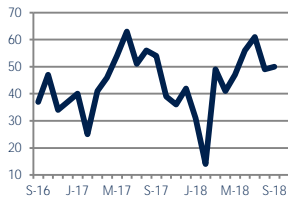


Zip Code(s): 21074, 21048, 21102 and 21088

### Units Sold

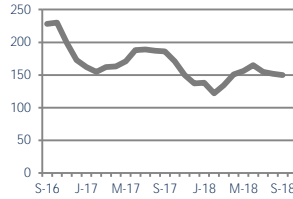
50



Down -7%  
Vs. Year Ago

### Active Inventory

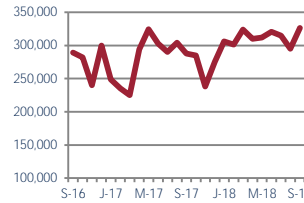
150



Down -19%  
Vs. Year Ago

### Median Sale Price

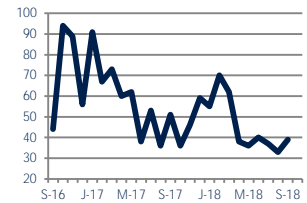
\$326,500



Up 13%  
Vs. Year Ago

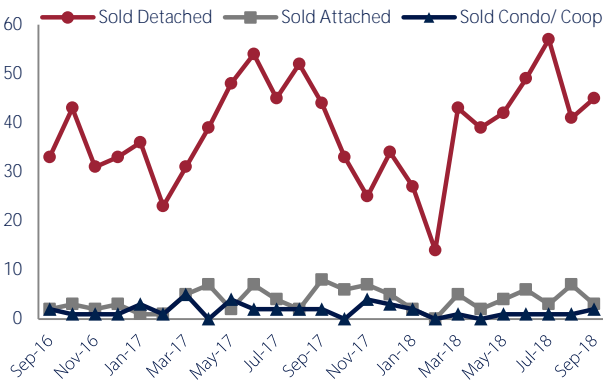
### Days On Market

39



Down -24%  
Vs. Year Ago

### Units Sold\*



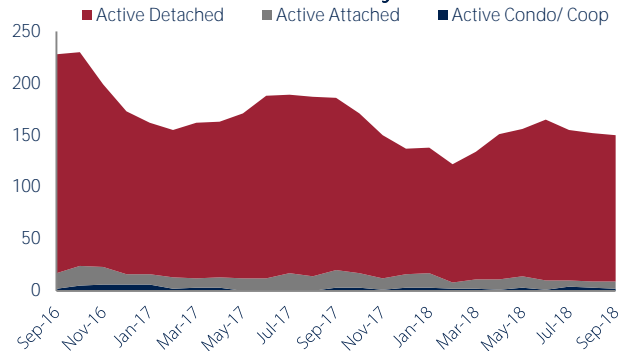
### Units Sold

There was an increase in total units sold in September, with 50 sold this month in Hampstead, Finksburg, and Manchester versus 49 last month, an increase of 2%. This month's total units sold was lower than at this time last year, a decrease of 7% versus September 2017.

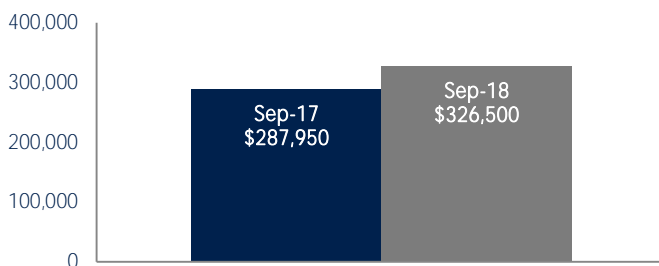
### Active Inventory

Versus last year, the total number of homes available this month is lower by 36 units or 19%. The total number of active inventory this September was 150 compared to 186 in September 2017. This month's total of 150 is lower than the previous month's total supply of available inventory of 152, a decrease of 1%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last September, the median sale price for Hampstead, Finksburg, and Manchester Homes was \$287,950. This September, the median sale price was \$326,500, an increase of 13% or \$38,550 compared to last year. The current median sold price is 11% 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.

Hampstead, Finksburg, and Manchester are defined as properties listed in zip code/s 21074, 21048, 21102 and 21088.

\*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.

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CHRISTIE'S  
INTERNATIONAL REAL ESTATE



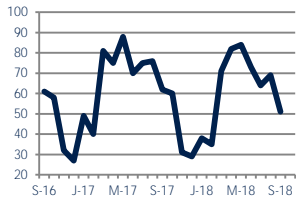
## Focus On: Hampstead, Finksburg, and Manchester Housing Market

September 2018

Zip Code(s): 21074, 21048, 21102 and 21088

### New Listings

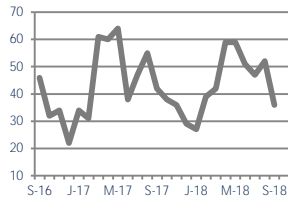
51



Down -18%  
Vs. Year Ago

### Current Contracts

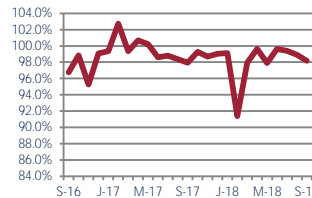
36



Down -14%  
Vs. Year Ago

### Sold Vs. List Price

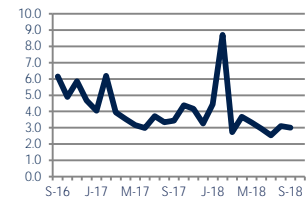
98.2%



No Change  
Vs. Year Ago

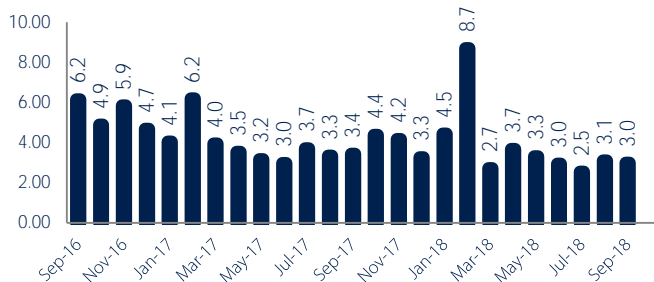
### Months of Supply

3.0



Down -13%  
Vs. Year Ago

### Months Of Supply



### New Listings & Current Contracts

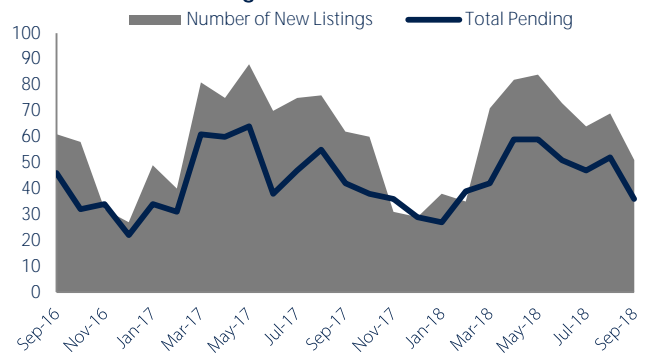
This month there were 51 homes newly listed for sale in Hampstead, Finksburg, and Manchester compared to 62 in September 2017, a decrease of 18%. There were 36 current contracts pending sale this September compared to 42 a year ago. The number of current contracts is 14% lower than last September.

### Months of Supply

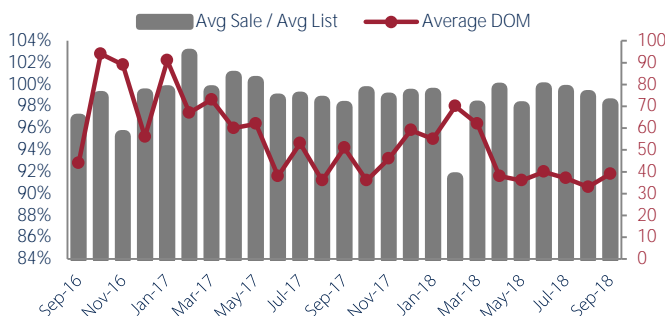
In September, there was 3.0 months of supply available in Hampstead, Finksburg, and Manchester, compared to 3.4 in September 2017. That is a decrease of 13% versus a year ago.

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



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In September, the average sale price in Hampstead, Finksburg, and Manchester was 98.2% 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 39, lower than the average last year, which was 51, a decrease of 24%.



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