

July 2016

Carroll County, MD

Sold Summary

	Jul 2016	Jul 2015	% Change
Sold Dollar Volume	\$85,116,869	\$65,729,502	29.50%
Avg Sold Price	\$315,248	\$316,007	-0.24%
Median Sold Price	\$294,500	\$298,700	-1.41%
Units Sold	270	208	29.81%
Avg Days on Market	64	72	-11.11%
Avg List Price for Solds	\$321,626	\$322,343	-0.22%
Avg SP to OLP Ratio	95.1%	95.4%	-0.23%
Ratio of Avg SP to Avg OLP	96.2%	95.6%	0.58%
Attached Avg Sold Price	\$204,686	\$193,840	5.60%
Detached Avg Sold Price	\$339,761	\$339,044	0.21%
Attached Units Sold	49	33	48.48%
Detached Units Sold	221	175	26.29%

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

	Jul 2016	Jul 2015	% Change
Active Listings	876	998	-12.22%
New Listings	326	347	-6.05%
New Under Contracts	161	158	1.90%
New Contingents	103	106	-2.83%
New Pendings	264	264	0.00%
All Pendings	441	441	0.00%

Financing (Sold)

Assumption	0
Cash	29
Conventional	112
FHA	70
Other	39
Owner	0
VA	20

Days on Market (Sold)

0	5
1 to 10	56
11 to 20	47
21 to 30	33
31 to 60	47
61 to 90	30
91 to 120	9
121 to 180	12
181 to 360	26
361 to 720	5
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	0	0	3	0	0	0	0	5	0	0
\$50K to \$99,999	2	0	4	1	1	0	1	16	3	0
\$100K to \$149,999	3	0	5	3	3	0	4	30	9	2
\$150K to \$199,999	2	0	6	13	3	2	3	60	8	4
\$200K to \$299,999	3	2	35	10	29	3	2	181	22	6
\$300K to \$399,999	0	0	27	4	26	0	1	183	3	6
\$400K to \$499,999	0	0	2	0	35	0	0	129	0	1
\$500K to \$599,999	0	0	0	0	20	0	0	100	0	1
\$600K to \$799,999	0	0	1	0	10	0	0	87	0	0
\$800K to \$999,999	0	0	0	0	1	0	0	12	0	0
\$1M to \$2,499,999	0	0	0	0	0	0	0	8	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	0	0	0
<b>Total</b>	<b>10</b>	<b>2</b>	<b>83</b>	<b>31</b>	<b>128</b>	<b>5</b>	<b>11</b>	<b>811</b>	<b>45</b>	<b>20</b>
Avg Sold Price	\$166,794	\$220,000	\$261,135	\$212,327	\$404,259	\$216,720	\$174,900			
Prev Year - Avg Sold Price	\$146,786	\$224,000	\$282,566	\$190,488	\$400,329	\$260,000	\$180,583			
Avg Sold % Change	13.63%	-1.79%	-7.58%	11.46%	0.98%	-16.65%	-3.15%			
Prev Year - # of Solds	7	3	76	23	92	1	6			

Active Detail