

March 2024

All Home Types
Detached
Attached

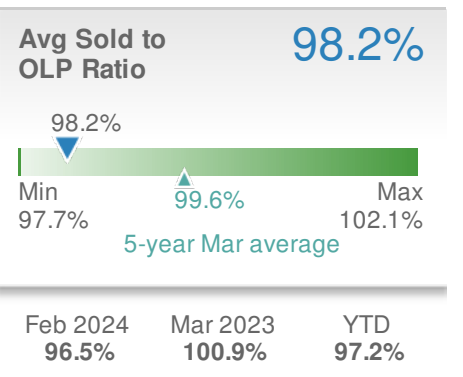
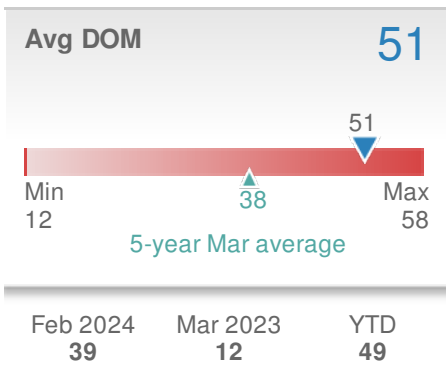
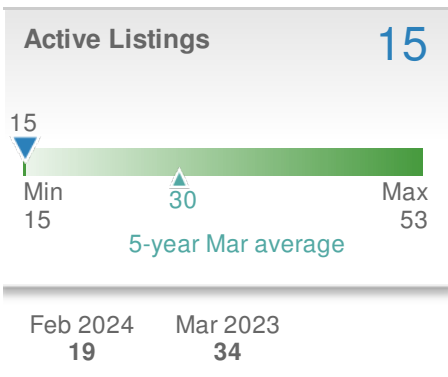
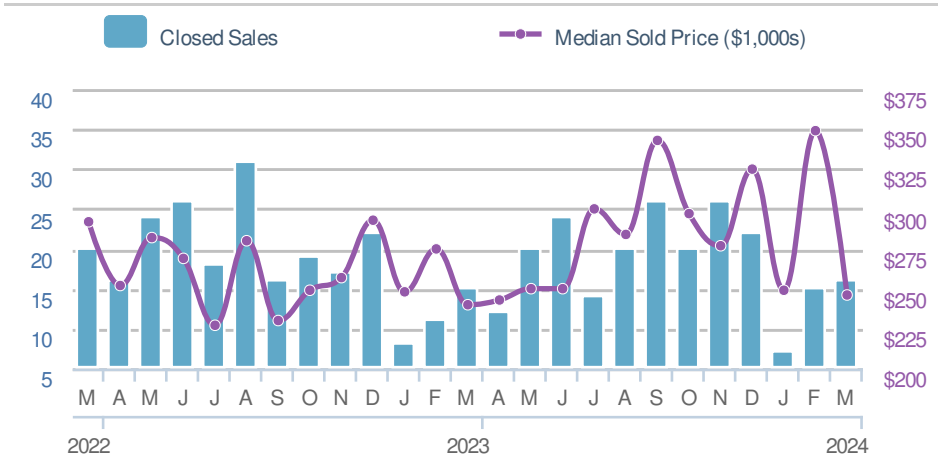
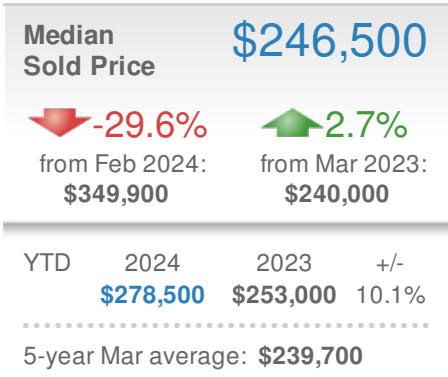
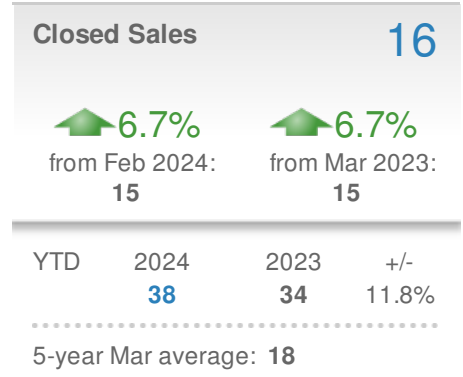
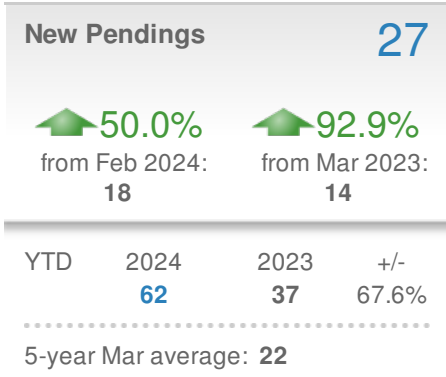
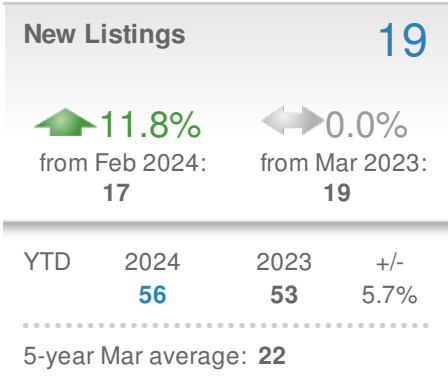
Local Market Insight

Boyertown Area (Berks, PA)

March 2024

Boyertown Area (Berks, PA)

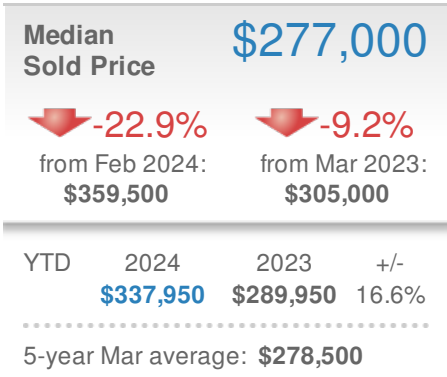
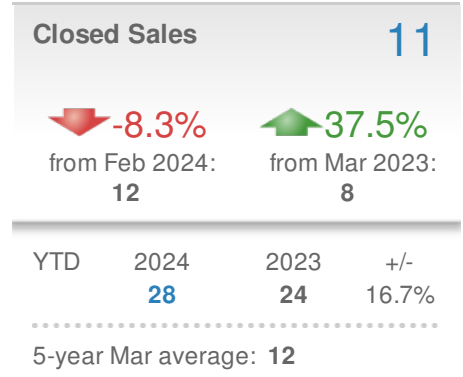
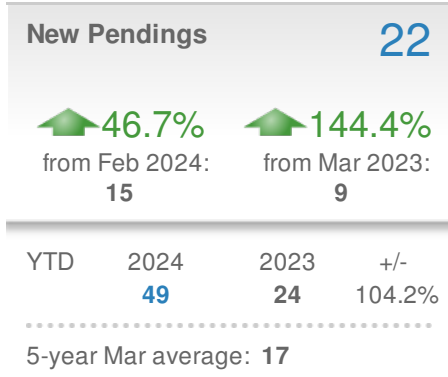
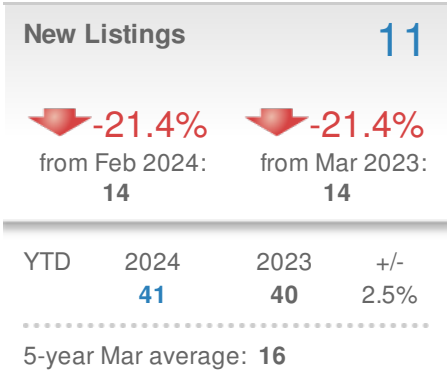
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March 2024

Boyertown Area (Berks, PA) - Detached

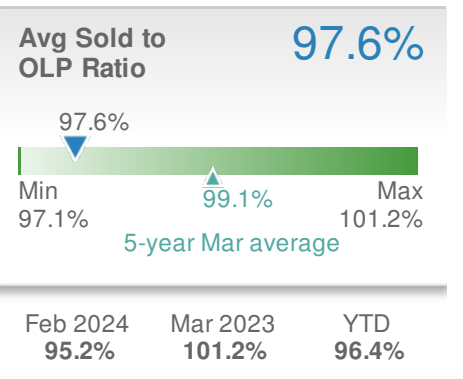
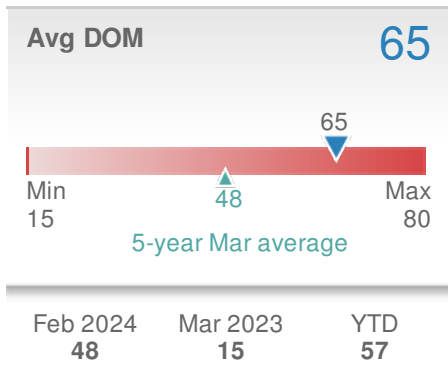
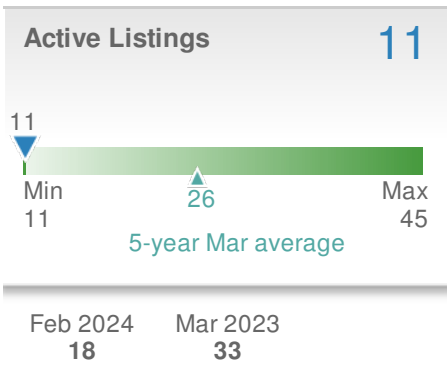
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Summary

In Boyertown Area (Berks, PA), the median sold price for Detached properties for March was \$277,000, representing a decrease of 22.9% compared to last month and a decrease of 9.2% from Mar 2023. The average days on market for units sold in March was 65 days, 36% above the 5-year March average of 48 days. There was a 46.7% month over month increase in new contract activity with 22 New Pendings; a 38.1% MoM increase in All Pendings (new contracts + contracts carried over from February) to 29; and a 38.9% decrease in supply to 11 active units.

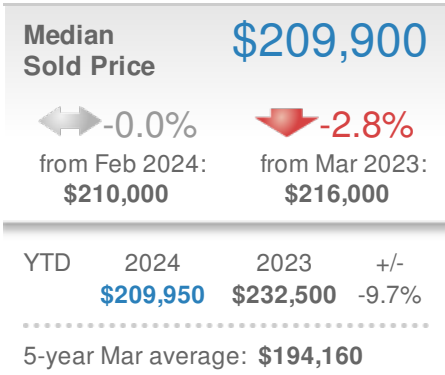
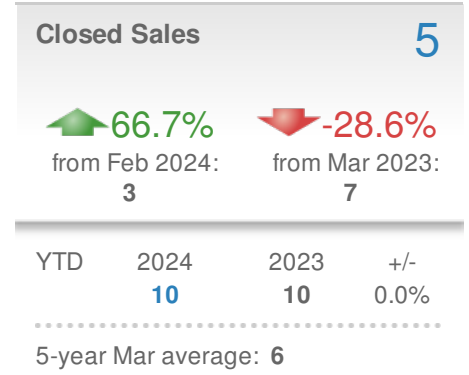
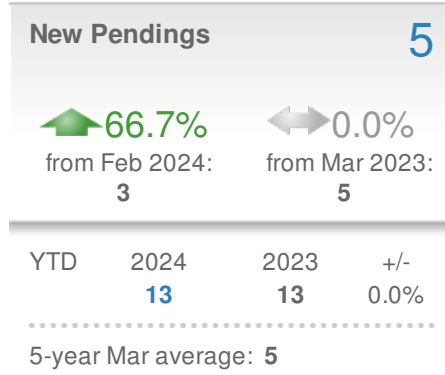
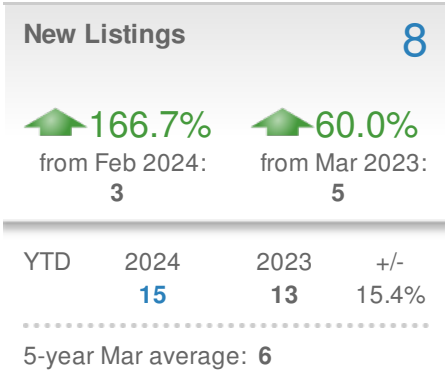
This activity resulted in a Contract Ratio of 2.64 pendings per active listing, up from 1.17 in February and an increase from 0.36 in March 2023. The Contract Ratio is 106% higher than the 5-year March average of 1.28. A higher Contract Ratio signifies a relative increase in contract activity compared 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.



March 2024

Boyertown Area (Berks, PA) - Attached

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Summary

In Boyertown Area (Berks, PA), the median sold price for Attached properties for March was \$209,900, representing a decrease of 0% compared to last month and a decrease of 2.8% from Mar 2023. The average days on market for units sold in March was 20 days, 4% above the 5-year March average of 19 days. There was a 66.7% month over month increase in new contract activity with 5 New Pendings; no MoM change in All Pendings (new contracts + contracts carried over from February) with 5; and a 300% increase in supply to 4 active units.

This activity resulted in a Contract Ratio of 1.25 pendings per active listing, down from 5.00 in February and a decrease from 5.00 in March 2023. The Contract Ratio is 44% lower than the 5-year March average of 2.23. 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.

