



The Long & Foster Market Minute™

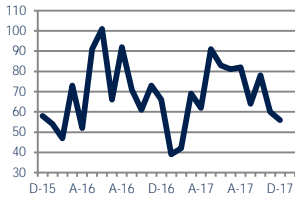
Focus On: Aberdeen, Belcamp, and Havre De Grace Housing Market

December 2017

Zip Code(s): 21001, 21017, 21078, 21028 and 21130

Units Sold

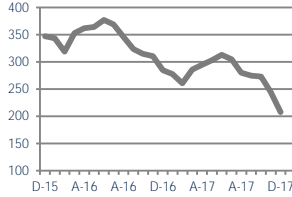
56



Down -15%
Vs. Year Ago

Active Inventory

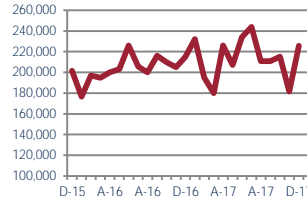
208



Down -27%
Vs. Year Ago

Median Sale Price

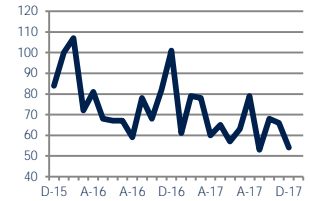
\$225,500



Up 5%
Vs. Year Ago

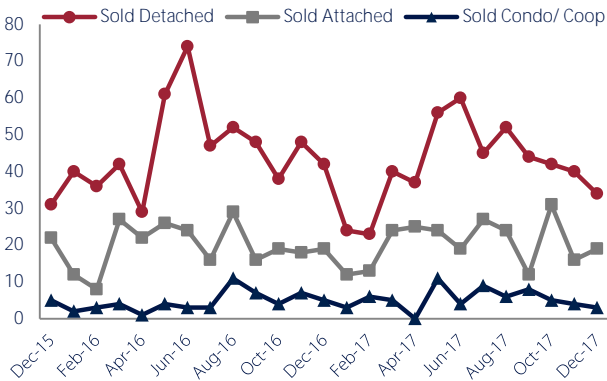
Days On Market

54



Down -47%
Vs. Year Ago

Units Sold*



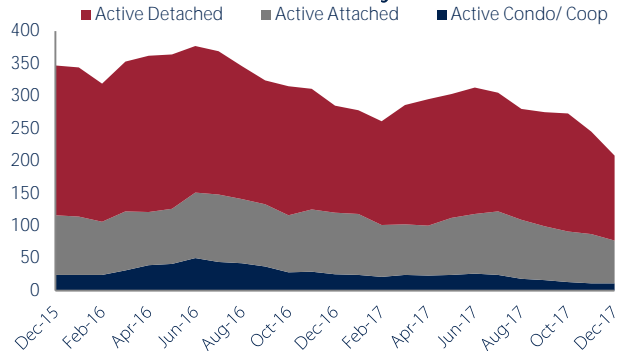
Units Sold

There was a decrease in total units sold in December, with 56 sold this month in Aberdeen, Belcamp, and Havre De Grace versus 60 last month, a decrease of 7%. This month's total units sold was lower than at this time last year, a decrease of 15% versus December 2016.

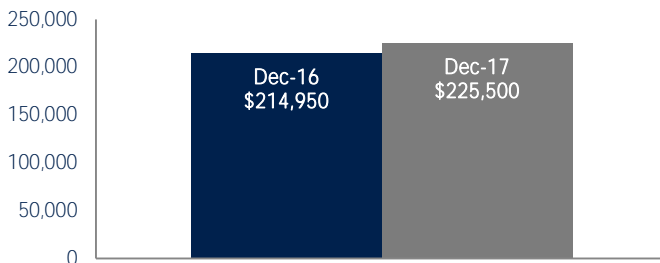
Active Inventory

Versus last year, the total number of homes available this month is lower by 77 units or 27%. The total number of active inventory this December was 208 compared to 285 in December 2016. This month's total of 208 is lower than the previous month's total supply of available inventory of 245, a decrease of 15%.

Active Inventory*



Median Sale Price



Median Sale Price

Last December, the median sale price for Aberdeen, Belcamp, and Havre De Grace Homes was \$214,950. This December, the median sale price was \$225,500, an increase of 5% or \$10,550 compared to last year. The current median sold price is 24% higher than in November.

Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.



Aberdeen, Belcamp, and Havre De Grace are defined as properties listed in zip code/s 21001, 21017, 21078, 21028 and 21130.

*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates.

Information included in this report is based on data supplied by MRIS and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently verified, and does not constitute an opinion of MRIS or Long & Foster Real Estate, Inc.

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INTERNATIONAL REAL ESTATE



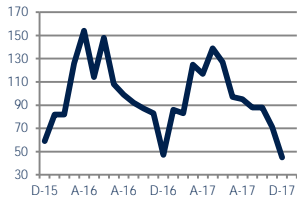
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New Listings

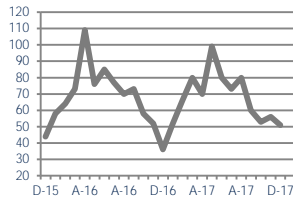
45



Down -4%
Vs. Year Ago

Current Contracts

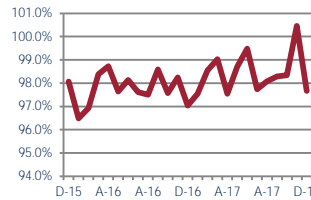
51



Up 42%
Vs. Year Ago

Sold Vs. List Price

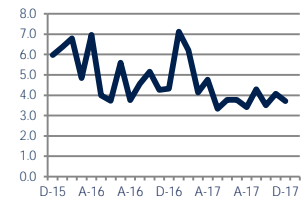
97.7%



Up 0.7%
Vs. Year Ago

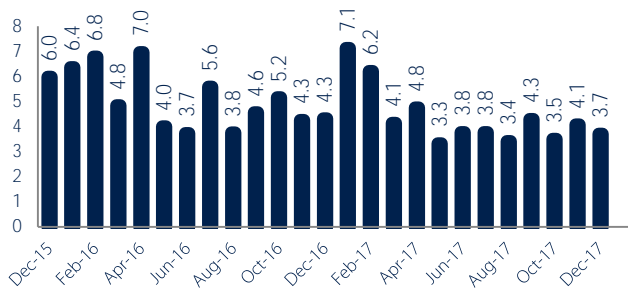
Months of Supply

3.7



Down -14%
Vs. Year Ago

Months Of Supply



Months of Supply

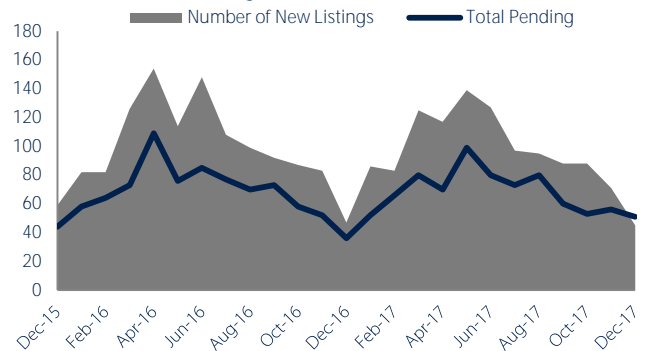
In December, there was 3.7 months of supply available in Aberdeen, Belcamp, and Havre De Grace, compared to 4.3 in December 2016. That is a decrease of 14% versus a year ago.

Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

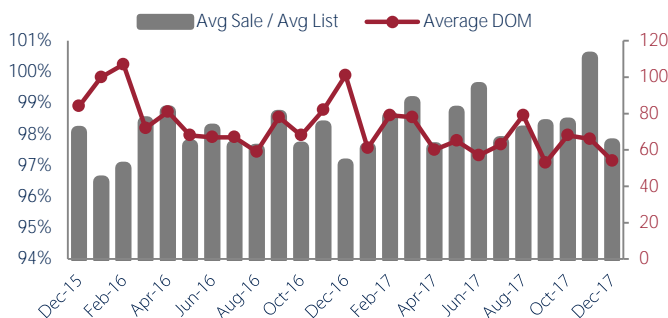
New Listings & Current Contracts

This month there were 45 homes newly listed for sale in Aberdeen, Belcamp, and Havre De Grace compared to 47 in December 2016, a decrease of 4%. There were 51 current contracts pending sale this December compared to 36 a year ago. The number of current contracts is 42% higher than last December.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In December, the average sale price in Aberdeen, Belcamp, and Havre De Grace was 97.7% of the average list price, which is 0.6% higher than at this time last year.

Days On Market

This month, the average number of days on market was 54, lower than the average last year, which was 101, a decrease of 47%.



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