

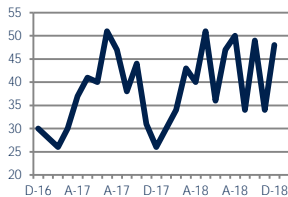
Focus On: Halethorpe Housing Market

December 2018

Zip Code(s): 21227

Units Sold

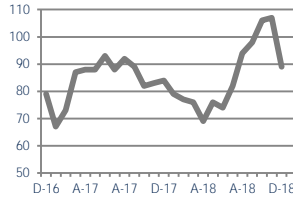
48



Up
Vs. Year Ago

Active Inventory

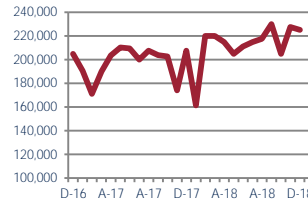
89



Up 6%
Vs. Year Ago

Median Sale Price

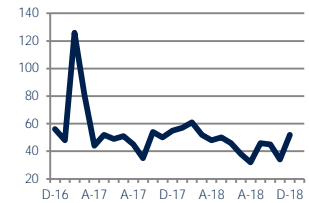
\$225,000



Up 8%
Vs. Year Ago

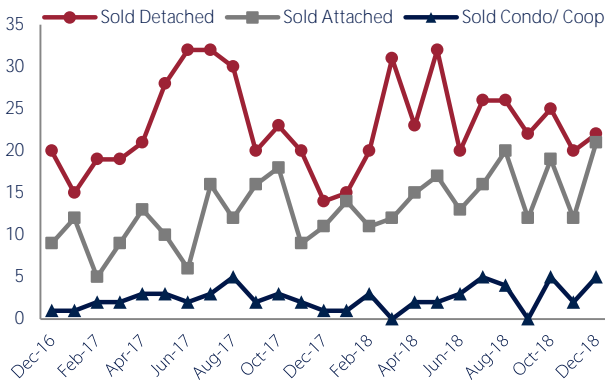
Days On Market

52



Down -5%
Vs. Year Ago

Units Sold*



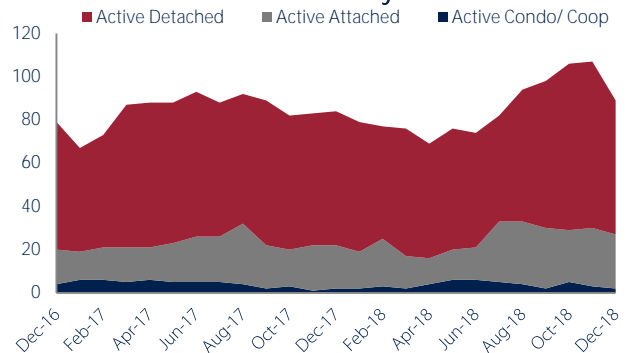
Units Sold

There was an increase in total units sold in December, with 48 sold this month in Halethorpe. This month's total units sold was higher than at this time last year.

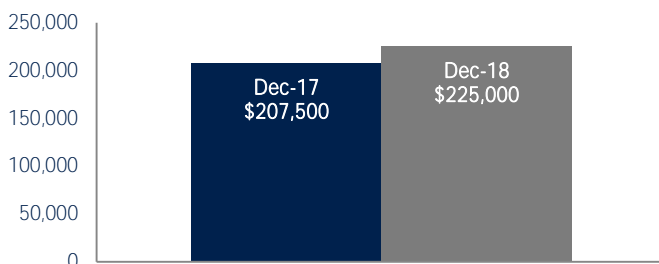
Active Inventory

Versus last year, the total number of homes available this month is higher by 5 units or 6%. The total number of active inventory this December was 89 compared to 84 in December 2017. This month's total of 89 is lower than the previous month's total supply of available inventory of 107, a decrease of 17%.

Active Inventory*



Median Sale Price



Median Sale Price

Last December, the median sale price for Halethorpe Homes was \$207,500. This December, the median sale price was \$225,000, an increase of 8% or \$17,500 compared to last year. The current median sold price is 1% lower 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.

Halethorpe are defined as properties listed in zip code/s 21227.

*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 BRIGHTMLS 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 BRIGHTMLS or Long & Foster Real Estate, Inc.



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INTERNATIONAL REAL ESTATE



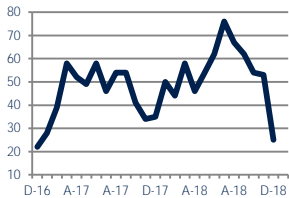
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Zip Code(s): 21227

New Listings

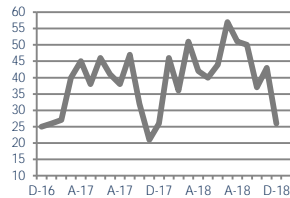
25



Down -29%
Vs. Year Ago

Current Contracts

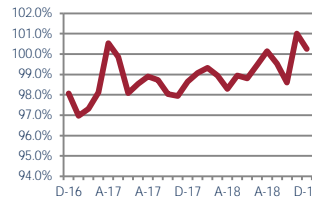
26



No Change
Vs. Year Ago

Sold Vs. List Price

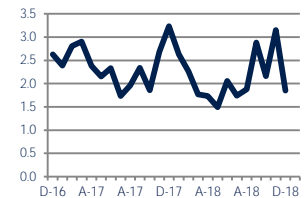
100.3%



Up 1.6%
Vs. Year Ago

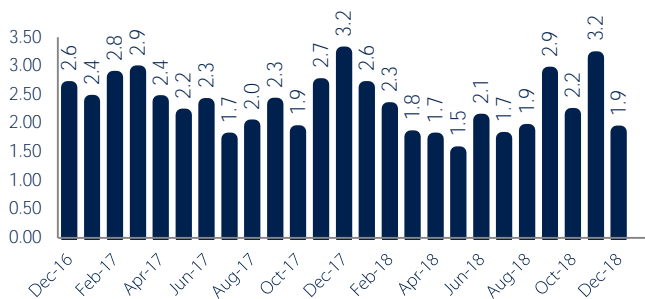
Months of Supply

1.9



Down -43%
Vs. Year Ago

Months Of Supply



Months of Supply

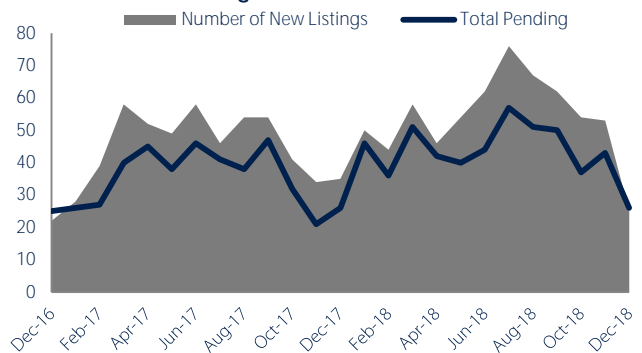
In December, there was 1.9 months of supply available in Halethorpe, compared to 3.2 in December 2017. That is a decrease of 43% versus a year ago.

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.

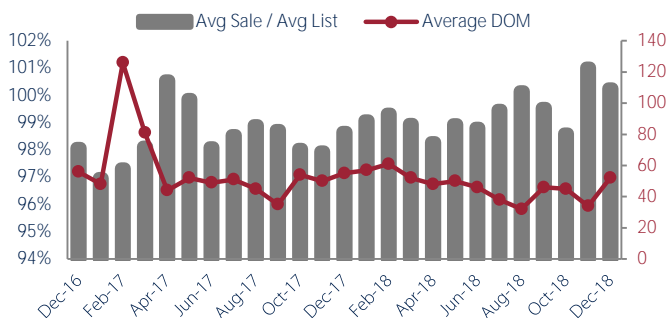
New Listings & Current Contracts

This month there were 25 homes newly listed for sale in Halethorpe compared to 35 in December 2017, a decrease of 29%. There were 26 current contracts pending sale this December, consistent with the volume a year ago. The number of current contracts is 40% lower than last month.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In December, the average sale price in Halethorpe was 100.3% 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 52, lower than the average last year, which was 55, a decrease of 5%.



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