

September 2026

All Home Types
Detached
Attached
Attached/Townhouse

Local Market Insight

Oxford Area (Chester, PA)

September 2026

Oxford Area (Chester, PA)

Email: ldavis@tcsr.realtor

New Listings**28****↑ 3.7%**from Aug 2026:
27**↓ -22.2%**from Sep 2025:
36

YTD	2026	2025	+/-
	211	239	-11.7%

5-year Sep average: **26****New Pendings****22****↑ 22.2%**from Aug 2026:
18**↑ 15.8%**from Sep 2025:
19

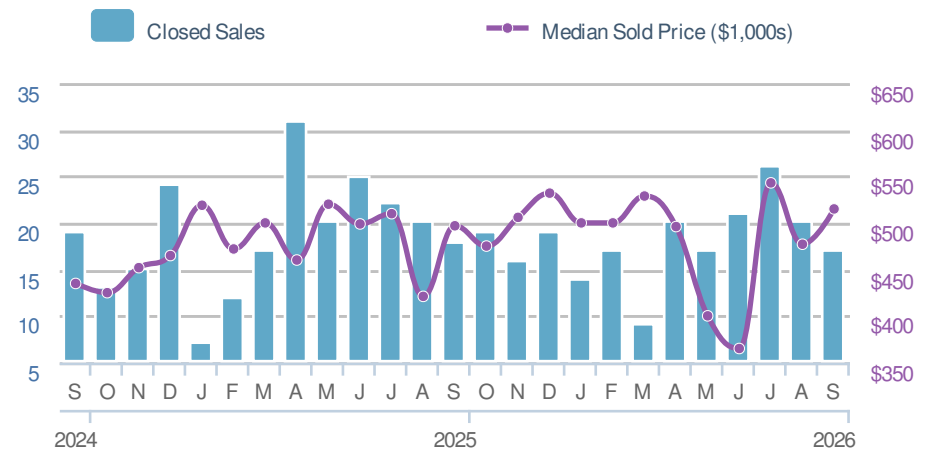
YTD	2026	2025	+/-
	168	172	-2.3%

5-year Sep average: **19****Closed Sales****17****↓ -15.0%**from Aug 2026:
20**↓ -5.6%**from Sep 2025:
18

YTD	2026	2025	+/-
	164	177	-7.3%

5-year Sep average: **19****Median Sold Price****\$515,000****↑ 7.9%**from Aug 2026:
\$477,500**↑ 3.5%**from Sep 2025:
\$497,500

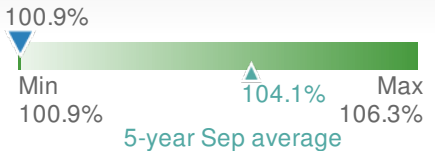
YTD	2026	2025	+/-
	\$485,000	\$499,220	-2.8%

5-year Sep average: **\$459,000****Active Listings****73**

Aug 2026	Sep 2025
78	70

Avg DOM**57**

Aug 2026	Sep 2025	YTD
18	15	33

Avg Sold to OLP Ratio**100.9%**

Aug 2026	Sep 2025	YTD
107.4%	106.0%	103.8%

September 2026**Oxford Area (Chester, PA) - Detached**Tri-County Suburban REALTORS
Email: ldavis@tcsr.realtor**New Listings****28** **3.7%**from Aug 2026:
27 **-17.6%**from Sep 2025:
34

YTD	2026	2025	+/-
	206	230	-10.4%

5-year Sep average: **25****New Pendings****22** **29.4%**from Aug 2026:
17 **22.2%**from Sep 2025:
18

YTD	2026	2025	+/-
	162	164	-1.2%

5-year Sep average: **18****Closed Sales****17** **-15.0%**from Aug 2026:
20 **-5.6%**from Sep 2025:
18

YTD	2026	2025	+/-
	159	170	-6.5%

5-year Sep average: **19****Median Sold Price****\$515,000** **7.9%**from Aug 2026:
\$477,500 **3.5%**from Sep 2025:
\$497,500

YTD	2026	2025	+/-
	\$488,985	\$503,550	-2.9%

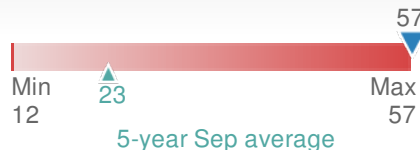
5-year Sep average: **\$460,245****Summary**

In Oxford Area (Chester, PA), the median sold price for Detached properties for September was \$515,000, representing an increase of 7.9% compared to last month and an increase of 3.5% from Sep 2025. The average days on market for units sold in September was 57 days, 144% above the 5-year September average of 23 days. There was a 29.4% month over month increase in new contract activity with 22 New Pendings; a 13.3% MoM increase in All Pendings (new contracts + contracts carried over from August) to 34; and a 5.2% decrease in supply to 73 active units.

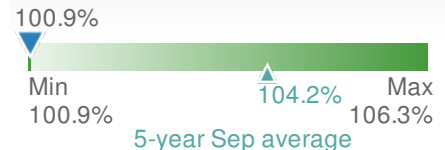
This activity resulted in a Contract Ratio of 0.47 pendings per active listing, up from 0.39 in August and a decrease from 0.54 in September 2025. The Contract Ratio is 25% lower than the 5-year September average of 0.63. A higher Contract Ratio signifies a relative increase in contract activity compared 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**73**

Aug 2026	Sep 2025
77	69

Avg DOM**57**

Aug 2026	Sep 2025	YTD
18	15	32

Avg Sold to OLP Ratio**100.9%**

Aug 2026	Sep 2025	YTD
107.4%	106.0%	104.1%

September 2026

Oxford Area (Chester, PA) - Attached

Tri-County Suburban REALTORS

Email: ldavis@tcsr.realtor

New Listings**0**

↔ 0.0%

from Aug 2026:
0

↓ -100.0%

from Sep 2025:
2

YTD	2026	2025	+/-
	5	9	-44.4%

5-year Sep average: **1****New Pendings****0**

↓ -100.0%

from Aug 2026:
1

↓ -100.0%

from Sep 2025:
1

YTD	2026	2025	+/-
	6	8	-25.0%

5-year Sep average: **1****Closed Sales****0**

↔ 0.0%

from Aug 2026:
0

↔ 0.0%

from Sep 2025:
0

YTD	2026	2025	+/-
	5	7	-28.6%

5-year Sep average: **0****Median Sold Price****\$0**

↔ 0.0%

from Aug 2026:
\$0

↔ 0.0%

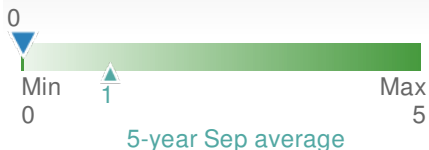
from Sep 2025:
\$0

YTD	2026	2025	+/-
	\$318,000	\$250,000	27.2%

5-year Sep average: **\$57,000****Summary**

In Oxford Area (Chester, PA), the median sold price for Attached properties for September was \$0, representing no change compared to last month and no change from Sep 2025. The average days on market for units sold in September was 0 days, 100% below the 5-year September average of 5 days. There was a 100% month over month decrease in new contract activity with 0 New Pendings; no MoM change in All Pendings (new contracts + contracts carried over from August) with 1; and a 100% decrease in supply to 0 active units.

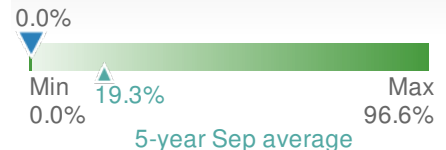
This activity resulted in a Contract Ratio of 0.00 pendings per active listing, down from 1.00 in August and a decrease from 1.00 in September 2025. The Contract Ratio is 100% lower than the 5-year September average of 0.24. A higher Contract Ratio signifies a relative increase in contract activity compared 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.

Active Listings**0**

Aug 2026	Sep 2025
1	1

Avg DOM**0**

Aug 2026	Sep 2025	YTD
0	0	52

Avg Sold to OLP Ratio**0.0%**

Aug 2026	Sep 2025	YTD
0.0%	0.0%	95.6%

September 2026

Oxford Area (Chester, PA) - Attached/Townhouse

Tri-County Suburban REALTORS
Email: ldavis@tcsr.realtor**New Listings****0**

↔ 0.0% ↓ -100.0%

from Aug 2026: 0 from Sep 2025: 2

YTD	2026	2025	+/-
	5	9	-44.4%

5-year Sep average: 1

New Pendings**0**

↓ -100.0% ↓ -100.0%

from Aug 2026: 1 from Sep 2025: 1

YTD	2026	2025	+/-
	6	8	-25.0%

5-year Sep average: 1

Closed Sales**0**

↔ 0.0% ↔ 0.0%

from Aug 2026: 0 from Sep 2025: 0

YTD	2026	2025	+/-
	5	7	-28.6%

5-year Sep average: 0

Median Sold Price**\$0**

↔ 0.0% ↔ 0.0%

from Aug 2026: \$0 from Sep 2025: \$0

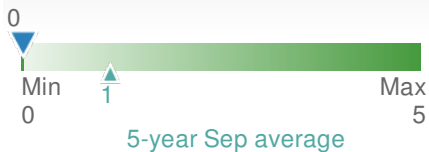
YTD	2026	2025	+/-
	\$318,000	\$250,000	27.2%

5-year Sep average: \$57,000

Summary

In Oxford Area (Chester, PA), the median sold price for Attached/Townhouse properties for September was \$0, representing no change compared to last month and no change from Sep 2025. The average days on market for units sold in September was 0 days, 100% below the 5-year September average of 5 days. There was a 100% month over month decrease in new contract activity with 0 New Pendings; no MoM change in All Pendings (new contracts + contracts carried over from August) with 1; 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 1.00 in August and a decrease from 1.00 in September 2025. The Contract Ratio is 100% lower than the 5-year September average of 0.24. 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.

Active Listings**0**

Aug 2026	Sep 2025
1	1

Avg DOM**0**

Aug 2026	Sep 2025	YTD
0	0	52

Avg Sold to OLP Ratio**0.0%**

Aug 2026	Sep 2025	YTD
0.0%	0.0%	95.6%