

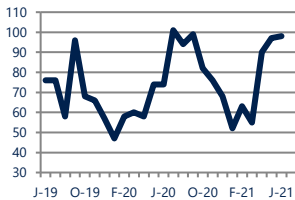


Focus On: **Warren County Housing Market**

June 2021

**Units Sold**

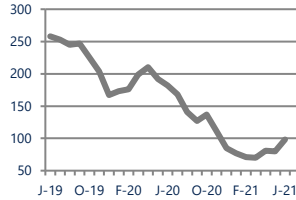
98



**Up 32%**  
Vs. Year Ago

**Active Inventory**

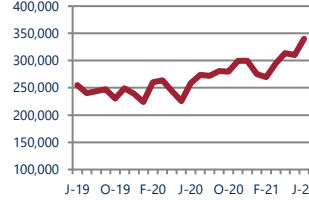
98



**Down -46%**  
Vs. Year Ago

**Median Sale Price**

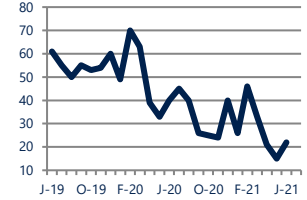
\$340,000



**Up 32%**  
Vs. Year Ago

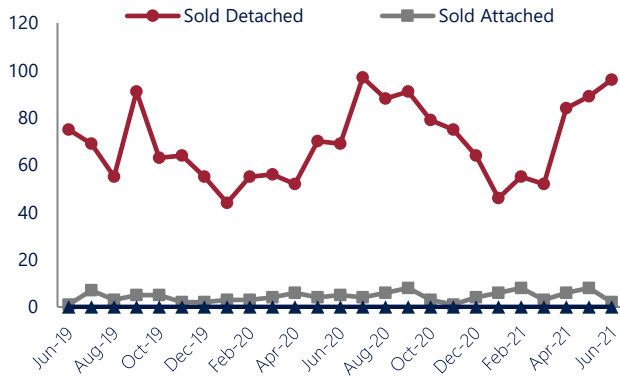
**Days On Market**

22



**Down -45%**  
Vs. Year Ago

**Units Sold\***



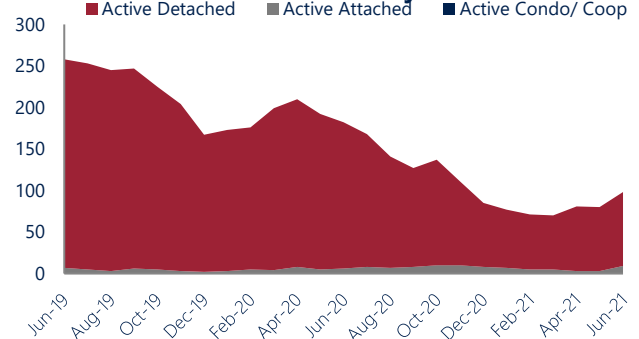
**Units Sold**

There was an increase in total units sold in June, with 98 sold this month in Warren County versus 97 last month, an increase of 1%. This month's total units sold was higher than at this time last year, an increase of 32% versus June 2020.

**Active Inventory**

Versus last year, the total number of homes available this month is lower by 84 units or 46%. The total number of active inventory this June was 98 compared to 182 in June 2020. This month's total of 98 is higher than the previous month's total supply of available inventory of 80, an increase of 23%.

**Active Inventory\***



**Median Sale Price**



**Median Sale Price**

Last June, the median sale price for Warren County Homes was \$258,500. This June, the median sale price was \$340,000, an increase of \$81,500 compared to last year. The current median sold price is 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.



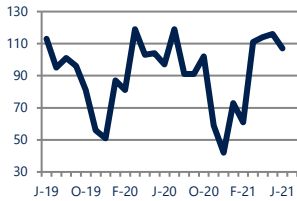
\*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by BRIGHTMLS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





### New Listings

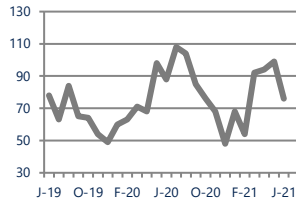
107



Up 10%  
Vs. Year Ago

### Current Contracts

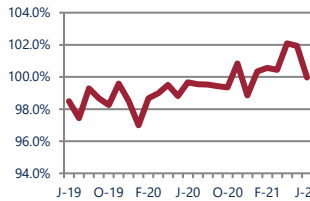
76



Down -14%  
Vs. Year Ago

### Sold Vs. List Price

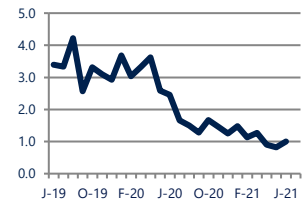
100.0%



No Change  
Vs. Year Ago

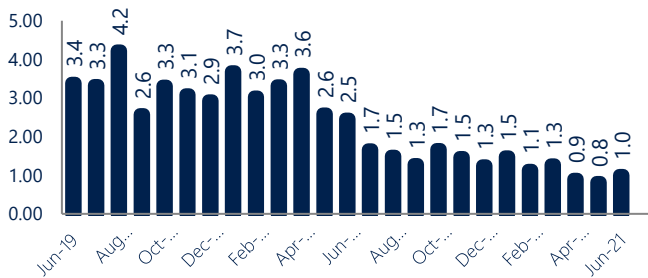
### Months of Supply

1.0



Down -59%  
Vs. Year Ago

### Months Of Supply



### New Listings & Current Contracts

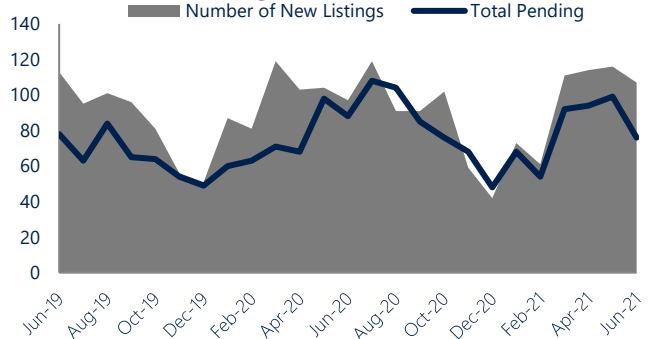
This month there were 107 homes newly listed for sale in Warren County compared to 97 in June 2020, an increase of 10%. There were 76 current contracts pending sale this June compared to 88 a year ago. The number of current contracts is 14% lower than last June.

### Months of Supply

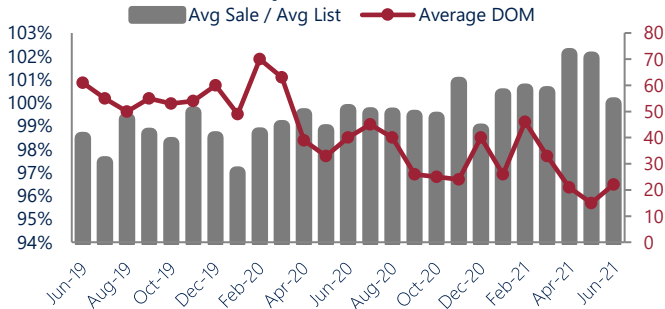
In June, there was 1.0 months of supply available in Warren County, compared to 2.5 in June 2020. That is a decrease of 59% versus a year ago.

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 Warren County was 100.0% of the average list price, which is similar compared to a year ago.

### Days On Market

This month, the average number of days on market was 22, lower than the average last year, which was 40, a decrease of 45%.



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