May 2016 Carroll County, MD

Sold Summary

	May 2016	May 2015	% Change		
Sold Dollar Volume	\$84,165,353	\$62,172,342	35.37%		
Avg Sold Price	\$322,473	\$306,268	5.29%		
Median Sold Price	\$314,000	\$289,000	8.65%		
Units Sold	261	203	28.57%		
Avg Days on Market	54	77	-29.87%		
Avg List Price for Solds	\$326,967	\$304,986	7.21%		
Avg SP to OLP Ratio	96.9%	95.2%	1.83%		
Ratio of Avg SP to Avg OLP	97.3%	97.0%	0.29%		
Attached Avg Sold Price	\$182,298	\$182,457	-0.09%		
Detached Avg Sold Price	\$349,355	\$341,530	2.29%		
Attached Units Sold	42	45	-6.67%		
Detached Units Sold	219	158	38.61%		

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

	May 2016	May 2015	% Change		
Active Listings	904	960	-5.83%		
New Listings	423	428	-1.17%		
New Under Contracts	188	171	9.94%		
New Contingents	104	126	-17.46%		
New Pendings	292	297	-1.68%		
All Pendings	523	489	6.95%		

Financing (Sold)

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Assumption	0
Cash	23
Conventional	116
FHA	57
Other	33
Owner	1
VA	33

Days on Market (Sold)

0	4
1 to 10	81
11 to 20	30
21 to 30	25
31 to 60	31
61 to 90	15
91 to 120	12
121 to 180	24
181 to 360	33
361 to 720	7
721+	0

Active Detail

Sold Detail

	Residential					Condo/Coop	ndo/Coop Active Listings			
	2 or	Less BR	3	BR	4 or I	More BR	All	Residential		Condo/Coop
Price Ranges	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0	4	0	0
\$50K to \$99,999	1	0	0	2	0	0	0	18	3	1
\$100K to \$149,999	2	0	2	5	1	0	8	21	13	4
\$150K to \$199,999	4	1	8	5	1	1	6	46	17	6
\$200K to \$299,999	4	0	40	10	16	0	1	185	23	5
\$300K to \$399,999	0	0	35	2	38	1	0	201	7	7
\$400K to \$499,999	0	0	5	0	38	0	0	136	0	3
\$500K to \$599,999	0	0	2	0	16	0	0	99	0	0
\$600K to \$799,999	0	0	0	0	5	0	0	77	0	0
\$800K to \$999,999	0	0	0	0	1	0	0	15	0	0
\$1M to \$2,499,999	0	0	0	0	0	0	0	12	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	0	0	0
\$5,000,000+	0	0	0	0	0	0	0	1	0	0
Total	11	1	92	24	116	2	15	815	63	26
Avg Sold Price	\$190,545	\$181,000	\$289,902	\$190,681	\$411,567	\$256,250	\$159,111			
Prev Year - Avg Sold Price	\$172,766	\$151,500	\$324,499	\$196,640	\$379,217	\$214,967	\$141,828			
Avg Sold % Change	10.29%	19.47%	-10.66%	-3.03%	8.53%	19.20%	12.19%			
Prev Year - # of Solds	14	2	56	29	88	3	11			