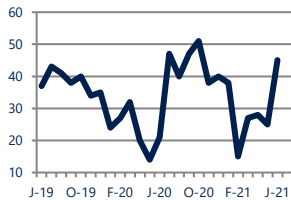




Zip Code(s): 19607

Units Sold

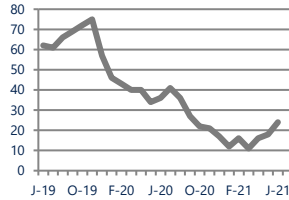
45



Up
Vs. Year Ago

Active Inventory

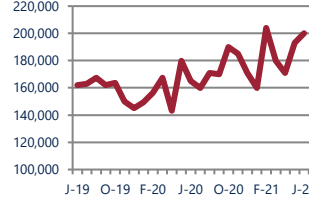
24



Down -33%
Vs. Year Ago

Median Sale Price

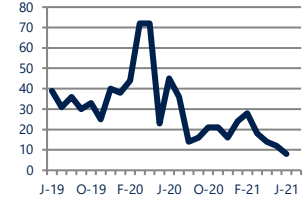
\$200,000



Up 21%
Vs. Year Ago

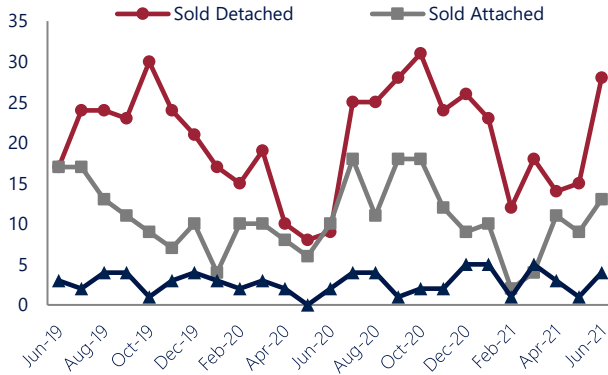
Days On Market

8



Down -82%
Vs. Year Ago

Units Sold*



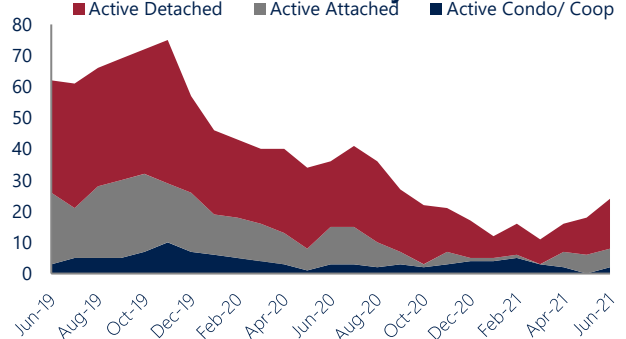
Units Sold

There was an increase in total units sold in June, with 45 sold this month in Shillington, Kenhorst, and Flying Hills. 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 33%. The total number of active inventory this June was 24 compared to 36 in June 2020. This month's total of 24 is higher than the previous month's total supply of available inventory of 18, an increase of 33%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Shillington, Kenhorst, and Flying Hills Homes was \$165,000. This June, the median sale price was \$200,000, an increase of 21% or \$35,000 compared to last year. The current median sold price is 4% 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.

Shillington, Kenhorst, and Flying Hills are defined as properties listed in zip code/s 19607.

*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.

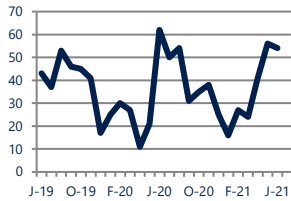




Zip Code(s): 19607

New Listings

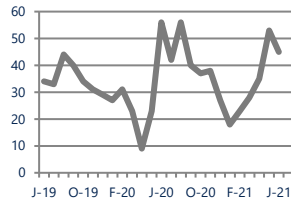
54



Down -13%
Vs. Year Ago

Current Contracts

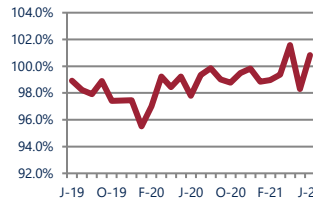
45



Down -20%
Vs. Year Ago

Sold Vs. List Price

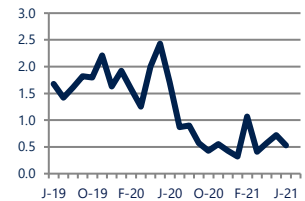
100.8%



Up 3.1%
Vs. Year Ago

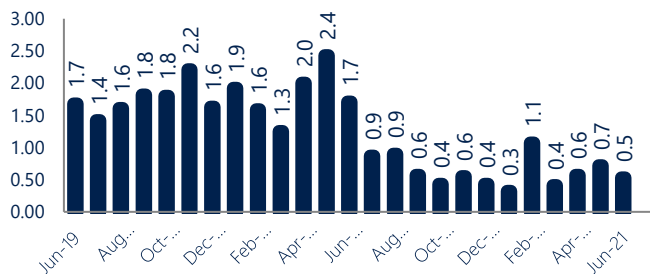
Months of Supply

0.5



Down -69%
Vs. Year Ago

Months Of Supply



Months of Supply

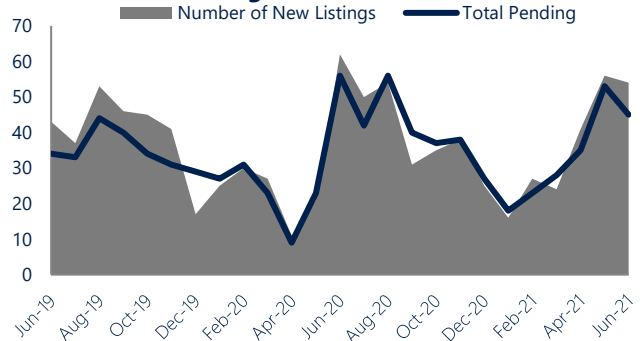
In June, there was 0.5 months of supply available in Shillington, Kenhorst, and Flying Hills, compared to 1.7 in June 2020. That is a decrease of 69% versus a year ago.

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.

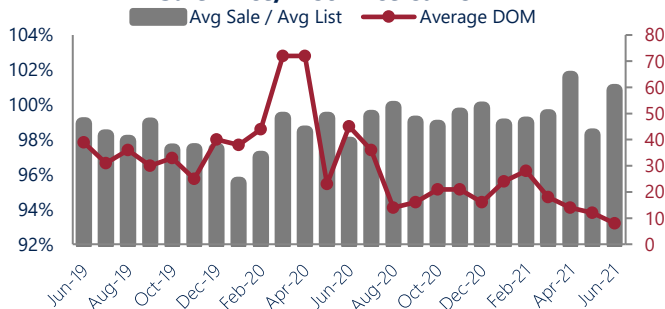
New Listings & Current Contracts

This month there were 54 homes newly listed for sale in Shillington, Kenhorst, and Flying Hills compared to 62 in June 2020, a decrease of 13%. There were 45 current contracts pending sale this June compared to 56 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 Shillington, Kenhorst, and Flying Hills was 100.8% of the average list price, which is 3.0% higher than at this time last year.

Days On Market

This month, the average number of days on market was 8, lower than the average last year, which was 45, a decrease of 82%.

Shillington, Kenhorst, and Flying Hills are defined as properties listed in zip code/s 19607.

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