



The Long & Foster Market Minute™

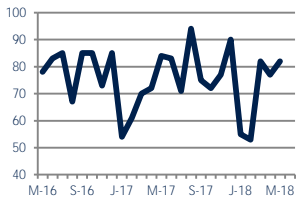
Focus On: Dundalk and Sparrows Point Housing Market

May 2018

Zip Code(s): 21222, 21219 and 21052

Units Sold

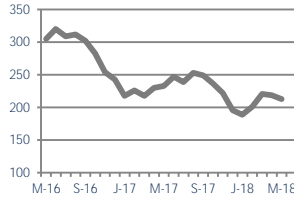
82



Down -2%
Vs. Year Ago

Active Inventory

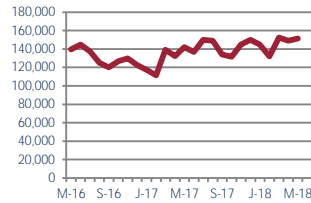
213



Down -9%
Vs. Year Ago

Median Sale Price

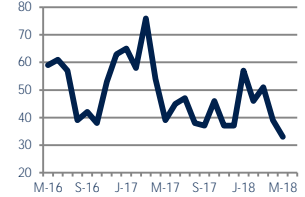
\$151,450



Up 7%
Vs. Year Ago

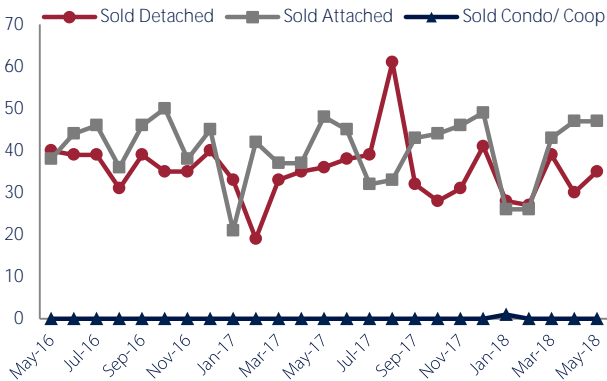
Days On Market

33



Down -15%
Vs. Year Ago

Units Sold*



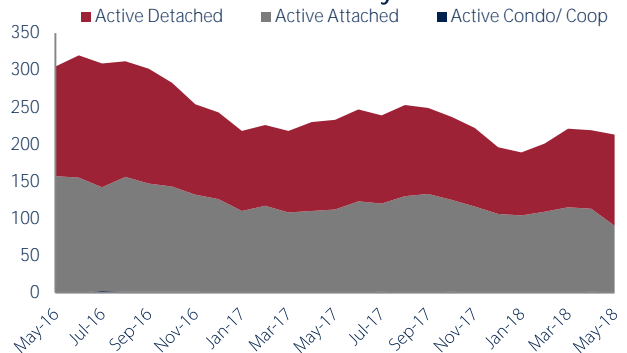
Units Sold

There was an increase in total units sold in May, with 82 sold this month in Dundalk and Sparrows Point versus 77 last month, an increase of 6%. This month's total units sold was lower than at this time last year, a decrease of 2% versus May 2017.

Active Inventory

Versus last year, the total number of homes available this month is lower by 20 units or 9%. The total number of active inventory this May was 213 compared to 233 in May 2017. This month's total of 213 is lower than the previous month's total supply of available inventory of 219, a decrease of 3%.

Active Inventory*



Median Sale Price



Median Sale Price

Last May, the median sale price for Dundalk and Sparrows Point Homes was \$141,950. This May, the median sale price was \$151,450, an increase of 7% or \$9,500 compared to last year. The current median sold price is 2% higher than in April.

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

Dundalk and Sparrows Point are defined as properties listed in zip code/s 21222, 21219 and 21052.

*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



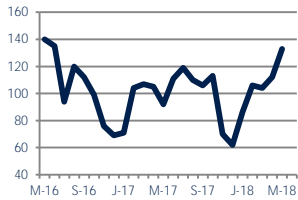
Focus On: Dundalk and Sparrows Point Housing Market

May 2018

Zip Code(s): 21222, 21219 and 21052

New Listings

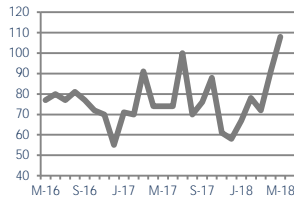
133



Up 45%
Vs. Year Ago

Current Contracts

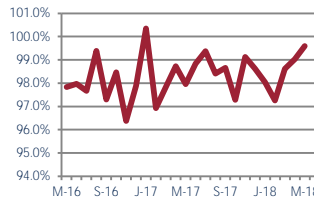
108



Up 46%
Vs. Year Ago

Sold Vs. List Price

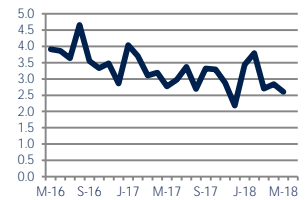
99.6%



Up 1.7%
Vs. Year Ago

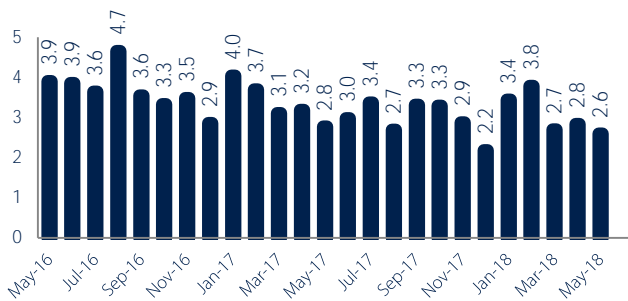
Months of Supply

2.6



Down -6%
Vs. Year Ago

Months Of Supply



Months of Supply

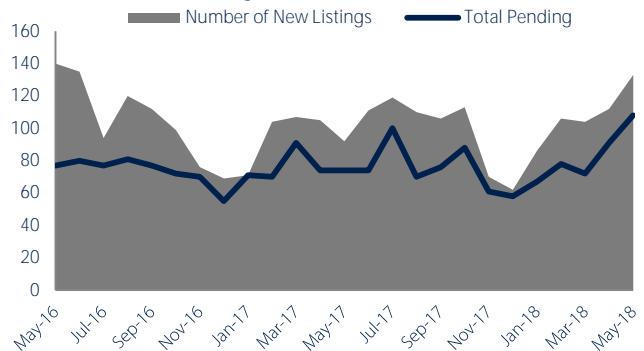
In May, there was 2.6 months of supply available in Dundalk and Sparrows Point, compared to 2.8 in May 2017. That is a decrease of 6% versus a year ago.

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.

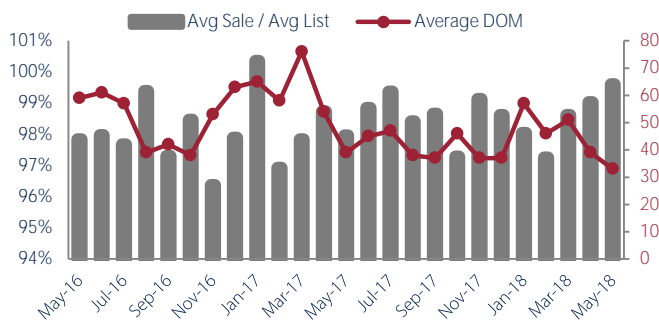
New Listings & Current Contracts

This month there were 133 homes newly listed for sale in Dundalk and Sparrows Point compared to 92 in May 2017, an increase of 45%. There were 108 current contracts pending sale this May compared to 74 a year ago. The number of current contracts is 46% higher than last May.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In May, the average sale price in Dundalk and Sparrows Point was 99.6% of the average list price, which is 1.6% higher than at this time last year.

Days On Market

This month, the average number of days on market was 33, lower than the average last year, which was 39, a decrease of 15%.



Dundalk and Sparrows Point are defined as properties listed in zip code/s 21222, 21219 and 21052.

*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.

