

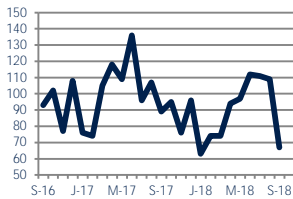
## Focus On: Hamilton, Lauraville, Raspeburg Housing Market

September 2018

Zip Code(s): 21206 and 21214

### Units Sold

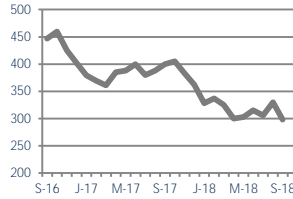
67



Down -25%  
Vs. Year Ago

### Active Inventory

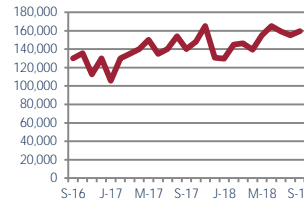
298



Down -26%  
Vs. Year Ago

### Median Sale Price

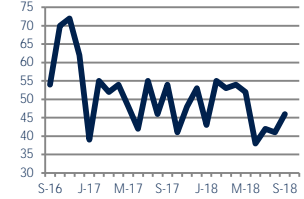
\$159,500



Up 14%  
Vs. Year Ago

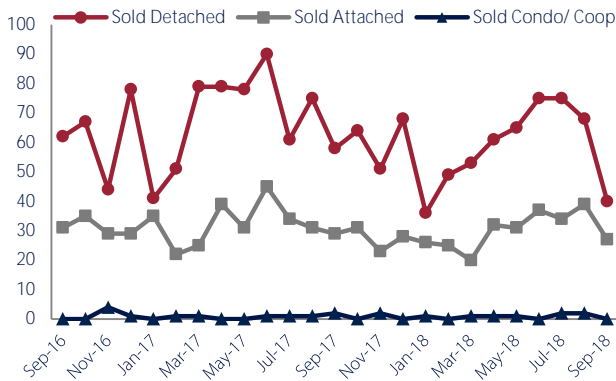
### Days On Market

46



Down -15%  
Vs. Year Ago

### Units Sold\*



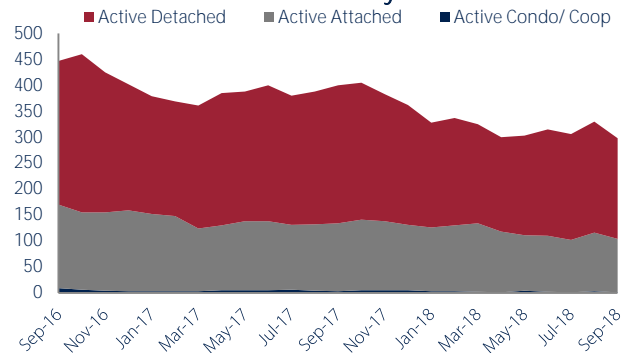
### Units Sold

There was a decrease in total units sold in September, with 67 sold this month in Hamilton, Lauraville, Raspeburg. 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 102 units or 26%. The total number of active inventory this September was 298 compared to 400 in September 2017. This month's total of 298 is lower than the previous month's total supply of available inventory of 330, a decrease of 10%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last September, the median sale price for Hamilton, Lauraville, Raspeburg Homes was \$140,000. This September, the median sale price was \$159,500, an increase of 14% or \$19,500 compared to last year. The current median sold price is 3% higher than in August.

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.



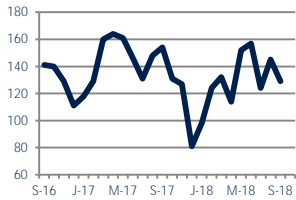
CHRISTIE'S  
INTERNATIONAL REAL ESTATE



Zip Code(s): 21206 and 21214

**New Listings**

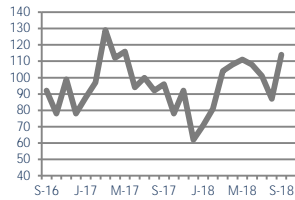
129



**Down -16%**  
Vs. Year Ago

**Current Contracts**

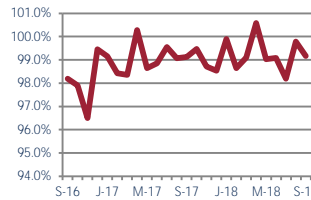
114



**Up 19%**  
Vs. Year Ago

**Sold Vs. List Price**

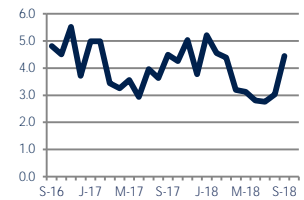
99.2%



**No Change**  
Vs. Year Ago

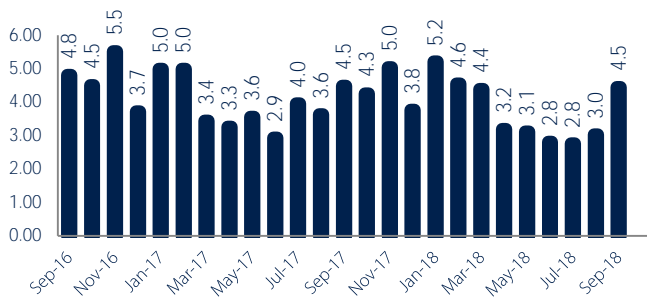
**Months of Supply**

4.5



**No Change**  
Vs. Year Ago

**Months Of Supply**



**Months of Supply**

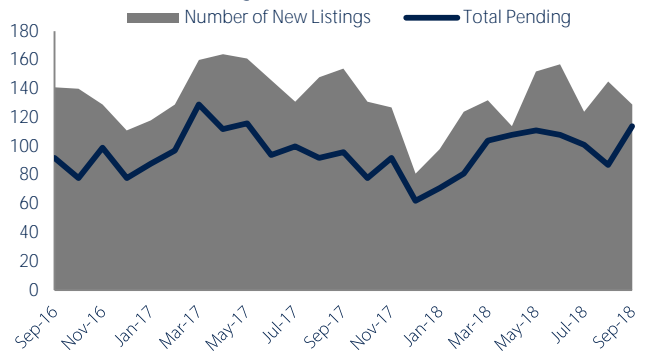
In September, there was 4.4 months of supply available in Hamilton, Lauraville, Raspeburg. The amount of supply is similar compared to a year ago.

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.

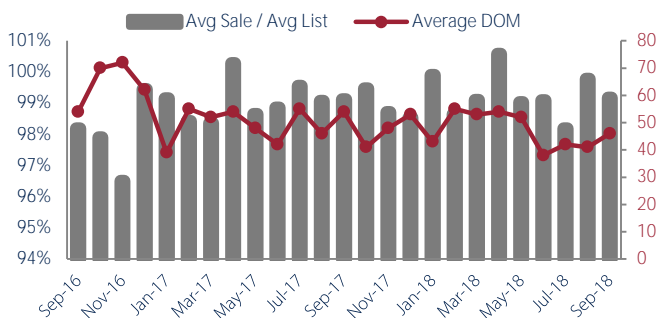
**New Listings & Current Contracts**

This month there were 129 homes newly listed for sale in Hamilton, Lauraville, Raspeburg compared to 154 in September 2017, a decrease of 16%. There were 114 current contracts pending sale this September compared to 96 a year ago. The number of current contracts is 19% higher than last September.

**New Listings & Current Contracts**



**Sale Price/ List Price & DOM**



**Sale Price to List Price Ratio**

In September, the average sale price in Hamilton, Lauraville, Raspeburg was 99.2% 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 46, lower than the average last year, which was 54, a decrease of 15%.



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.

