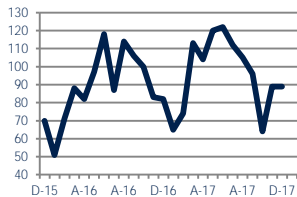




Units Sold

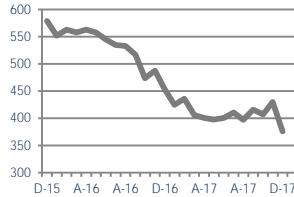
89



Up 9%
Vs. Year Ago

Active Inventory

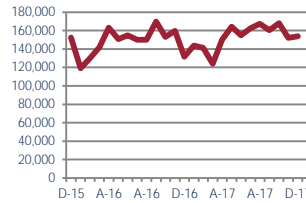
376



Down -17%
Vs. Year Ago

Median Sale Price

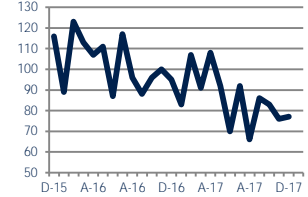
\$154,000



Up 17%
Vs. Year Ago

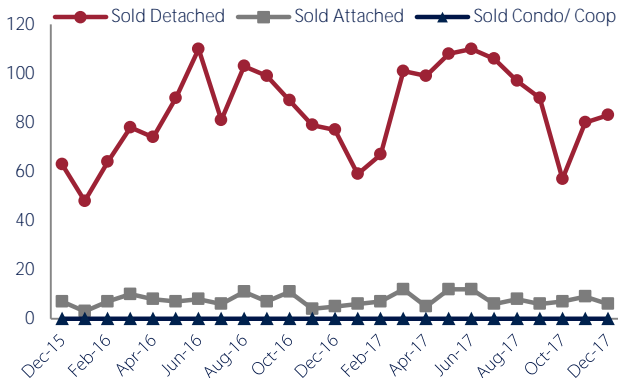
Days On Market

77



Down -19%
Vs. Year Ago

Units Sold*



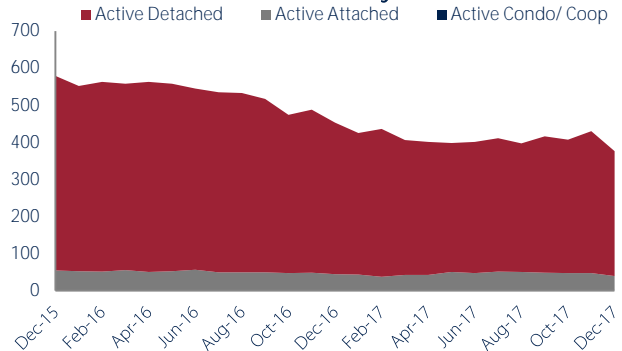
Units Sold

The number of units sold remained stable in December, with 89 sold this month in Wicomico County. This month's total units sold was higher than at this time last year, an increase of 9% versus December 2016.

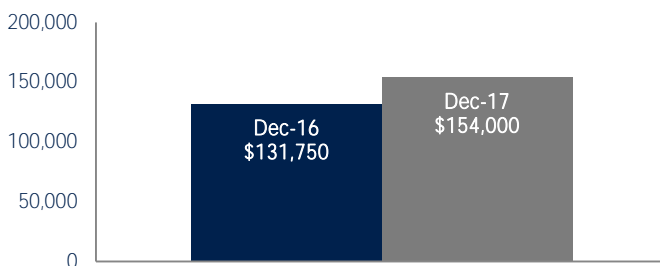
Active Inventory

Versus last year, the total number of homes available this month is lower by 77 units or 17%. The total number of active inventory this December was 376 compared to 453 in December 2016. This month's total of 376 is lower than the previous month's total supply of available inventory of 430, a decrease of 13%.

Active Inventory*



Median Sale Price



Median Sale Price

Last December, the median sale price for Wicomico County Homes was \$131,750. This December, the median sale price was \$154,000, an increase of 17% or \$22,250 compared to last year. The current median sold price is 1% 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.

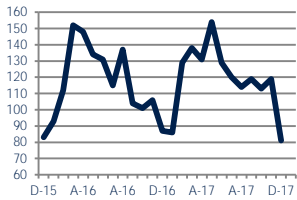


*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by CAR and its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



New Listings

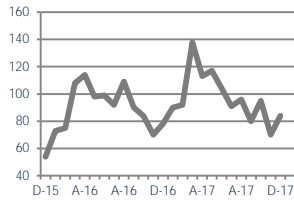
81



Down -7%
Vs. Year Ago

Current Contracts

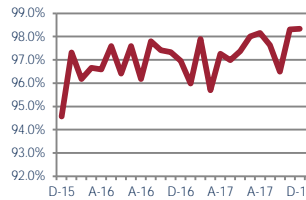
84



Up 8%
Vs. Year Ago

Sold Vs. List Price

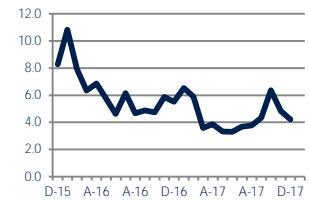
98.3%



Up 1.4%
Vs. Year Ago

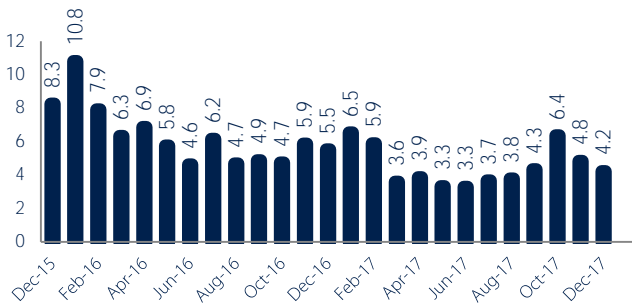
Months of Supply

4.2



Down -24%
Vs. Year Ago

Months Of Supply



Months of Supply

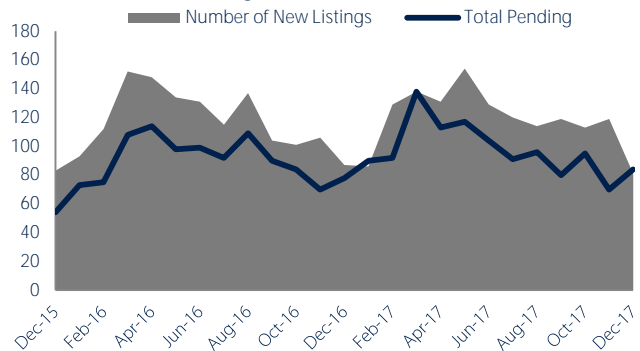
In December, there was 4.2 months of supply available in Wicomico County, compared to 5.5 in December 2016. That is a decrease of 24% versus a year ago.

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.

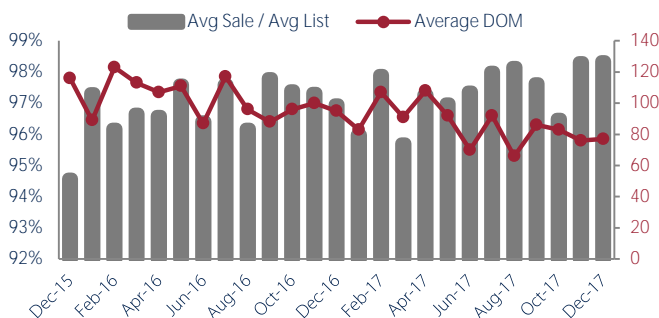
New Listings & Current Contracts

This month there were 81 homes newly listed for sale in Wicomico County compared to 87 in December 2016, a decrease of 7%. There were 84 current contracts pending sale this December compared to 78 a year ago. The number of current contracts is 8% 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 Wicomico County was 98.3% of the average list price, which is 1.4% higher than at this time last year.

Days On Market

This month, the average number of days on market was 77, lower than the average last year, which was 95, a decrease of 19%.



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