



The Long & Foster Market Minute™

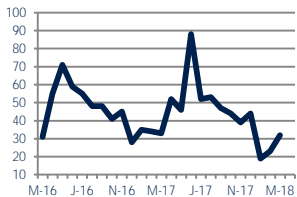
Focus On: North Rockville Housing Market

March 2018

Zip Code(s): 20850

Units Sold

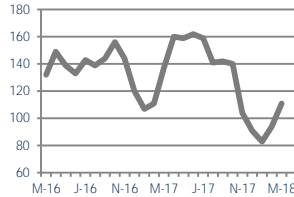
32



Down
Vs. Year Ago

Active Inventory

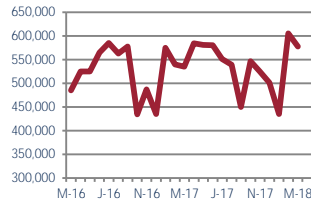
111



Down -19%
Vs. Year Ago

Median Sale Price

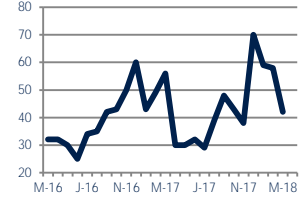
\$577,500



Up 8%
Vs. Year Ago

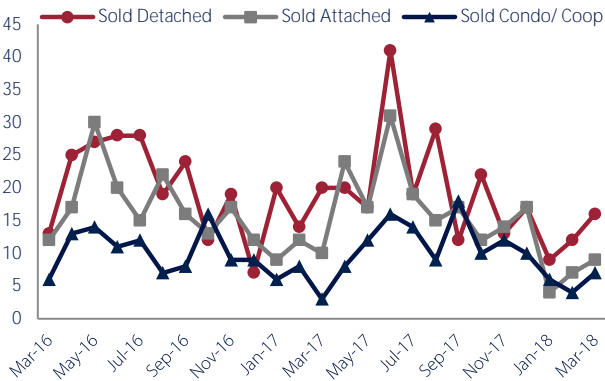
Days On Market

42



Down -25%
Vs. Year Ago

Units Sold*



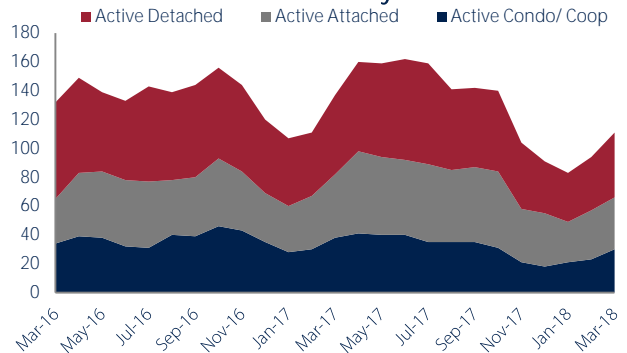
Units Sold

With relatively few transactions, there was an increase in total units sold in March, with 32 sold this month in North Rockville. This month's total units sold was lower than at this time last year, a decrease from March 2017.

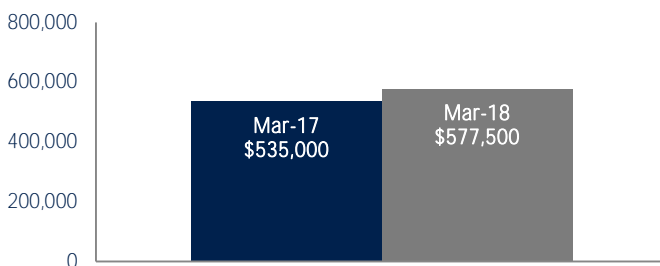
Active Inventory

Versus last year, the total number of homes available this month is lower by 26 units or 19%. The total number of active inventory this March was 111 compared to 137 in March 2017. This month's total of 111 is higher than the previous month's total supply of available inventory of 94, an increase of 18%.

Active Inventory*



Median Sale Price



Median Sale Price

Last March, the median sale price for North Rockville Homes was \$535,000. This March, the median sale price was \$577,500, an increase of 8% or \$42,500 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.

North Rockville are defined as properties listed in zip code/s 20850

*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



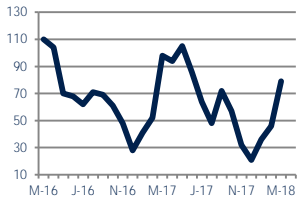
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Zip Code(s): 20850

New Listings

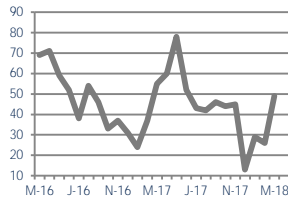
79



Down -19%
Vs. Year Ago

Current Contracts

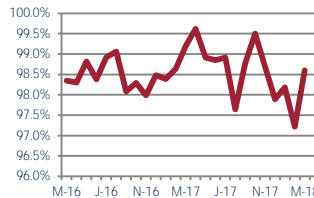
49



Down -11%
Vs. Year Ago

Sold Vs. List Price

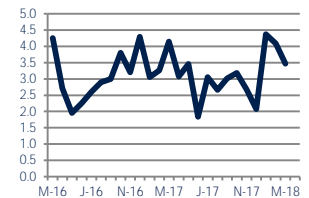
98.6%



Down -0.6%
Vs. Year Ago

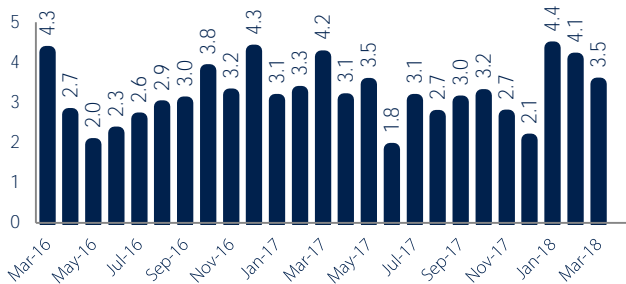
Months of Supply

3.5



Down -16%
Vs. Year Ago

Months Of Supply



Months of Supply

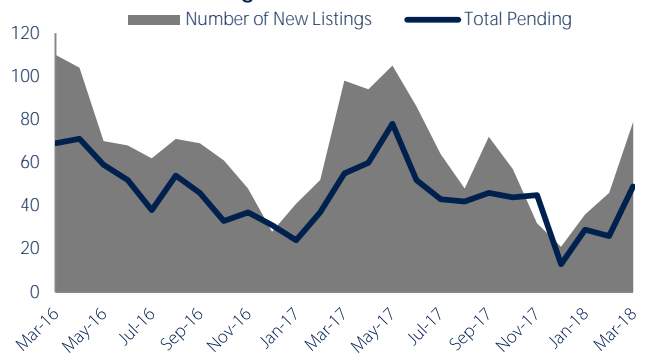
In March, there was 3.5 months of supply available in North Rockville, compared to 4.2 in March 2017. That is a decrease of 16% versus a year ago.

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.

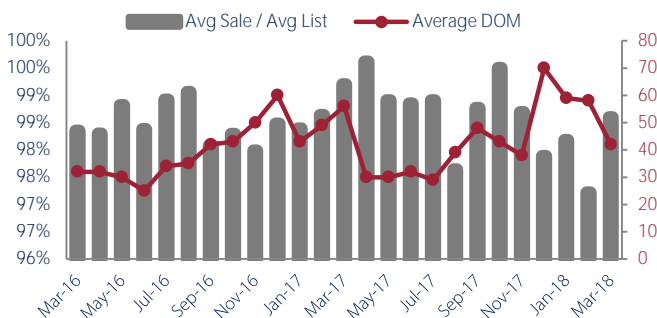
New Listings & Current Contracts

This month there were 79 homes newly listed for sale in North Rockville compared to 98 in March 2017, a decrease of 19%. There were 49 current contracts pending sale this March compared to 55 a year ago. The number of current contracts is 11% lower 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 North Rockville was 98.6% of the average list price, which is 0.6% lower than at this time last year.

Days On Market

This month, the average number of days on market was 42, lower than the average last year, which was 56, a decrease of 25%.



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