## September 2016

Baltimore County, MD

## Sold Summary

|  | Sep 2016 | Sep 2015 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 241,717,091$ | $\$ 210,851,836$ | $14.64 \%$ |
| Avg Sold Price | $\$ 262,166$ | $\$ 239,061$ | $9.66 \%$ |
| Median Sold Price | $\$ 227,750$ | $\$ 199,950$ | $13.90 \%$ |
| Units Sold | 922 | 882 | $4.54 \%$ |
| Avg Days on Market | 48 | 60 | $-20.00 \%$ |
| Avg List Price for Solds | $\$ 269,721$ | $\$ 245,920$ | $9.68 \%$ |
| Avg SP to OLP Ratio | $95.3 \%$ | $93.3 \%$ | $2.19 \%$ |
| Ratio of Avg SP to Avg OLP | $95.5 \%$ | $94.0 \%$ | $1.52 \%$ |
| Attached Avg Sold Price | $\$ 188,589$ | $\$ 176,656$ | $6.75 \%$ |
| Detached Avg Sold Price | $\$ 309,083$ | $\$ 283,325$ | $9.09 \%$ |
| Attached Units Sold | 359 | 366 | $-1.91 \%$ |
| Detached Units Sold | 563 | 516 | $9.11 \%$ |

## 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

|  | Sep 2016 | Sep 2015 | \% Change |
| :--- | :---: | :---: | :---: |
| Active Listings | 3,070 | 3,627 | $-15.36 \%$ |
| New Listings | 1,329 | 1,398 | $-4.94 \%$ |
| New Under Contracts | 724 | 682 | $6.16 \%$ |
| New Contingents | 287 | 301 | $-4.65 \%$ |
| New Pendings | 1,011 | 983 | $2.85 \%$ |
| All Pendings | 1,763 | 1,583 | $11.37 \%$ |

## Financing (Sold)

| Assumption | 0 |
| :--- | :---: |
| Cash | 193 |
| Conventional | 345 |
| FHA | 288 |
| Other | 82 |
| Owner | 1 |
| VA | 53 |

Days on Market (Sold)

| 0 | 7 |
| :--- | :---: |
| 1 to 10 | 200 |
| 11 to 20 | 159 |
| 21 to 30 | 101 |
| 31 to 60 | 179 |
| 61 to 90 | 123 |
| 91 to 120 | 74 |
| 121 to 180 | 59 |
| 181 to 360 | 51 |
| 361 to 720 | 7 |
| $721+$ | 3 |

## Sold Detail

| Price Ranges | Residential |  |  |  |  |  | Condo/Coop | Active Listings |  |  |
| :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: |
|  | 2 or Less BR |  | 3 BR |  | 4 or More BR |  | All <br> Attached | Residential |  | Condo/Coop <br> Attached |
|  | Detached | Attached/TH | Detached | Attached/TH | Detached | Attached/TH |  | Detached | Attached/TH |  |
| < \$50,000 | 4 | 3 | 4 | 6 | 1 | 0 | 3 | 14 | 11 | 2 |
| \$50K to \$99,999 | 8 | 12 | 21 | 24 | 4 | 2 | 12 | 42 | 58 | 19 |
| \$100K to \$149,999 | 13 | 10 | 32 | 53 | 13 | 1 | 19 | 108 | 186 | 60 |
| \$150K to \$199,999 | 8 | 10 | 29 | 41 | 17 | 5 | 14 | 237 | 160 | 69 |
| \$200K to \$299,999 | 4 | 3 | 90 | 58 | 76 | 14 | 28 | 521 | 226 | 68 |
| \$300K to \$399,999 | 3 | 0 | 45 | 15 | 66 | 9 | 2 | 324 | 91 | 25 |
| \$400K to \$499,999 | 1 | 0 | 10 | 4 | 45 | 2 | 3 | 229 | 14 | 22 |
| \$500K to \$599,999 | 0 | 0 | 2 | 1 | 29 | 2 | 2 | 190 | 12 | 5 |
| \$600K to \$799,999 | 0 | 0 | 2 | 0 | 23 | 1 | 0 | 180 | 7 | 2 |
| \$800K to \$999,999 | 0 | 0 | 1 | 0 | 7 | 0 | 0 | 65 | 1 | 0 |
| \$1M to \$2,499,999 | 0 | 0 | 1 | 0 | 4 | 0 | 0 | 100 | 0 | 2 |
| \$2.5M to \$4,999,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 15 | 1 | 0 |
| \$5,000,000+ | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 4 | 0 | 0 |
| Total | 41 | 38 | 237 | 202 | 285 | 36 | 83 | 2,029 | 767 | 274 |
| Avg Sold Price | \$146,913 | \$124,193 | \$240,978 | \$184,577 | \$389,047 | \$278,398 | \$188,884 |  |  |  |
| Prev Year - Avg Sold Price | \$149,132 | \$115,553 | \$219,821 | \$170,871 | \$368,924 | \$243,202 | \$185,307 |  |  |  |
| Avg Sold \% Change | -1.49\% | 7.48\% | 9.62\% | 8.02\% | 5.45\% | 14.47\% | 1.93\% |  |  |  |
| Prev Year - \# of Solds | 49 | 26 | 224 | 210 | 243 | 29 | 101 |  |  |  |

