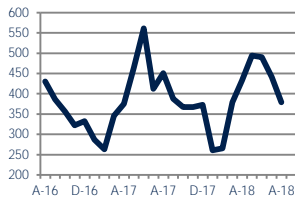


### Units Sold

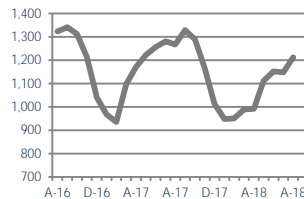
379



Down -16%  
Vs. Year Ago

### Active Inventory

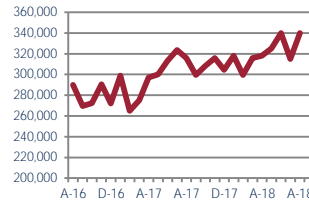
1,213



Down -4%  
Vs. Year Ago

### Median Sale Price

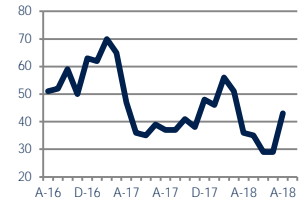
\$340,000



Up 8%  
Vs. Year Ago

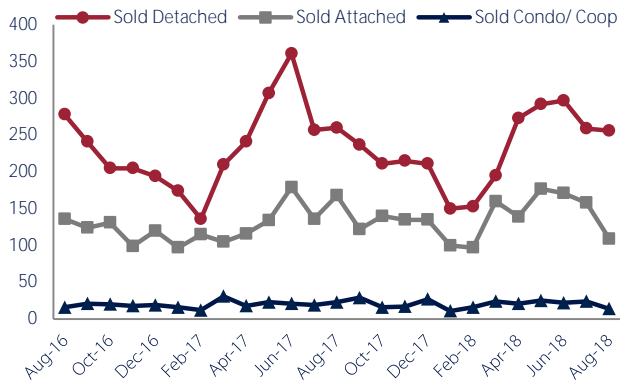
### Days On Market

43



Up 16%  
Vs. Year Ago

### Units Sold\*



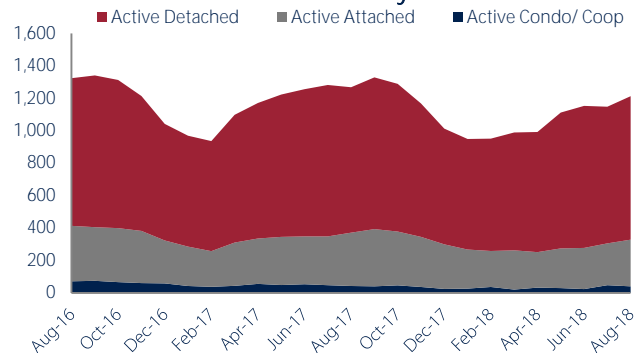
### Units Sold

There was a decrease in total units sold in August, with 379 sold this month in Frederick County versus 441 last month, a decrease of 14%. This month's total units sold was lower than at this time last year, a decrease of 16% versus August 2017.

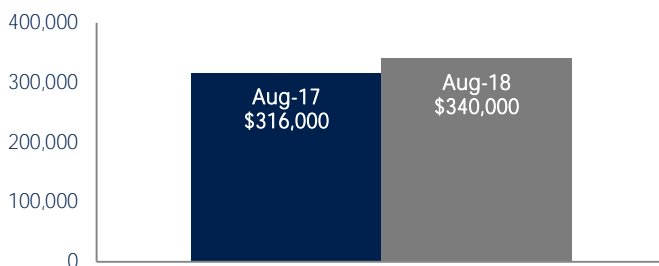
### Active Inventory

Versus last year, the total number of homes available this month is lower by 55 units or 4%. The total number of active inventory this August was 1,213 compared to 1,268 in August 2017. This month's total of 1,213 is higher than the previous month's total supply of available inventory of 1,148, an increase of 6%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last August, the median sale price for Frederick County Homes was \$316,000. This August, the median sale price was \$340,000, an increase of 8% or \$24,000 compared to last year. The current median sold price is 8% higher than in July.

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

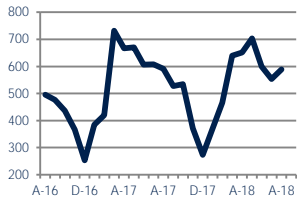


\*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by MRIS and 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.



### New Listings

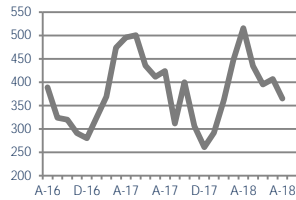
589



No Change  
Vs. Year Ago

### Current Contracts

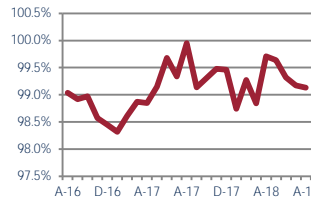
365



Down -14%  
Vs. Year Ago

### Sold Vs. List Price

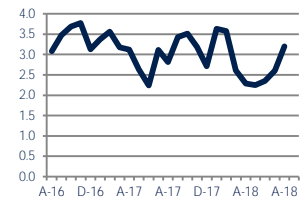
99.1%



Down -0.8%  
Vs. Year Ago

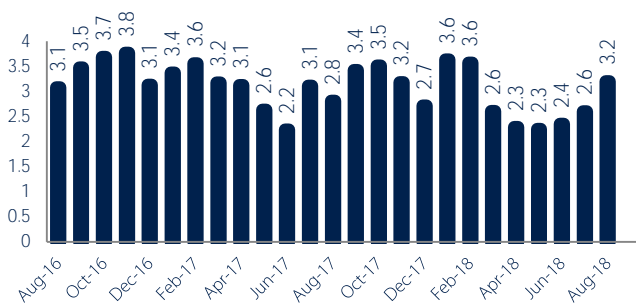
### Months of Supply

3.2



Up 14%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

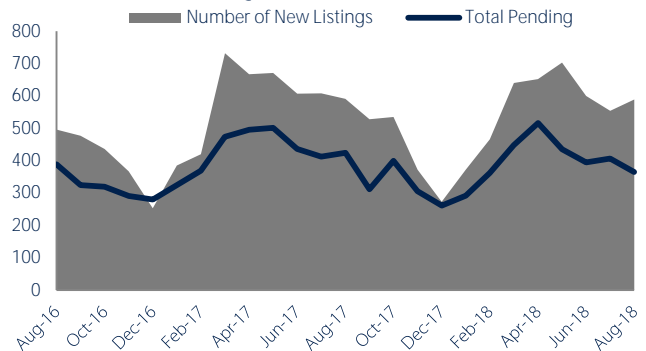
In August, there was 3.2 months of supply available in Frederick County, compared to 2.8 in August 2017. That is an increase of 14% versus a year ago.

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.

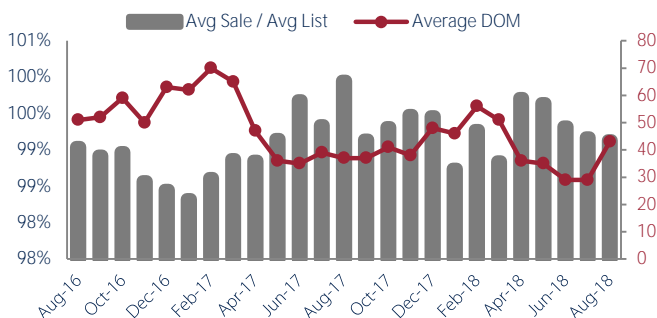
### New Listings & Current Contracts

This month there were 589 homes newly listed for sale in Frederick County, which is similar to the amount in August 2017. There were 365 current contracts pending sale this August compared to 424 a year ago. The number of current contracts is 14% lower than last August.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In August, the average sale price in Frederick County was 99.1% of the average list price, which is 0.8% lower than at this time last year.

### Days On Market

This month, the average number of days on market was 43, higher than the average last year, which was 37, an increase of 16%.



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