



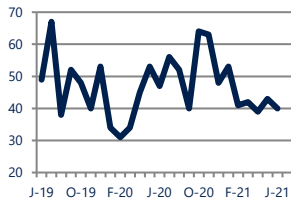
Focus On: Inwood and Bunker Hill Housing Market

June 2021

Zip Code(s): 25428 and 25413

Units Sold

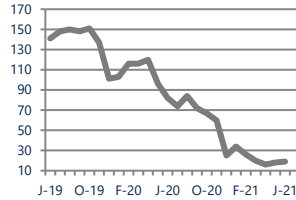
40



Down -15%
Vs. Year Ago

Active Inventory

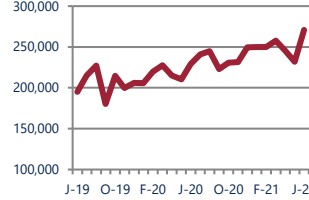
19



Down -77%
Vs. Year Ago

Median Sale Price

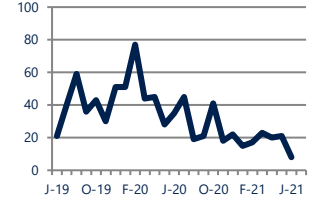
\$270,850



Up 18%
Vs. Year Ago

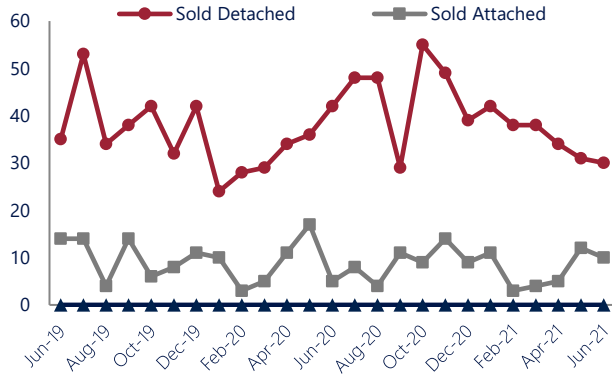
Days On Market

8



Down -77%
Vs. Year Ago

Units Sold*



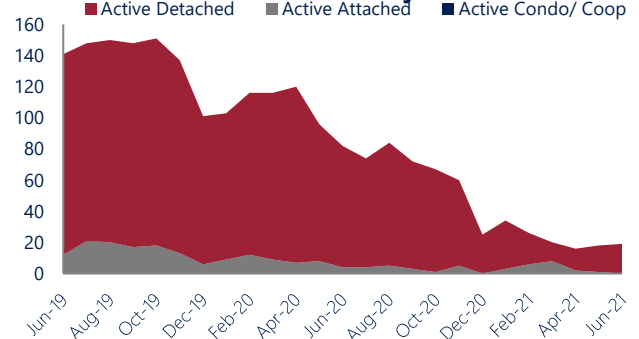
Units Sold

There was a decrease in total units sold in June, with 40 sold this month in Inwood and Bunker Hill versus 43 last month, a decrease of 7%. This month's total units sold was lower than at this time last year, a decrease of 15% versus June 2020.

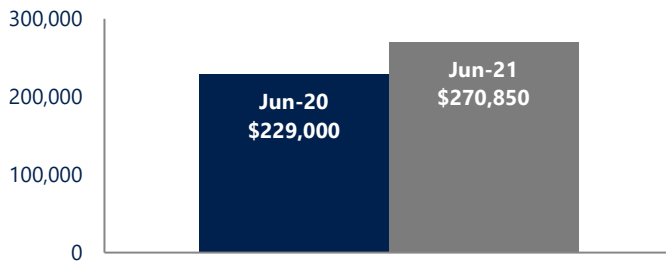
Active Inventory

Versus last year, the total number of homes available this month is lower by 63 units or 77%. The total number of active inventory this June was 19 compared to 82 in June 2020. This month's total of 19 is higher than the previous month's total supply of available inventory of 18, an increase of 6%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Inwood and Bunker Hill Homes was \$229,000. This June, the median sale price was \$270,850, an increase of 18% or \$41,850 compared to last year. The current median sold price is 17% 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.

Inwood and Bunker Hill are defined as properties listed in zip code/s 25428 and 25413.

*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.





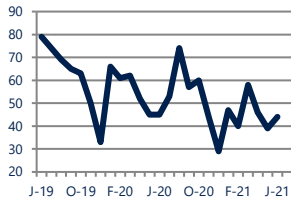
Focus On: Inwood and Bunker Hill Housing Market

June 2021

Zip Code(s): 25428 and 25413

New Listings

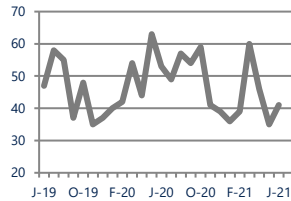
44



Down -2%
Vs. Year Ago

Current Contracts

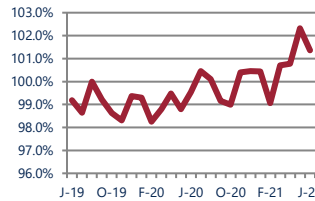
41



Down -23%
Vs. Year Ago

Sold Vs. List Price

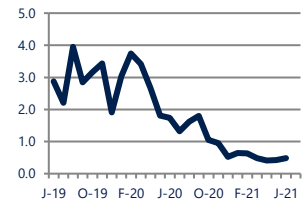
101.4%



Up 1.8%
Vs. Year Ago

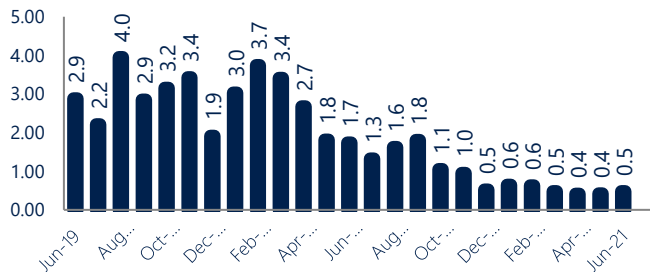
Months of Supply

0.5



Down -72%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

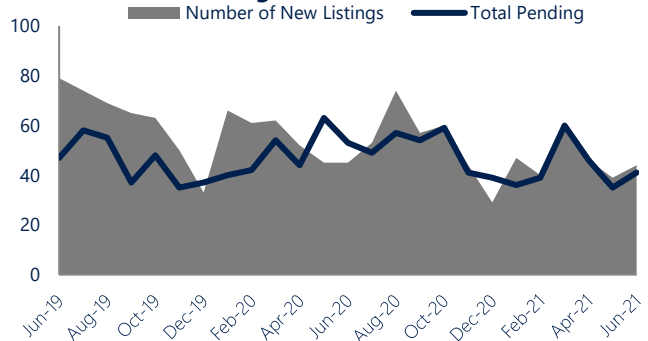
This month there were 44 homes newly listed for sale in Inwood and Bunker Hill compared to 45 in June 2020, a decrease of 2%. There were 41 current contracts pending sale this June compared to 53 a year ago. The number of current contracts is 23% lower than last June.

Months of Supply

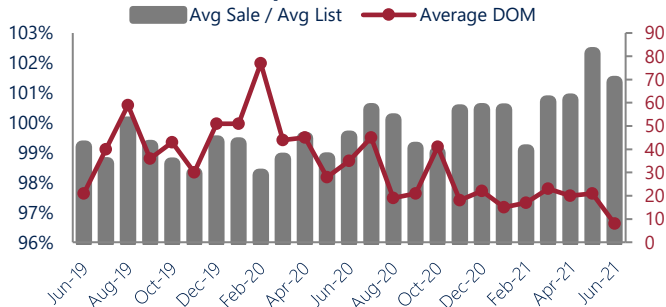
In June, there was 0.5 months of supply available in Inwood and Bunker Hill, compared to 1.7 in June 2020. That is a decrease of 73% versus a year ago.

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 Inwood and Bunker Hill was 101.4% of the average list price, which is 1.8% 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 35, a decrease of 77%.

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