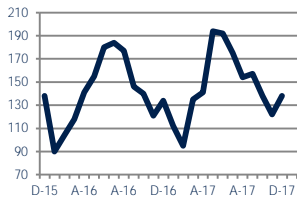




Units Sold

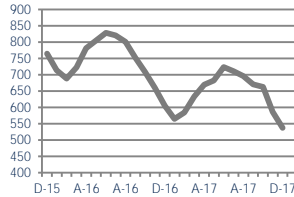
138



Up 3%
Vs. Year Ago

Active Inventory

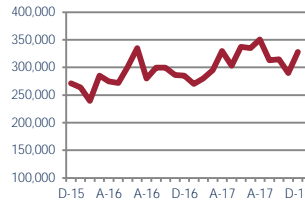
538



Down -11%
Vs. Year Ago

Median Sale Price

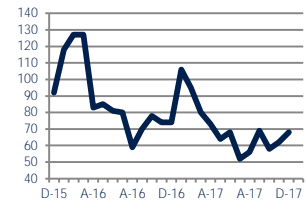
\$328,000



Up 15%
Vs. Year Ago

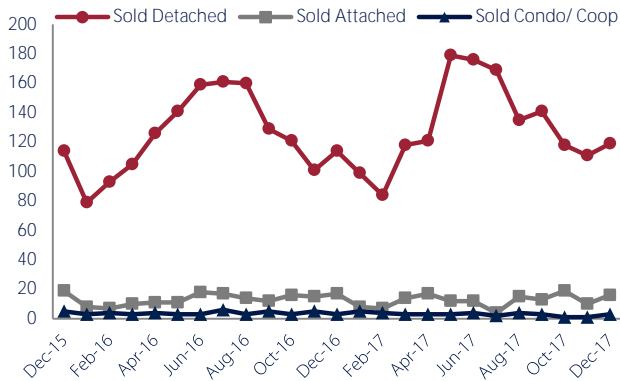
Days On Market

68



Down -8%
Vs. Year Ago

Units Sold*



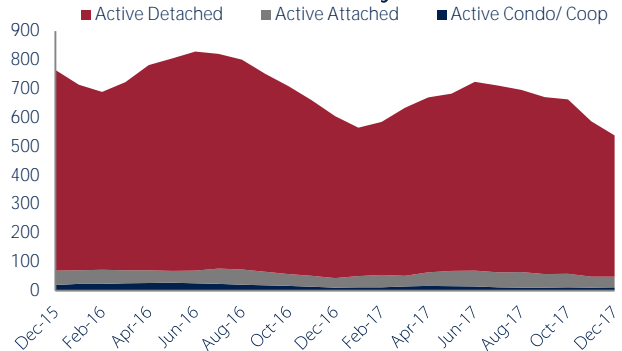
Units Sold

There was an increase in total units sold in December, with 138 sold this month in Calvert County versus 122 last month, an increase of 13%. This month's total units sold was higher than at this time last year, an increase of 3% versus December 2016.

Active Inventory

Versus last year, the total number of homes available this month is lower by 67 units or 11%. The total number of active inventory this December was 538 compared to 605 in December 2016. This month's total of 538 is lower than the previous month's total supply of available inventory of 587, a decrease of 8%.

Active Inventory*

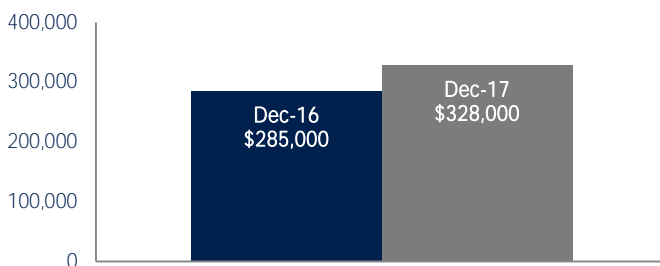


Median Sale Price

Last December, the median sale price for Calvert County Homes was \$285,000. This December, the median sale price was \$328,000, an increase of 15% or \$43,000 compared to last year. The current median sold price is 13% 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



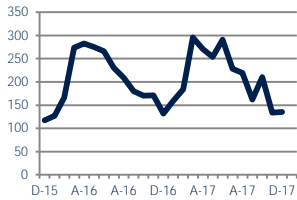
*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by MRIS and 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.





New Listings

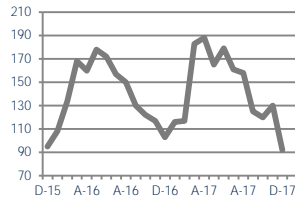
135



Up 2%
Vs. Year Ago

Current Contracts

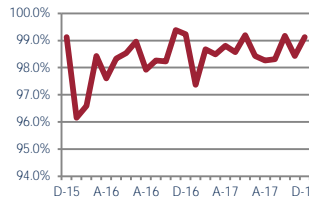
92



Down -11%
Vs. Year Ago

Sold Vs. List Price

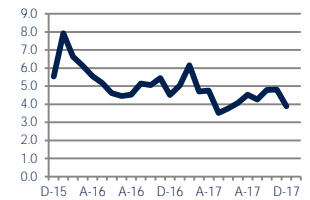
99.1%



No Change
Vs. Year Ago

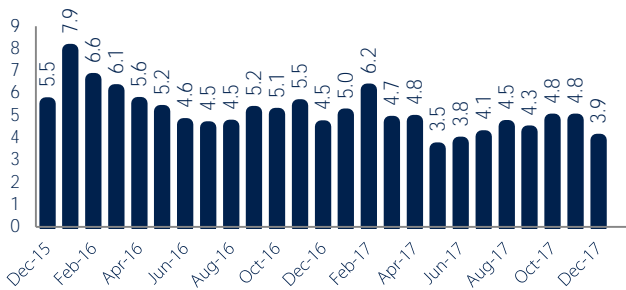
Months of Supply

3.9



Down -14%
Vs. Year Ago

Months Of Supply



Months of Supply

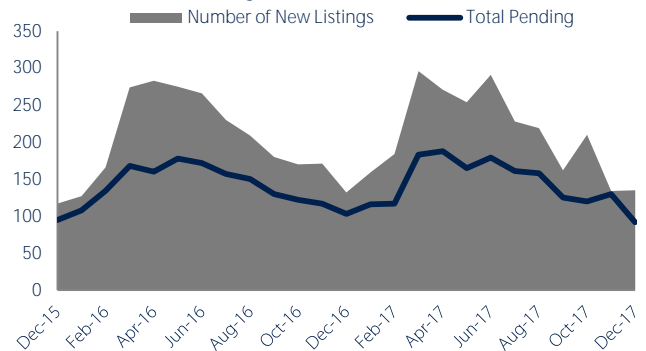
In December, there was 3.9 months of supply available in Calvert County, compared to 4.5 in December 2016. That is a decrease of 14% versus a year ago.

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.

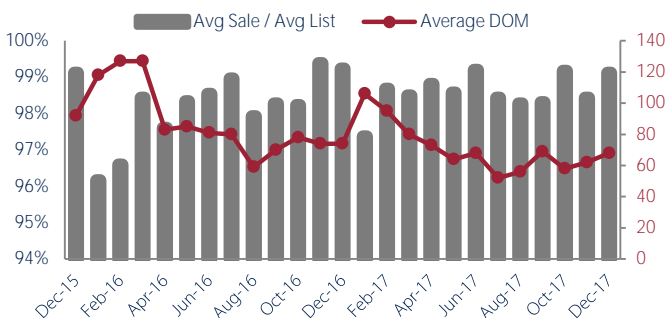
New Listings & Current Contracts

This month there were 135 homes newly listed for sale in Calvert County compared to 132 in December 2016, an increase of 2%. There were 92 current contracts pending sale this December compared to 103 a year ago. The number of current contracts is 11% lower 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 Calvert County was 99.1% 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 68, lower than the average last year, which was 74, a decrease of 8%.



*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.

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