



The Long & Foster Market Minute™

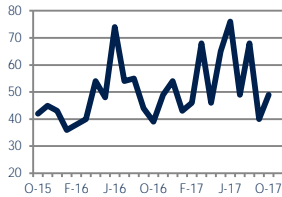
Focus On: Edmondson Village, Ten Hills, and Hunting Ridge Housing Market

October 2017

Zip Code(s): 21229

Units Sold

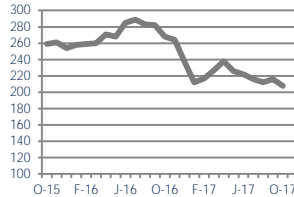
49



Up 26%
Vs. Year Ago

Active Inventory

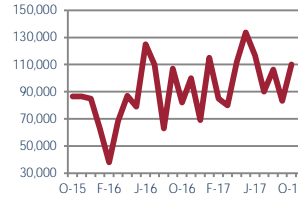
208



Down -22%
Vs. Year Ago

Median Sale Price

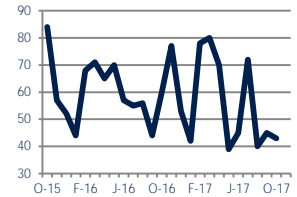
\$110,000



Up 34%
Vs. Year Ago

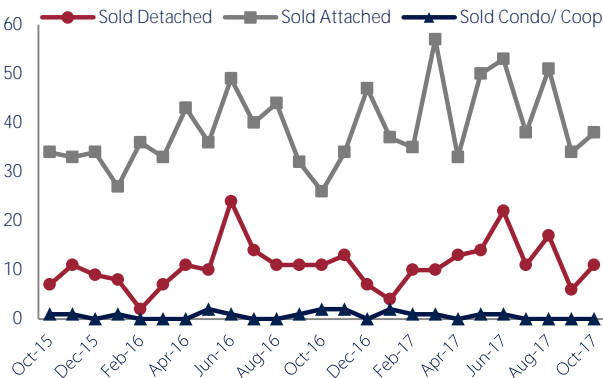
Days On Market

43



Down -28%
Vs. Year Ago

Units Sold*



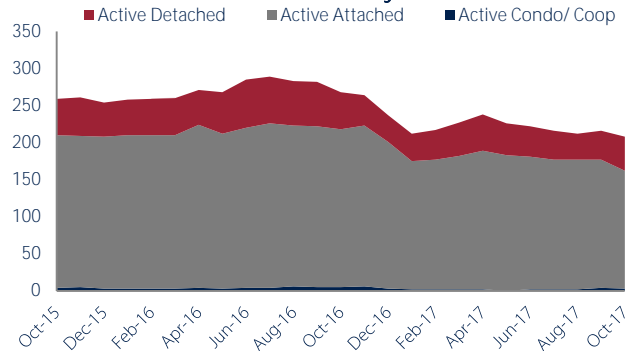
Units Sold

There was an increase in total units sold in October, with 49 sold this month in Edmondson Village, Ten Hills, and Hunting Ridge versus 40 last month, an increase of 23%. This month's total units sold was higher than at this time last year, an increase of 26% versus October 2016.

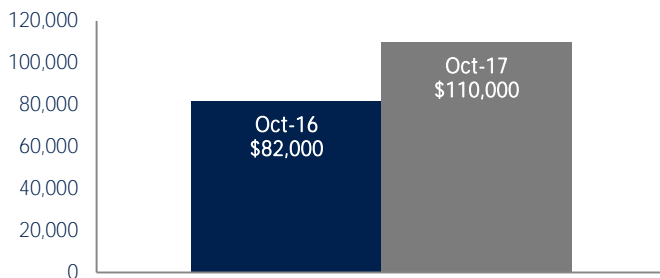
Active Inventory

Versus last year, the total number of homes available this month is lower by 60 units or 22%. The total number of active inventory this October was 208 compared to 268 in October 2016. This month's total of 208 is lower than the previous month's total supply of available inventory of 216, a decrease of 4%.

Active Inventory*



Median Sale Price



Median Sale Price

Last October, the median sale price for Edmondson Village, Ten Hills, and Hunting Ridge Homes was \$82,000. This October, the median sale price was \$110,000, an increase of \$28,000 compared to last year. The current median sold price is higher than 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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Edmondson Village, Ten Hills, and Hunting Ridge are defined as properties listed in zip code/s 21229.

*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.

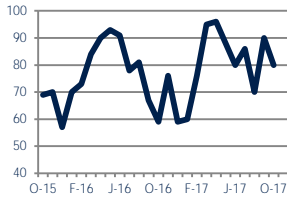




Zip Code(s): 21229

New Listings

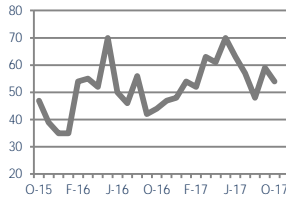
80



Up 36%
Vs. Year Ago

Current Contracts

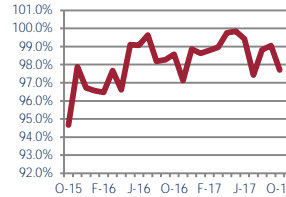
54



Up 23%
Vs. Year Ago

Sold Vs. List Price

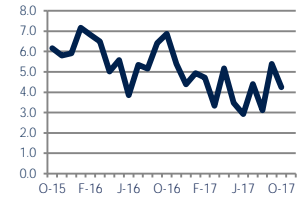
97.7%



Down -0.9%
Vs. Year Ago

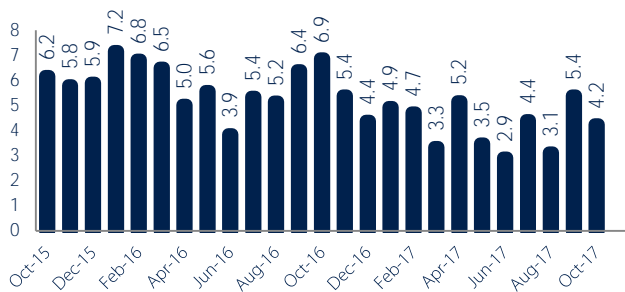
Months of Supply

4.2



Down -38%
Vs. Year Ago

Months Of Supply



Months of Supply

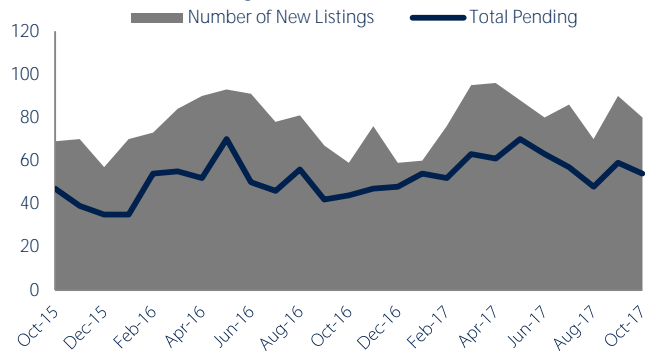
In October, there was 4.2 months of supply available in Edmondson Village, Ten Hills, and Hunting Ridge, compared to 6.9 in October 2016. That is a decrease of 38% versus a year ago.

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.

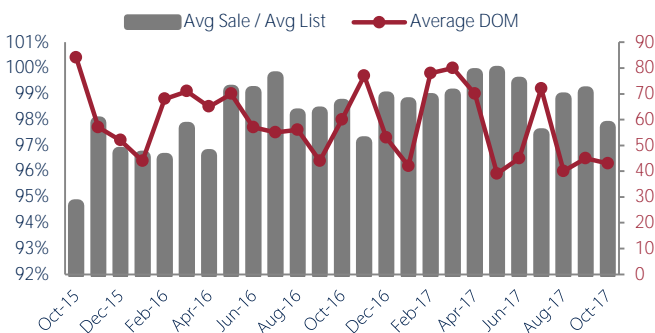
New Listings & Current Contracts

This month there were 80 homes newly listed for sale in Edmondson Village, Ten Hills, and Hunting Ridge compared to 59 in October 2016, an increase of 36%. There were 54 current contracts pending sale this October compared to 44 a year ago. The number of current contracts is 23% 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 Edmondson Village, Ten Hills, and Hunting Ridge was 97.7% of the average list price, which is 0.9% lower than at this time last year.

Days On Market

This month, the average number of days on market was 43, lower than the average last year, which was 60, a decrease of 28%.