



The Long & Foster Market Minute™

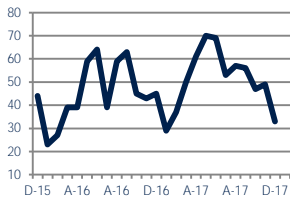
Focus On: Abingdon Housing Market

December 2017

Zip Code(s): 21009

Units Sold

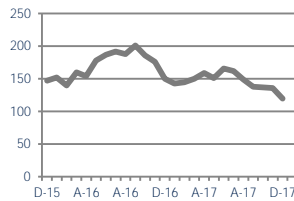
33



Down -27%
Vs. Year Ago

Active Inventory

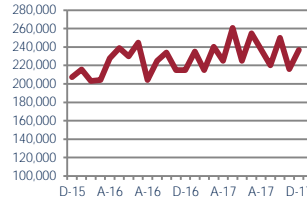
120



Down -20%
Vs. Year Ago

Median Sale Price

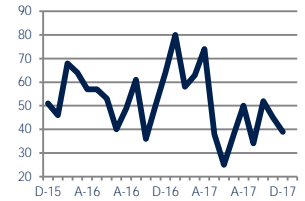
\$236,900



Up 10%
Vs. Year Ago

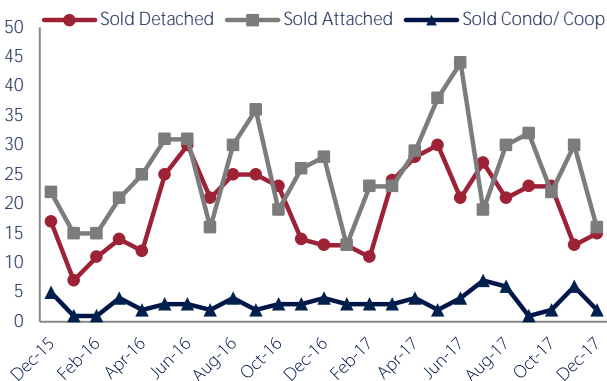
Days On Market

39



Down -39%
Vs. Year Ago

Units Sold*



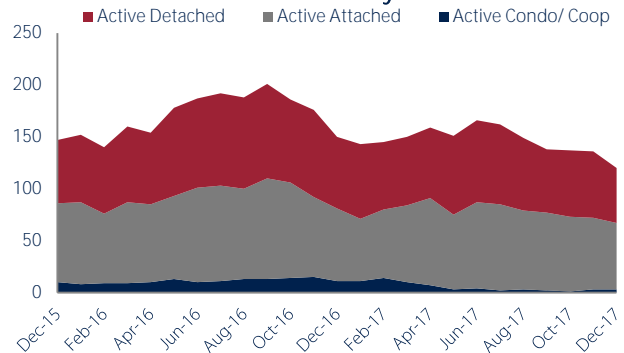
Units Sold

There was a decrease in total units sold in December, with 33 sold this month in Abingdon versus 49 last month, a decrease of 33%. This month's total units sold was lower than at this time last year, a decrease of 27% versus December 2016.

Active Inventory

Versus last year, the total number of homes available this month is lower by 30 units or 20%. The total number of active inventory this December was 120 compared to 150 in December 2016. This month's total of 120 is lower than the previous month's total supply of available inventory of 136, a decrease of 12%.

Active Inventory*

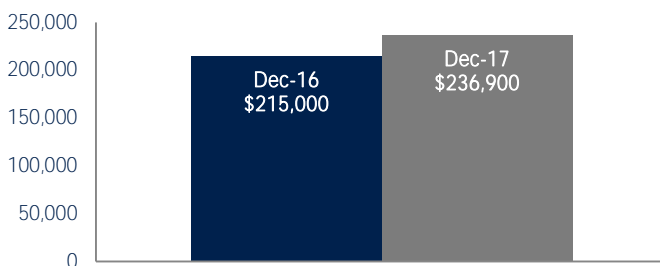


Median Sale Price

Last December, the median sale price for Abingdon Homes was \$215,000. This December, the median sale price was \$236,900, an increase of 10% or \$21,900 compared to last year. The current median sold price is 10% 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.

Median Sale Price



Abingdon are defined as properties listed in zip code/s 21009.

*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





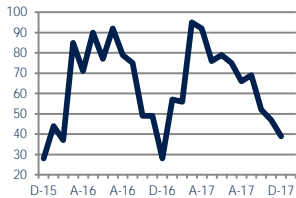
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Zip Code(s): 21009

New Listings

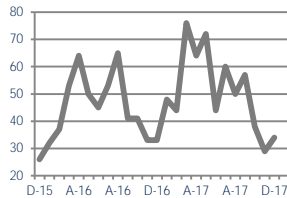
39



Up 39%
Vs. Year Ago

Current Contracts

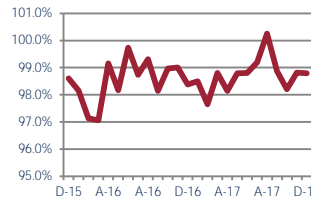
34



Up 3%
Vs. Year Ago

Sold Vs. List Price

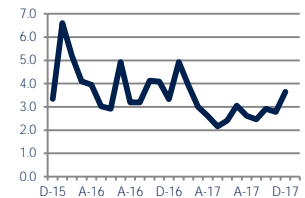
98.8%



No Change
Vs. Year Ago

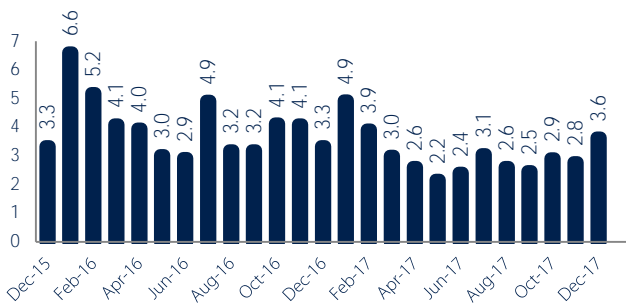
Months of Supply

3.6



Up 9%
Vs. Year Ago

Months Of Supply



Months of Supply

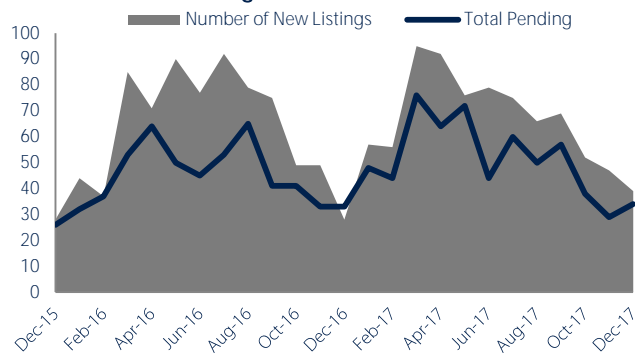
In December, there was 3.6 months of supply available in Abingdon, compared to 3.3 in December 2016. That is an increase of 9% versus a year ago.

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.

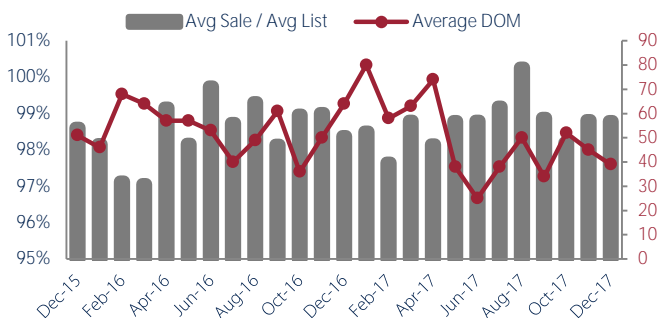
New Listings & Current Contracts

This month there were 39 homes newly listed for sale in Abingdon compared to 28 in December 2016, an increase of 39%. There were 34 current contracts pending sale this December compared to 33 a year ago. The number of current contracts is 3% 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 Abingdon was 98.8% of the average list price, which is similar compared to a year ago.

Days On Market

This month, the average number of days on market was 39, lower than the average last year, which was 64, a decrease of 39%.



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