

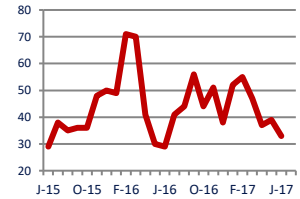
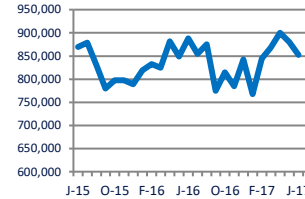
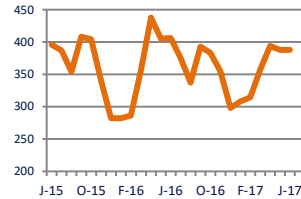
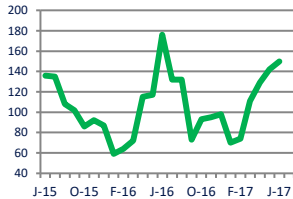


## Focus On: Bethesda and Cabin John Housing Market

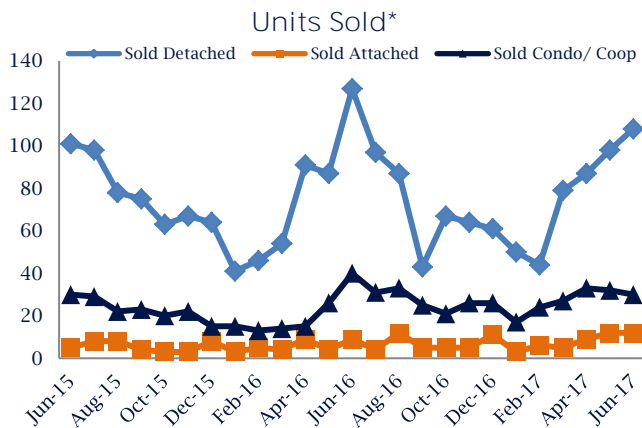
June 2017

Zip Code(s): 20814, 20816, 20817, 20818, 20812, 20889, 20892 and 20894

<b>Units Sold</b> 150	<b>Active Inventory</b> 388	<b>Median Sale Price</b> \$852,500	<b>Days On Market</b> 33
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Down -15% Vs. Year Ago	Down -4% Vs. Year Ago	Down -4% Vs. Year Ago	Up 14% Vs. Year Ago
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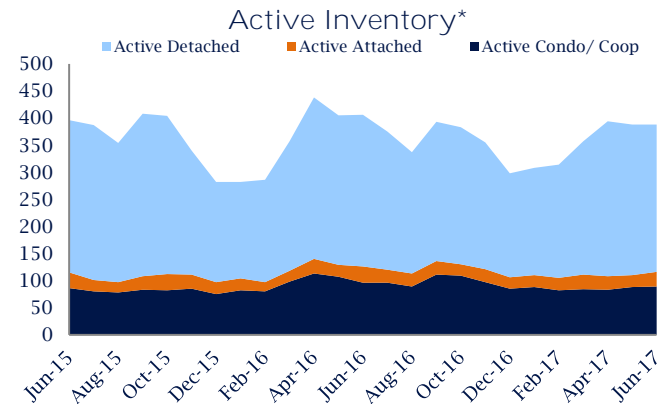


### Units Sold

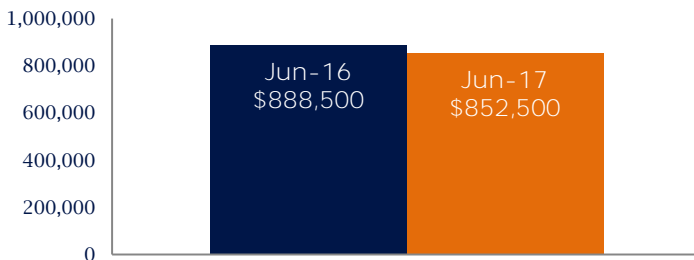
There was an increase in total units sold in June, with 150 sold this month in Bethesda and Cabin John versus 142 last month, an increase of 6%. This month's total units sold was lower than at this time last year, a decrease of 15% versus June 2016.

### Active Inventory

Versus last year, the total number of homes available this month is lower by 18 units or 4%. The total number of active inventory this June was 388 compared to 406 in June 2016. This month's supply remained stable as compared to last month.



### Median Sale Price



### Median Sale Price

Last June, the median sale price for Bethesda and Cabin John Homes was \$888,500. This June, the median sale price was \$852,500, a decrease of 4% or \$36,000 compared to last year. The current median sold price is 3% lower than in May.

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

Bethesda and Cabin John are defined as properties listed in zip code/s 20814, 20816, 20817, 20818, 20812, 20889, 20892 and 20894.

\*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.



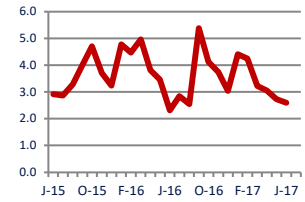
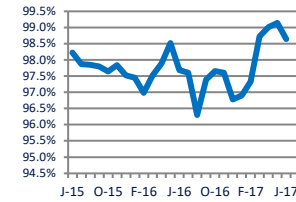
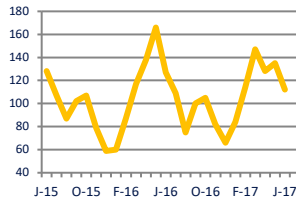
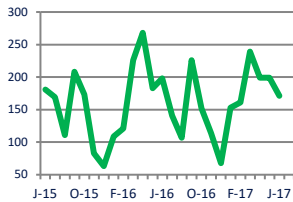


## Focus On: Bethesda and Cabin John Housing Market

June 2017

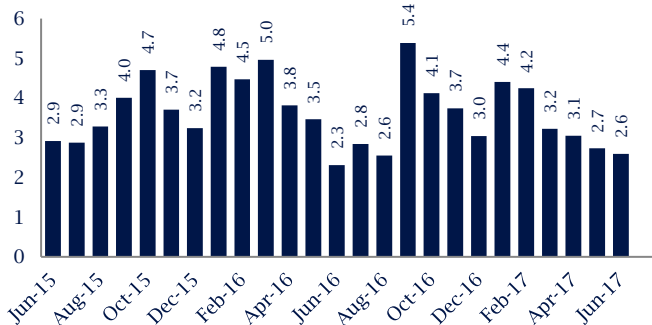
Zip Code(s): 20814, 20816, 20817, 20818, 20812, 20889, 20892 and 20894

<b>New Listings</b> 171	<b>Current Contracts</b> 112	<b>Sold Vs. List Price</b> 98.6%	<b>Months of Supply</b> 2.6
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<b>Down -14%</b> <b>Vs. Year Ago</b>	<b>Down -12%</b> <b>Vs. Year Ago</b>	<b>Up 1%</b> <b>Vs. Year Ago</b>	<b>Up 12%</b> <b>Vs. Year Ago</b>
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### Months Of Supply



### Months of Supply

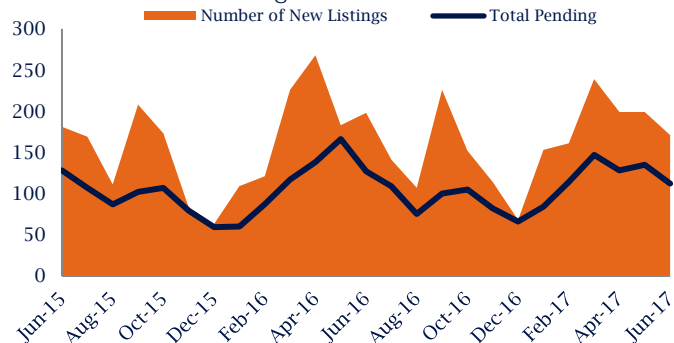
In June, there was 2.6 months of supply available in Bethesda and Cabin John, compared to 2.3 in June 2016. That is an increase of 12% versus a year ago.

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.

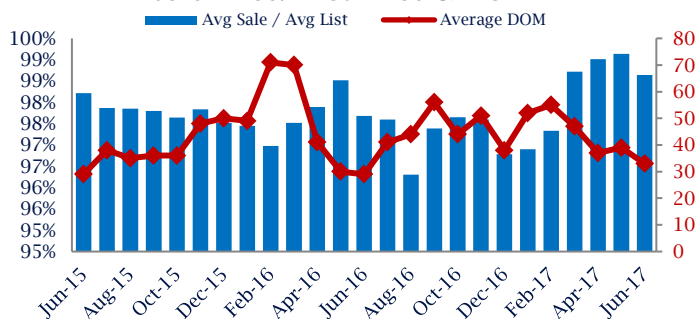
### New Listings & Current Contracts

This month there were 171 homes newly listed for sale in Bethesda and Cabin John compared to 198 in June 2016, a decrease of 14%. There were 112 current contracts pending sale this June compared to 127 a year ago. The number of current contracts is 12% lower than last June.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In June, the average sale price in Bethesda and Cabin John was 98.6% of the average list price, which is 1.0% higher than at this time last year.

### Days On Market

This month, the average number of days on market was 33, higher than the average last year, which was 29, an increase of 14%.

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