



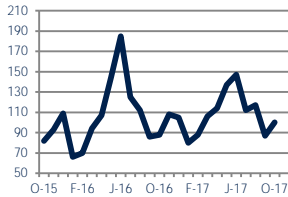
The Long & Foster Market Minute™

Focus On: Canton, Highlandtown, and Patterson Park Housing Market

October 2017

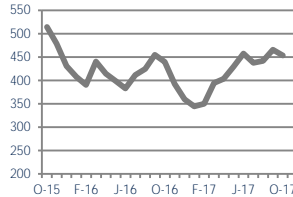
Zip Code(s): 21224

Units Sold
100



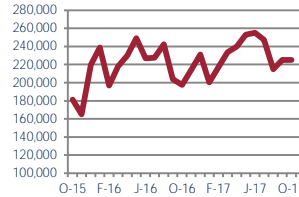
Up 14%
Vs. Year Ago

Active Inventory
454



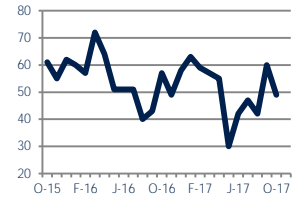
Up 3%
Vs. Year Ago

Median Sale Price
\$224,950



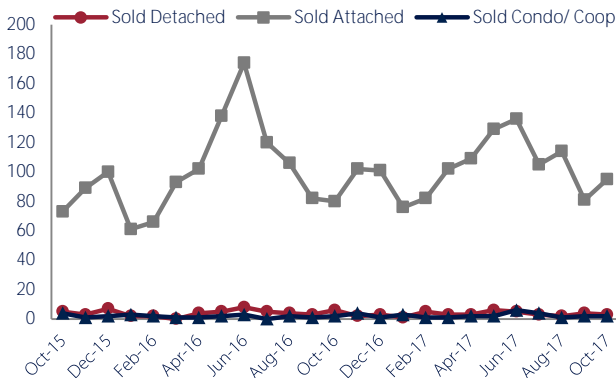
Up 14%
Vs. Year Ago

Days On Market
49



Down -14%
Vs. Year Ago

Units Sold*



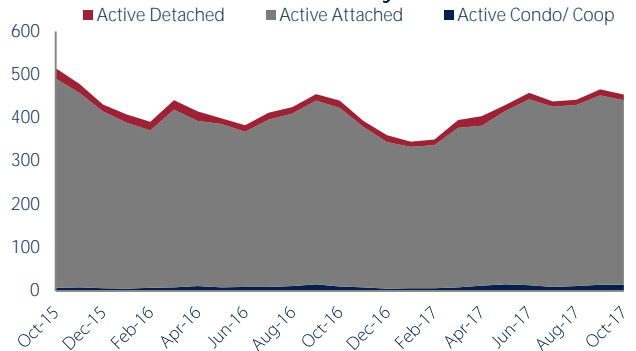
Units Sold

There was an increase in total units sold in October, with 100 sold this month in Canton, Highlandtown, and Patterson Park versus 87 last month, an increase of 15%. This month's total units sold was higher than at this time last year, an increase of 14% versus October 2016.

Active Inventory

Versus last year, the total number of homes available this month is higher by 14 units or 3%. The total number of active inventory this October was 454 compared to 440 in October 2016. This month's total of 454 is lower than the previous month's total supply of available inventory of 466, a decrease of 3%.

Active Inventory*



Median Sale Price



Median Sale Price

Last October, the median sale price for Canton, Highlandtown, and Patterson Park Homes was \$197,500. This October, the median sale price was \$224,950, an increase of 14% or \$27,450 compared to last year. The current median sold price is approximately the same as the median price in September.

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

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Canton, Highlandtown, and Patterson Park are defined as properties listed in zip code/s 21224.

*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.

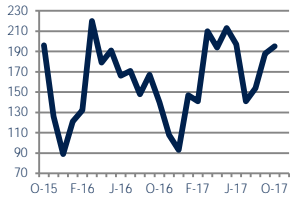




Zip Code(s): 21224

New Listings

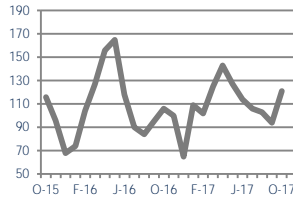
195



Up 39%
Vs. Year Ago

Current Contracts

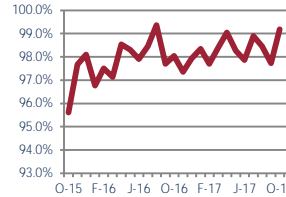
121



Up 14%
Vs. Year Ago

Sold Vs. List Price

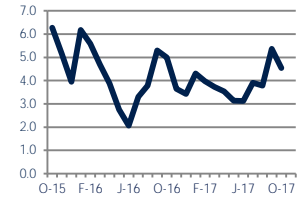
99.2%



Up 1.2%
Vs. Year Ago

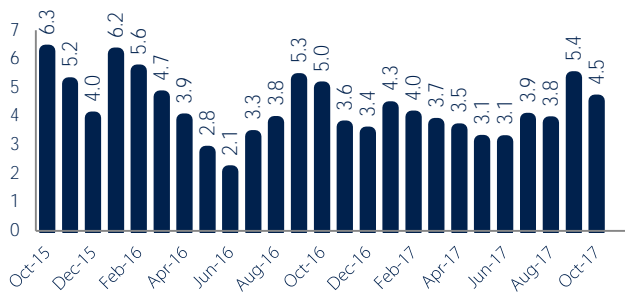
Months of Supply

4.5



Down -9%
Vs. Year Ago

Months Of Supply



Months of Supply

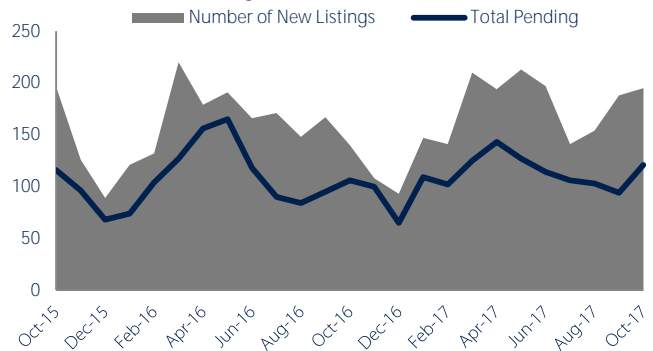
In October, there was 4.5 months of supply available in Canton, Highlandtown, and Patterson Park, compared to 5.0 in October 2016. That is a decrease of 9% versus a year ago.

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.

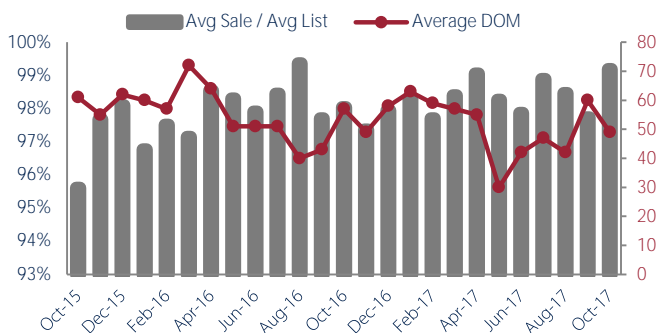
New Listings & Current Contracts

This month there were 195 homes newly listed for sale in Canton, Highlandtown, and Patterson Park compared to 140 in October 2016, an increase of 39%. There were 121 current contracts pending sale this October compared to 106 a year ago. The number of current contracts is 14% higher 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 Canton, Highlandtown, and Patterson Park was 99.2% of the average list price, which is 1.2% higher than at this time last year.

Days On Market

This month, the average number of days on market was 49, lower than the average last year, which was 57, a decrease of 14%.