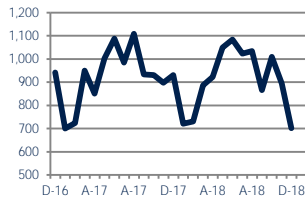


Units Sold

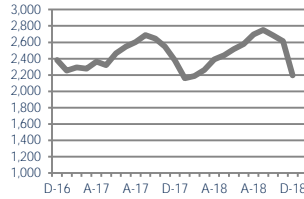
702



Down -25%
Vs. Year Ago

Active Inventory

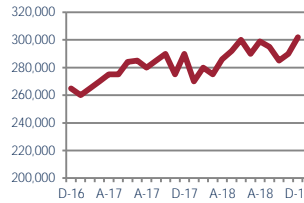
2,195



Down -8%
Vs. Year Ago

Median Sale Price

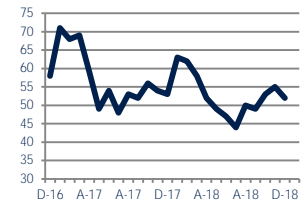
\$302,000



Up 4%
Vs. Year Ago

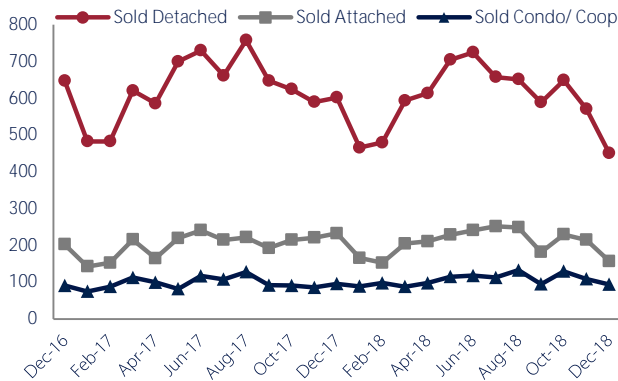
Days On Market

52



Down -2%
Vs. Year Ago

Units Sold*



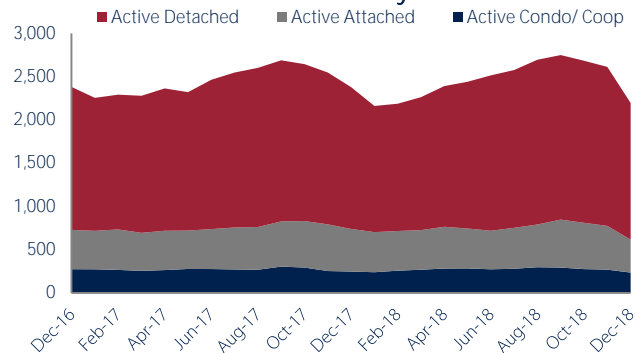
Units Sold

There was a decrease in total units sold in December, with 702 sold this month in Prince George's County versus 895 last month, a decrease of 22%. This month's total units sold was lower than at this time last year, a decrease of 25% versus December 2017.

Active Inventory

Versus last year, the total number of homes available this month is lower by 184 units or 8%. The total number of active inventory this December was 2,195 compared to 2,379 in December 2017. This month's total of 2,195 is lower than the previous month's total supply of available inventory of 2,613, a decrease of 16%.

Active Inventory*



Median Sale Price



Median Sale Price

Last December, the median sale price for Prince George's County Homes was \$290,000. This December, the median sale price was \$302,000, an increase of 4% or \$12,000 compared to last year. The current median sold price is 4% higher 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.

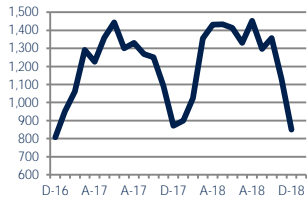


*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by BRIGHTMLS 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 BRIGHTMLS or Long & Foster Real Estate, Inc.



New Listings

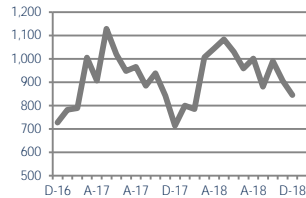
850



Down -3%
Vs. Year Ago

Current Contracts

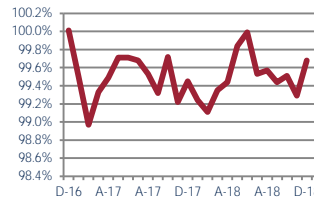
846



Up 18%
Vs. Year Ago

Sold Vs. List Price

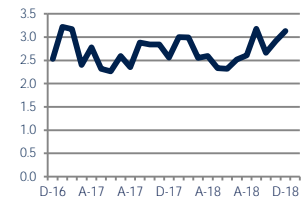
99.7%



No Change
Vs. Year Ago

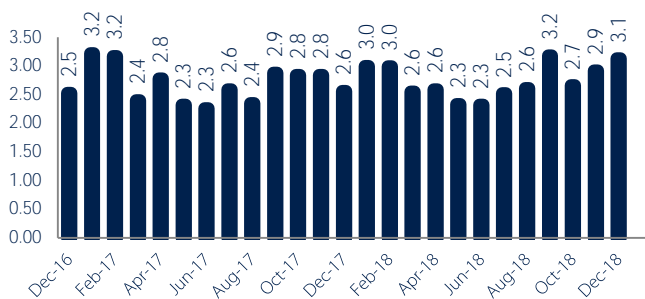
Months of Supply

3.1



Up 22%
Vs. Year Ago

Months Of Supply



Months of Supply

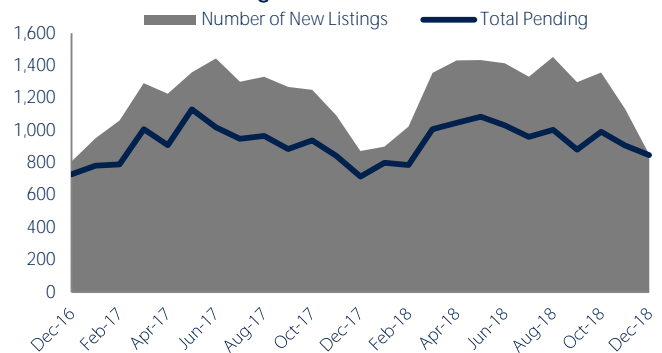
In December, there was 3.1 months of supply available in Prince George's County, compared to 2.6 in December 2017. That is an increase of 22% versus a year ago.

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.

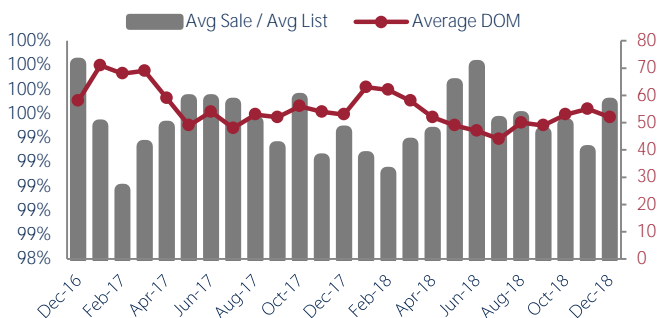
New Listings & Current Contracts

This month there were 850 homes newly listed for sale in Prince George's County compared to 872 in December 2017, a decrease of 3%. There were 846 current contracts pending sale this December compared to 714 a year ago. The number of current contracts is 18% higher 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 Prince George's County was 99.7% 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 52, lower than the average last year, which was 53, a decrease of 2%.



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