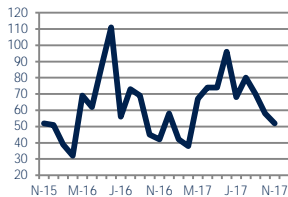




Zip Code(s): 21409 and 21012

Units Sold

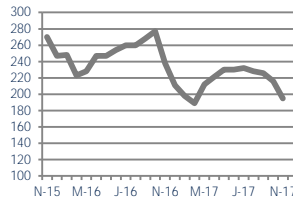
52



Up 24%
Vs. Year Ago

Active Inventory

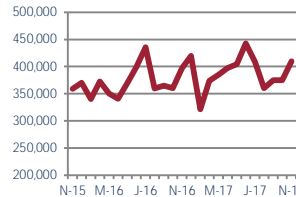
195



Down -18%
Vs. Year Ago

Median Sale Price

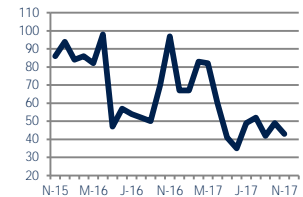
\$409,450



Up 3%
Vs. Year Ago

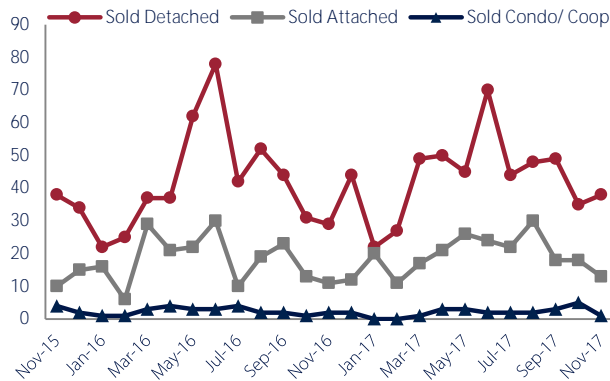
Days On Market

43



Down -56%
Vs. Year Ago

Units Sold*



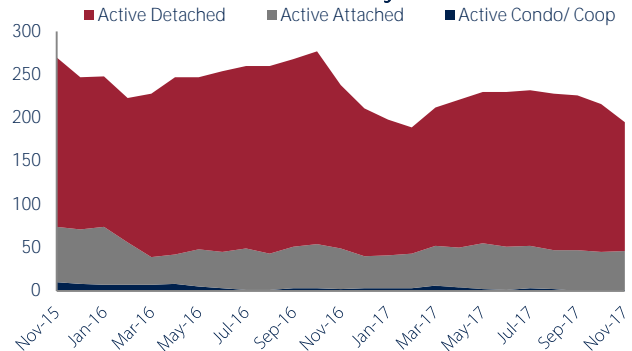
Units Sold

There was a decrease in total units sold in November, with 52 sold this month in Arnold and Broadneck versus 58 last month, a decrease of 10%. This month's total units sold was higher than at this time last year, an increase of 24% versus November 2016.

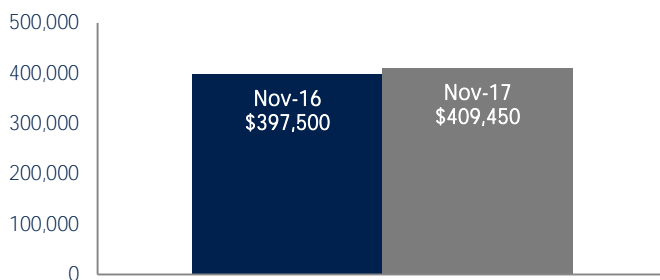
Active Inventory

Versus last year, the total number of homes available this month is lower by 43 units or 18%. The total number of active inventory this November was 195 compared to 238 in November 2016. This month's total of 195 is lower than the previous month's total supply of available inventory of 216, a decrease of 10%.

Active Inventory*



Median Sale Price



Median Sale Price

Last November, the median sale price for Arnold and Broadneck Homes was \$397,500. This November, the median sale price was \$409,450, an increase of 3% or \$11,950 compared to last year. The current median sold price is 9% higher than in October.

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

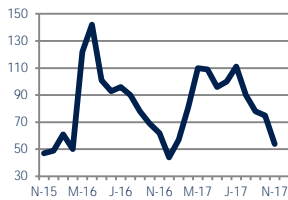
Focus On: Arnold and Broadneck Housing Market

November 2017

Zip Code(s): 21409 and 21012

New Listings

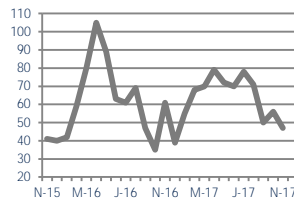
54



Down -13%
Vs. Year Ago

Current Contracts

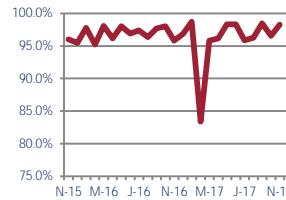
47



Down -23%
Vs. Year Ago

Sold Vs. List Price

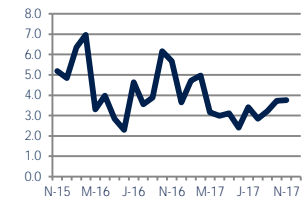
98.3%



Up 2.6%
Vs. Year Ago

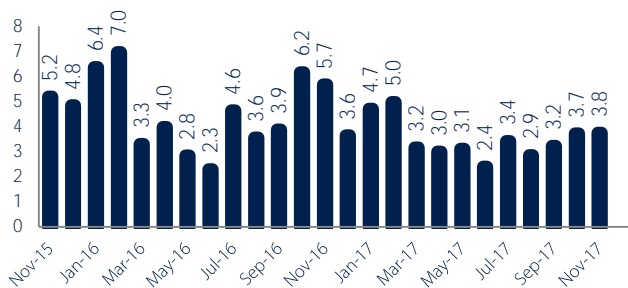
Months of Supply

3.8



Down -34%
Vs. Year Ago

Months Of Supply



Months of Supply

In November, there was 3.8 months of supply available in Arnold and Broadneck, compared to 5.7 in November 2016. That is a decrease of 34% versus a year ago.

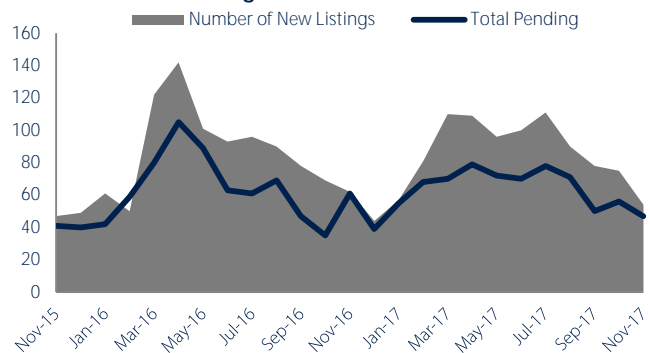
Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

New Listings & Current Contracts

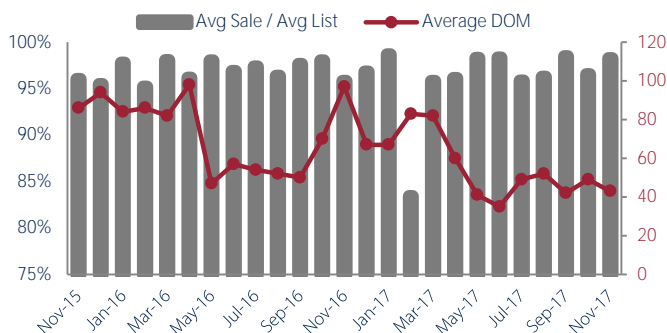
This month there were 54 homes newly listed for sale in Arnold and Broadneck compared to 62 in November 2016, a decrease of 13%.

There were 47 current contracts pending sale this November compared to 61 a year ago. The number of current contracts is 23% lower than last November.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In November, the average sale price in Arnold and Broadneck was 98.3% of the average list price, which is 2.5% higher than at this time last year.

Days On Market

This month, the average number of days on market was 43, lower than the average last year, which was 97, a decrease of 56%.