

April 2016

Baltimore County, MD

Sold Summary

	Apr 2016	Apr 2015	% Change
Sold Dollar Volume	\$224,136,128	\$178,353,980	25.67%
Avg Sold Price	\$250,431	\$241,019	3.91%
Median Sold Price	\$215,000	\$205,000	4.88%
Units Sold	895	740	20.95%
Avg Days on Market	74	91	-18.68%
Avg List Price for Solds	\$256,772	\$248,192	3.46%
Avg SP to OLP Ratio	95.0%	93.4%	1.64%
Ratio of Avg SP to Avg OLP	95.6%	93.3%	2.40%
Attached Avg Sold Price	\$182,396	\$175,802	3.75%
Detached Avg Sold Price	\$297,503	\$290,708	2.34%
Attached Units Sold	366	320	14.38%
Detached Units Sold	529	420	25.95%

Notes:

- SP = Sold Price
- OLP = Original List Price
- LP = List Price (at time of sale)
- Garage/Parking Spaces are not included in Detached/Attached section totals.

Inventory

	Apr 2016	Apr 2015	% Change
Active Listings	2,888	2,986	-3.28%
New Listings	1,632	1,639	-0.43%
New Under Contracts	827	773	6.99%
New Contingents	407	418	-2.63%
New Pendings	1,234	1,191	3.61%
All Pendings	2,068	1,927	7.32%

Financing (Sold)

Assumption	0
Cash	210
Conventional	287
FHA	272
Other	92
Owner	0
VA	34

Days on Market (Sold)

0	36
1 to 10	215
11 to 20	103
21 to 30	63
31 to 60	121
61 to 90	75
91 to 120	73
121 to 180	111
181 to 360	85
361 to 720	13
721+	0

Sold Detail

Price Ranges	Residential						Condo/Coop	Active Listings		
	2 or Less BR		3 BR		4 or More BR		All	Residential		Condo/Coop
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached	Detached	Attached/TH	Attached
< \$50,000	3	5	2	4	1	0	2	14	8	4
\$50K to \$99,999	11	8	11	35	9	2	11	54	57	23
\$100K to \$149,999	14	7	24	50	16	2	23	118	173	53
\$150K to \$199,999	7	8	35	56	24	10	16	196	161	69
\$200K to \$299,999	4	2	98	50	68	13	23	472	165	61
\$300K to \$399,999	0	0	39	13	54	9	10	308	70	45
\$400K to \$499,999	1	0	7	2	46	1	0	242	17	5
\$500K to \$599,999	0	0	2	1	25	0	1	160	12	4
\$600K to \$799,999	0	0	0	0	20	2	0	200	5	2
\$800K to \$999,999	0	0	0	0	3	0	0	75	0	0
\$1M to \$2,499,999	0	0	0	0	5	0	0	99	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	15	0	0
\$5,000,000+	0	0	0	0	0	0	0	1	0	0
Total	40	30	218	211	271	39	86	1,954	668	266
Avg Sold Price	\$132,183	\$118,262	\$235,997	\$174,698	\$371,381	\$258,650	\$189,076			
Prev Year - Avg Sold Price	\$145,338	\$104,557	\$225,360	\$164,071	\$383,675	\$232,167	\$214,996			
Avg Sold % Change	-9.05%	13.11%	4.72%	6.48%	-3.20%	11.41%	-12.06%			
Prev Year - # of Solds	25	26	209	199	186	27	68			

Active Detail