



REAL ESTATE
WITH HEART

Home Sales Report for Philadelphia

Q4 2019

A Look at Home Sales, Home Prices, and Market Direction of Q4 of 2019 Compared to 2018

"On average the Philadelphia market was relatively flat in Q4 2019 as compared to Q4 2018. The number of homes listed decreased by 2.2% and the number of homes sold decreased by 1.4%. The average sale price rose 0.7%, while the days on market rose 8%.

We are still in a Sellers' market based on low inventory levels, however, the increasing days on market may give Buyers a little more leverage than last year. As always, these average trends do not hold true in all neighborhoods and below is a link to our Quarterly Market Report with detail by zip code."

Please reach out to us if you have any questions about this report!

-Real Estate With Heart



Housing Market Report

Philadelphia



Year	Listed	Sold	Average Price	Average Days On Market
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All Philly

Q4 2019	2,033	1,593	\$399,726	54
Q4 2018	2,078	1,616	\$397,006	50

19102

Center City

Q4 2019	30	28	\$711,175	84
Q4 2018	37	19	\$761,805	83

19103

Fitler Square | Rittenhouse Square | Logan Square

Q4 2019	92	93	\$662,240	83
Q4 2018	110	62	\$835,938	83

19106

Old City | Society Hill

Q4 2019	72	60	\$634,391	79
Q4 2018	78	57	\$656,060	75

19107

Chinatown | Midtown | Washington Square West

Q4 2019	37	36	\$395,547	63
Q4 2018	41	28	\$379,930	79

19118

Chestnut Hill

Q4 2019	24	19	\$629,779	41
Q4 2018	25	23	\$693,879	65



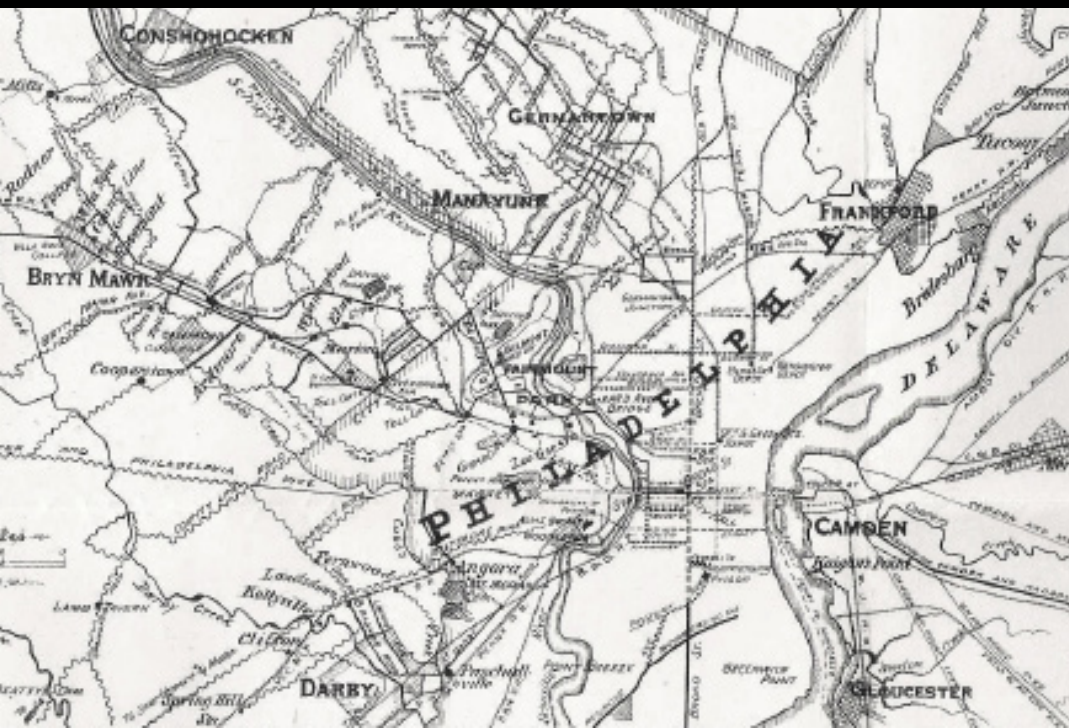
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Want to learn more
about neighborhoods
in Philadelphia?



Explore Our
Neighborhood Guides

www.realestatewithheart.com/neighborhoods





Housing Market Report

Philadelphia



Year	Listed	Sold	Average Price	Average Days On Market
19119	Mt. Airy Germantown			
Q4 2019	95	90	\$352,369	37
Q4 2018	92	87	\$302,263	46
19122	Old Kensington Yorktown North Philadelphia			
Q4 2019	142	71	\$387,738	53
Q4 2018	98	94	\$407,176	41
19123	Northern Liberties Loft District/Callowhill			
Q4 2019	95	34	\$529,526	76
Q4 2018	90	81	\$513,600	71
19125	Fishtown East Kensington Olde Richmond			
Q4 2019	218	196	\$365,851	43
Q4 2018	215	183	\$324,188	47
19127	Manayunk			
Q4 2019	33	38	\$406,217	53
Q4 2018	51	31	\$249,389	59
19128	Roxborough Wissahickon			
Q4 2019	170	154	\$285,534	50
Q4 2018	157	139	\$268,310	35



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Find Tips, Tricks, and Ideas to Raise Your Home's Value on the Blog



www.realestatewithheart.com/blog



Housing Market Report

Philadelphia

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Year	Listed	Sold	Average Price	Average Days On Market
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19130	Art Museum Fairmount Francisville			
Q4 2019	104	111	\$411,144	57
Q4 2018	134	117	\$451,669	48

19145	Girard Estates West Passyunk Packer Park			
Q4 2019	182	135	\$235,535	48
Q4 2018	192	147	\$233,924	54

19146	Graduate Hospital Grays Ferry			
Q4 2019	322	220	\$405,030	52
Q4 2018	314	223	\$401,777	42

19147	Queen Village Bella Vista Hawthorne			
Q4 2019	194	145	\$485,071	63
Q4 2018	202	153	\$504,730	46

19148	Pennsport East Passyunk Crossing			
Q4 2019	223	163	\$280,713	46
Q4 2018	242	172	\$271,444	41

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www.realestatewithheart.com/vendors

COMPASS

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Clients for Life, One House at a Time

There are many qualities and skills that go into being an excellent real estate professional; in-depth community and market knowledge, effective negotiation skills, and a high-quality professional network.

But we've found that providing the very best service is essentially putting our clients first.

This means keeping our agents accessible, being good listeners as well as good communicators, and responding quickly to all our clients' needs.

With over 30 years of combined experience and a genuine love for helping our clients reach their goals, our team values communication, honesty, and integrity above all else.

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