

March 2018

Baltimore County, MD

Sold Summary

	Mar 2018	Mar 2017	% Change
Sold Dollar Volume	\$221,672,500	\$235,104,972	-5.71%
Avg Sold Price	\$277,091	\$260,649	6.31%
Median Sold Price	\$239,900	\$218,500	9.79%
Units Sold	800	902	-11.31%
Avg Days on Market	64	80	-20.00%
Avg List Price for Solds	\$285,380	\$267,537	6.67%
Avg SP to OLP Ratio	96.3%	95.4%	0.94%
Ratio of Avg SP to Avg OLP	96.1%	96.1%	-0.05%
Attached Avg Sold Price	\$198,682	\$192,329	3.30%
Detached Avg Sold Price	\$326,696	\$310,609	5.18%
Attached Units Sold	310	381	-18.64%
Detached Units Sold	490	521	-5.95%

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

	Mar 2018	Mar 2017	% Change
Active Listings	1,926	2,252	-14.48%
New Listings	1,358	1,507	-9.89%
New Under Contracts	811	846	-4.14%
New Contingents	311	374	-16.84%
New Pendings	1,122	1,220	-8.03%
All Pendings	1,607	1,754	-8.38%

Financing (Sold)

Assumption	1
Cash	147
Conventional	355
FHA	212
Other	50
Owner	0
VA	35

Days on Market (Sold)

0	36
1 to 10	235
11 to 20	78
21 to 30	51
31 to 60	100
61 to 90	84
91 to 120	71
121 to 180	73
181 to 360	66
361 to 720	5
721+	1

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	1	2	0	0	1	2	7	8	0
\$50K to \$99,999	4	5	3	21	2	0	4	19	31	12
\$100K to \$149,999	10	8	25	35	8	1	19	44	74	28
\$150K to \$199,999	7	4	36	51	12	3	24	105	95	36
\$200K to \$299,999	9	1	78	63	82	13	17	362	155	32
\$300K to \$399,999	1	0	32	14	68	5	6	201	79	33
\$400K to \$499,999	0	0	15	3	31	3	3	150	19	1
\$500K to \$599,999	0	0	0	3	28	0	0	109	8	0
\$600K to \$799,999	0	0	3	0	22	0	0	152	3	2
\$800K to \$999,999	0	0	0	0	5	0	0	65	1	0
\$1M to \$2,499,999	0	0	0	0	6	0	0	71	0	1
\$2.5M to \$4,999,999	0	0	0	0	1	0	0	21	0	0
\$5,000,000+	0	0	0	0	0	0	0	2	0	0
Total	31	19	194	190	265	26	75	1,308	473	145
Avg Sold Price	\$172,241	\$125,205	\$251,609	\$198,955	\$399,733	\$267,815	\$192,642			
Prev Year - Avg Sold Price	\$127,618	\$135,948	\$248,902	\$183,760	\$379,681	\$256,408	\$204,333			
Avg Sold % Change	34.97%	-7.90%	1.09%	8.27%	5.28%	4.45%	-5.72%			
Prev Year - # of Solds	39	26	200	227	282	36	92			

Active Detail