



# The Long & Foster Market Minute™

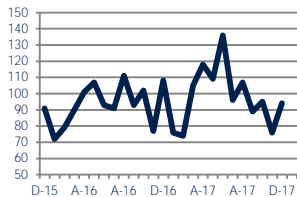
Focus On: Hamilton, Lauraville, Raspeburg Housing Market

December 2017

Zip Code(s): 21206 and 21214

## Units Sold

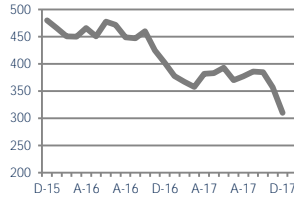
94



Down -13%  
Vs. Year Ago

## Active Inventory

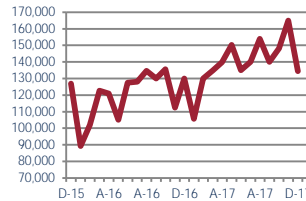
310



Down -23%  
Vs. Year Ago

## Median Sale Price

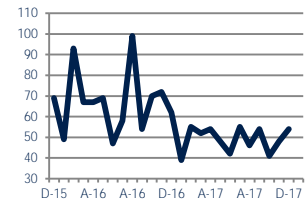
\$134,500



Up 3%  
Vs. Year Ago

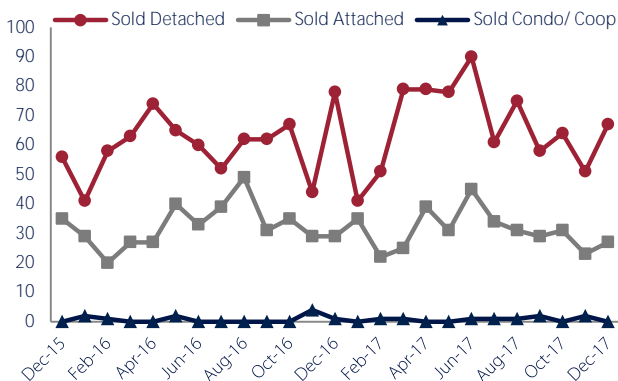
## Days On Market

54



Down -13%  
Vs. Year Ago

## Units Sold\*



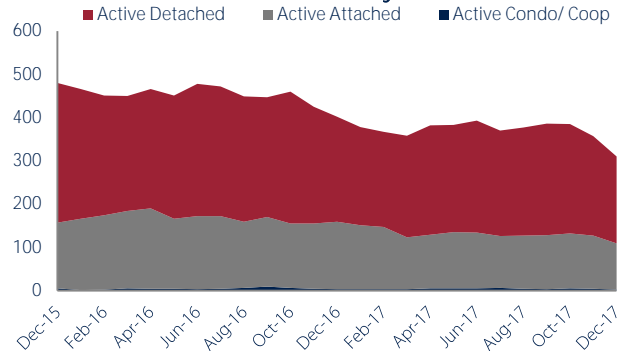
## Units Sold

There was an increase in total units sold in December, with 94 sold this month in Hamilton, Lauraville, Raspeburg versus 76 last month, an increase of 24%. This month's total units sold was lower than at this time last year, a decrease of 13% versus December 2016.

## Active Inventory

Versus last year, the total number of homes available this month is lower by 92 units or 23%. The total number of active inventory this December was 310 compared to 402 in December 2016. This month's total of 310 is lower than the previous month's total supply of available inventory of 357, a decrease of 13%.

## Active Inventory\*



## Median Sale Price



## Median Sale Price

Last December, the median sale price for Hamilton, Lauraville, Raspeburg Homes was \$130,000. This December, the median sale price was \$134,500, an increase of 3% or \$4,500 compared to last year. The current median sold price is 18% 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.

Hamilton, Lauraville, Raspeburg are defined as properties listed in zip code/s 21206 and 21214.

\*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

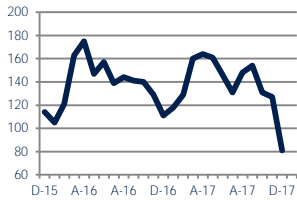




Zip Code(s): 21206 and 21214

### New Listings

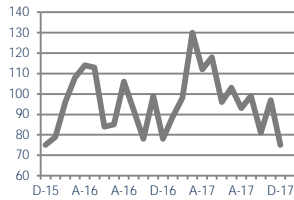
81



Down -27%  
Vs. Year Ago

### Current Contracts

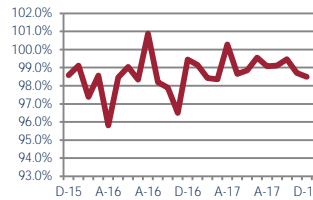
75



Down -4%  
Vs. Year Ago

### Sold Vs. List Price

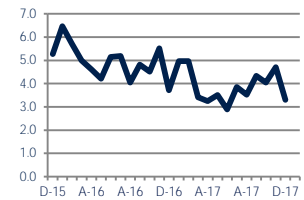
98.5%



Down -1%  
Vs. Year Ago

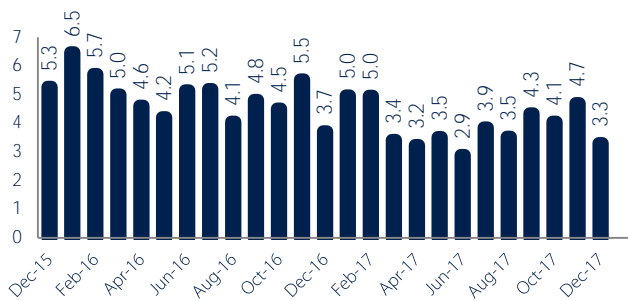
### Months of Supply

3.3



Down -11%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

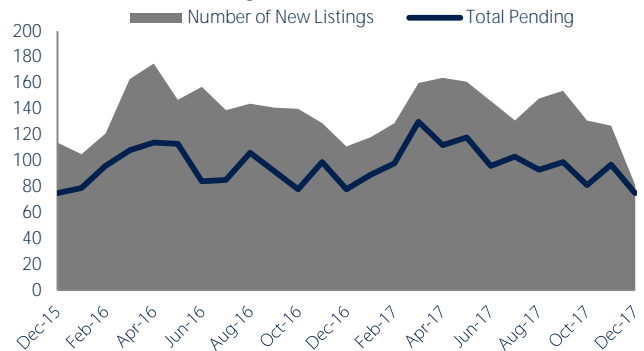
In December, there was 3.3 months of supply available in Hamilton, Lauraville, Raspeburg, compared to 3.7 in December 2016. That is a decrease of 11% versus a year ago.

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.

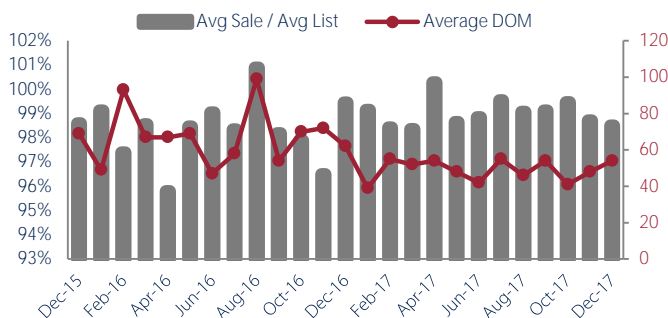
### New Listings & Current Contracts

This month there were 81 homes newly listed for sale in Hamilton, Lauraville, Raspeburg compared to 111 in December 2016, a decrease of 27%. There were 75 current contracts pending sale this December compared to 78 a year ago. The number of current contracts is 4% lower than last December.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In December, the average sale price in Hamilton, Lauraville, Raspeburg was 98.5% of the average list price, which is 1.0% lower than at this time last year.

### Days On Market

This month, the average number of days on market was 54, lower than the average last year, which was 62, a decrease of 13%.



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