

February 2026

All Home Types
Detached
Attached
Attached/Townhouse

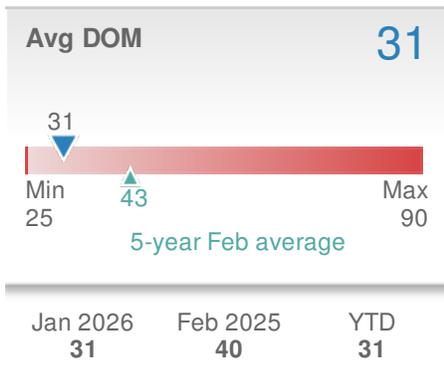
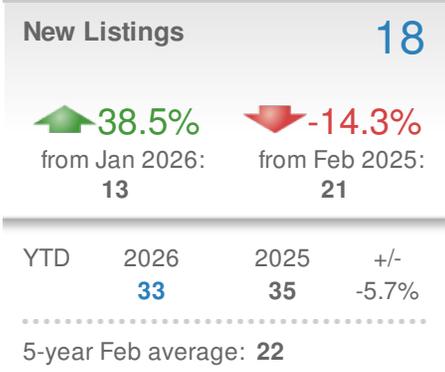
Local Market Insight

Kennett Consolidated (Chester, PA)

February 2026

Kennett Consolidated (Chester, PA)

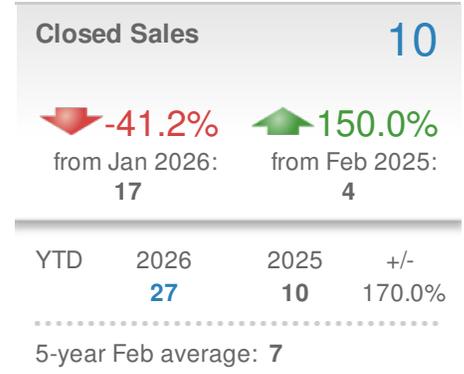
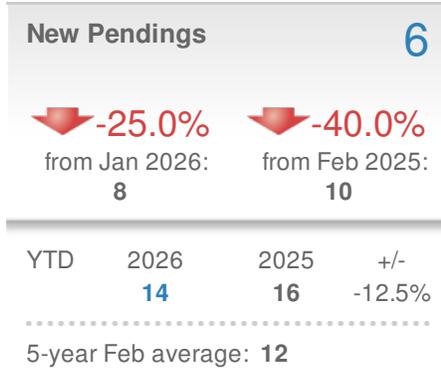
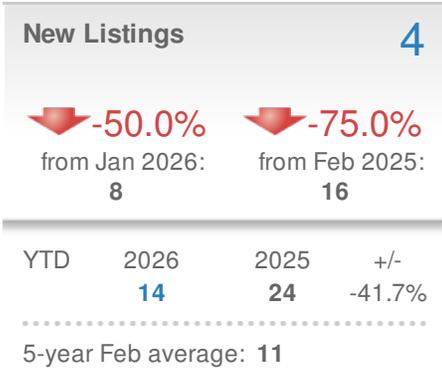
Email: ldavis@tcsr.realtor



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Kennett Consolidated (Chester, PA) - Detached

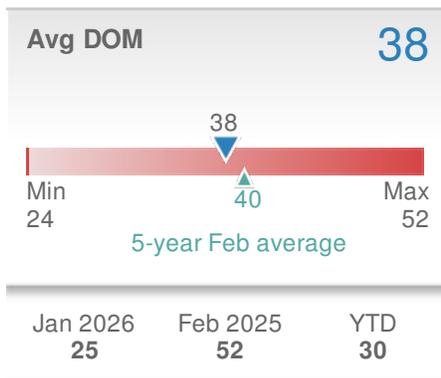
Tri-County Suburban REALTORS
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Summary

In Kennett Consolidated (Chester, PA), the median sold price for Detached properties for February was \$746,950, representing an increase of 11.7% compared to last month and an increase of 24.5% from Feb 2025. The average days on market for units sold in February was 38 days, 4% below the 5-year February average of 40 days. There was a 25% month over month decrease in new contract activity with 6 New Pendings; a 41.2% MoM decrease in All Pendings (new contracts + contracts carried over from January) to 10; and a 6.3% increase in supply to 17 active units.

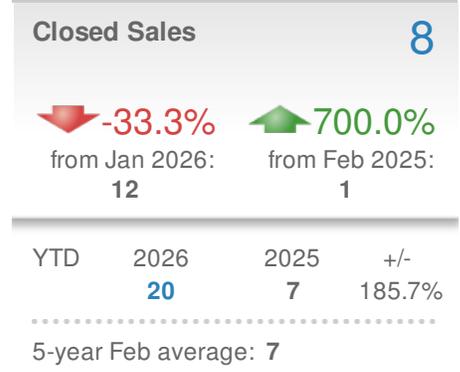
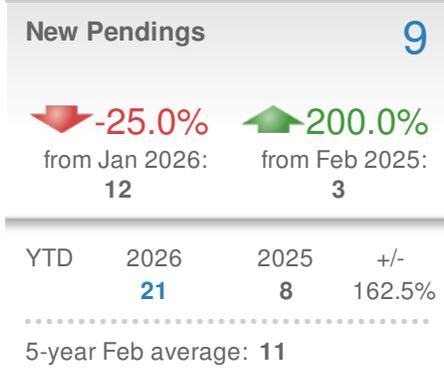
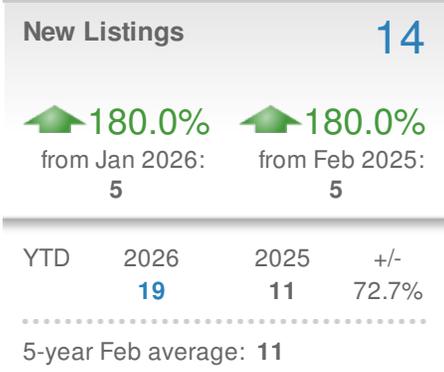
This activity resulted in a Contract Ratio of 0.59 pendings per active listing, down from 1.06 in January and an increase from 0.48 in February 2025. The Contract Ratio is 52% lower than the 5-year February average of 1.23. A higher Contract Ratio signifies a relative increase in contract activity compared 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.



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Kennett Consolidated (Chester, PA) - Attached

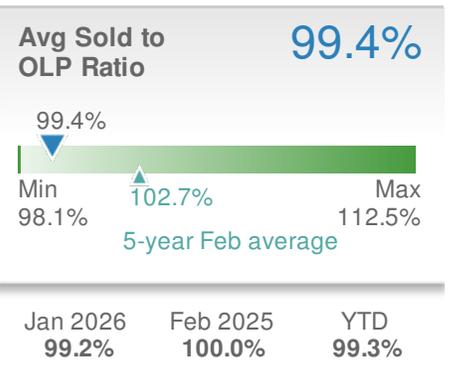
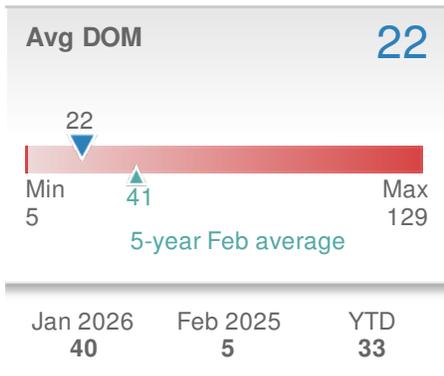
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Summary

In Kennett Consolidated (Chester, PA), the median sold price for Attached properties for February was \$481,500, representing an increase of 9.8% compared to last month and an increase of 75.1% from Feb 2025. The average days on market for units sold in February was 22 days, 46% below the 5-year February average of 41 days. There was a 25% month over month decrease in new contract activity with 9 New Pendings; a 5.3% MoM increase in All Pendings (new contracts + contracts carried over from January) to 20; and a 10.3% increase in supply to 32 active units.

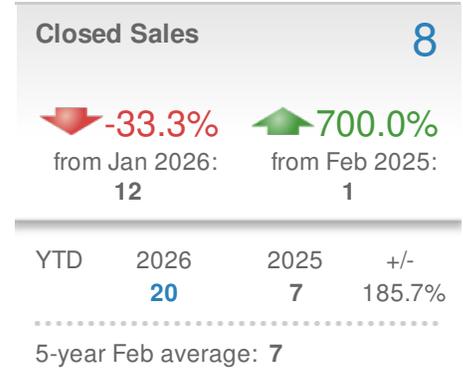
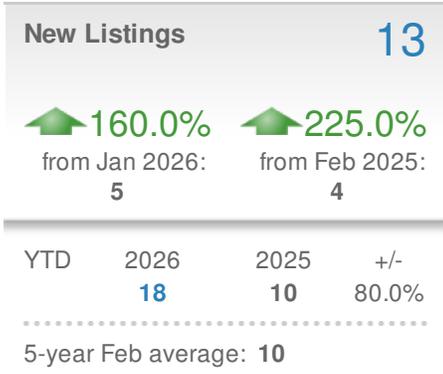
This activity resulted in a Contract Ratio of 0.63 pendings per active listing, down from 0.66 in January and a decrease from 0.73 in February 2025. The Contract Ratio is 74% lower than the 5-year February average of 2.45. A higher Contract Ratio signifies a relative increase in contract activity compared 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.



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Kennett Consolidated (Chester, PA) - Attached/Townhouse **Se** County Suburban REALTORS

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Summary

In Kennett Consolidated (Chester, PA), the median sold price for Attached/Townhouse properties for February was \$481,500, representing an increase of 9.8% compared to last month and an increase of 75.1% from Feb 2025. The average days on market for units sold in February was 22 days, 46% below the 5-year February average of 41 days. There was a 33.3% month over month decrease in new contract activity with 8 New Pendings; no MoM change in All Pendings (new contracts + contracts carried over from January) with 19; and a 10.3% increase in supply to 32 active units.

This activity resulted in a Contract Ratio of 0.59 pendings per active listing, down from 0.66 in January and a decrease from 1.00 in February 2025. The Contract Ratio is 76% lower than the 5-year February average of 2.49. 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 moving in the buyer's favor.

