

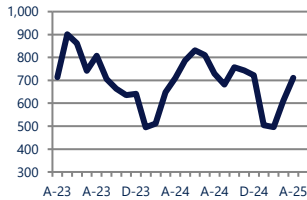
THE LONG & FOSTER MARKET MINUTE™

FOCUS ON: **BALTIMORE COUNTY HOUSING MARKET**

APRIL 2025

Units Sold

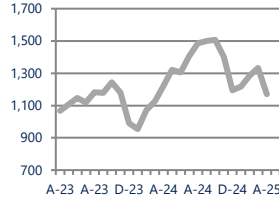
711



No Change
Vs. Year Ago

Active Inventory

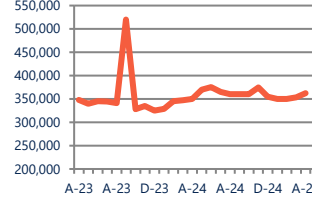
1,170



Down -4%
Vs. Year Ago

Median Sale Price

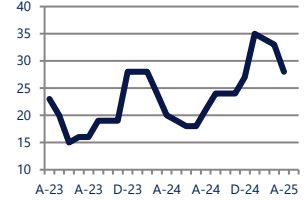
\$362,500



Up 4%
Vs. Year Ago

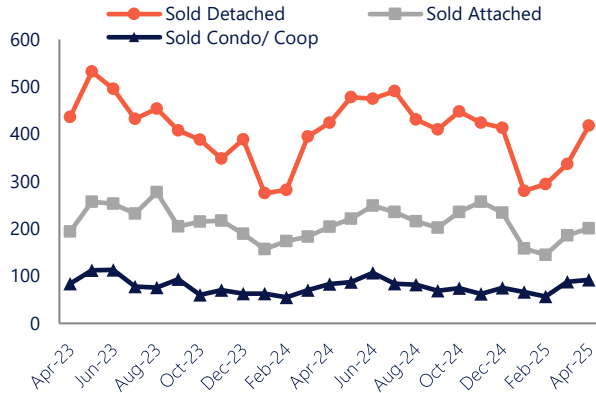
Days On Market

28



Up 40%
Vs. Year Ago

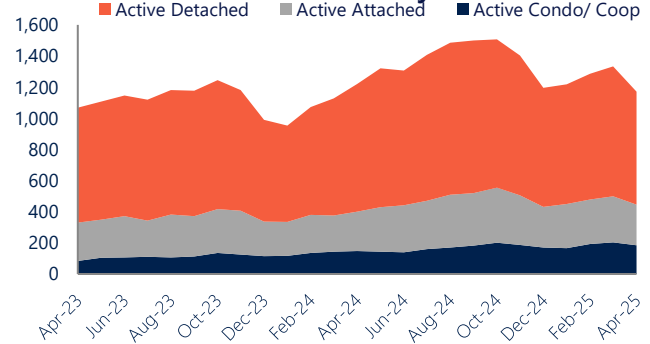
Units Sold*



Units Sold

There was an increase in total units sold in April, with 711 sold this month in Baltimore County, an increase of 16%. This month's total units sold is similar compared to a year ago.

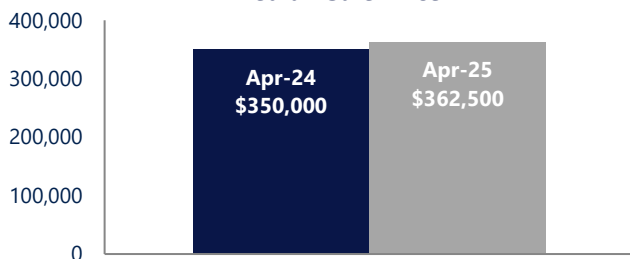
Active Inventory*



Active Inventory

Versus last year, the total number of homes available this month is lower by 51 units or 4%. The total number of active inventory this April was 1,170 compared to 1,221 in April 2024. This month's total of 1,170 is lower than the previous month's total supply of available inventory of 1,333, a decrease of 12%.

Median Sale Price



Median Sale Price

Last April, the median sale price for Baltimore County Homes was \$350,000. This April, the median sale price was \$362,500, an increase of 4% or \$12,500 compared to last year. The current median sold price is 3% higher than in March.

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

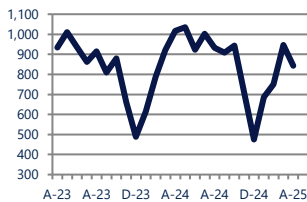
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FOCUS ON: **BALTIMORE COUNTY HOUSING MARKET**

APRIL 2025

New Listings

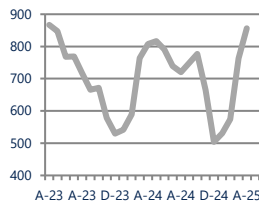
843



Down -17%
Vs. Year Ago

Current Contracts

856



Up 6%
Vs. Year Ago

Sold Vs. List Price

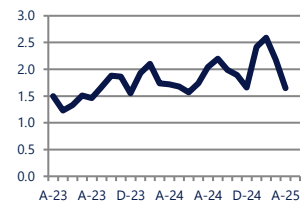
100.9%



Down -0.6%
Vs. Year Ago

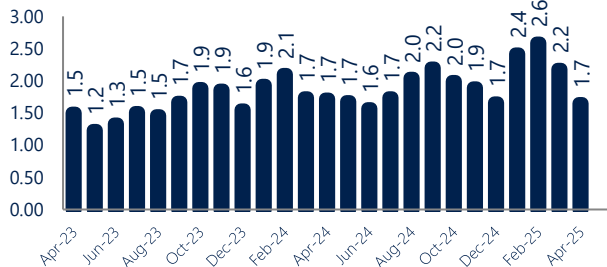
Months of Supply

1.7



No Change
Vs. Year Ago

Months Of Supply



Months of Supply

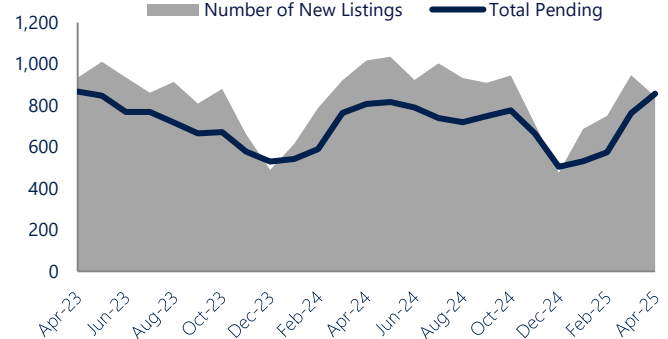
In April, there was 1.6 months of supply available in Baltimore County. The amount of supply is similar compared to a year ago.

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.

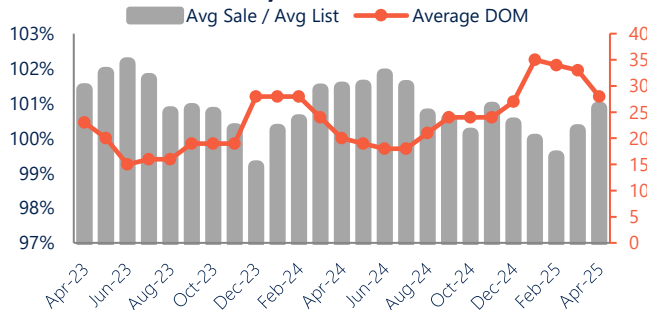
New Listings & Current Contracts

This month there were 843 homes newly listed for sale in Baltimore County compared to 1,017 in April 2024, a decrease of 17%. There were 856 current contracts pending sale this April compared to 808 a year ago. The number of current contracts is 6% higher than last April.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In April, the average sale price in Baltimore County was 100.9% 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 28, higher than the average last year, which was 20, an increase of 40%.