

June 2026

All Home Types
Detached
Attached
Attached/Townhouse

Local Market Insight

Boyertown Area (Berks, PA)

June 2026

Boyertown Area (Berks, PA)

Email: ldavis@tcsr.realtor

New Listings**26****↓ -10.3%**from May 2026:
29**↑ 13.0%**from Jun 2025:
23

YTD	2026	2025	+/-
	124	125	-0.8%

5-year Jun average: **25****New Pendings****23****↑ 9.5%**from May 2026:
21**↓ -14.8%**from Jun 2025:
27

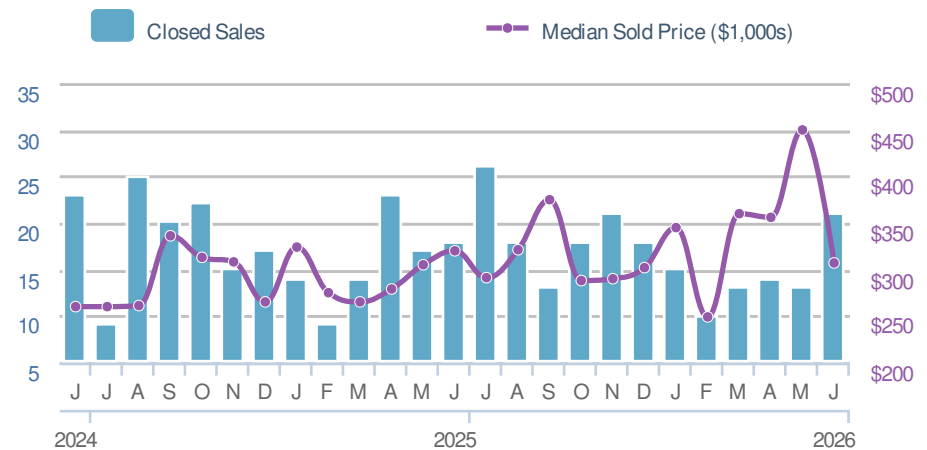
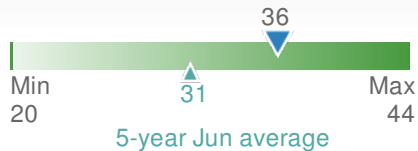
YTD	2026	2025	+/-
	99	120	-17.5%

5-year Jun average: **21****Closed Sales****21****↑ 61.5%**from May 2026:
13**↑ 16.7%**from Jun 2025:
18

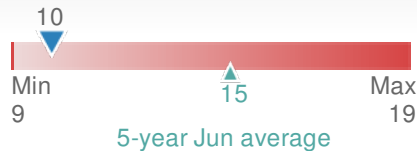
YTD	2026	2025	+/-
	89	98	-9.2%

5-year Jun average: **22****Median Sold Price****\$307,500****↓ -31.7%**from May 2026:
\$450,000**↓ -3.9%**from Jun 2025:
\$320,000

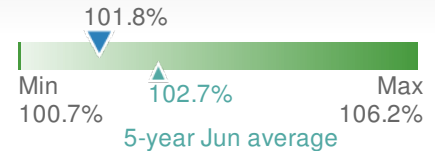
YTD	2026	2025	+/-
	\$330,000	\$295,000	11.9%

5-year Jun average: **\$281,450****Active Listings****36**

May 2026	Jun 2025
35	20

Avg DOM**10**

May 2026	Jun 2025	YTD
22	18	29

Avg Sold to OLP Ratio**101.8%**

May 2026	Jun 2025	YTD
97.0%	101.1%	101.2%

June 2026

Boyertown Area (Berks, PA) - Detached

Tri-County Suburban REALTORS
Email: ldavis@tcsr.realtor**New Listings****21**
23.5%
from May 2026:
17
16.7%
from Jun 2025:
18

YTD	2026	2025	+/-
	82	99	-17.2%

5-year Jun average: **20****New Pendings****18**
28.6%
from May 2026:
14
0.0%
from Jun 2025:
18

YTD	2026	2025	+/-
	69	92	-25.0%

5-year Jun average: **15****Closed Sales****13**
8.3%
from May 2026:
12
-13.3%
from Jun 2025:
15

YTD	2026	2025	+/-
	66	77	-14.3%

5-year Jun average: **17****Median
Sold Price****\$307,500**
-32.4%
from May 2026:
\$455,000
-15.2%
from Jun 2025:
\$362,500

YTD	2026	2025	+/-
	\$370,000	\$324,950	13.9%

5-year Jun average: **\$308,140****Summary**

In Boyertown Area (Berks, PA), the median sold price for Detached properties for June was \$307,500, representing a decrease of 32.4% compared to last month and a decrease of 15.2% from Jun 2025. The average days on market for units sold in June was 13 days, 20% below the 5-year June average of 16 days. There was a 28.6% month over month increase in new contract activity with 18 New Pendings; a 33.3% MoM increase in All Pendings (new contracts + contracts carried over from May) to 20; and no change in supply with 18 active units.

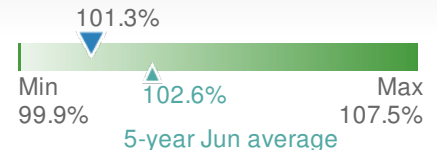
This activity resulted in a Contract Ratio of 1.11 pendings per active listing, up from 0.83 in May and a decrease from 1.50 in June 2025. The Contract Ratio is 16% higher than the 5-year June average of 0.96. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, 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 is moving in the buyer's favor.

Active Listings**18**

May 2026	Jun 2025
18	18

Avg DOM**13**

May 2026	Jun 2025	YTD
23	21	26

**Avg Sold to
OLP Ratio****101.3%**

May 2026	Jun 2025	YTD
96.7%	100.1%	101.5%

June 2026

Boyertown Area (Berks, PA) - Attached

Tri-County Suburban REALTORS
Email: ldavis@tcsr.realtor**New Listings****5** **-58.3%**from May 2026:
12 **0.0%**from Jun 2025:
5

YTD	2026	2025	+/-
	42	26	61.5%

5-year Jun average: **5****New Pendings****5** **-28.6%**from May 2026:
7 **-44.4%**from Jun 2025:
9

YTD	2026	2025	+/-
	30	28	7.1%

5-year Jun average: **5****Closed Sales****8** **700.0%**from May 2026:
1 **166.7%**from Jun 2025:
3

YTD	2026	2025	+/-
	23	21	9.5%

5-year Jun average: **5****Median Sold Price****\$312,500** **9.6%**from May 2026:
\$285,000 **25.0%**from Jun 2025:
\$250,000

YTD	2026	2025	+/-
	\$324,000	\$245,000	32.2%

5-year Jun average: **\$240,330****Summary**

In Boyertown Area (Berks, PA), the median sold price for Attached properties for June was \$312,500, representing an increase of 9.6% compared to last month and an increase of 25% from Jun 2025. The average days on market for units sold in June was 7 days, 35% below the 5-year June average of 11 days. There was a 28.6% month over month decrease in new contract activity with 5 New Pendings; a 30.8% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 9; and a 5.9% increase in supply to 18 active units.

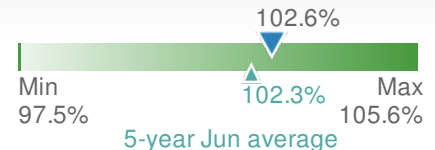
This activity resulted in a Contract Ratio of 0.50 pendings per active listing, down from 0.76 in May and a decrease from 4.00 in June 2025. The Contract Ratio is 65% lower than the 5-year June average of 1.42. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, 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**18**

May 2026	Jun 2025
17	2

Avg DOM**7**

May 2026	Jun 2025	YTD
6	5	35

Avg Sold to OLP Ratio**102.6%**

May 2026	Jun 2025	YTD
100.0%	105.6%	100.3%

June 2026

Boyertown Area (Berks, PA) - Attached/Townhouse

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New Listings**5** **-58.3%**from May 2026:
12 **0.0%**from Jun 2025:
5

YTD	2026	2025	+/-
	41	26	57.7%

5-year Jun average: **4****New Pendings****5** **-16.7%**from May 2026:
6 **-44.4%**from Jun 2025:
9

YTD	2026	2025	+/-
	29	28	3.6%

5-year Jun average: **5****Closed Sales****7** **600.0%**from May 2026:
1 **133.3%**from Jun 2025:
3

YTD	2026	2025	+/-
	22	21	4.8%

5-year Jun average: **5****Median Sold Price****\$325,000** **14.0%**from May 2026:
\$285,000 **30.0%**from Jun 2025:
\$250,000

YTD	2026	2025	+/-
	\$324,500	\$245,000	32.4%

5-year Jun average: **\$242,830****Summary**

In Boyertown Area (Berks, PA), the median sold price for Attached/Townhouse properties for June was \$325,000, representing an increase of 14% compared to last month and an increase of 30% from Jun 2025. The average days on market for units sold in June was 6 days, 43% below the 5-year June average of 11 days. There was a 16.7% month over month decrease in new contract activity with 5 New Pendings; a 25% MoM decrease in All Pendings (new contracts + contracts carried over from May) to 9; and a 5.9% increase in supply to 18 active units.

This activity resulted in a Contract Ratio of 0.50 pendings per active listing, down from 0.71 in May and a decrease from 4.00 in June 2025. The Contract Ratio is 66% lower than the 5-year June average of 1.45. 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.

Active Listings**18**

May 2026	Jun 2025
17	2

Avg DOM**6**

May 2026	Jun 2025	YTD
6	5	36

Avg Sold to OLP Ratio**103.5%**

May 2026	Jun 2025	YTD
100.0%	105.6%	100.5%