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New Hope Borough, and Solebury, PA Year to Date Sales, (as of 8/01/16) and Current Market and Inventory Assessment.

Properties are broken down into 3 price ranges:
\$300,000-\$500,000, \$500,000-1,000,000 and \$1,000,000 plus.

Properties are listed in the local Multiple Listing Service;
TrendMLS, the primary Multiple Listing Service for Bucks County.

Properties are listed as:

Active, which means currently for Sale,

Active with Offer, the property has an accepted Offer,

Pending, the property has an accepted offer and contingencies are complete and Sold are sales that are complete.

New Hope Borough

\$300-500K 5 Active, 1 Active with Offer, 1 Pending and 7 Sold.
14 have sold in the past year, so there is 4.3 months of inventory.

\$500-\$1MM 7 Active, 1 Active with Offer, 3 Pending, and 7 Sold.
20 have sold in the past year, so there is 4.2 months of inventory.

\$1MM plus, 4 Active, 2 Active with Offer, 3 Pending and 8 Sold.
9 have sold in the past year, so there is 5.3 months of inventory.

Solebury

\$300-500K 12 Active, 2 Active with Offer, 4 Pending and 22 Sold. 53 have sold in the past year, so there is 2.7 months of inventory.

\$500-\$1MM 62 Active, 3 Active with Offer, 10 Pending, and 35 Sold. 67 have sold in the past year, so there is 11.5 months of inventory.

\$1MM plus, 68 Active, 4 with offers, 5 Pending, and 13 Sold. 18 sold in the past year, there is 3 years and 9 months of inventory.

6 months of inventory is considered a balanced market, less than 6 months is considered a sellers' market, more than 6 months of inventory is considered a buyers' market.

This is an overview of the market, if you have specific questions relating to the purchasing and sale of property in New Hope Borough and Solebury, feel free to contact me for more details!

40 W. Ferry St, New Hope Borough, PA,
Sold 4/14/16 for \$320,001, I represented the buyer.

1645 Aquetong Rd, Solebury Township, PA.
Sold 6/28/16 for \$1,850,000, I represented the buyer.

515 Clydesdale Dr. Solebury, PA.
Listed for \$535,000, Currently Pending,
I have this property co-listed, (I represent the seller)