## October 2016

Baltimore County, MD

## Sold Summary

|  | Oct 2016 | Oct 2015 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 226,704,650$ | $\$ 210,794,265$ | $7.55 \%$ |
| Avg Sold Price | $\$ 257,619$ | $\$ 248,872$ | $3.51 \%$ |
| Median Sold Price | $\$ 217,544$ | $\$ 214,900$ | $1.23 \%$ |
| Units Sold | 880 | 847 | $3.90 \%$ |
| Avg Days on Market | 57 | 59 | $-3.39 \%$ |
| Avg List Price for Solds | $\$ 265,710$ | $\$ 258,437$ | $2.81 \%$ |
| Avg SP to OLP Ratio | $94.2 \%$ | $93.6 \%$ | $0.59 \%$ |
| Ratio of Avg SP to Avg OLP | $94.5 \%$ | $93.9 \%$ | $0.68 \%$ |
| Attached Avg Sold Price | $\$ 183,226$ | $\$ 184,001$ | $-0.42 \%$ |
| Detached Avg Sold Price | $\$ 306,746$ | $\$ 294,778$ | $4.06 \%$ |
| Attached Units Sold | 350 | 351 | $-0.28 \%$ |
| Detached Units Sold | 530 | 496 | $6.85 \%$ |

## 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

|  | Oct 2016 | Oct 2015 | \% Change |
| :--- | :---: | :---: | :---: |
| Active Listings | 2,990 | 3,483 | $-14.15 \%$ |
| New Listings | 1,191 | 1,268 | $-6.07 \%$ |
| New Under Contracts | 652 | 685 | $-4.82 \%$ |
| New Contingents | 271 | 328 | $-17.38 \%$ |
| New Pendings | 923 | 1,013 | $-8.88 \%$ |
| All Pendings | 1,634 | 1,584 | $3.16 \%$ |

## Financing (Sold)

| Assumption | 2 |
| :--- | :---: |
| Cash | 206 |
| Conventional | 319 |
| FHA | 264 |
| Other | 84 |
| Owner | 0 |
| VA | 33 |

Days on Market (Sold)

| 0 | 5 |
| :--- | :---: |
| 1 to 10 | 180 |
| 11 to 20 | 124 |
| 21 to 30 | 85 |
| 31 to 60 | 174 |
| 61 to 90 | 104 |
| 91 to 120 | 81 |
| 121 to 180 | 86 |
| 181 to 360 | 52 |
| 361 to 720 | 13 |
| $721+$ | 2 |

## 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 | 2 | 1 | 1 | 3 | 0 | 0 | 0 | 15 | 12 | 1 |
| \$50K to \$99,999 | 2 | 6 | 15 | 31 | 4 | 0 | 20 | 46 | 60 | 18 |
| \$100K to \$149,999 | 12 | 13 | 32 | 46 | 15 | 2 | 25 | 112 | 162 | 63 |
| \$150K to \$199,999 | 8 | 3 | 45 | 47 | 23 | 8 | 16 | 223 | 157 | 72 |
| \$200K to \$299,999 | 8 | 5 | 82 | 57 | 77 | 14 | 16 | 495 | 217 | 56 |
| \$300K to \$399,999 | 1 | 0 | 38 | 16 | 45 | 5 | 9 | 330 | 85 | 25 |
| \$400K to \$499,999 | 1 | 0 | 16 | 1 | 41 | 0 | 2 | 229 | 16 | 14 |
| \$500K to \$599,999 | 0 | 0 | 2 | 3 | 23 | 0 | 0 | 172 | 13 | 2 |
| \$600K to \$799,999 | 0 | 0 | 1 | 0 | 24 | 1 | 0 | 191 | 9 | 2 |
| \$800K to \$999,999 | 0 | 0 | 0 | 0 | 5 | 0 | 0 | 75 | 1 | 0 |
| \$1M to \$2,499,999 | 0 | 0 | 0 | 0 | 7 | 0 | 0 | 94 | 0 | 3 |
| \$2.5M to \$4,999,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 14 | 1 | 0 |
| \$5,000,000+ | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 5 | 0 | 0 |
| Total | 34 | 28 | 232 | 204 | 264 | 30 | 88 | 2,001 | 733 | 256 |
| Avg Sold Price | \$168,150 | \$132,682 | \$237,601 | \$183,811 | \$385,360 | \$251,718 | \$174,603 |  |  |  |
| Prev Year - Avg Sold Price | \$169,853 | \$120,548 | \$221,823 | \$183,573 | \$367,114 | \$256,330 | \$181,457 |  |  |  |
| Avg Sold \% Change | -1.00\% | 10.07\% | 7.11\% | 0.13\% | 4.97\% | -1.80\% | -3.78\% |  |  |  |
| Prev Year - \# of Solds | 25 | 30 | 213 | 224 | 258 | 30 | 67 |  |  |  |

