

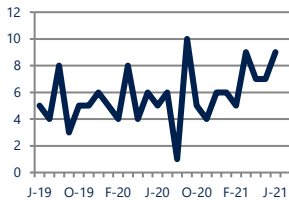


Focus On: Sussex County Housing Market

June 2021

Units Sold

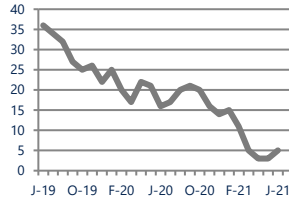
9



Up
Vs. Year Ago

Active Inventory

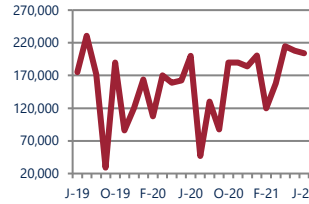
5



Down -69%
Vs. Year Ago

Median Sale Price

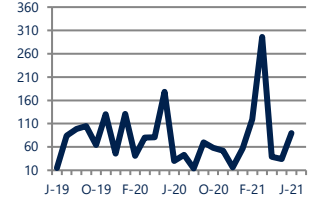
\$204,000



Up 2%
Vs. Year Ago

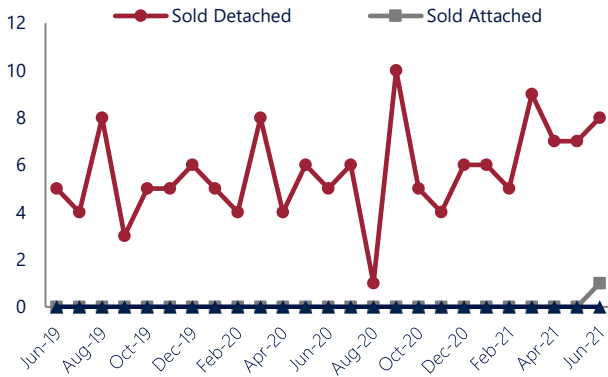
Days On Market

90



Up
Vs. Year Ago

Units Sold*



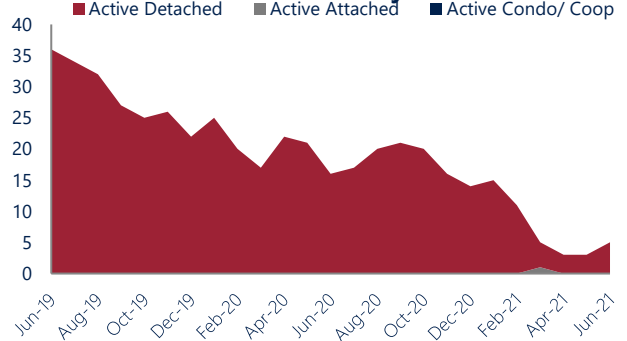
Units Sold

With relatively few transactions, there was an increase in total units sold in June, with 9 sold this month in Sussex County. This month's total units sold was higher than at this time last year, an increase from June 2020.

Active Inventory

Versus last year, the total number of homes available this month is lower by 11 units or 69%. The total number of active inventory this June was 5 compared to 16 in June 2020. This month's total of 5 is higher than the previous month's total supply of available inventory of 3, an increase of 67%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Sussex County Homes was \$199,900. This June, the median sale price was \$204,000, an increase of 2% or \$4,100 compared to last year. The current median sold price is 2% lower 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.



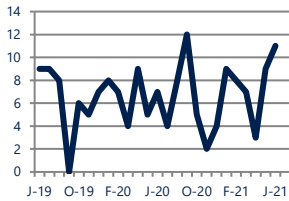
*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by CVRMLS and 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 CVRMLS or Long & Foster Real Estate, Inc.





New Listings

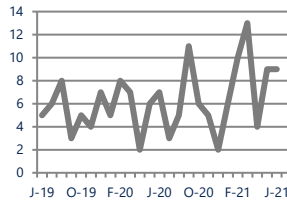
11



Up 57%
Vs. Year Ago

Current Contracts

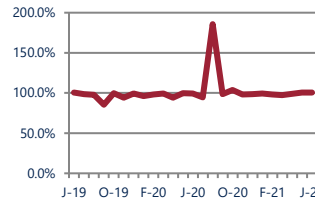
9



Up 29%
Vs. Year Ago

Sold Vs. List Price

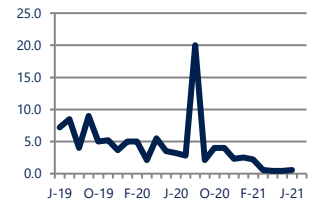
100.4%



Up 0.9%
Vs. Year Ago

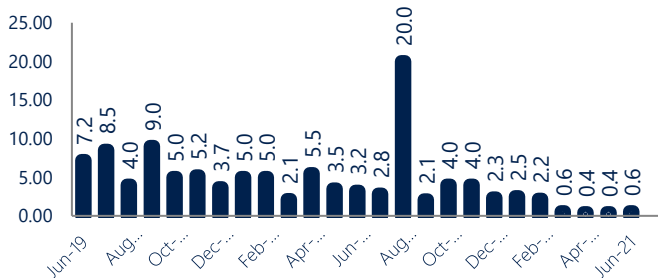
Months of Supply

0.6



Down -83%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

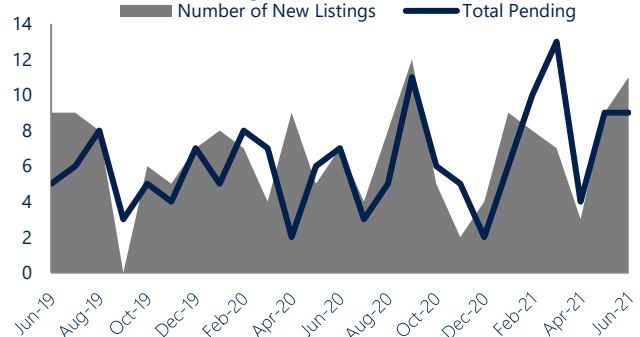
This month there were 11 homes newly listed for sale in Sussex County compared to 7 in June 2020, an increase of 57%. There were 9 current contracts pending sale this June compared to 7 a year ago. The number of current contracts remained stable as compared to last June.

Months of Supply

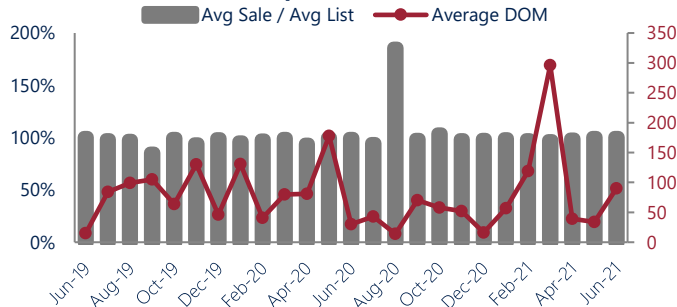
In June, there was 0.6 months of supply available in Sussex County, compared to 3.2 in June 2020. That is a decrease of 83% versus a year ago.

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 Sussex County was 100.4% of the average list price, which is 0.9% higher than at this time last year.

Days On Market

This month, the average number of days on market was 90, higher than the average last year, which was 30. This increase was impacted by the limited number of sales.



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