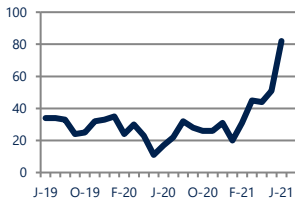




Zip Code(s): 19103

Units Sold

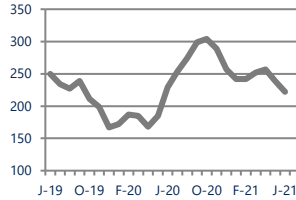
82



Up
Vs. Year Ago

Active Inventory

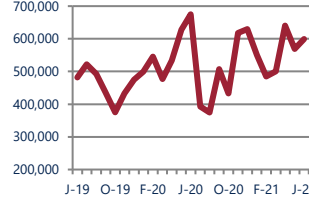
222



Down -3%
Vs. Year Ago

Median Sale Price

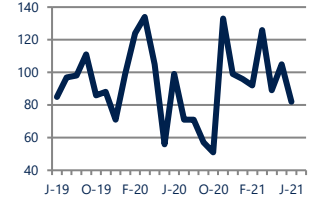
\$599,500



Down -11%
Vs. Year Ago

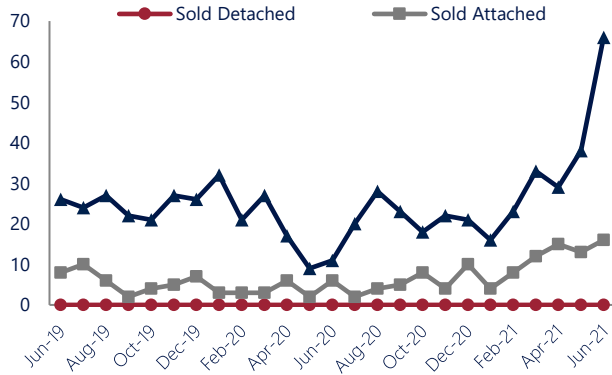
Days On Market

82



Down -17%
Vs. Year Ago

Units Sold*



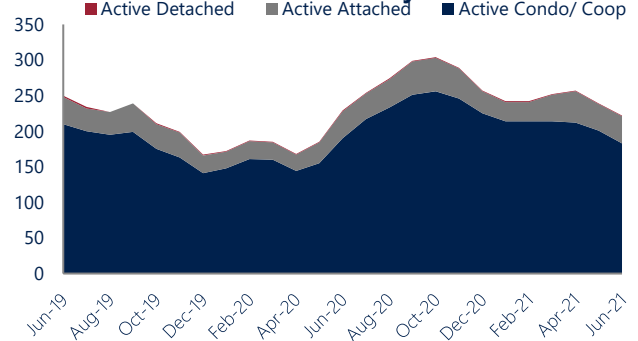
Units Sold

There was an increase in total units sold in June, with 82 sold this month in Rittenhouse Square, Center City West, and Logan Square. 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 7 units or 3%. The total number of active inventory this June was 222 compared to 229 in June 2020. This month's total of 222 is lower than the previous month's total supply of available inventory of 239, a decrease of 7%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Rittenhouse Square, Center City West, and Logan Square Homes was \$675,000. This June, the median sale price was \$599,500, a decrease of 11% or \$75,500 compared to last year. The current median sold price is 5% 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.

Rittenhouse Square, Center City West, and Logan Square are defined as properties listed in zip code/s 19103.

*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.

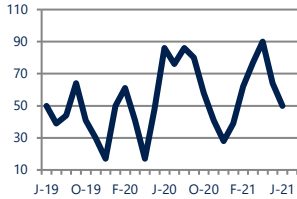




Zip Code(s): 19103

New Listings

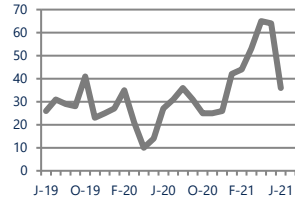
50



Down -42%
Vs. Year Ago

Current Contracts

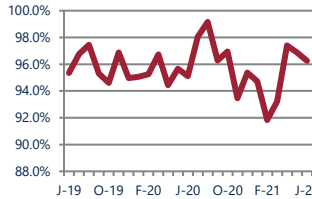
36



Up 33%
Vs. Year Ago

Sold Vs. List Price

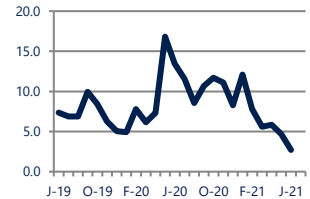
96.3%



Up 1.2%
Vs. Year Ago

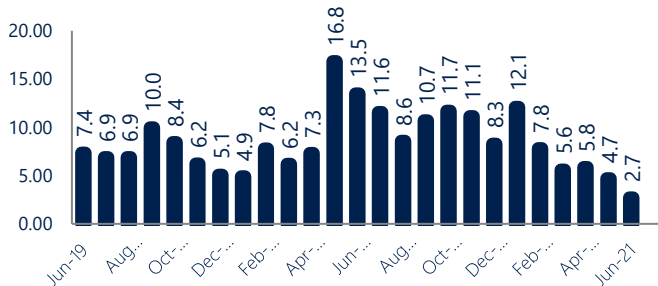
Months of Supply

2.7



Down -80%
Vs. Year Ago

Months Of Supply



Months of Supply

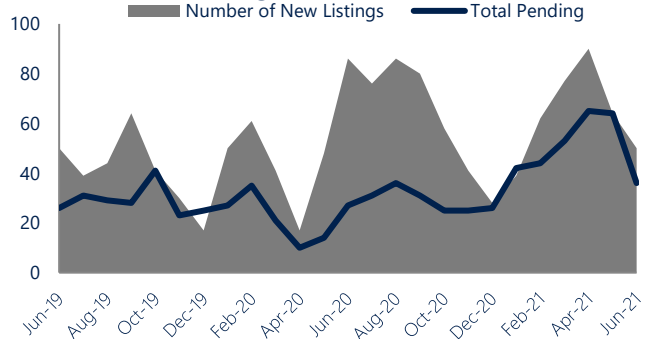
In June, there was 2.7 months of supply available in Rittenhouse Square, Center City West, and Logan Square, compared to 13.5 in June 2020. That is a decrease of 80% versus a year ago.

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.

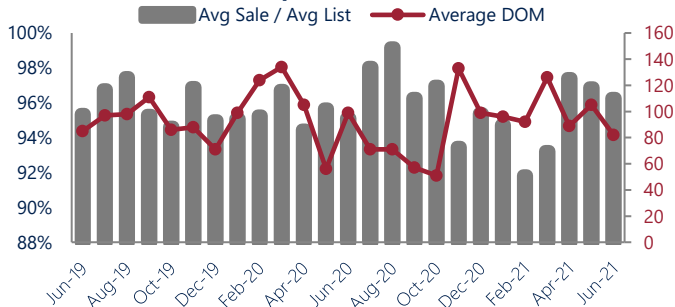
New Listings & Current Contracts

This month there were 50 homes newly listed for sale in Rittenhouse Square, Center City West, and Logan Square compared to 86 in June 2020, a decrease of 42%. There were 36 current contracts pending sale this June compared to 27 a year ago. The number of current contracts is 33% 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 Rittenhouse Square, Center City West, and Logan Square was 96.3% of the average list price, which is 1.2% higher than at this time last year.

Days On Market

This month, the average number of days on market was 82, lower than the average last year, which was 99, a decrease of 17%.



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