



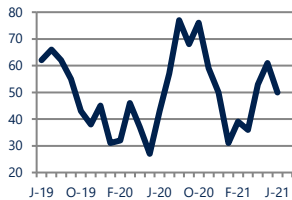
Focus On: Souderton, Telford, and Hatfield Housing Market

June 2021

Zip Code(s): 18969, 18964, 19440 and 18915

Units Sold

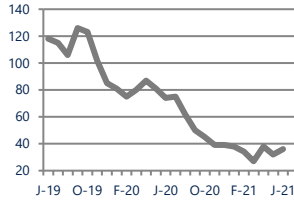
50



Up 16%
Vs. Year Ago

Active Inventory

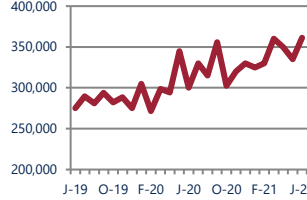
36



Down -51%
Vs. Year Ago

Median Sale Price

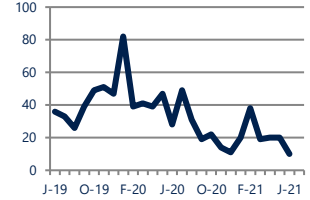
\$361,250



Up 20%
Vs. Year Ago

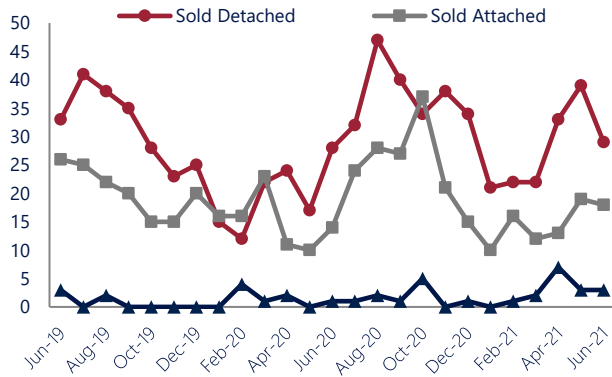
Days On Market

10



Down -64%
Vs. Year Ago

Units Sold*



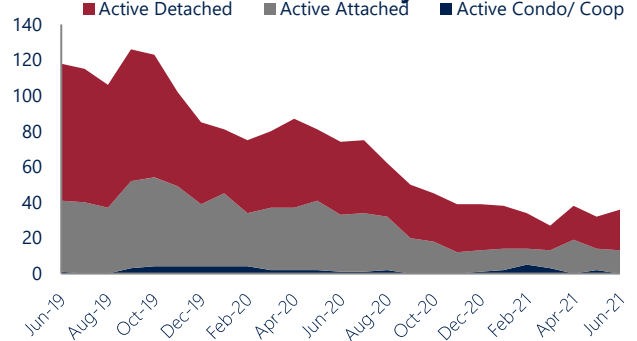
Units Sold

There was a decrease in total units sold in June, with 50 sold this month in Souderton, Telford, and Hatfield versus 61 last month, a decrease of 18%. This month's total units sold was higher than at this time last year, an increase of 16% versus June 2020.

Active Inventory

Versus last year, the total number of homes available this month is lower by 38 units or 51%. The total number of active inventory this June was 36 compared to 74 in June 2020. This month's total of 36 is higher than the previous month's total supply of available inventory of 32, an increase of 13%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Souderton, Telford, and Hatfield Homes was \$300,000. This June, the median sale price was \$361,250, an increase of 20% or \$61,250 compared to last year. The current median sold price is 8% 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.

Souderton, Telford, and Hatfield are defined as properties listed in zip code/s 18969, 18964, 19440 and 18915.

*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.





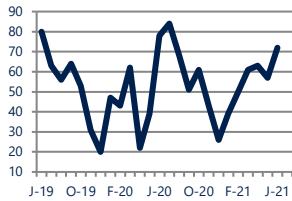
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June 2021

Zip Code(s): 18969, 18964, 19440 and 18915

New Listings

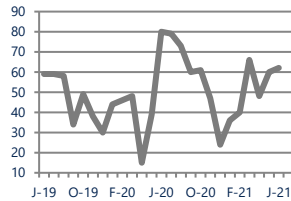
72



Down -8%
Vs. Year Ago

Current Contracts

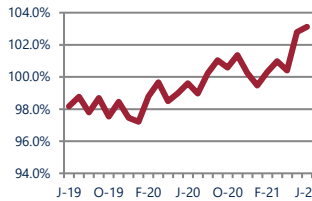
62



Down -22%
Vs. Year Ago

Sold Vs. List Price

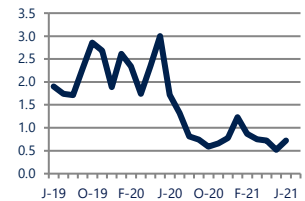
103.1%



Up 3.5%
Vs. Year Ago

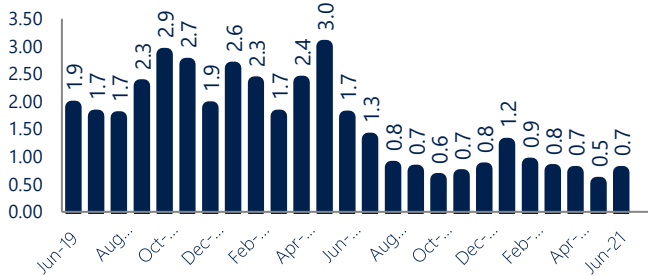
Months of Supply

0.7



Down -58%
Vs. Year Ago

Months Of Supply



Months of Supply

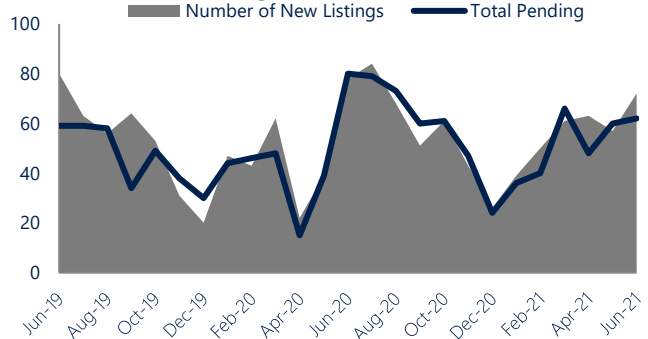
In June, there was 0.7 months of supply available in Souderton, Telford, and Hatfield, compared to 1.7 in June 2020. That is a decrease of 58% versus a year ago.

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.

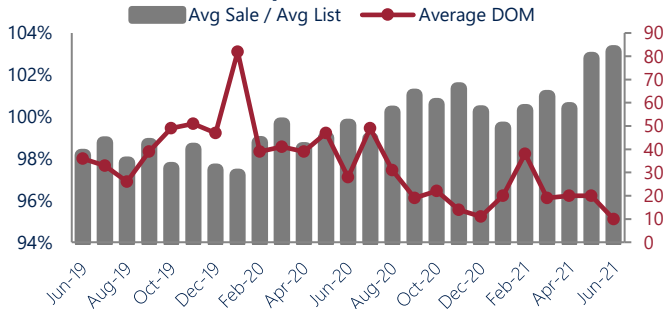
New Listings & Current Contracts

This month there were 72 homes newly listed for sale in Souderton, Telford, and Hatfield compared to 78 in June 2020, a decrease of 8%. There were 62 current contracts pending sale this June compared to 80 a year ago. The number of current contracts is 23% 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 Souderton, Telford, and Hatfield was 103.1% of the average list price, which is 3.5% higher than at this time last year.

Days On Market

This month, the average number of days on market was 10, lower than the average last year, which was 28, a decrease of 64%.



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