

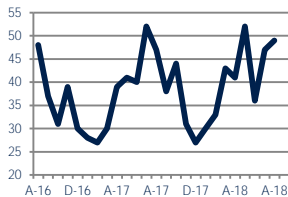
Focus On: Halethorpe Housing Market

August 2018

Zip Code(s): 21227

Units Sold

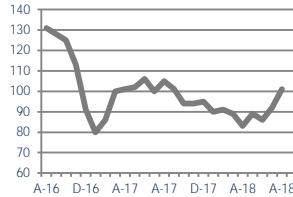
49



Up 4%
Vs. Year Ago

Active Inventory

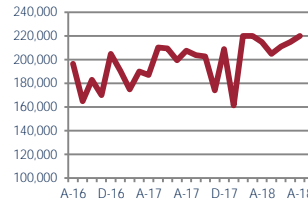
101



Down -4%
Vs. Year Ago

Median Sale Price

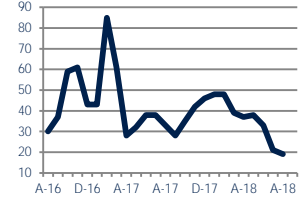
\$220,000



Up 6%
Vs. Year Ago

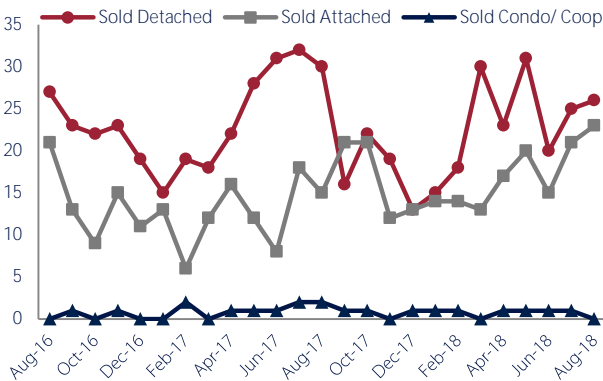
Days On Market

19



Down -42%
Vs. Year Ago

Units Sold*



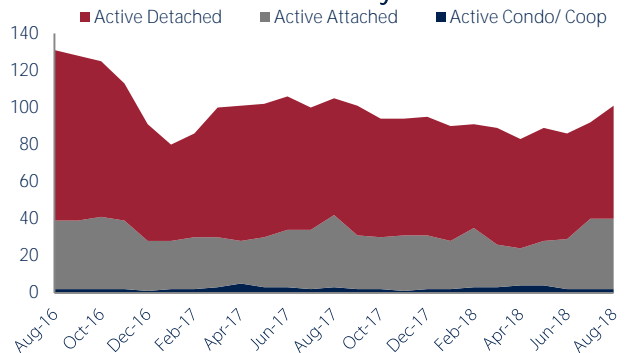
Units Sold

There was an increase in total units sold in August, with 49 sold this month in Halethorpe versus 47 last month, an increase of 4%. This month's total units sold was higher than at this time last year, an increase of 4% versus August 2017.

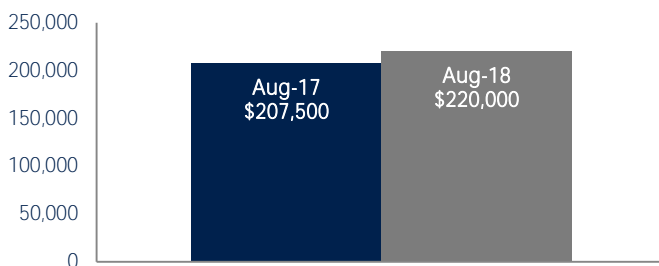
Active Inventory

Versus last year, the total number of homes available this month is lower by 4 units or 4%. The total number of active inventory this August was 101 compared to 105 in August 2017. This month's total of 101 is higher than the previous month's total supply of available inventory of 92, an increase of 10%.

Active Inventory*



Median Sale Price



Median Sale Price

Last August, the median sale price for Halethorpe Homes was \$207,500. This August, the median sale price was \$220,000, an increase of 6% or \$12,500 compared to last year. The current median sold price is 2% 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.

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 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



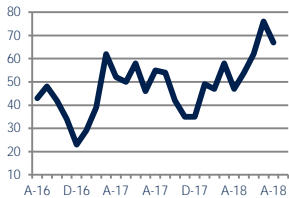
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Zip Code(s): 21227

New Listings

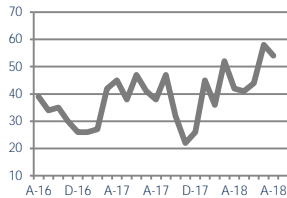
67



Up 22%
Vs. Year Ago

Current Contracts

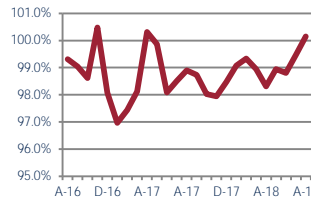
54



Up 42%
Vs. Year Ago

Sold Vs. List Price

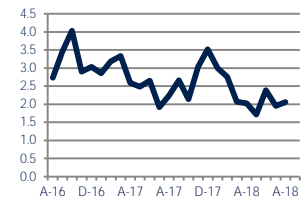
100.2%



Up 1.3%
Vs. Year Ago

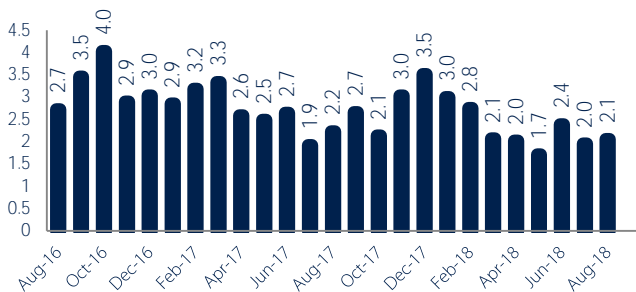
Months of Supply

2.1



Down -8%
Vs. Year Ago

Months Of Supply



Months of Supply

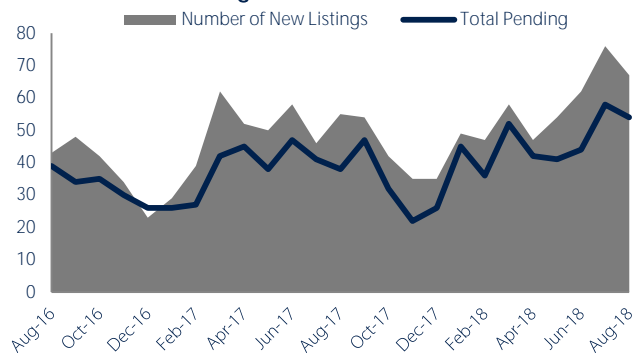
In August, there was 2.1 months of supply available in Halethorpe, compared to 2.2 in August 2017. That is a decrease of 8% versus a year ago.

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.

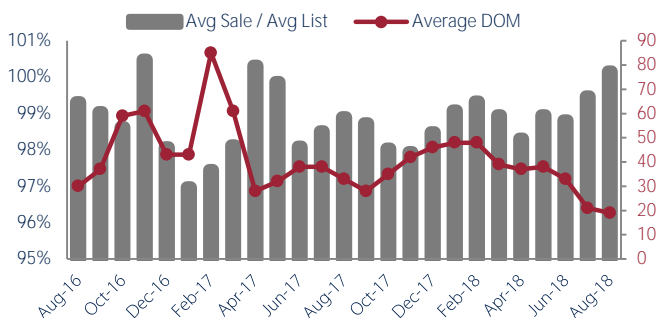
New Listings & Current Contracts

This month there were 67 homes newly listed for sale in Halethorpe compared to 55 in August 2017, an increase of 22%. There were 54 current contracts pending sale this August compared to 38 a year ago. The number of current contracts is 42% higher 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 Halethorpe was 100.2% of the average list price, which is 1.3% higher than at this time last year.

Days On Market

This month, the average number of days on market was 19, lower than the average last year, which was 33, a decrease of 42%.



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