

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	84	86	-2.33%
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 Pending	923	1,013	-8.88%
All Pending	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	13
1 to 10	108
11 to 20	92
21 to 30	85
31 to 60	193
61 to 90	130
91 to 120	94
121 to 180	103
181 to 360	75
361 to 720	18
721+	4

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	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
<b>Total</b>	<b>34</b>	<b>28</b>	<b>232</b>	<b>204</b>	<b>264</b>	<b>30</b>	<b>88</b>	<b>2,001</b>	<b>733</b>	<b>256</b>
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			

Active 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	2	1	1	3	0	0	0	15	12	1
\$50K to \$99,999	2	6	15	31	4	0	20	46	60	18
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\$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
<b>Total</b>	<b>34</b>	<b>28</b>	<b>232</b>	<b>204</b>	<b>264</b>	<b>30</b>	<b>88</b>	<b>2,001</b>	<b>733</b>	<b>256</b>
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