



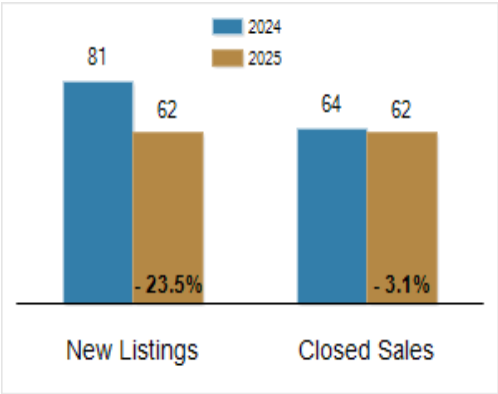
**Patterson-Schwartz Real Estate**  
**Residential Market Update**

As of Monday, December 8, 2025 9:42:33 AM

Southern Chester Counties	November			Year To Date		
	2024	2025	Change	2024	2025	Change
New Listings	81	62	- 23.5%	1077	1098	+ 1.9%
Closed Sales	64	62	- 3.1%	835	831	- 0.5%
Under Contract	64	73	+ 14.1%	880	855	- 2.8%
Median Sales Price	\$514,000	\$575,157	+ 11.9%	\$550,000	\$589,000	+ 7.1%
% of Original List Price Received at Sale	98.8%	100.7%	+ 1.9%	99.6%	98.9%	- 0.7%
Average Days on Market Until Sale	18	28	+ 55.6%	23	24	+ 4.3%

Total Residential Listing Inventory as of December 8, 2025	175
Total Residential Listing Inventory (excluding new construction) as of December 8, 2025	104

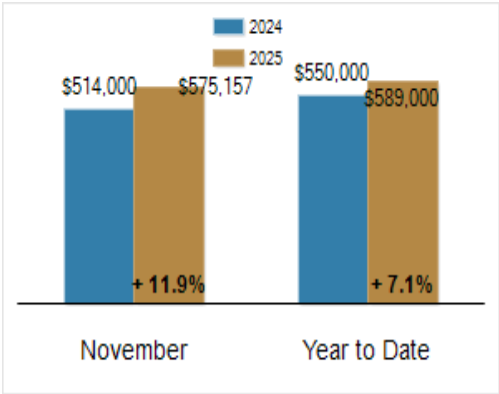
Activity: November



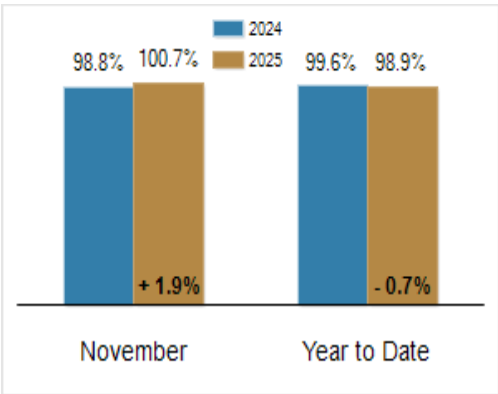
Activity: Year to Date



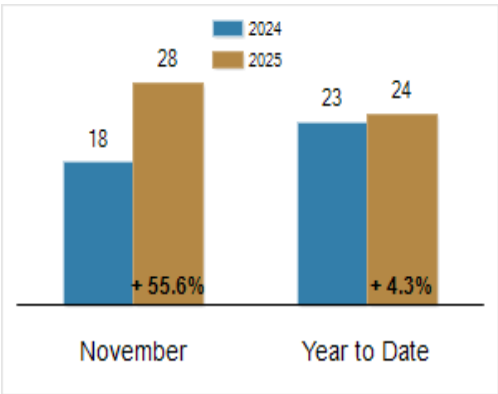
Median Sales Price



Percent of Original List Price Received at Sale



Average Days on Market Until Sale



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