



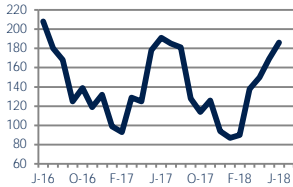
# The Long & Foster Market Minute™

## Focus On: Columbia and Clarksville Housing Market

June 2018

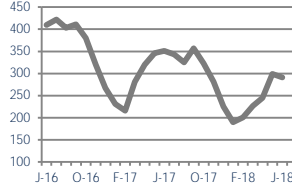
Zip Code(s): 21044, 21045, 21046 and 21029

**Units Sold**  
186



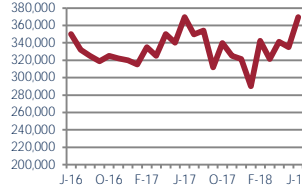
Down -3%  
Vs. Year Ago

**Active Inventory**  
291



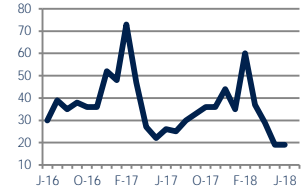
Down -17%  
Vs. Year Ago

**Median Sale Price**  
\$369,450



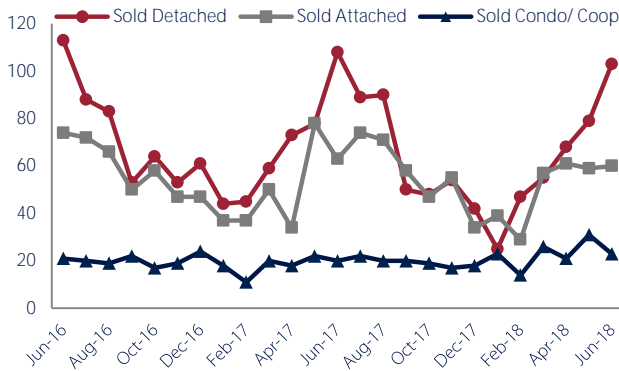
No Change  
Vs. Year Ago

**Days On Market**  
19



Down -27%  
Vs. Year Ago

### Units Sold\*



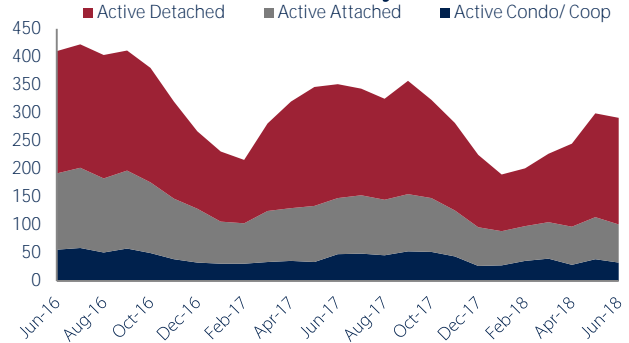
### Units Sold

There was an increase in total units sold in June, with 186 sold this month in Columbia and Clarksville versus 169 last month, an increase of 10%. This month's total units sold was lower than at this time last year, a decrease of 3% versus June 2017.

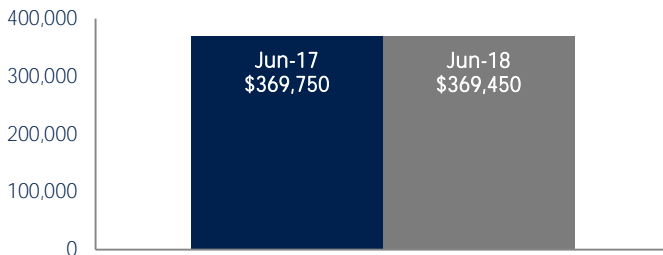
### Active Inventory

Versus last year, the total number of homes available this month is lower by 60 units or 17%. The total number of active inventory this June was 291 compared to 351 in June 2017. This month's total of 291 is lower than the previous month's total supply of available inventory of 299, a decrease of 3%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last June, the median sale price for Columbia and Clarksville Homes was \$369,750. This June, the median sale price was \$369,450, which is similar compared to a year ago. The current median sold price is 10% 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.

Columbia and Clarksville are defined as properties listed in zip code/s 21044, 21045, 21046 and 21029.

\*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.



CHRISTIE'S  
INTERNATIONAL REAL ESTATE

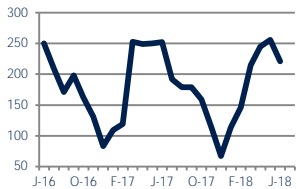


# Focus On: Columbia and Clarksville Housing Market

June 2018

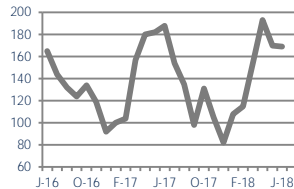
Zip Code(s): 21044, 21045, 21046 and 21029

**New Listings**  
221



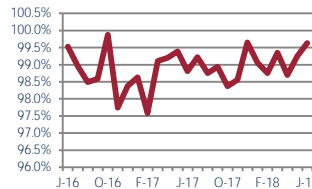
**Down -12%**  
Vs. Year Ago

**Current Contracts**  
169



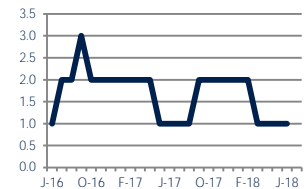
**Down -10%**  
Vs. Year Ago

**Sold Vs. List Price**  
99.6%



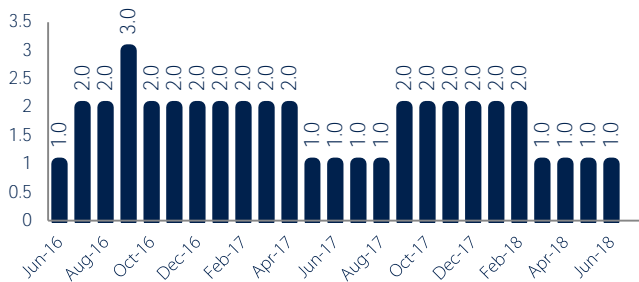
**Up 0.8%**  
Vs. Year Ago

**Months of Supply**  
1.0



**No Change**  
Vs. Year Ago

## Months Of Supply



## Months of Supply

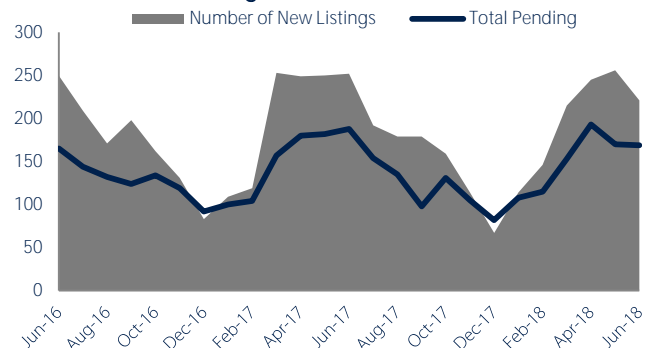
In June, there was 1.6 months of supply available in Columbia and Clarksville, compared to 1.8 in June 2017. That is a decrease of 15% versus a year ago.

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.

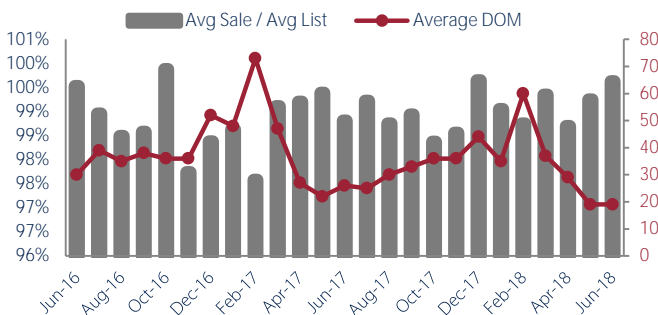
## New Listings & Current Contracts

This month there were 221 homes newly listed for sale in Columbia and Clarksville compared to 252 in June 2017, a decrease of 12%. There were 169 current contracts pending sale this June compared to 188 a year ago. The number of current contracts is 10% 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 Columbia and Clarksville was 99.6% of the average list price, which is 0.8% higher than at this time last year.

## Days On Market

This month, the average number of days on market was 19, lower than the average last year, which was 26, a decrease of 27%.



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