



# RAYAC Housing Snapshot

*A review of the residential real estate market in York & Adams Counties*

## January 2019 Housing Statistics

The REALTORS® Association of York & Adams Counties (RAYAC) reports that a total of 72 homes were sold in Adams County in January 2019, a 16% increase from 2018. In York County 343 homes were sold during the first month of 2019, a 7% increase from last year.

The median sales price in Adams County was \$173,900 a 18% increase from 2018. The median sales price in York County was \$172,900, a 5% increase from last year.

“2019 is off to a great start, said Heather Kreiger, RAYAC 2019 President. It is the perfect time to list your home for sale with inventory still at a significant low. Typically, buyers looking to purchase over the winter months are very motivated. This is the largest number of homes sold in the month of January in York County since 2007, and the largest median home sale price recorded in January in York County.”

### RAYAC Statistics by School District 2019-2018 (January) Comparison

School District	2019 Median Sale Price	2018 Median Sale Price	% Change	2019 Number Sold	2018 Number Sold	% Change
<b>Adams County</b>						
Bermudian Springs	\$187,400	\$139,900	34%	6	11	-45%
Conewago Valley	\$162,400	\$116,000	40%	18	17	6%
Fairfield	\$270,000	\$70,000	286%	3	1	200%
Gettysburg	\$153,000	\$218,000	-30%	23	17	35%
Littlestown	\$199,200	\$194,500	2%	14	8	75%
Upper Adams	\$139,950	\$122,200	15%	8	8	0%
<b>Total Adams County</b>	<b>\$173,900</b>	<b>\$147,500</b>	<b>18%</b>	<b>72</b>	<b>62</b>	<b>16%</b>
<b>York County</b>						
Central York	\$148,000	\$146,000	1%	32	33	-3%
Dallastown	\$185,500	\$185,000	0%	44	29	52%
Dover	\$175,100	\$173,950	1%	29	24	21%
Eastern York	\$150,000	\$155,000	-3%	7	7	0%
Hanover	\$137,000	\$192,000	-29%	16	6	167%
Northeastern York	\$162,500	\$200,900	-19%	21	26	-19%
Northern York	\$224,950	\$257,500	-13%	14	12	17%
Red Lion	\$217,950	\$139,900	56%	24	17	41%
South Eastern York	\$190,000	\$170,000	12%	17	9	89%
South Western York	\$200,000	\$183,900	9%	26	23	13%
Southern York	\$175,000	\$190,000	-8%	19	11	73%
Spring Grove	\$184,900	\$174,900	6%	18	21	-14%
West Shore	\$259,900	\$149,900	73%	20	29	-31%
West York	\$139,000	\$150,000	-7%	15	23	-35%
York City	\$62,000	\$64,900	-4%	24	19	26%
York Suburban	\$163,400	\$149,500	9%	17	31	-45%
<b>Total York County</b>	<b>\$172,900</b>	<b>\$164,450</b>	<b>5%</b>	<b>343</b>	<b>320</b>	<b>7%</b>

Statistics compiled from Bright MLS.

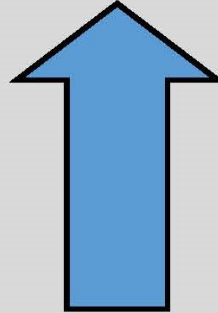
# REALTORS® Association of York & Adams Counties

## January 2019 Market Update for York County

Median Sold Price Year to Date

**\$172,900**

January 2018: \$164,450



Sales Price  
Change Y/Y

**+5%**

**SOLD**

Days on Market

**40**

% of List Price  
Received

**97.3**

New Listings

**544**



All Active Listings

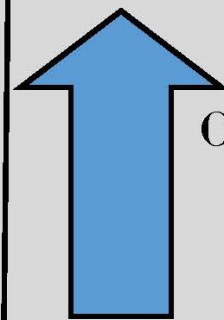
**1,325**

Number of  
Homes Sold Year  
to Date

**343**

Sales #  
Change Y/Y

**7%**



For a report by School District please visit

[www.RAYAC.com/statistics/](http://www.RAYAC.com/statistics/)



Statistics Source Bright MLS

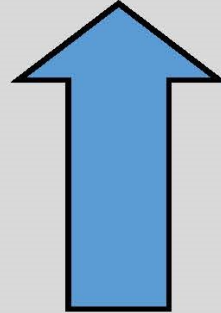
# REALTORS® Association of York & Adams Counties

## January 2019 Market Update for Adams County

Median Sold Price Year to Date

**\$173,900**

January 2018: \$147,500



Sales Price  
Change Y/Y

**+18%**

**SOLD**

Days on Market

**55**

% of List Price  
Received

**95.5**

New Listings

**110**



All Active Listings

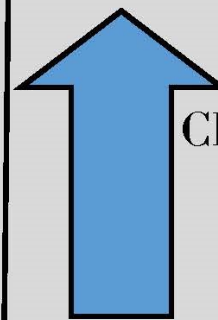
**338**

Number of  
Homes Sold Year  
to Date

**72**

Sales #  
Change Y/Y

**+16%**



For a report by School District please visit

[www.RAYAC.com/statistics/](http://www.RAYAC.com/statistics/)



Statistics Source Bright MLS