



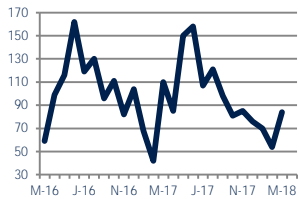
## Focus On: Ellicott City Housing Market

March 2018

Zip Code(s): 21042 and 21043

### Units Sold

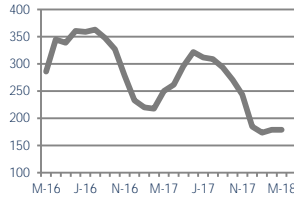
84



Down -24%  
Vs. Year Ago

### Active Inventory

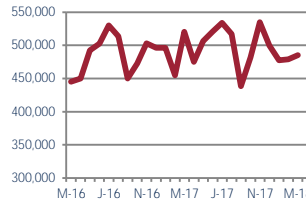
179



Down -28%  
Vs. Year Ago

### Median Sale Price

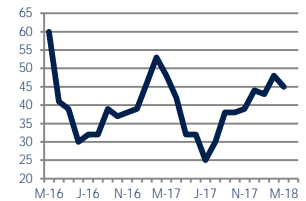
\$485,000



Down -7%  
Vs. Year Ago

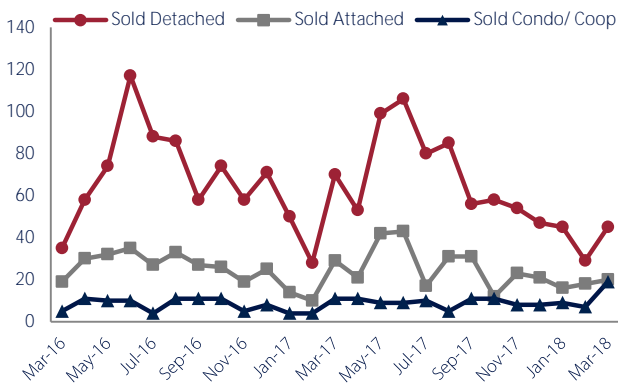
### Days On Market

45



Down -6%  
Vs. Year Ago

### Units Sold\*



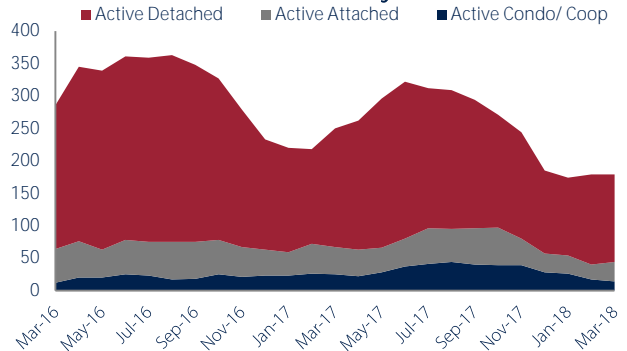
### Units Sold

There was an increase in total units sold in March, with 84 sold this month in Ellicott City. This month's total units sold was lower than at this time last year.

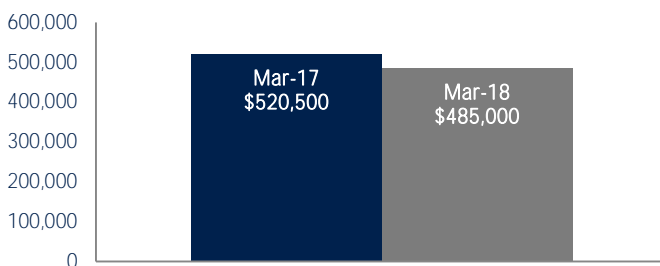
### Active Inventory

Versus last year, the total number of homes available this month is lower by 71 units or 28%. The total number of active inventory this March was 179 compared to 250 in March 2017. This month's supply remained stable as compared to last month.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last March, the median sale price for Ellicott City Homes was \$520,500. This March, the median sale price was \$485,000, a decrease of 7% or \$35,500 compared to last year. The current median sold price is 1% higher than in February.

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

Ellicott City are defined as properties listed in zip code/s 21042 and 21043.

\*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



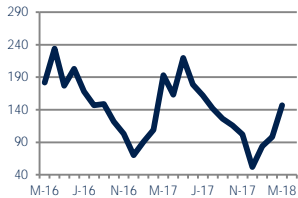
## Focus On: Ellicott City Housing Market

March 2018

Zip Code(s): 21042 and 21043

### New Listings

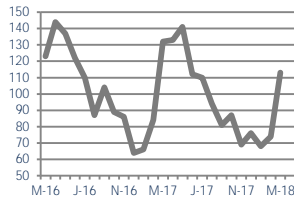
147



Down -24%  
Vs. Year Ago

### Current Contracts

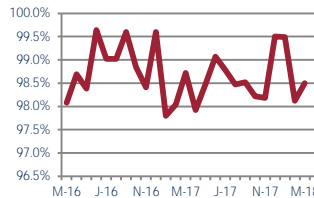
113



Down -14%  
Vs. Year Ago

### Sold Vs. List Price

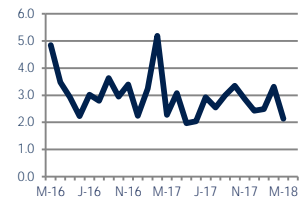
98.5%



No Change  
Vs. Year Ago

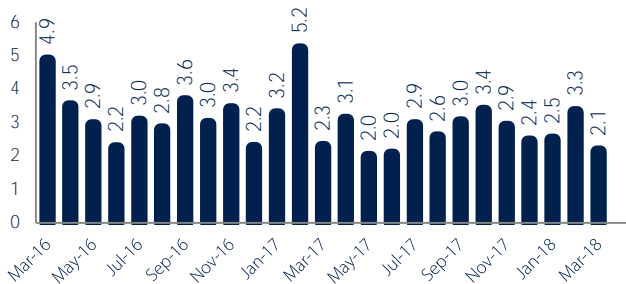
### Months of Supply

2.1



Down -6%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

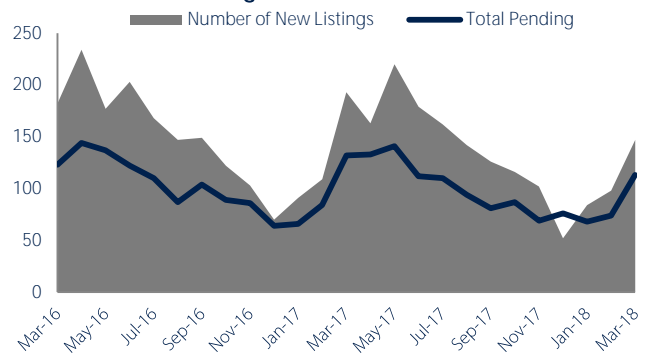
In March, there was 2.1 months of supply available in Ellicott City, compared to 2.3 in March 2017. That is a decrease of 6% versus a year ago.

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.

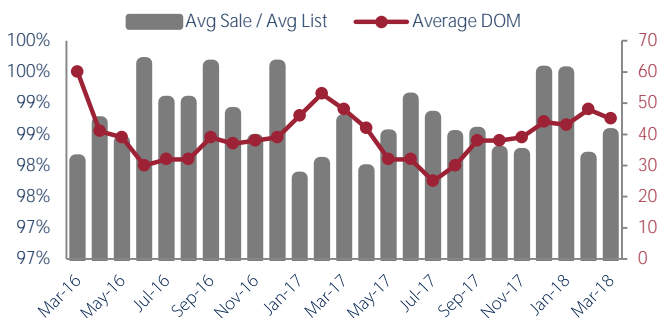
### New Listings & Current Contracts

This month there were 147 homes newly listed for sale in Ellicott City compared to 193 in March 2017, a decrease of 24%. There were 113 current contracts pending sale this March compared to 132 a year ago. The number of current contracts is 14% lower than last March.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In March, the average sale price in Ellicott City was 98.5% of the average list price, which is similar compared to a year ago.

### Days On Market

This month, the average number of days on market was 45, lower than the average last year, which was 48, a decrease of 6%.



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