



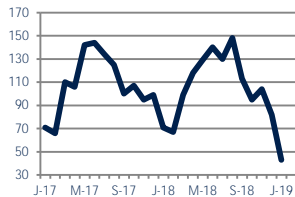
Focus On: Annapolis Housing Market

January 2019

Zip Code(s): 21401, 21403, 21402 and 21405

Units Sold

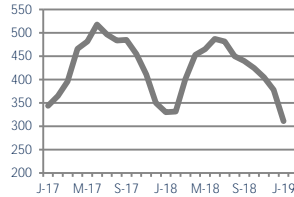
43



Down
Vs. Year Ago

Active Inventory

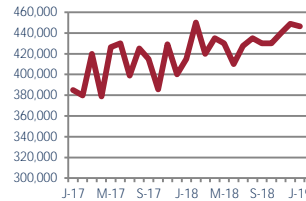
311



Down -6%
Vs. Year Ago

Median Sale Price

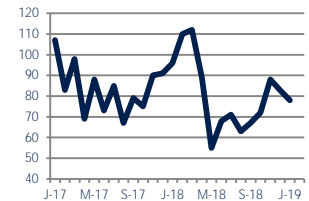
\$446,375



Up 8%
Vs. Year Ago

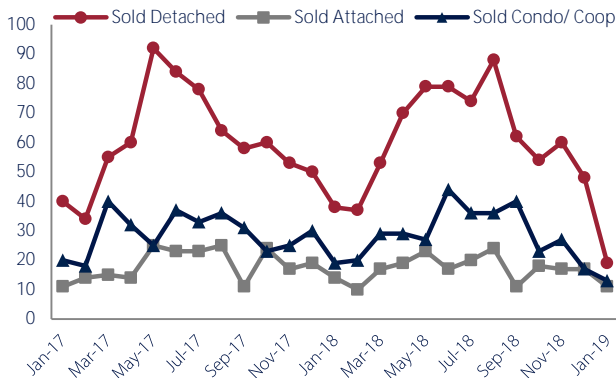
Days On Market

78



Down -19%
Vs. Year Ago

Units Sold*



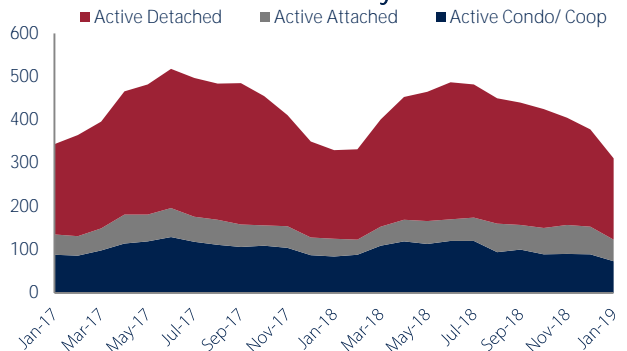
Units Sold

There was a decrease in total units sold in January, with 43 sold this month in Annapolis. 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 19 units or 6%. The total number of active inventory this January was 311 compared to 330 in January 2018. This month's total of 311 is lower than the previous month's total supply of available inventory of 378, a decrease of 18%.

Active Inventory*



Median Sale Price



Median Sale Price

Last January, the median sale price for Annapolis Homes was \$415,000. This January, the median sale price was \$446,375, an increase of 8% or \$31,375 compared to last year. The current median sold price is 1% lower than in December.

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

Annapolis are defined as properties listed in zip code/s 21401, 21403, 21402 and 21405.

*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.



CHRISTIE'S
INTERNATIONAL REAL ESTATE



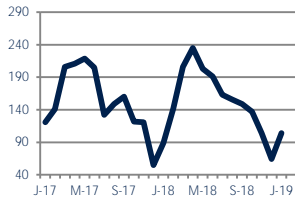
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January 2019

Zip Code(s): 21401, 21403, 21402 and 21405

New Listings

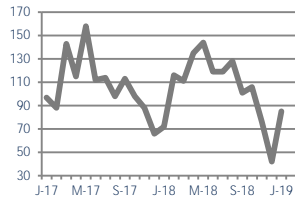
104



Up 17%
Vs. Year Ago

Current Contracts

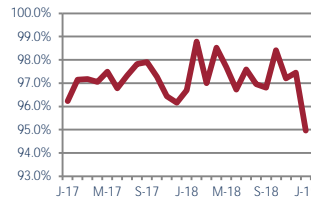
85



Up 18%
Vs. Year Ago

Sold Vs. List Price

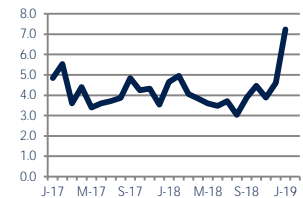
95.0%



Down -1.8%
Vs. Year Ago

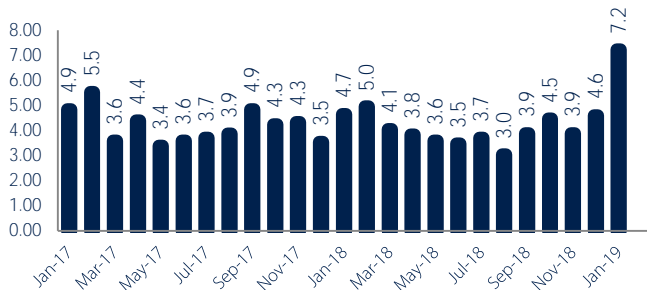
Months of Supply

7.2



Up 55%
Vs. Year Ago

Months Of Supply



Months of Supply

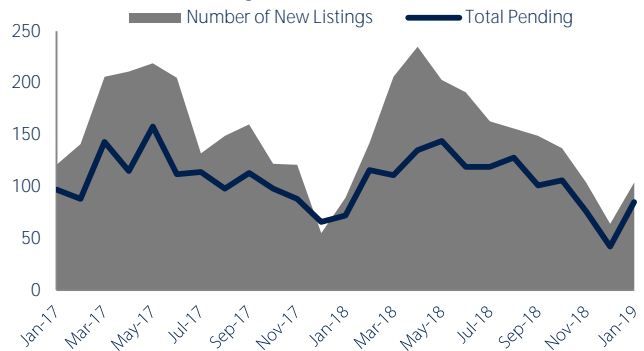
In January, there was 7.2 months of supply available in Annapolis, compared to 4.6 in January 2018. That is an increase of 56% versus a year ago.

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.

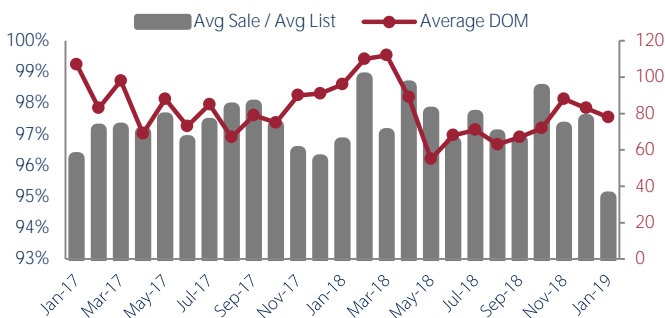
New Listings & Current Contracts

This month there were 104 homes newly listed for sale in Annapolis compared to 89 in January 2018, an increase of 17%. There were 85 current contracts pending sale this January compared to 72 a year ago. The number of current contracts is 18% higher than last January.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In January, the average sale price in Annapolis was 95.0% of the average list price, which is 1.7% lower than at this time last year.

Days On Market

This month, the average number of days on market was 78, lower than the average last year, which was 96, a decrease of 19%.



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