



# The Long & Foster Market Minute™

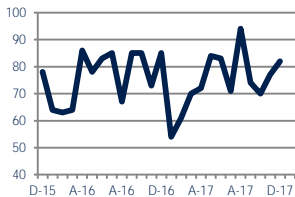
Focus On: Dundalk and Sparrows Point Housing Market

December 2017

Zip Code(s): 21222, 21219 and 21052

## Units Sold

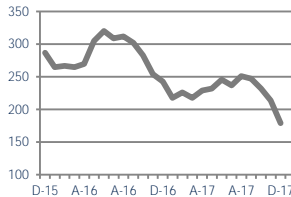
82



Down -4%  
Vs. Year Ago

## Active Inventory

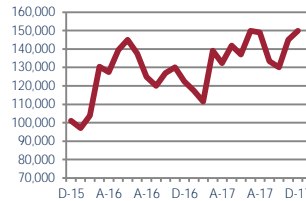
179



Down -26%  
Vs. Year Ago

## Median Sale Price

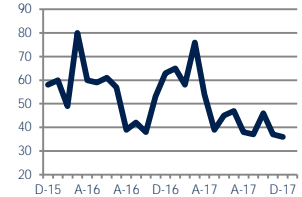
\$149,950



Up 22%  
Vs. Year Ago

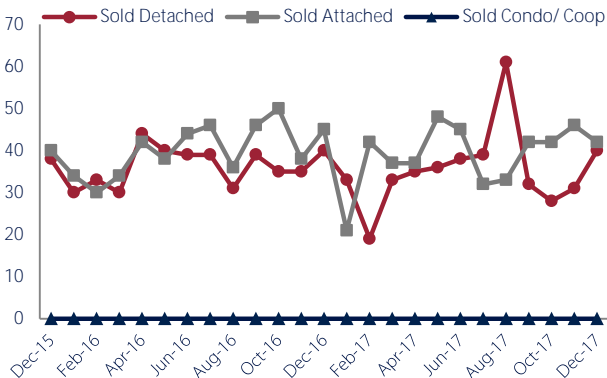
## Days On Market

36



Down -43%  
Vs. Year Ago

## Units Sold\*



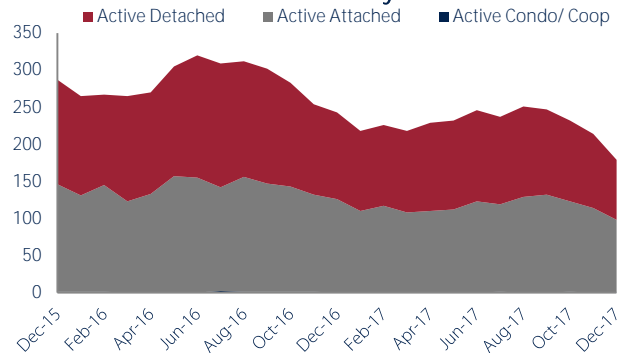
## Units Sold

There was an increase in total units sold in December, 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 4% versus December 2016.

## Active Inventory

Versus last year, the total number of homes available this month is lower by 64 units or 26%. The total number of active inventory this December was 179 compared to 243 in December 2016. This month's total of 179 is lower than the previous month's total supply of available inventory of 214, a decrease of 16%.

## Active Inventory\*

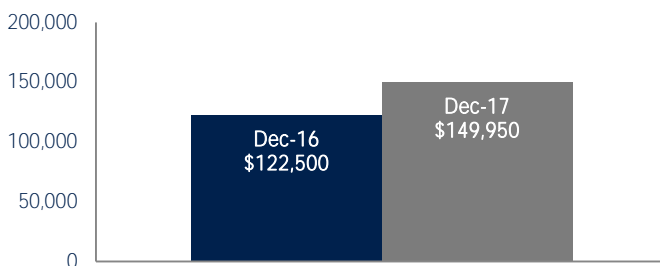


## Median Sale Price

Last December, the median sale price for Dundalk and Sparrows Point Homes was \$122,500. This December, the median sale price was \$149,950, an increase of 22% or \$27,450 compared to last year. The current median sold price is 3% 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



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



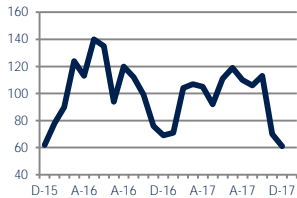
## Focus On: Dundalk and Sparrows Point Housing Market

December 2017

Zip Code(s): 21222, 21219 and 21052

### New Listings

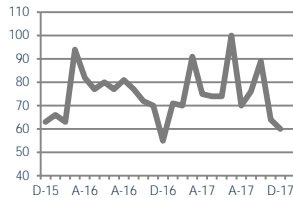
61



Down -12%  
Vs. Year Ago

### Current Contracts

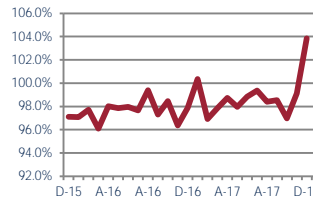
60



Up 9%  
Vs. Year Ago

### Sold Vs. List Price

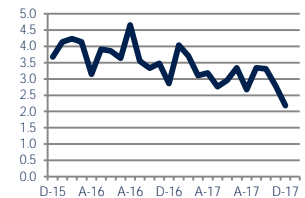
103.9%



Up  
Vs. Year Ago

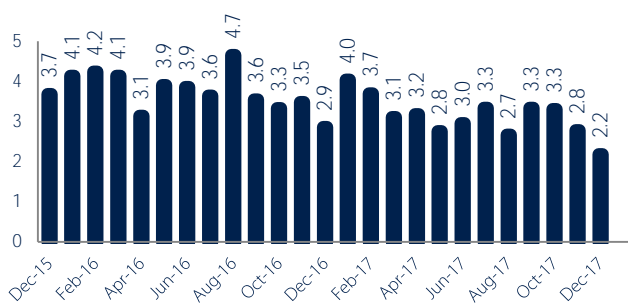
### Months of Supply

2.2



Down -24%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

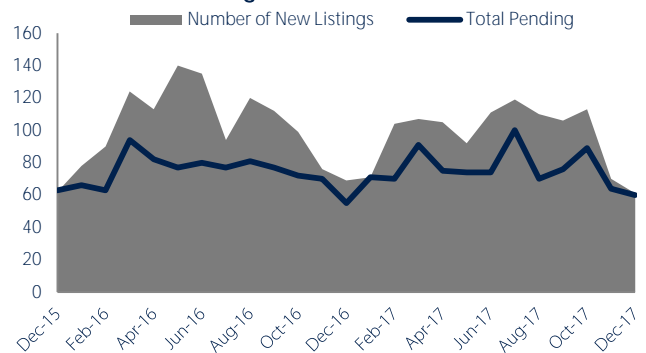
In December, there was 2.2 months of supply available in Dundalk and Sparrows Point, compared to 2.9 in December 2016. That is a decrease of 24% versus a year ago.

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.

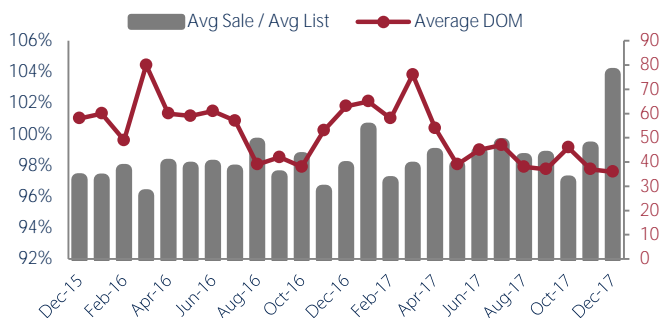
### New Listings & Current Contracts

This month there were 61 homes newly listed for sale in Dundalk and Sparrows Point compared to 69 in December 2016, a decrease of 12%. There were 60 current contracts pending sale this December compared to 55 a year ago. The number of current contracts is 9% higher 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 Dundalk and Sparrows Point was 103.9% of the average list price, which is higher than at this time last year.

### Days On Market

This month, the average number of days on market was 36, lower than the average last year, which was 63, a decrease of 43%.



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