



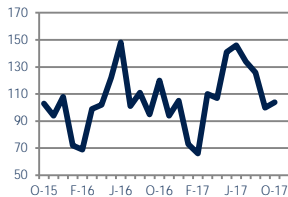
Focus On: Annapolis Housing Market

October 2017

Zip Code(s): 21401, 21403, 21402 and 21405

Units Sold

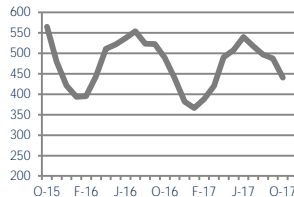
104



Down -13%
Vs. Year Ago

Active Inventory

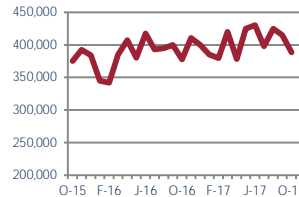
441



Down -10%
Vs. Year Ago

Median Sale Price

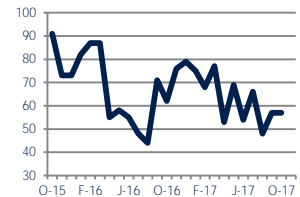
\$388,250



Up 3%
Vs. Year Ago

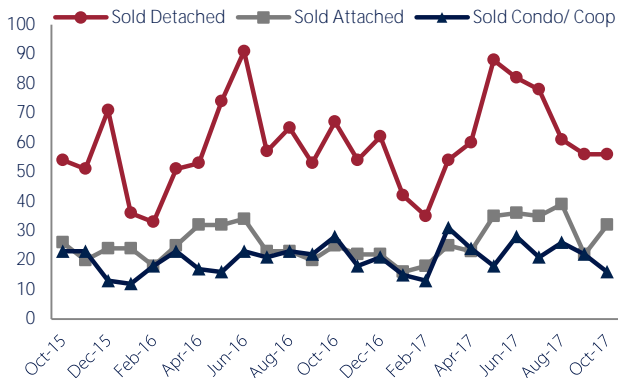
Days On Market

57



Down -8%
Vs. Year Ago

Units Sold*



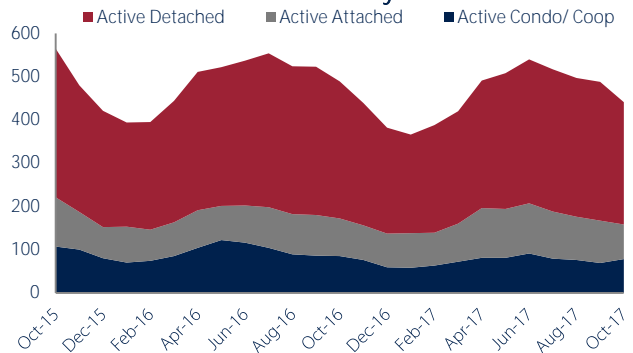
Units Sold

There was an increase in total units sold in October, with 104 sold this month in Annapolis versus 100 last month, an increase of 4%. This month's total units sold was lower than at this time last year, a decrease of 13% versus October 2016.

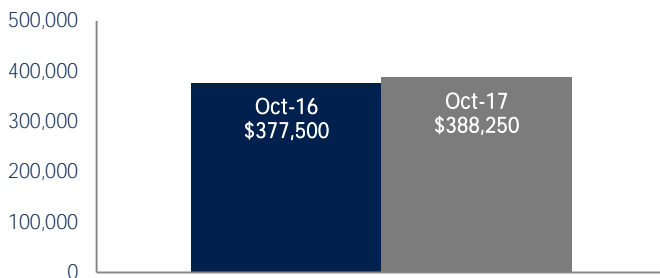
Active Inventory

Versus last year, the total number of homes available this month is lower by 48 units or 10%. The total number of active inventory this October was 441 compared to 489 in October 2016. This month's total of 441 is lower than the previous month's total supply of available inventory of 488, a decrease of 10%.

Active Inventory*



Median Sale Price



Median Sale Price

Last October, the median sale price for Annapolis Homes was \$377,500. This October, the median sale price was \$388,250, an increase of 3% or \$10,750 compared to last year. The current median sold price is 6% lower than in September.

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



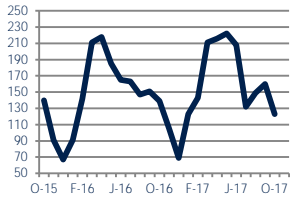
Focus On: Annapolis Housing Market

October 2017

Zip Code(s): 21401, 21403, 21402 and 21405

New Listings

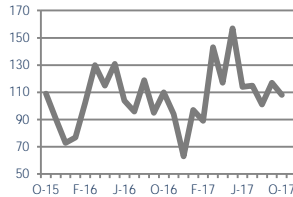
123



Down -12%
Vs. Year Ago

Current Contracts

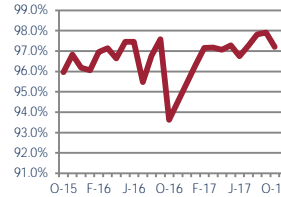
108



Down -2%
Vs. Year Ago

Sold Vs. List Price

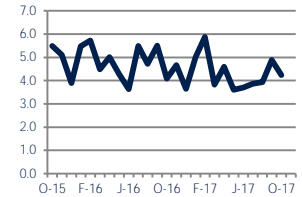
97.2%



Up 3.8%
Vs. Year Ago

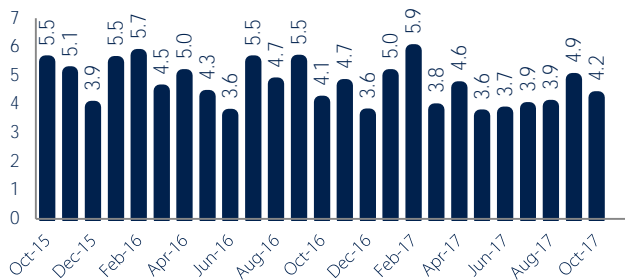
Months of Supply

4.2



Up 4%
Vs. Year Ago

Months Of Supply



Months of Supply

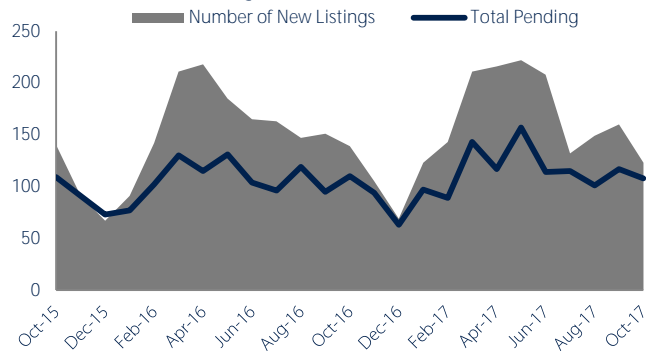
In October, there was 4.2 months of supply available in Annapolis, compared to 4.1 in October 2016. That is an increase of 4% versus a year ago.

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.

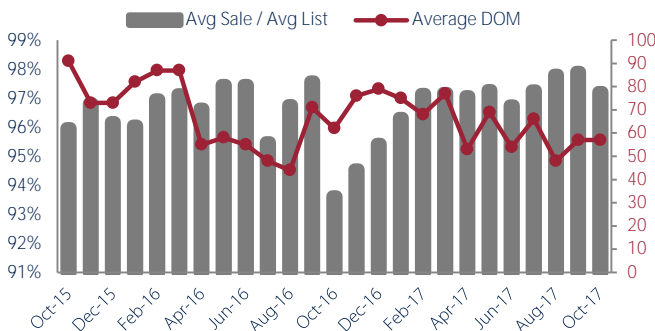
New Listings & Current Contracts

This month there were 123 homes newly listed for sale in Annapolis compared to 139 in October 2016, a decrease of 12%. There were 108 current contracts pending sale this October compared to 110 a year ago. The number of current contracts is 2% lower than last October.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In October, the average sale price in Annapolis was 97.2% of the average list price, which is 3.6% higher than at this time last year.

Days On Market

This month, the average number of days on market was 57, lower than the average last year, which was 62, a decrease of 8%.