



The Long & Foster Market Minute™

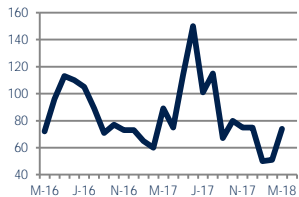
Focus On: Hunt Valley, Phoenix, and Timonium Housing Market

March 2018

Zip Code(s): 21030, 21131 and 21093

Units Sold

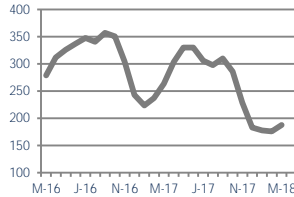
74



Down -17%
Vs. Year Ago

Active Inventory

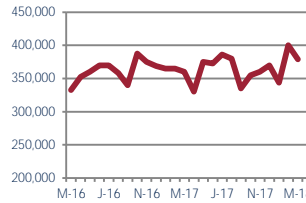
188



Down -29%
Vs. Year Ago

Median Sale Price

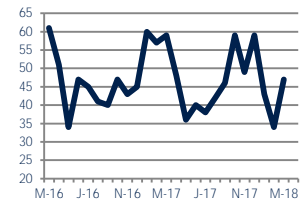
\$378,750



Up 5%
Vs. Year Ago

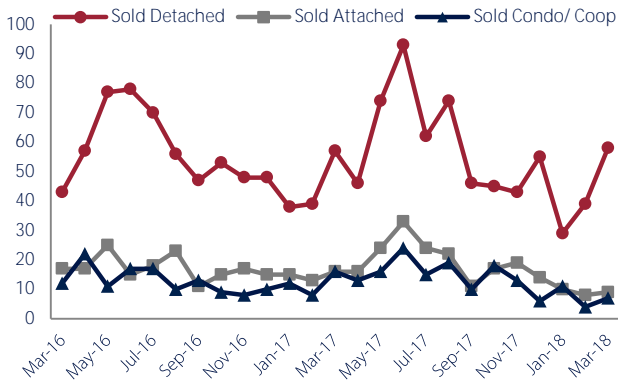
Days On Market

47



Down -20%
Vs. Year Ago

Units Sold*



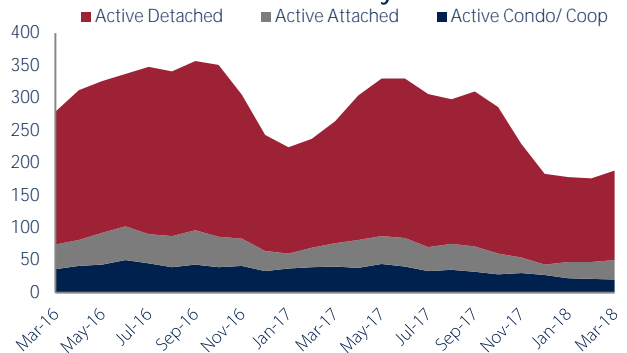
Units Sold

There was an increase in total units sold in March, with 74 sold this month in Hunt Valley, Phoenix, and Timonium. This month's total units sold was lower than at this time last year.

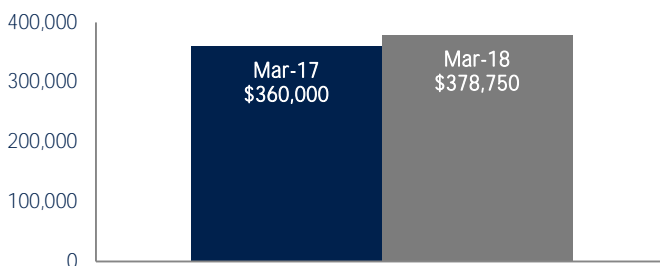
Active Inventory

Versus last year, the total number of homes available this month is lower by 76 units or 29%. The total number of active inventory this March was 188 compared to 264 in March 2017. This month's total of 188 is higher than the previous month's total supply of available inventory of 176, an increase of 7%.

Active Inventory*



Median Sale Price



Median Sale Price

Last March, the median sale price for Hunt Valley, Phoenix, and Timonium Homes was \$360,000. This March, the median sale price was \$378,750, an increase of 5% or \$18,750 compared to last year. The current median sold price is 5% lower than in February.

Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.

Hunt Valley, Phoenix, and Timonium are defined as properties listed in zip code/s 21030, 21131 and 21093.

*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



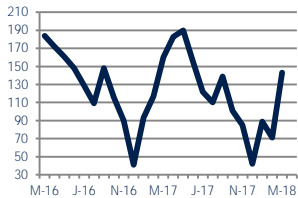
Focus On: Hunt Valley, Phoenix, and Timonium Housing Market

March 2018

Zip Code(s): 21030, 21131 and 21093

New Listings

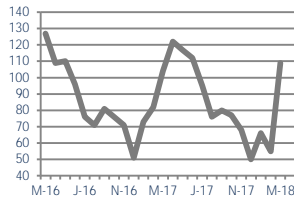
143



Down -11%
Vs. Year Ago

Current Contracts

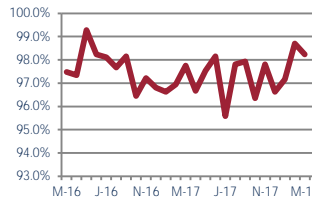
109



Up 5%
Vs. Year Ago

Sold Vs. List Price

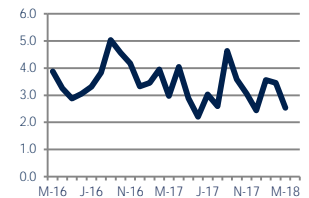
98.2%



No Change
Vs. Year Ago

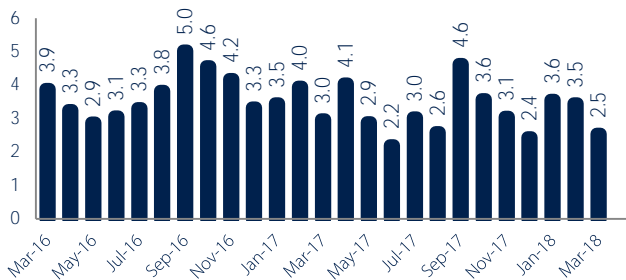
Months of Supply

2.5



Down -14%
Vs. Year Ago

Months Of Supply



Months of Supply

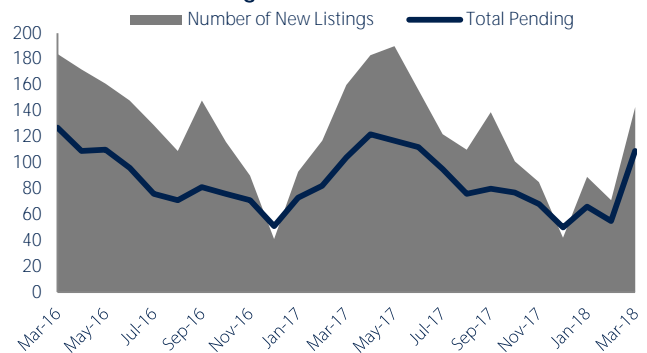
In March, there was 2.5 months of supply available in Hunt Valley, Phoenix, and Timonium, compared to 3.0 in March 2017. That is a decrease of 14% versus a year ago.

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.

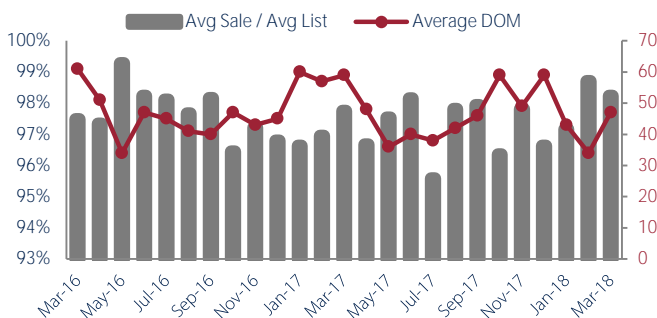
New Listings & Current Contracts

This month there were 143 homes newly listed for sale in Hunt Valley, Phoenix, and Timonium compared to 160 in March 2017, a decrease of 11%. There were 109 current contracts pending sale this March compared to 104 a year ago. The number of current contracts is 5% higher than last March.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In March, the average sale price in Hunt Valley, Phoenix, and Timonium 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 47, lower than the average last year, which was 59, a decrease of 20%.



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