



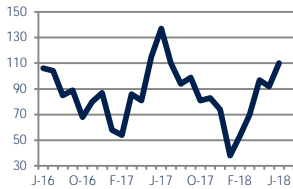
The Long & Foster Market Minute™

Focus On: Westminster and Taneytown Housing Market

June 2018

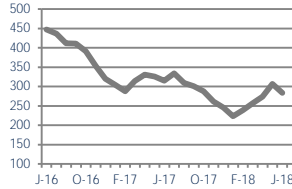
Zip Code(s): 21157, 21158 and 21787

Units Sold
110



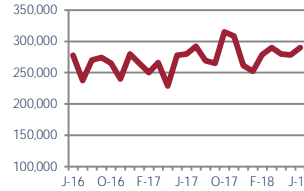
Down -20%
Vs. Year Ago

Active Inventory
284



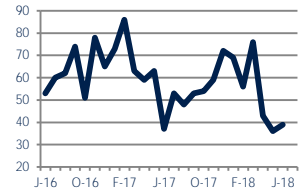
Down -10%
Vs. Year Ago

Median Sale Price
\$290,000



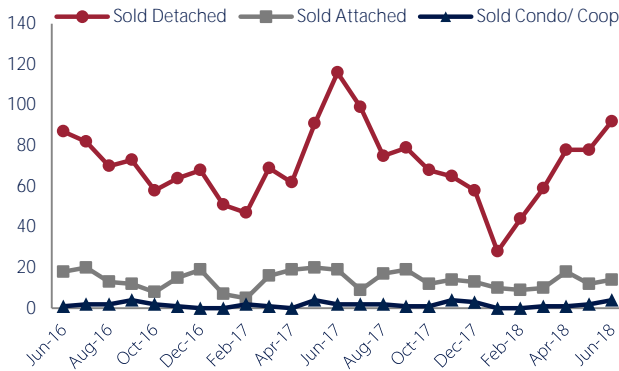
Up 4%
Vs. Year Ago

Days On Market
39



Up 5%
Vs. Year Ago

Units Sold*



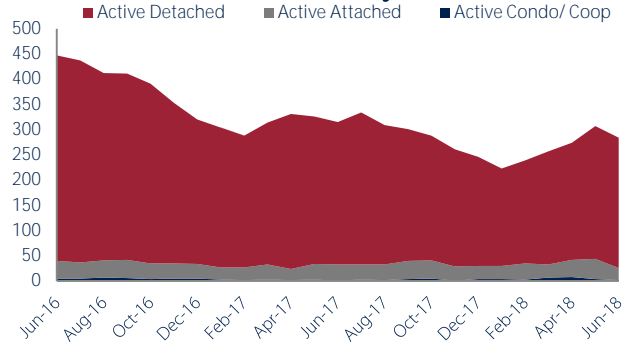
Units Sold

There was an increase in total units sold in June, with 110 sold this month in Westminster and Taneytown versus 92 last month, an increase of 20%. This month's total units sold was lower than at this time last year, a decrease of 20% versus June 2017.

Active Inventory

Versus last year, the total number of homes available this month is lower by 31 units or 10%. The total number of active inventory this June was 284 compared to 315 in June 2017. This month's total of 284 is lower than the previous month's total supply of available inventory of 307, a decrease of 7%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Westminster and Taneytown Homes was \$280,000. This June, the median sale price was \$290,000, an increase of 4% or \$10,000 compared to last year. The current median sold price is 4% higher than in May.

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

Westminster and Taneytown are defined as properties listed in zip code/s 21157, 21158 and 21787.

*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.



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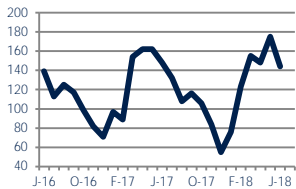
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June 2018

Zip Code(s): 21157, 21158 and 21787

New Listings

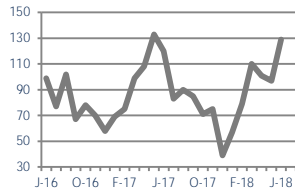
144



Down -3%
Vs. Year Ago

Current Contracts

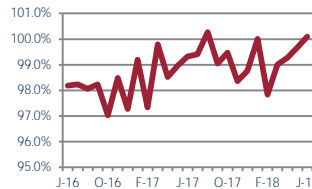
129



Up 7%
Vs. Year Ago

Sold Vs. List Price

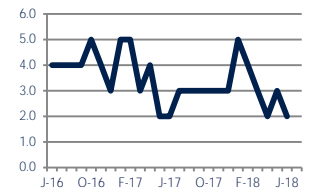
100.1%



Up 0.8%
Vs. Year Ago

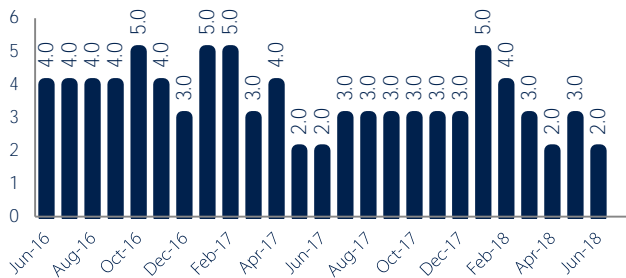
Months of Supply

2.0



No Change
Vs. Year Ago

Months Of Supply



Months of Supply

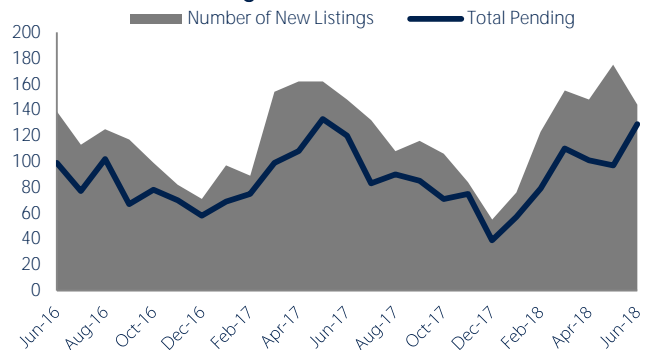
In June, there was 2.6 months of supply available in Westminster and Taneytown, compared to 2.3 in June 2017. That is an increase of 12% versus a year ago.

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.

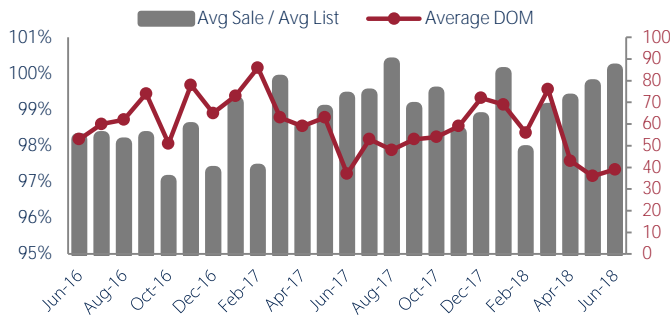
New Listings & Current Contracts

This month there were 144 homes newly listed for sale in Westminster and Taneytown compared to 148 in June 2017, a decrease of 3%. There were 129 current contracts pending sale this June compared to 120 a year ago. The number of current contracts is 8% higher than last June.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In June, the average sale price in Westminster and Taneytown was 100.1% of the average list price, which is 0.8% higher than at this time last year.

Days On Market

This month, the average number of days on market was 39, higher than the average last year, which was 37, an increase of 5%.



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