All Home Types Detached Attached

Local Market Insight

Delaware County, PA



Presented by Tri-County Suburban REALTORS Email: info@tcsr.realtor

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June 2022

Delaware County, PA

New L	istings.		911
from	14.0% May 2022: 799		9.2% In 2021: 103
YTD	2022 4,419	2021 4,802	+/- -8.0%
5-year	Jun average	e: 909	













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Delaware County, PA - Detached

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New L	istings		475	New F	Pendings		374 Closed Sales			406	
from I	19.6% May 2022: 397		1.0% un 2021: 34	from	-2.6% May 2022: 384	from J	12.6% un 2021: 28	from	32.2% May 2022: 307		7.0% un 2021: 89
YTD	2022 2,245	2021 2,476	+/- -9.3%	YTD	2022 1,981	2021 2,202	+/- -10.0%	YTD	2022 1,794	2021 1,902	+/- -5.7%
5-year	Jun averag	e: 493		5-year	Jun averag	je: 425		5-year	Jun averag	je: 417	

Medi Sold	an Price	\$453,	250
from	•4.2% May 2022: 435,000	from Jun \$410,	n 2021:
YTD	2022 \$415,000	2021 \$385,000	+/- 7.8%
5-yea	r Jun averag	je: \$379,90	0

Summary

In Delaware County, PA, the median sold price for Detached properties for June was \$453,250, representing an increase of 4.2% compared to last month and an increase of 10.5% from Jun 2021. The average days on market for units sold in June was 10 days, 63% below the 5-year June average of 27 days. There was a 2.6% month over month decrease in new contract activity with 374 New Pendings; a 6.7% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 581; and a 30.2% increase in supply to 332 active units.

This activity resulted in a Contract Ratio of 1.75 pendings per active listing, down from 2.44 in May and a decrease from 1.99 in June 2021. The Contract Ratio is 29% higher than the 5-year June average of 1.36. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market market is moving in the buyer's favor.

Active Listi	ngs	332	Avg DOM		10	Avg Sold t OLP Ratio	• 1	03.9%
332			10					103.9
332	612 6ar Jun averag	Max 1,046 e	Min 10 5-	27 year Jun avera	Max 46 age	Min 96.7% 5-1	99.8% year Jun ave	Max 103.9% rage
May 2022 255	Jun 2021 365		May 2022 17	Jun 2021 13	YTD 22	May 2022 103.8%	Jun 2021 102.7%	YTD 101.9%



Delaware County, PA - Attached

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YTD	2022 2,172	2021 2,326	+/- -6.6%	YTD	2022 1,866	2021 2,066	+/- -9.7%	YTD	2022 1,742	2021 1,797	+/- -3.1%
from	9.0% May 2022: 400	from Ju	7.0% un 2021: 69	from	- 12.7% May 2022: 379		8.5% un 2021: 06	from	7.2% May 2022: 306		2 1.7% un 2021: 1 9
New L	istings		436	New Pendings 331		Close	d Sales		328		

Medi Sold	an Price	\$218,750
from	► 1.7% May 2022: 2 15,000	15.1% from Jun 2021: \$190,000
YTD	2022 \$205,000	2021 +/- \$180,000 13.9%
5-yea	r Jun averag	ge: \$170,830

Summary

In Delaware County, PA, the median sold price for Attached properties for June was \$218,750, representing an increase of 1.7% compared to last month and an increase of 15.1% from Jun 2021. The average days on market for units sold in June was 15 days, 49% below the 5-year June average of 30 days. There was a 12.7% month over month decrease in new contract activity with 331 New Pendings; a 6.1% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 554; and a 36.6% increase in supply to 317 active units.

This activity resulted in a Contract Ratio of 1.75 pendings per active listing, down from 2.54 in May and a decrease from 2.33 in June 2021. The Contract Ratio is 22% higher than the 5-year June average of 1.43. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.

Active Listings	317	Avg DOM		15	Avg Sold t OLP Ratio		02.3%
317		15					102
	Max 914	Min 14	30	Max 47	Min 95.6%	98.7%	Max 102.3%
Min 497 300 5-year Jun a	914	14	30 year Jun avera	47	95.6%	98.7% year Jun aver	102.3%
May 2022 Jun 202 232 300	1	May 2022 15	Jun 2021 14	YTD 21	May 2022 102.9%	Jun 2021 102.0%	YTD 101.6%



June 2022

Chester-Upland (Delaware, PA)

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Medi Sold	an Price	\$102,500				
from	-6.7% May 2022: 109,900	4 35.8% from Jun 2021: \$75,500				
YTD	2022 \$101,000	2021 \$70,000	+/- 44.3%			
5-yea	r Jun averag	ie: \$70,305	5			







Jun 2021

23

YTD

32

May 2022

23

Avg Sold OLP Ratio		97.2%
Min 82.7% 5	-year Jun av	97.2% 94.3% Max 99.5% erage
May 2022	Jun 2021	YTD

95.8%

100.1%

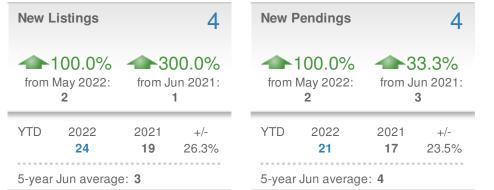


96.5%

Chester-Upland (Delaware, PA) - Detached

Tri-County Suburban REALTORS

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Medi Sold	an Price	\$90,500	
from	-62.3% May 2022: 239,900	-49.7% from Jun 2021: \$180,000	
YTD	2022 \$170,000	2021 +/- \$100,000 70.0%	
5-yea	r Jun averag	ge: \$123,204	

Summary

In Chester-Upland (Delaware, PA), the median sold price for Detached properties for June was \$90,500, representing a decrease of 62.3% compared to last month and a decrease of 49.7% from Jun 2021. The average days on market for units sold in June was 11 days, 71% below the 5-year June average of 38 days. There was a 100% month over month increase in new contract activity with 4 New Pendings; a 16.7% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 5; and a 16.7% increase in supply to 7 active units.

This activity resulted in a Contract Ratio of 0.71 pendings per active listing, down from 1.00 in May and a decrease from 2.25 in June 2021. The Contract Ratio is 37% lower than the 5-year June average of 1.13. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market market is moving in the buyer's favor.





Chester-Upland (Delaware, PA) - Attached

Email: info@tcsr.realtor



Media Sold		\$102,500				
from	55.9% May 2022: 65,750	from Ju \$75,	n 2021:			
YTD	2022 \$98,444	2021 \$65,000	+/- 51.5%			
5-yea	r Jun averag	e: \$68,750)			

Summary

In Chester-Upland (Delaware, PA), the median sold price for Attached properties for June was \$102,500, representing an increase of 55.9% compared to last month and an increase of 35.8% from Jun 2021. The average days on market for units sold in June was 23 days, 52% below the 5-year June average of 47 days. There was a 17.2% month over month increase in new contract activity with 34 New Pendings; a 17.8% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 37; and a 34.1% increase in supply to 55 active units.

This activity resulted in a Contract Ratio of 0.67 pendings per active listing, down from 1.10 in May and a decrease from 1.00 in June 2021. The Contract Ratio is 19% lower than the 5-year June average of 0.82. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market market is moving in the buyer's favor.

Active Listings	55	Avg DOM		23	Avg Sold to OLP Ratio		96.5%
55		23		_			96.5
Min 55 19	Max 96	Min 47 23		Max 118	Min 81.7%		A Max 92.2% Max 96.9%
5-year Jun avera	ge		year Jun avera			year Jun ave	
May 2022 Jun 2021 41 35		May 2022 15	Jun 2021 24	YTD 33	May 2022 101.1%	Jun 2021 94.7%	YTD 96.1%



June 2022

Chichester (Delaware, PA)

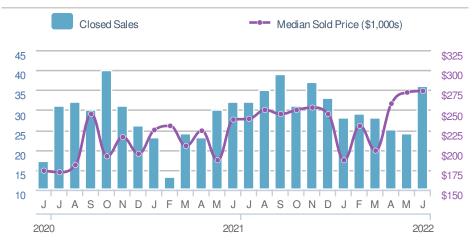
Email: info@tcsr.realtor







Medi Sold	an Price	\$274,	000			
from	• 0.6% May 2022: 272,450	from Jur \$238,	n 2021:			
YTD	2022 \$230,000	2021 \$225,000	+/- 2.2%			
5-yea	5-year Jun average: \$208,150					





Avg DC	MC		12
12 Min 12		∆ 39 ⁄ear Jun avera	Max 87 Ige
May 20	22	Jun 2021	YTD

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June 2022

Chichester (Delaware, PA) - Detached

Email	: 1	nto	@to	csr.	rea	ltor

New L	istings		32	New F	Pendings		22	Close	d Sales		22
	68.4% May 2022: 19	from J	3.3% un 2021: 24		▶0.0% May 2022: 22	from J	12.0% un 2021: 25		22.2% May 2022: 18	from J	4.3% un 2021: 23
YTD	2022 125	2021 127	+/- -1.6%	YTD	2022 111	2021 110	+/- 0.9%	YTD	2022 102	2021 97	+/- 5.2%
5-year	Jun averag	e: 24		5-year	Jun avera	ge: 21		5-year	Jun averag	ge: 18	

Medi Sold	an Price	\$322,500				
from	-2.5% May 2022: 330,800	4 21.7% from Jun 2021: \$265,000				
YTD	2022 \$287,500	2021 +/- \$245,000 17.3%				
5-yea	5-year Jun average: \$236,700					

Summary

In Chichester (Delaware, PA), the median sold price for Detached properties for June was \$322,500, representing a decrease of 2.5% compared to last month and an increase of 21.7% from Jun 2021. The average days on market for units sold in June was 12 days, 60% below the 5-year June average of 30 days. There was no month over month change in new contract activity with 22 New Pendings; no MoM change in All Pendings (new contracts + contracts carried over from May) with 33; and a 100% increase in supply to 18 active units.

This activity resulted in a Contract Ratio of 1.83 pendings per active listing, down from 3.67 in May and a decrease from 3.36 in June 2021. The Contract Ratio is 11% higher than the 5-year June average of 1.64. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is market is moving in the buyer's favor.



June 2022

Chichester (Delaware, PA) - Attached

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New L	istings.		20	New F	Pendings		15	Close	d Sales		14
	42.9% May 2022: 14	from J	• 2.9% un 2021: 1 4		- 21.1% May 2022: 19	from J	7.1% lun 2021: 14		133.3% May 2022: 6	from J	5.6% un 2021: 9
YTD	2022 98	2021 80	+/- 22.5%	YTD	2022 79	2021 65	+/- 21.5%	YTD	2022 76	2021 52	+/- 46.2%
5-year	Jun averag	e: 15		5-year	Jun averaç	ge: 16		5-year	Jun averaç	ge: 11	

Medi Sold	an Price	\$175,000				
from	-21.3% May 2022: 222,500	****8.0% from Jun 2021: \$162,000				
YTD 2022 2021 +/- \$175,000 \$146,625 19.4%						
5-yea	5-year Jun average: \$155,530					

Summary

In Chichester (Delaware, PA), the median sold price for Attached properties for June was \$175,000, representing a decrease of 21.3% compared to last month and an increase of 8% from Jun 2021. The average days on market for units sold in June was 13 days, 84% below the 5-year June average of 83 days. There was a 21.1% month over month decrease in new contract activity with 15 New Pendings; a 4.2% MoM increase in All Pendings (new contracts + contracts carried over from May) to 25; and a 14.3% increase in supply to 8 active units.

This activity resulted in a Contract Ratio of 3.13 pendings per active listing, down from 3.43 in May and an increase from 1.69 in June 2021. The Contract Ratio is 110% higher than the 5-year June average of 1.49. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is market is moving in the buyer's favor.

Active Listings	8	Avg DOM		13	Avg Sold t OLP Ratio	to	98.4%
8	_	13					98.4%
Min 23 8	Max 45	Min 83 9		Max 313	Min 86.9%	94.7	99.4%
5-year Jun avera	ge	5-	year Jun avera	age	5-	year Jun aver	age
May 2022 Jun 2021 7 13		May 2022 11	Jun 2021 9	YTD 11	May 2022 94.1%	Jun 2021 95.4%	YTD 100.8%



June 2022

Garnet Valley (Delaware, PA)

Email: info@tcsr.realtor



Medi Sold	an Price	\$577,	500
from	3.5% May 2022: 558,000	48 from Jur \$534 ,	n 2021:
YTD	2022 \$522,000	2021 \$502,245	+/- 3.9%
5-yea	r Jun averag	ge: \$475,99	0







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June 2022

Garnet Valley (Delaware, PA) - Detached

Email:	info@tcsr.realtor	

New L	istings.		36	New F	Pendings		31	Close	d Sales		36
	12.5% May 2022: 32		2.5% un 2021: 2		-8.8% May 2022: 34	from J	7.6% un 2021: 1		125.0% May 2022: 16	from J	28.6% un 2021: 28
YTD	2022 144	2021 138	+/- 4.3%	YTD	2022 126	2021 124	+/- 1.6%	YTD	2022 97	2021 97	+/- 0.0%
5-year Jun average: 32			5-year	Jun averaç	ge: 27		5-year	Jun averaç	ge: 30		

Medi Sold	an Price	\$612,500				
from	-2.8% May 2022: 530,000	1.8% from Jun 2021: \$601,500				
YTD 2022 2021 +/- \$565,000 \$585,000 -3.4						
5-yea	5-year Jun average: \$538,343					

Summary

In Garnet Valley (Delaware, PA), the median sold price for Detached properties for June was \$612,500, representing a decrease of 2.8% compared to last month and an increase of 1.8% from Jun 2021. The average days on market for units sold in June was 10 days, 60% below the 5-year June average of 25 days. There was an 8.8% month over month decrease in new contract activity with 31 New Pendings; an 8.8% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 52; and no change in supply with 20 active units.

This activity resulted in a Contract Ratio of 2.60 pendings per active listing, down from 2.85 in May and an increase from 1.45 in June 2021. The Contract Ratio is 97% higher than the 5-year June average of 1.32. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is market is moving in the buyer's favor.





June 2022

Garnet Valley (Delaware, PA) - Attached

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Medi Sold	an Price	\$430,	250			
from	13.8% May 2022: 378,000	from Jur \$ 301 ,	2021:			
YTD	2022 \$322,750	2021 \$295,833	+/- 9.1%			
5-yea	5-year Jun average: \$300,670					

Summary

In Garnet Valley (Delaware, PA), the median sold price for Attached properties for June was \$430,250, representing an increase of 13.8% compared to last month and an increase of 42.6% from Jun 2021. The average days on market for units sold in June was 4 days, 85% below the 5-year June average of 27 days. There was a 10% month over month increase in new contract activity with 11 New Pendings; a 15.4% MoM increase in All Pendings (new contracts + contracts carried over from May) to 15; and a 42.9% increase in supply to 10 active units.

This activity resulted in a Contract Ratio of 1.50 pendings per active listing, down from 1.86 in May and a decrease from 5.80 in June 2021. The Contract Ratio is 26% lower than the 5-year June average of 2.03. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market market is moving in the buyer's favor.

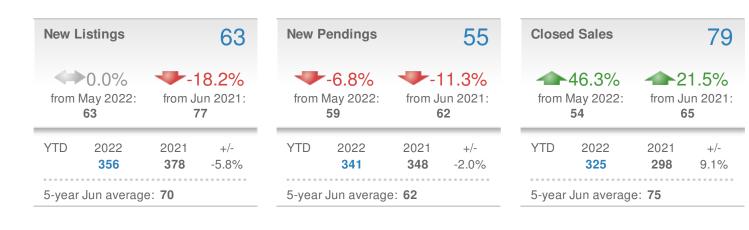




June 2022

Haverford Township (Delaware, PA)

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Haverford Township (Delaware, PA) - Detached

Email: info@tcsr.realtor



Medi Sold	an Price	\$532,500
from	7.6% May 2022: 495,000	14.5% from Jun 2021: \$465,000
YTD	2022 \$495,000	2021 +/- \$438,000 13.0%
5-yea	r Jun averag	ge: \$431,002

Summary

In Haverford Township (Delaware, PA), the median sold price for Detached properties for June was \$532,500, representing an increase of 7.6% compared to last month and an increase of 14.5% from Jun 2021. The average days on market for units sold in June was 7 days, 60% below the 5-year June average of 18 days. There was a 20.6% month over month increase in new contract activity with 41 New Pendings; a 17.9% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 55; and a 25% increase in supply to 25 active units.

This activity resulted in a Contract Ratio of 2.20 pendings per active listing, down from 3.35 in May and a decrease from 2.40 in June 2021. The Contract Ratio is 24% higher than the 5-year June average of 1.78. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.

Active Li	stings	25	Avg DOM		7	Avg Sold t OLP Ratio	• 1	04.3%
25 Min 25	48 5-year Jun avera	Max 72 ge	7 Min 7 5-	▲ 18 year Jun avera	Max 31 age	 Min 97.3% 5-y	100.5% year Jun aver	104.3 Max 104.3% age
May 2022 20	2 Jun 2021 35		May 2022 7	Jun 2021 10	YTD 18	May 2022 104.6%	Jun 2021 103.8%	YTD 101.9%



Local Market Insight

June 2022

Haverford Township (Delaware, PA) - Attached

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New L	istings		13	New F	Pendings		14	Close	d Sales		25
	-43.5% May 2022: 23	from J	0.0% un 2021: 0		- 44.0% May 2022: 25	from J	10.0% Jun 2021: 10		• 47.1% May 2022: 17	from J	6.7% un 2021: 15
YTD	2022 99	2021 89	+/- 11.2%	YTD	2022 98	2021 88	+/- 11.4%	YTD	2022 95	2021 82	+/- 15.9%
5-year	Jun averag	e: 14		5-year	Jun averaç	ge: 14		5-year	Jun averag	e: 20	

Medi Sold	an Price	\$373,000				
from	►6.6% May 2022: 350,000	11.3% from Jun 2021: \$335,000	:			
YTD	2022 \$359,000	2021 +/- \$317,500 13.1%				
5-yea	5-year Jun average: \$305,700					

Summary

In Haverford Township (Delaware, PA), the median sold price for Attached properties for June was \$373,000, representing an increase of 6.6% compared to last month and an increase of 11.3% from Jun 2021. The average days on market for units sold in June was 8 days, 34% below the 5-year June average of 12 days. There was a 44% month over month decrease in new contract activity with 14 New Pendings; a 36.4% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 21; and a 42.9% decrease in supply to 4 active units.

This activity resulted in a Contract Ratio of 5.25 pendings per active listing, up from 4.71 in May and a decrease from 7.67 in June 2021. The Contract Ratio is 50% higher than the 5-year June average of 3.51. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the seller's favor.





June 2022

Interboro (Delaware, PA)

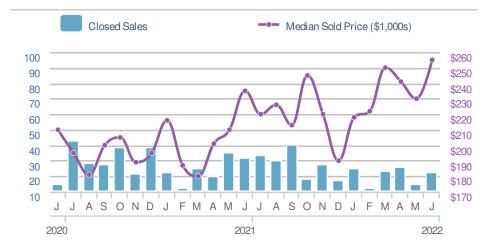
Email: info@tcsr.realtor

New L	istings.		39
	39.3% May 2022: 28	from J	7.1% un 2021: 42
YTD	2022 156	2021 185	+/- -15.7%
5-year	Jun average	e: 40	





Medi Sold	an Price	\$255,500			
from	11.1% May 2022: 230,000	*************************************			
YTD	2022 \$235,000	2021 +/- \$210,000 11.9%			
5-yea	r Jun averaç	ge: \$207,590			







11

23

Avg Sold to OLP Ratio	• 10)2.2%
Min 94.2%	▲ 97.8%	102.2% Max 102.2%
5- ₎ May 2022 98.5%	vear Jun avera Jun 2021 101.6%	ytd 99.6%



June 2022

Interboro (Delaware, PA) - Detached

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New L	istings		23	New F	Pendings		18	Close	d Sales		8
	76.9% May 2022: 13	from J	2 1.1% un 2021: 1 9		38.5% May 2022: 13		5 7.1% un 2021: 7		166.7% May 2022: 3	from J	55.6% Jun 2021: 18
YTD	2022 83	2021 87	+/- -4.6%	YTD	2022 73	2021 73	+/- 0.0%	YTD	2022 58	2021 66	+/- -12.1%
5-year	ar Jun average: 20			5-year	Jun avera	ge: 17		5-year	Jun averaç	ge: 13	

Medi Sold	an Price	\$287,500				
from	-0.8% May 2022: 289,900	*** 8.5% from Jun 2021: \$264,950				
YTD	2022 \$282,500	2021 +/- \$259,950 8.7%				
5-yea	5-year Jun average: \$235,070					

Summary

In Interboro (Delaware, PA), the median sold price for Detached properties for June was \$287,500, representing a decrease of 0.8% compared to last month and an increase of 8.5% from Jun 2021. The average days on market for units sold in June was 20 days, 32% below the 5-year June average of 29 days. There was a 38.5% month over month increase in new contract activity with 18 New Pendings; a 38.1% MoM increase in All Pendings (new contracts + contracts carried over from May) to 29; and a 50% increase in supply to 15 active units.

This activity resulted in a Contract Ratio of 1.93 pendings per active listing, down from 2.10 in May and an increase from 1.27 in June 2021. The Contract Ratio is 5% higher than the 5-year June average of 1.83. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market he market is moving in the buyer's favor.





June 2022

Interboro (Delaware, PA) - Attached

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New L	istings.		16	New F	Pendings		10	Close	d Sales		14
	6.7% May 2022: 15	from J	30.4% un 2021: 23	-	- 41.2% May 2022: 17	from J	61.5% un 2021: 26		16.7% May 2022: 12	from J	0.0% un 2021: I 4
YTD	2022 73	2021 98	+/- -25.5%	YTD	2022 67	2021 99	+/- -32.3%	YTD	2022 69	2021 83	+/- -16.9%
5-year	Jun averag	e: 19		5-year	Jun averaç	ge: 20		5-year	Jun averag	je: 14	



Summary

In Interboro (Delaware, PA), the median sold price for Attached properties for June was \$240,000, representing an increase of 6.2% compared to last month and an increase of 19.7% from Jun 2021. The average days on market for units sold in June was 21 days, 29% below the 5-year June average of 29 days. There was a 41.2% month over month decrease in new contract activity with 10 New Pendings; a 26.1% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 17; and a 116.7% increase in supply to 13 active units.

This activity resulted in a Contract Ratio of 1.31 pendings per active listing, down from 3.83 in May and a decrease from 6.50 in June 2021. The Contract Ratio is 38% lower than the 5-year June average of 2.13. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market market is moving in the buyer's favor.





June 2022

Marple Newtown (Delaware, PA)

Email: info@tcsr.realtor







Medi Sold	an Price	\$502,000			
from	-2.1% May 2022: 513,000	9.1% from Jun 2021: \$460,000			
YTD	2022 \$515,000	2021 \$481,000	+/- 7.1%		
5-yea	r Jun averag	ge: \$442,05	0		





Avg DOM		14
14	27 year Jun averag	Max 51 e
May 2022 23	Jun 2021 18	YTD 21





Marple Newtown (Delaware, PA) - Detached

Tri-County Suburban REALTORS

Email: info@tcsr.realtor

New L	_istings		45	New F	Pendings		33	Close	d Sales		35
	45.2% May 2022: 31	from Ju	1.7% un 2021: 3		- 13.2% May 2022: 38	from J	8.3% un 2021: 36		25.0% May 2022: 28	from J	30.0% un 2021: 50
YTD	2022 222	2021 220	+/- 0.9%	YTD	2022 214	2021 195	+/- 9.7%	YTD	2022 190	2021 183	+/- 3.8%
5-year	Jun averag	e: 47		5-year	Jun averaç	ge: 39		5-year	Jun averag	je: 40	



Summary

In Marple Newtown (Delaware, PA), the median sold price for Detached properties for June was \$515,000, representing an increase of 2% compared to last month and an increase of 10.9% from Jun 2021. The average days on market for units sold in June was 16 days, 23% below the 5-year June average of 21 days. There was a 13.2% month over month decrease in new contract activity with 33 New Pendings; a 3.1% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 63; and a 50% increase in supply to 30 active units.

This activity resulted in a Contract Ratio of 2.10 pendings per active listing, down from 3.25 in May and an increase from 1.69 in June 2021. The Contract Ratio is 67% higher than the 5-year June average of 1.26. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market market is moving in the buyer's favor.





Marple Newtown (Delaware, PA) - Attached

Tri-County Suburban REALTORS

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Medi Sold	an Price	\$410,000						
from	-23.1% May 2022: 533,000	-8.6% from Jun 2021: \$448,500						
YTD 2022 2021 +/- \$495,000 \$491,495 0.7%								
5-yea	5-year Jun average: \$372,877							

Summary

In Marple Newtown (Delaware, PA), the median sold price for Attached properties for June was \$410,000, representing a decrease of 23.1% compared to last month and a decrease of 8.6% from Jun 2021. The average days on market for units sold in June was 10 days, 78% below the 5-year June average of 46 days. There was a 41.7% month over month increase in new contract activity with 17 New Pendings; a 30% MoM increase in All Pendings (new contracts + contracts carried over from May) to 39; and a 33.3% increase in supply to 16 active units.

This activity resulted in a Contract Ratio of 2.44 pendings per active listing, down from 2.50 in May and a decrease from 3.14 in June 2021. The Contract Ratio is 67% higher than the 5-year June average of 1.46. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market market is moving in the buyer's favor.





June 2022

New Listings

-25.0%

from May 2022:

48

2022

225

5-year Jun average: 49

YTD

Penn-Delco (Delaware, PA)

36

+/-

-25.7%

▶-50.7%

from Jun 2021:

73

2021

303

New Pending

from May 202

5-year Jun average: 48

YTD

v Pendings	34	Closed Sales
-35.8%	-47.7%	50.0%
m May 2022:	from Jun 2021:	from May 2022:
53	65	36
2022	2021 +/-	YTD 2022
219	273 -19.8%	204



Medi Sold	an Price	\$330,500					
from	•4.1% May 2022: 317,500	22.4% from Jun 2021: \$270,000					
YTD	2022 \$275,000	2021 +/- \$251,750 9.2%					
5-year Jun average: \$251,900							







8

17

9





Email: info@tcsr.realtor

June 2022

Penn-Delco (Delaware, PA) - Detached

Email: info@tcsr.realtor

New Listings			27		New Pendings 26		Close	d Sales		37	
	- 15.6% May 2022: 32	from J	40.0% un 2021: 15		-33.3% May 2022: 39	from J	36.6% Jun 2021: 41		68.2% May 2022: 22	from J	5.7% un 2021: 35
YTD	2022 149	2021 185	+/- -19.5%	YTD	2022 149	2021 170	+/- -12.4%	YTD	2022 130	2021 129	+/- 0.8%
5-year Jun average: 32		5-year	5-year Jun average: 33			5-year Jun average: 32					

Medi Sold	an Price	\$365,000						
from	►4.9% May 2022: 348,000	12.3% from Jun 2021: \$325,000						
YTD	2022 \$332,750	2021 +/- \$290,000 14.7%	,					
5-yea	5-year Jun average: \$295,000							

Summary

In Penn-Delco (Delaware, PA), the median sold price for Detached properties for June was \$365,000, representing an increase of 4.9% compared to last month and an increase of 12.3% from Jun 2021. The average days on market for units sold in June was 7 days, 69% below the 5-year June average of 22 days. There was a 33.3% month over month decrease in new contract activity with 26 New Pendings; a 22.2% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 42; and an 11.1% decrease in supply to 8 active units.

This activity resulted in a Contract Ratio of 5.25 pendings per active listing, down from 6.00 in May and an increase from 3.25 in June 2021. The Contract Ratio is 115% higher than the 5-year June average of 2.44. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market he market is moving in the buyer's favor.

Active Listings	8	Avg DOM		7	Avg Sold t OLP Ratio	• 1(05.0%
8 Min 28 8 5-year Jun a	Max 51 average	7 Min 7 5-	22 year Jun avera	Max 44 age	 Min 95.8% 5-	▲ 100.4% year Jun avera	105.0 Max 105.0% age
May 2022 Jun 202 9 20	21	May 2022 10	Jun 2021 8	YTD 21	May 2022 104.8%	Jun 2021 104.4%	YTD 101.6%



June 2022

Penn-Delco (Delaware, PA) - Attached

New L	istings.		9	9 New Pending			Pendings 8		d Sales		17
	- 43.8% May 2022: 16	from J	67.9% un 2021: 28		- 42.9% May 2022: 14	from J	66.7% lun 2021: 24		21.4% May 2022: 14	from J	22.7% Iun 2021: 22
YTD	2022 76	2021 118	+/- -35.6%	YTD	2022 70	2021 103	+/- -32.0%	YTD	2022 74	2021 87	+/- -14.9%
5-year	Jun averag	e: 17		5-year	Jun averaç	ge: 15		5-year	Jun averaç	ge: 14	

Medi Sold	an Price	\$250,000						
from	-2.9% May 2022: 257,500	26.6% from Jun 2021: \$197,500						
YTD	2022 \$220,250	2021 +/- \$160,000 37.7%						
5-yea	5-year Jun average: \$195,480							

Summary

In Penn-Delco (Delaware, PA), the median sold price for Attached properties for June was \$250,000, representing a decrease of 2.9% compared to last month and an increase of 26.6% from Jun 2021. The average days on market for units sold in June was 5 days, 42% below the 5-year June average of 9 days. There was a 42.9% month over month decrease in new contract activity with 8 New Pendings; a 50% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 9; and no change in supply with 4 active units.

This activity resulted in a Contract Ratio of 2.25 pendings per active listing, down from 4.50 in May and an increase from 2.06 in June 2021. The Contract Ratio is 22% higher than the 5-year June average of 1.85. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market market is moving in the buyer's favor.





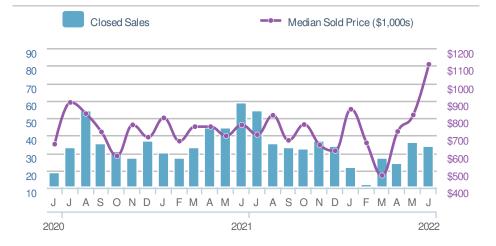
June 2022

Radnor Township (Delaware, PA)

Email: info@tcsr.realtor

New L	istings		51	New F	endings		35	Close	d Sales		34
from N	37.8% May 2022: 37	from J	10.5% un 2021: 57		16.7% May 2022: 30	from J	22.2% lun 2021: 45		-5.6% May 2022: 36	from J	42.4% un 2021: 59
YTD	2022 222	2021 315	+/- -29.5%	YTD	2022 181	2021 280	+/- -35.4%	YTD	2022 159	2021 240	+/- -33.8%
5-year	Jun averag	e: 59		5-year	Jun averaç	ge: 39		5-year	Jun averag	e: 39	

Media Sold	an Price	\$1,107,500				
from	-35.5% May 2022: 317,500	from Jun \$760,	n 2021:			
YTD	2022 \$807,500	2021 +/- \$750,000 7.7%				
5-yea	r Jun averaç	ge: \$810,30	0			











Radnor Township (Delaware, PA) - Detached

Tri-County Suburban REALTORS

Email: info@tcsr.realtor



Medi Sold	an Price	\$1,302	2,000
from	24.1% May 2022: ,049,500	from Jun \$967 ,	n 2021:
YTD	2022 \$1,075,000	2021 \$900,000	+/- 19.4%
5-yea	r Jun averag	le: \$952,92	5

Summary

In Radnor Township (Delaware, PA), the median sold price for Detached properties for June was \$1,302,000, representing an increase of 24.1% compared to last month and an increase of 34.6% from Jun 2021. The average days on market for units sold in June was 7 days, 80% below the 5-year June average of 35 days. There was a 14.3% month over month increase in new contract activity with 24 New Pendings; a 5% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 38; and a 30.4% increase in supply to 30 active units.

This activity resulted in a Contract Ratio of 1.27 pendings per active listing, down from 1.74 in May and a decrease from 2.06 in June 2021. The Contract Ratio is 24% higher than the 5-year June average of 1.03. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market market is moving in the buyer's favor.

Active L	istings	30	Avg DOM		7	Avg Sold t OLP Ratio	1	05.4%
30 Min 30	71	Max 106	7 Min 7	▲ 35	Max 60	94.0%	▲ 98.2%	105.4' Max 105.4%
May 202 23	5-year Jun averag 2 Jun 2021 31	je	5- May 2022 32	year Jun avera Jun 2021 18	YTD 25	5- <u>-</u> May 2022 103.8%	year Jun ave Jun 2021 100.6%	rage YTD 102.5%



Radnor Township (Delaware, PA) - Attached

Tri-County Suburban REALTORS Email: info@tcsr.realtor

New L	istings		16	New F	Pendings		11	Close	d Sales		7
	60.0% May 2022: 10	from J	0.0% un 2021: 16		22.2% May 2022: 9		22.2% Jun 2021: 9		- 50.0% May 2022: 14	from J	58.8% un 2021: 17
YTD	2022 78	2021 101	+/- -22.8%	YTD	2022 67	2021 82	+/- -18.3%	YTD	2022 57	2021 68	+/- -16.2%
5-year	Jun averag	e: 16		5-year	Jun averag	ge: 8		5-year	Jun averag	je: 9	

Medi Sold	an Price	\$439,000						
from	14.8% May 2022: 382,500	33.8% from Jun 2021: \$328,000						
YTD	2022 \$323,500	2021 +/- \$350,500 -7.7%						
5-yea	5-year Jun average: \$366,000							

Summary

In Radnor Township (Delaware, PA), the median sold price for Attached properties for June was \$439,000, representing an increase of 14.8% compared to last month and an increase of 33.8% from Jun 2021. The average days on market for units sold in June was 9 days, 74% below the 5-year June average of 35 days. There was a 22.2% month over month increase in new contract activity with 11 New Pendings; a 17.4% MoM increase in All Pendings (new contracts + contracts carried over from May) to 27; and a 26.7% increase in supply to 19 active units.

This activity resulted in a Contract Ratio of 1.42 pendings per active listing, down from 1.53 in May and an increase from 1.26 in June 2021. The Contract Ratio is 76% higher than the 5-year June average of 0.81. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.

Active Li	stings	19	Avg DOM	Λ	9	Avg Sold t OLP Ratio	• 1	03.6%
9			9					103.6
Min 19	28 5-year Jun avera	Max 36 ge	Min 9	35 5-year Jun avera	Max 79 age	Min 94.6% 5-	98.5% year Jun aver	Max 103.6% age
May 2022 15	2 Jun 2021 23		May 2022 37	2 Jun 2021 28	YTD 41	May 2022 99.0%	Jun 2021 98.5%	YTD 99.2%



June 2022

Ridley (Delaware, PA)

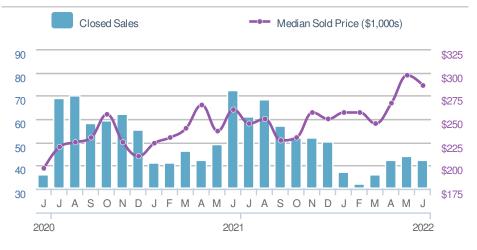
Email: info@tcsr.realtor

New L	istings.		66				
	40.4% May 2022: 47	from J	27.5% un 2021: 91				
YTD	2022 293	2021 372	+/- -21.2%				
5-year	5-year Jun average: 75						





Medi Sold	an Price	\$286,	500				
from	-3.7% May 2022: 297,500	from Jun \$260,	n 2021:				
YTD	2022 \$270,000	2021 \$249,900	+/- 8.0%				
5-year Jun average: \$227,900							





Avg D	OM		10
10 Min 10	5-3	26 year Jun avera	Max 50 age
May 20 9	022	Jun 2021 11	YTD 17

Avg Sold t OLP Ratio	• 1	04.1%
Min 94.5% 5- <u>-</u>	98.9% year Jun aver	104.1% Max 104.1% rage
May 2022 1 06.9%	Jun 2021 101.4%	YTD 102.2%

Ridley (Delaware, PA) - Detached

Email:	into@tcsr.realtor	

New L	istings.		42	New F	Pendings		31	Close	d Sales		25
	44.8% May 2022: 29	from J	7.7% un 2021: 39		14.8% May 2022: 27	from J	16.2% lun 2021: 37		-3.8% May 2022: 26	from J	17.9% un 2021: 18
YTD	2022 174	2021 211	+/- -17.5%	YTD	2022 156	2021 205	+/- -23.9%	YTD	2022 135	2021 169	+/- -20.1%
5-year Jun average: 40			5-year	5-year Jun average: 35			5-year Jun average: 36				

Media Sold	an Price	\$320,	000					
from	-8.2% May 2022: 348,500	from Jun \$279,	n 2021:					
YTD	YTD 2022 2021 +/- \$305,000 \$279,900 9.0%							
5-yea	5-year Jun average: \$257,590							

Summary

In Ridley (Delaware, PA), the median sold price for Detached properties for June was \$320,000, representing a decrease of 8.2% compared to last month and an increase of 14.3% from Jun 2021. The average days on market for units sold in June was 7 days, 73% below the 5-year June average of 26 days. There was a 14.8% month over month increase in new contract activity with 31 New Pendings; a 14.6% MoM increase in All Pendings (new contracts + contracts carried over from May) to 47; and a 73.3% increase in supply to 26 active units.

This activity resulted in a Contract Ratio of 1.81 pendings per active listing, down from 2.73 in May and a decrease from 3.05 in June 2021. The Contract Ratio is 14% higher than the 5-year June average of 1.59. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market market is moving in the buyer's favor.

Active Listings	26	Avg DOM		7	Avg Sold t OLP Ratio	io 1	03.8%
26 Min 46	Max	7 Min	<u>^</u> 26	Max	Min	<u>^</u> 98.8%	103.8 Max
22 5-year Jun avera	83 age	7 5-	year Jun avera	56 age	93.9% 5-	year Jun aver	103.8% age
May 2022 Jun 2021 15 22		May 2022 8	Jun 2021 13	YTD 19	May 2022 105.5%	Jun 2021 100.7%	YTD 101.7%



Ridley (Delaware, PA) - Attached

Ema	aıl:	into	@tcsr	.realto	٥r

New L	istings.		24	New F	Pendings		18	Close	d Sales		17
	33.3% May 2022: 18	from J	53.8% un 2021: 52		-5.3% May 2022: 19	from J	55.0% lun 2021: 40		-5.6% May 2022: 18	from J	29.2% lun 2021: 24
YTD	2022 119	2021 161	+/- -26.1%	YTD	2022 106	2021 138	+/- -23.2%	YTD	2022 103	2021 125	+/- -17.6%
5-year Jun average: 34			5-year	5-year Jun average: 33			5-year Jun average: 23				

Medi Sold	an Price	\$220,000				
from	-5.6% May 2022: 233,000					
YTD	2022 \$240,000	2021 +/- \$212,000 13.2%				
5-yea	5-year Jun average: \$189,890					

Summary

In Ridley (Delaware, PA), the median sold price for Attached properties for June was \$220,000, representing a decrease of 5.6% compared to last month and an increase of 3.8% from Jun 2021. The average days on market for units sold in June was 14 days, 46% below the 5-year June average of 26 days. There was a 5.3% month over month decrease in new contract activity with 18 New Pendings; a 3.8% MoM increase in All Pendings (new contracts + contracts carried over from May) to 27; and an 83.3% increase in supply to 11 active units.

This activity resulted in a Contract Ratio of 2.45 pendings per active listing, down from 4.33 in May and an increase from 2.04 in June 2021. The Contract Ratio is 42% higher than the 5-year June average of 1.73. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market market is moving in the buyer's favor.





57

+/-

23.0%

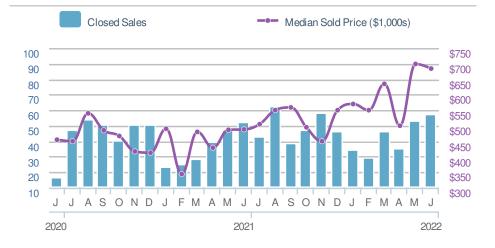
June 2022

Rose Tree Media (Delaware, PA)

Email: info@tcsr.realtor



Medi Sold	an Price	\$684,740			
from	-2.1% May 2022: 599,250	from Jun \$488,	n 2021:		
YTD	2022 \$650,000	2021 \$459,950	+/- 41.3%		
5-yea	r Jun averag	je: \$498,91	4		











June 2022

Rose Tree Media (Delaware, PA) - Detached

Tri-County Suburban REALTORS

Email: info@tcsr.realtor

New L	istings		37	New F	Pendings		22	Close	d Sales		37
	•0.0% May 2022: 37	from J	22.9% un 2021: 8		- 31.3% May 2022: 32	from J	38.9% lun 2021: 36		32.1% May 2022: 28	from J	5.6% un 2021: 2
YTD	2022 201	2021 212	+/- -5.2%	YTD	2022 156	2021 180	+/- -13.3%	YTD	2022 160	2021 138	+/- 15.9%
5-year Jun average: 37			5-year	-year Jun average: 30			5-year Jun average: 33				

Medi Sold	an Price	\$676,500					
from	-5.2% May 2022: 713,500	6.5% from Jun 2021 \$635,500	:				
YTD	2022 \$678,250	2021 +/- \$523,000 29.7%	,				
5-yea	5-year Jun average: \$564,600						

Summary

In Rose Tree Media (Delaware, PA), the median sold price for Detached properties for June was \$676,500, representing a decrease of 5.2% compared to last month and an increase of 6.5% from Jun 2021. The average days on market for units sold in June was 6 days, 80% below the 5-year June average of 30 days. There was a 31.3% month over month decrease in new contract activity with 22 New Pendings; a 22.4% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 45; and a 40% increase in supply to 42 active units.

This activity resulted in a Contract Ratio of 1.07 pendings per active listing, down from 1.93 in May and a decrease from 1.43 in June 2021. The Contract Ratio is 16% higher than the 5-year June average of 0.92. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market market is moving in the buyer's favor.

Active Listings	42	Avg DOM		6	Avg Sold to OLP Ratio		07.6%
2		6					107.
Min 71 42	Max 104	Min 6	30	Max 47	Min 96.4%	100.6%	Max 107.6%
5-year Jun a			year Jun avera			year Jun aver	
May 2022 Jun 202 30 51	1	May 2022 14	Jun 2021 22	YTD 35	May 2022 104.6%	Jun 2021 104.5%	YTD 103.9%



June 2022

Rose Tree Media (Delaware, PA) - Attached

Email:	info@tcsr.realtor	

New L	istings		19	New F	Pendings		13	Close	d Sales		20
	-20.8% May 2022: 24	from Ju	9.5% un 2021: 1		- 43.5% May 2022: 23	from J	23.5% un 2021: 7		-20.0% May 2022: 25	from J	0.0% un 2021: 20
YTD	2022 125	2021 120	+/- 4.2%	YTD	2022 114	2021 114	+/- 0.0%	YTD	2022 113	2021 84	+/- 34.5%
5-year	5-year Jun average: 16			5-year	5-year Jun average: 15			5-year Jun average: 15			

Medi Sold	an Price	\$690,302					
from	1.5% May 2022: 580,040	4 95.8% from Jun 2021: \$352,500					
YTD	2022 \$569,740	2021 +/- \$350,000 62.8%					
5-yea	5-year Jun average: \$382,410						

Summary

In Rose Tree Media (Delaware, PA), the median sold price for Attached properties for June was \$690,302, representing an increase of 1.5% compared to last month and an increase of 95.8% from Jun 2021. The average days on market for units sold in June was 28 days, 38% below the 5-year June average of 45 days. There was a 43.5% month over month decrease in new contract activity with 13 New Pendings; an 8.3% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 66; and a 38.5% increase in supply to 18 active units.

This activity resulted in a Contract Ratio of 3.67 pendings per active listing, down from 5.54 in May and an increase from 3.25 in June 2021. The Contract Ratio is 78% higher than the 5-year June average of 2.06. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market market is moving in the buyer's favor.





June 2022

Southeast Delco (Delaware, PA)

Email: info@tcsr.realtor

New L	istings.		62				
	21.6% May 2022: 51	from Ju	un 2021:				
YTD	2022 303	2021 300	+/- 1.0%				
5-year	5-year Jun average: 58						

New F	Pendings		52		
•••0.0%		+-1.9%			
from May 2022:		from Jun 2021:			
52		53			
YTD	2022	2021	+/-		
	263	273	-3.7%		
5-year Jun average: 47					



Median Sold Price		\$205,000			
10.8% from May 2022: \$185,000		17.1% from Jun 2021: \$175,000			
YTD	2022 \$189,995	2021 \$165,000	+/- 15.1%		
5-year Jun average: \$153,250					





Avg D	OM		11
11			
Min 11	2 5- <u>:</u>	1 year Jun avera	Max 40 age
May 20)22	Jun 2021	YTD

13

16





Southeast Delco (Delaware, PA) - Detached

Tri-County Suburban REALTORS Email: info@tcsr.realtor

5

7

+/-

-5.4%





Median Sold Price		\$243,000			
4 3.4%		14.6%			
from May 2022:		from Jun 2021:			
\$234,950		\$212,000			
YTD	2022	2021	+/-		
	\$222,500	\$190,000	17.1%		
5-year Jun average: \$172,390					

Summary

In Southeast Delco (Delaware, PA), the median sold price for Detached properties for June was \$243,000, representing an increase of 3.4% compared to last month and an increase of 14.6% from Jun 2021. The average days on market for units sold in June was 8 days, 69% below the 5-year June average of 26 days. There was a 12.5% month over month decrease in new contract activity with 7 New Pendings; an 18.2% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 9; and a 71.4% increase in supply to 12 active units.

This activity resulted in a Contract Ratio of 0.75 pendings per active listing, down from 1.57 in May and a decrease from 1.00 in June 2021. The Contract Ratio is 40% lower than the 5-year June average of 1.24. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.





Southeast Delco (Delaware, PA) - Attached

Tri-County Suburban REALTORS

Email: info@tcsr.realtor



Medi Sold	an Price	\$199,750			
from	•9.0% May 2022: 183,250	from Ju \$175,	n 2021:		
YTD	2022 \$185,000	2021 \$165,000	+/- 12.1%		
5-year Jun average: \$148,455					

Summary

In Southeast Delco (Delaware, PA), the median sold price for Attached properties for June was \$199,750, representing an increase of 9% compared to last month and an increase of 14.1% from Jun 2021. The average days on market for units sold in June was 12 days, 41% below the 5-year June average of 20 days. There was a 2.3% month over month increase in new contract activity with 45 New Pendings; a 3.4% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 57; and a 26.1% increase in supply to 29 active units.

This activity resulted in a Contract Ratio of 1.97 pendings per active listing, down from 2.57 in May and a decrease from 3.13 in June 2021. The Contract Ratio is 18% higher than the 5-year June average of 1.67. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market market is moving in the buyer's favor.

Active Listings	29	Avg DOM	12	Avg Sold to OLP Ratio	1	03.0%
29		12				103.0%
Min 56 24 5-year Jun average	Max 122	Min 20 12 5-year Jun aver	Max 40 rage	Min 96.4% 5-ye	99.8% ar Jun aver	Max 103.7% age
May 2022 Jun 2021 23 24		May 2022 Jun 2021 13 13	YTD 16	May 2022 102.8%	Jun 2021 103.7%	YTD 101.8%



June 2022

New Listings

🕊-2.5%

from May 2022:

2022

192

5-year Jun average: 41

40

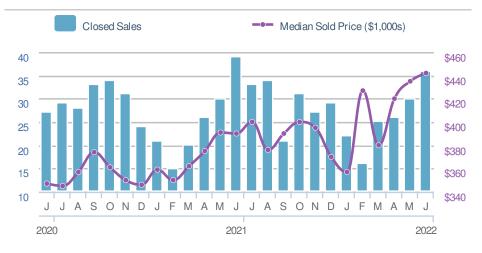
YTD

Springfield (Delaware, PA)

39		New	Pendings		31
			-20.5% n May 2022: 39	from J	11.4% un 2021: 35
2021 181	+/- 6.1%	YTD	2022 169	2021 168	+/- 0.6%
41		5-ye	ar Jun avera	ge: 36	



Medi Sold	an Price	\$442,000			
from	► 1.6% May 2022: 135,000	13.3% from Jun 2021: \$390,000			
YTD	2022 \$415,000	2021 +/- \$375,000 10.7%	>		
5-year Jun average: \$353,900					







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13

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June 2022

Springfield (Delaware, PA) - Detached

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	167	156	7.1%		142	142	0.0%		134	130	3.1%
	•2.9% May 2022: 35	from J	2.7% un 2021: 37		-23.5% May 2022: 34	from J	7.1% un 2021: 8		24.0% May 2022: 25		11.4% un 2021 35 +/-
New L	istings		36	New F	Pendings		26	Close	d Sales		31

Medi Sold	an Price	\$450,630				
from	►2.4% May 2022: 140,000	12.7% from Jun 2021: \$400,000				
YTD	2022 \$435,000	2021 +/- \$386,250 12.6%				
5-yea	5-year Jun average: \$361,876					

Summary

In Springfield (Delaware, PA), the median sold price for Detached properties for June was \$450,630, representing an increase of 2.4% compared to last month and an increase of 12.7% from Jun 2021. The average days on market for units sold in June was 9 days, 53% below the 5-year June average of 19 days. There was a 23.5% month over month decrease in new contract activity with 26 New Pendings; an 18.6% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 35; and a 100% increase in supply to 22 active units.

This activity resulted in a Contract Ratio of 1.59 pendings per active listing, down from 3.91 in May and a decrease from 2.60 in June 2021. The Contract Ratio is 4% lower than the 5-year June average of 1.65. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is market is moving in the buyer's favor.

Active Listings	22	Avg DOM		9	Avg Sold to OLP Ratio		06.4%
22 Min 32 15 5-year Jun average	Max 56	9 Min 9 5-	▲ 19 year Jun avera	Max 29 age	Min 97.4% 5-	▲ 100.8% year Jun aver	106.4% Max 106.4% rage
May 2022 Jun 2021 11 15		May 2022 7	Jun 2021 10	YTD 11	May 2022 103.7%	Jun 2021 102.8%	YTD 103.8%



Springfield (Delaware, PA) - Attached



New L	istings		3	New F	Pendings		5
	- 40.0% May 2022: 5	-	57.1% un 2021: 7		•0.0% May 2022: 5		28.6% un 2021: 7
YTD	2022 25	2021 25	+/- 0.0%	YTD	2022 27	2021 26	+/- 3.8%
5-year	Jun averag	e: 6		5-year	Jun averag	je: 5	

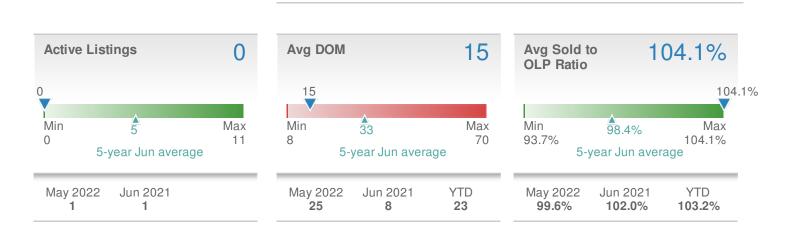


Medi Sold	an Price	\$359,900			
from	26.3% May 2022: 285,000	4 28.1% from Jun 2021: \$281,000			
YTD	2022 \$287,500	2021 +/- \$274,000 4.9%			
5-year Jun average: \$280,580					

Summary

In Springfield (Delaware, PA), the median sold price for Attached properties for June was \$359,900, representing an increase of 26.3% compared to last month and an increase of 28.1% from Jun 2021. The average days on market for units sold in June was 15 days, 54% below the 5-year June average of 33 days. There was no month over month change in new contract activity with 5 New Pendings; no MoM change in All Pendings (new contracts + contracts carried over from May) with 5; and a 100% decrease in supply to 0 active units.

This activity resulted in a Contract Ratio of 0.00 pendings per active listing, down from 5.00 in May and a decrease from 8.00 in June 2021. The Contract Ratio is 100% lower than the 5-year June average of 2.14. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.





June 2022

Unionville-Chadds Ford (Delaware, PA)

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New L	istings.		12	
	100.0% May 2022: 6	++++++++++++++++++++++++++++++++++++++		
YTD	2022 41	2021 51	+/- -19.6%	
5-year	Jun average	: 7		





Medi Sold	an Price	\$210,000			
from	-7.1% May 2022: 226,000	-66.5% from Jun 2021: \$627,000			
YTD	2022 \$240,000	2021 +/- \$300,000 -20.0%			
5-year Jun average: \$398,400					











Unionville-Chadds Ford (Delaware, PA) - Detached

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Medi Sold	an Price	\$725,00	00
from	-18.5% May 2022: 390,000	from Jun 20 \$805,000	21:
YTD	2022 \$812,500	2021 + \$727,500 11.	,
5-vea	r Jun averad	ge: \$584,400	

Summary

In Unionville-Chadds Ford (Delaware, PA), the median sold price for Detached properties for June was \$725,000, representing a decrease of 18.5% compared to last month and a decrease of 9.9% from Jun 2021. The average days on market for units sold in June was 57 days, 34% above the 5-year June average of 43 days. There was a 200% month over month increase in new contract activity with 3 New Pendings; a 20% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 4; and a 16.7% increase in supply to 7 active units.

This activity resulted in a Contract Ratio of 0.57 pendings per active listing, down from 0.83 in May and a decrease from 2.00 in June 2021. The Contract Ratio is 9% lower than the 5-year June average of 0.62. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.

Active Listings	7	Avg DOM		57	Avg Sold t OLP Ratio		96.4%
7 Min 7 5-year Jun average	Max 19	0	57 43 year Jun avera	Max 118 uge	Min 0.0% 5	year Jun ave	96.4% 76.7% Max 100.2% Prage
May 2022 Jun 2021 6 7		May 2022 85	Jun 2021 12	YTD 56	May 2022 92.8%	Jun 2021 100.2%	YTD 96.2%



Unionville-Chadds Ford (Delaware, PA) - Attached

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Medi Sold	an Price	\$203,	,250
from	-3.2% May 2022: 210,000	from Ju \$166;	n 2021:
YTD	2022 \$205,000	2021 \$175,000	+/- 17.1%
5-yea	r Jun averag	ge: \$202,28	0

Summary

In Unionville-Chadds Ford (Delaware, PA), the median sold price for Attached properties for June was \$203,250, representing a decrease of 3.2% compared to last month and an increase of 21.9% from Jun 2021. The average days on market for units sold in June was 12 days, 54% below the 5-year June average of 26 days. There was a 125% month over month increase in new contract activity with 9 New Pendings; a 50% MoM increase in All Pendings (new contracts + contracts carried over from May) to 9; and a 100% decrease in supply to 0 active units.

This activity resulted in a Contract Ratio of 0.00 pendings per active listing, down from 6.00 in May and a decrease from 2.00 in June 2021. The Contract Ratio is 100% lower than the 5-year June average of 0.58. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.

Active Listings	0	Avg DOM		12	Avg Sold t OLP Ratio	to 1	04.2%
0 Min 2 0 5-year Jun averag	Max 6 Je	12	∑ 26 year Jun avera	Max 52 age	95.2%	▲ 98.4% year Jun aver	104.2% Max 104.2% age
May 2022 Jun 2021 1 3		May 2022 5	Jun 2021 12	YTD 7	May 2022 104.3%	Jun 2021 97.4%	YTD 103.7%



June 2022

Upper Darby (Delaware, PA)

Email: info@tcsr.realtor

New L	istings.		136				
from	5.4% May 2022: 129	from J	20.5% un 2021: 71				
YTD	2022 720	2021 881	+/- -18.3%				
5-year Jun average: 146							





Medi Sold	an Price	\$223,000			
from	► 1.4% May 2022: 220,000	14.4% from Jun 2021: \$195,000			
YTD	2022 \$205,000	2021 +/- \$185,000 10.8%			
5-yea	r Jun averaç	ge: \$176,600			







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18

14

Avg Sold OLP Ratio	to 1	02.7%
		102.7%
Min 95.1%	99.2%	Max 103.4%
5.	-year Jun aver	age
May 2022 103.8%	Jun 2021 103.4%	YTD 102.0%



June 2022

Upper Darby (Delaware, PA) - Detached

Email: info@tcsr.realtor

New L	istings.		44	New F	Pendings	dings 37		Close	d Sales	35		
	4.8% May 2022: 42	from Ju	21.4% un 2021: i 6		- 9.8% May 2022: 41	from J	17.8% lun 2021: 45		20.7% May 2022: 29	from J	39.7% un 2021: 58	
YTD	2022 223	2021 247	+/- -9.7%	YTD	2022 178	2021 223	+/- -20.2%	YTD	2022 168	2021 214	+/- -21.5%	
5-year Jun average: 45			5-year	Jun averaç	ge: 42		5-year	Jun averag	ge: 41			

Media Sold	an Price	\$325,000					
from	-4.4% May 2022: 40,000	from Jun \$325 ,					
YTD	2022 \$322,050	2021 \$296,900	+/- 8.5%				
5-yea	5-year Jun average: \$270,150						

Summary

In Upper Darby (Delaware, PA), the median sold price for Detached properties for June was \$325,000, representing a decrease of 4.4% compared to last month and no change from Jun 2021. The average days on market for units sold in June was 13 days, 49% below the 5-year June average of 26 days. There was a 9.8% month over month decrease in new contract activity with 37 New Pendings; no MoM change in All Pendings (new contracts + contracts carried over from May) with 51; and a 12.5% increase in supply to 36 active units.

This activity resulted in a Contract Ratio of 1.42 pendings per active listing, down from 1.59 in May and a decrease from 2.06 in June 2021. The Contract Ratio is 8% lower than the 5-year June average of 1.54. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is market is moving in the buyer's favor.





June 2022

Upper Darby (Delaware, PA) - Attached

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New Listings 92		New F	New Pendings 69			Close		66			
	-5.7% May 2022: 87	from J	20.0% un 2021: 15		- 19.8% May 2022: 86	from J	28.1% Jun 2021: 96		-10.8% May 2022: 74	from J	48.0% un 2021: 27
YTD	2022 497	2021 634	+/- -21.6%	YTD	2022 439	2021 563	+/- -22.0%	YTD	2022 410	2021 513	+/- -20.1%
5-year	Jun averag	e: 101		5-year	Jun averaç	ge: 85		5-year	Jun averaç	ge: 74	

Medi Sold	an Price	\$201,000)				
from	•0.5% May 2022: 200,000	12.6% from Jun 202 ⁻ \$178,450					
YTD	2022 \$185,500	2021 +/- \$166,500 11.49	/0				
5-yea	5-year Jun average: \$154,070						

Summary

In Upper Darby (Delaware, PA), the median sold price for Attached properties for June was \$201,000, representing an increase of 0.5% compared to last month and an increase of 12.6% from Jun 2021. The average days on market for units sold in June was 13 days, 49% below the 5-year June average of 25 days. There was a 19.8% month over month decrease in new contract activity with 69 New Pendings; a 5% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 115; and a 36.2% increase in supply to 64 active units.

This activity resulted in a Contract Ratio of 1.80 pendings per active listing, down from 2.57 in May and a decrease from 2.12 in June 2021. The Contract Ratio is 25% higher than the 5-year June average of 1.44. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market market is moving in the buyer's favor.

Active Listings	64	Avg DOM		13	Avg Sold t OLP Ratio	• 10	03.2%
64 Min 117 64 5-year Jun avera	Max 212 age	12	▲ 25 year Jun avera	Max 50 age	Min 94.4% 5	98.9% year Jun aver	103.2% Max 103.2% age
May 2022 Jun 2021 47 74		May 2022 13	Jun 2021 12	YTD 18	May 2022 103.4%	Jun 2021 102.8%	YTD 102.0%



June 2022

Wallingford-Swarthmore (Delaware, PA)

Email: info@tcsr.realtor

New L	istings		40	Ne
	17.6% May 2022: 34	from J	• <mark>2.4%</mark> un 2021: 41	fro
YTD	2022 185	2021 207	+/- -10.6%	ΥT
	••••••			
5-year	Jun average	e: 39		5-у





Median Sold Price		\$443,500		
+-19.4% from May 2022: \$550,000		+-14.7% from Jun 2021: \$520,000		
YTD	2022 \$499,900	2021 +/- \$401,000 24.7%		
5-yea	r Jun averag	je: \$423,500		







13

11

19



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June 2022

Wallingford-Swarthmore (Delaware, PA) - Detached

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New Listings	25	New Pendings	25	Closed Sales	
13.6%	+19.4%		-3.8%	29.4%	+-35.3
from May 2022:	from Jun 2021:		from Jun 2021:	from May 2022:	from Jun 2
22	31		26	17	34
YTD 2022	2021 +/-	YTD 2022	2021 +/-	YTD 2022	2021
123	140 -12.1%	117	117 0.0%	101	103 -1
5-year Jun average	e: 29	5-year Jun avera	ge: 27	5-year Jun averag	e: 28

Median Sold Price		\$500,000	
from	- 15.7% May 2022: 93,000	from Jun 20 \$621,000)21:
YTD	2022 \$560,000		⊦/- 8%
5-yea	r Jun averag	je: \$504,550	

Summary

In Wallingford-Swarthmore (Delaware, PA), the median sold price for Detached properties for June was \$500,000, representing a decrease of 15.7% compared to last month and a decrease of 19.5% from Jun 2021. The average days on market for units sold in June was 13 days, 56% below the 5-year June average of 29 days. There was a 38.9% month over month increase in new contract activity with 25 New Pendings; an 8.8% MoM increase in All Pendings (new contracts + contracts carried over from May) to 37; and a 33.3% decrease in supply to 10 active units.

This activity resulted in a Contract Ratio of 3.70 pendings per active listing, up from 2.27 in May and an increase from 2.35 in June 2021. The Contract Ratio is 105% higher than the 5-year June average of 1.80. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the seller's favor.





Wallingford-Swarthmore (Delaware, PA) - Attached

Tri-County Suburban REALTORS Email: info@tcsr.realtor

New Pendings Closed Sales New Listings 15 13 10 **~~**25.0% **~~**50.0% **18.2% ~~**8.3% **~~**66.7% -33.3% from May 2022: from Jun 2021: from May 2022: from Jun 2021: from May 2022: from Jun 2021: 12 10 11 12 6 15 YTD 2022 2021 +/-YTD 2022 2021 +/-YTD 2022 2021 +/-62 67 -7.5% 54 66 -18.2% 48 55 -12.7% 5-year Jun average: 10 5-year Jun average: 9 5-year Jun average: 12

Median Sold Price		\$270,000	
from	-18.6% May 2022: 331,750	from Ju \$228,	n 2021:
YTD	2022 \$267,500	2021 \$170,000	+/- 57.4%
5-yea	r Jun averag	ge: \$213,83	0

Summary

In Wallingford-Swarthmore (Delaware, PA), the median sold price for Attached properties for June was \$270,000, representing a decrease of 18.6% compared to last month and an increase of 18.4% from Jun 2021. The average days on market for units sold in June was 12 days, 62% below the 5-year June average of 32 days. There was an 18.2% month over month increase in new contract activity with 13 New Pendings; a 4.3% MoM increase in All Pendings (new contracts + contracts carried over from May) to 24; and a 50% increase in supply to 6 active units.

This activity resulted in a Contract Ratio of 4.00 pendings per active listing, down from 5.75 in May and a decrease from 4.20 in June 2021. The Contract Ratio is 104% higher than the 5-year June average of 1.96. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market he market is moving in the buyer's favor.

Active Listings	6	Avg DOM		12	Avg Sold t OLP Ratio	• 1	02.4%
6 Min 15 5 5-year Jun avera	Max 33 ge	12 Min 32 7 5-y	ear Jun avera	Max 84 ge	 Min 95.0% 5-y	▲ 98.3% year Jun ave	102.4 Max 102.4% rage
May 2022 Jun 2021 4 5		May 2022 3	Jun 2021 7	YTD 15	May 2022 106.4%	Jun 2021 102.0%	YTD 104.3%



June 2022

West Chester Area (Delaware, PA)

Email: info@tcsr.realtor

New Listings			12
	100.0% May 2022: 6	from J	25.0% un 2021: I6
YTD	2022 34	2021 56	+/- -39.3%
5-year	Jun average	e: 13	





Median Sold Price		\$875,000		
26.8% from May 2022: \$689,950		421 from Jur \$721,	n 2021:	
YTD	2022 \$805,000	2021 \$715,000	+/- 12.6%	
5-yea	r Jun averag	ge: \$579,73	0	







May 2022	Jun 2021	YTD
26	6	23



West Chester Area (Delaware, PA) - Detached

Tri-County Suburban REALTORS Email: info@tcsr.realtor

8

5

+/-

-34.5%





Median Sold Price		\$925,000		
from	34.1% May 2022: 89,950	from Jun \$752,	n 2021:	
YTD	2022 \$819,900	2021 \$750,000	+/- 9.3%	
5-yea	r Jun averag	ge: \$622,60	0	

Summary

In West Chester Area (Delaware, PA), the median sold price for Detached properties for June was \$925,000, representing an increase of 34.1% compared to last month and an increase of 23% from Jun 2021. The average days on market for units sold in June was 12 days, 68% below the 5-year June average of 38 days. There was no month over month change in new contract activity with 6 New Pendings; a 20% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 8; and a 0% increase in supply to 1 active units.

This activity resulted in a Contract Ratio of 8.00 pendings per active listing, up from 0.00 in May and an increase from 1.17 in June 2021. The Contract Ratio is 218% higher than the 5-year June average of 2.52. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.





West Chester Area (Delaware, PA) - Attached

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Median Sold Price		\$521,000		
	•0.0% May 2022: \$0	from Jur \$622,	n 2021:	
YTD	2022 \$498,000	2021 \$486,500	+/- 2.4%	
5-yea	r Jun averag	je: \$495,75	0	

Summary

In West Chester Area (Delaware, PA), the median sold price for Attached properties for June was \$521,000, representing an increase of 0% compared to last month and a decrease of 16.3% from Jun 2021. The average days on market for units sold in June was 14 days, 78% below the 5-year June average of 62 days. There was a 50% month over month increase in new contract activity with 3 New Pendings; a 100% MoM increase in All Pendings (new contracts + contracts carried over from May) to 4; and a 0% increase in supply to 2 active units.

This activity resulted in a Contract Ratio of 2.00 pendings per active listing, up from 0.00 in May and no change from June 2021. The Contract Ratio is 22% higher than the 5-year June average of 1.64. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.





+/-

June 2022

William Penn (Delaware, PA)

New Listing	JS	70	New F	endings		47	Clos
+-1.4 from May 20 71		0.0% Jun 2021: 70		- 19.0% May 2022: 58	from J	14.5% un 2021: 55	fron
YTD 202		+/- 23.1%	YTD	2022 284	2021 239	+/- 18.8%	YTD
5-year Jun a	verage: 63		5-year	Jun averaç	ge: 51		5-yea











May

5-y	/ear Jun avera	ige	5
y 2022	Jun 2021	YTD	Ν
17	14	21	



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William Penn (Delaware, PA) - Detached

Email: info@tcsr.realtor

New Listings 14		14	New Pendings			13		d Sales		12		
-30.0% from May 2022: 20		-36.4% from Jun 2021: 22		8.3% from May 2022: 12		+-13.3% from Jun 2021: 15		+-33.3% from May 2022: 18		from J	•••0.0% from Jun 2021: 12	
YTD	2022 99	2021 90	+/- 10.0%	YTD	2022 89	2021 75	+/- 18.7%	YTD	2022 86	2021 73	+/- 17.8%	
5-year Jun average: 19			5-year Jun average: 17			5-year Jun average: 14						

Medi Sold	an Price	\$315,500				
from	23.7% May 2022: 255,000	4 23.7% from Jun 2021: \$255,000				
YTD	2022 \$280,000	2021 +/- \$242,000 15.7%				
5-year Jun average: \$232,700						

Summary

In William Penn (Delaware, PA), the median sold price for Detached properties for June was \$315,500, representing an increase of 23.7% compared to last month and an increase of 23.7% from Jun 2021. The average days on market for units sold in June was 6 days, 78% below the 5-year June average of 28 days. There was an 8.3% month over month increase in new contract activity with 13 New Pendings; a 5% MoM increase in All Pendings (new contracts + contracts carried over from May) to 21; and a 12.5% increase in supply to 18 active units.

This activity resulted in a Contract Ratio of 1.17 pendings per active listing, down from 1.25 in May and a decrease from 1.35 in June 2021. The Contract Ratio is 15% lower than the 5-year June average of 1.37. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market market is moving in the buyer's favor.

Active Listings	18	Avg DOM		6	Avg Sold t OLP Ratio	to 1	03.3%
18 Min 25	Мах	6 Min		Мах	Min		103.: 0% Max
Min 25 12 5-year Jun averag	48	6	28 -year Jun avera	70	94.8%	100. year Jun aver	103.3%
May 2022 Jun 2021 16 17		May 2022 9	Jun 2021 22	YTD 17	May 2022 102.8%	Jun 2021 101.3%	YTD 101.7%



June 2022

William Penn (Delaware, PA) - Attached

Email: info@tcsr.realtor

New Listings 9.8% from May 2022: 51		56 16.7% from Jun 2021: 48					34		d Sales	39	
						+-15.0% from Jun 2021: 40		21.9% from May 2022: 32		14.7% from Jun 2021: 34	
YTD	2022 263	2021 204	+/- 28.9%	YTD	2022 195	2021 164	+/- 18.9%	YTD	2022 187	2021 137	+/- 36.5%
5-year Jun average: 44			5-year Jun average: 34			5-year Jun average: 34					

Medi Sold	an Price	\$179,900			
from	►4.3% May 2022: 172,500	****8.4% from Jun 2021: \$166,000			
YTD	2022 \$175,000	2021 +/- \$159,000 10.1%			
5-year Jun average: \$126,490					

Summary

In William Penn (Delaware, PA), the median sold price for Attached properties for June was \$179,900, representing an increase of 4.3% compared to last month and an increase of 8.4% from Jun 2021. The average days on market for units sold in June was 20 days, 44% below the 5-year June average of 36 days. There was a 26.1% month over month decrease in new contract activity with 34 New Pendings; a 16.1% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 52; and a 52.6% increase in supply to 58 active units.

This activity resulted in a Contract Ratio of 0.90 pendings per active listing, down from 1.63 in May and a decrease from 1.71 in June 2021. The Contract Ratio is 5% higher than the 5-year June average of 0.86. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is market is moving in the buyer's favor.



