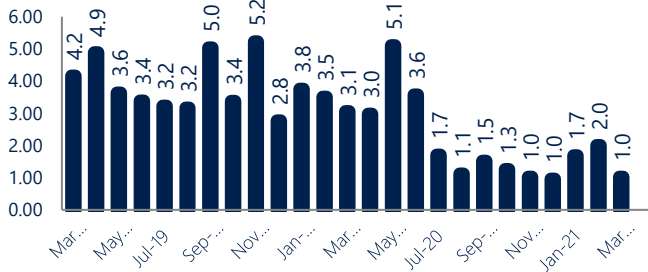
Months of Supply

1.0



Down -67%
Vs. Year Ago

Months Of Supply



Months of Supply

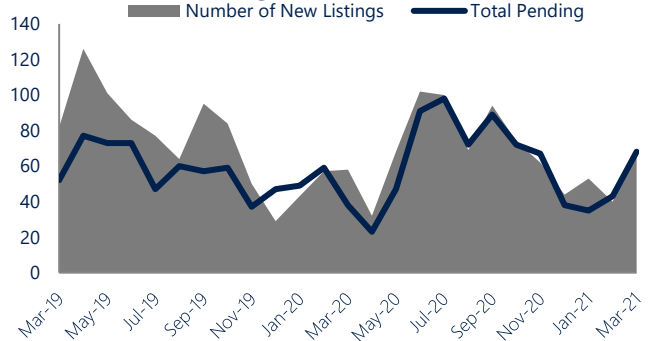
In March, there was 1.0 months of supply available in Pottstown, Spring City, and Honey Brook, compared to 3.1 in March 2020. That is a decrease of 67% versus a year ago.

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.

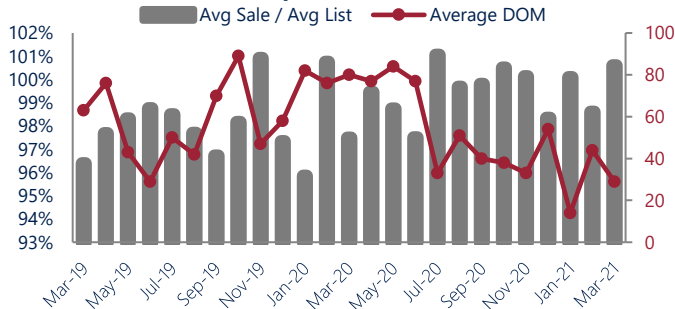
New Listings & Current Contracts

This month there were 68 homes newly listed for sale in Pottstown, Spring City, and Honey Brook compared to 58 in March 2020, an increase of 17%. There were 68 current contracts pending sale this March compared to 38 a year ago. The number of current contracts is 79% 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 Pottstown, Spring City, and Honey Brook was 100.6% of the average list price, which is 3.1% higher than at this time last year.

Days On Market

This month, the average number of days on market was 29, lower than the average last year, which was 80, a decrease of 64%.



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