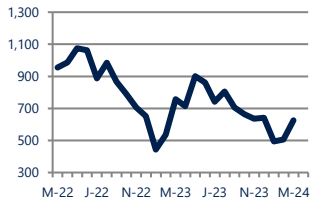




Focus On: **Baltimore County Housing Market**

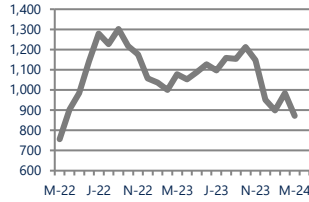
March 2024

**Units Sold**  
625



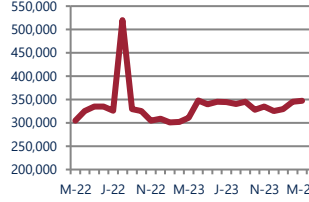
**Down -17%**  
Vs. Year Ago

**Active Inventory**  
871



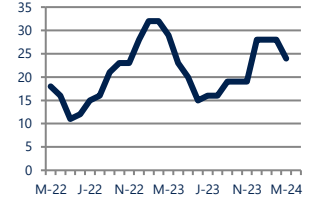
**Down -19%**  
Vs. Year Ago

**Median Sale Price**  
\$347,500



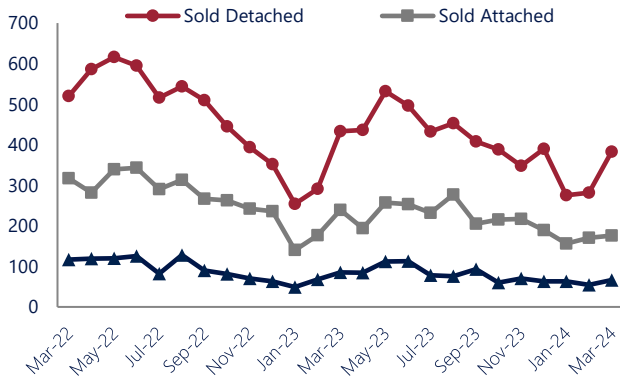
**Up 12%**  
Vs. Year Ago

**Days On Market**  
24



**Down -17%**  
Vs. Year Ago

**Units Sold\***



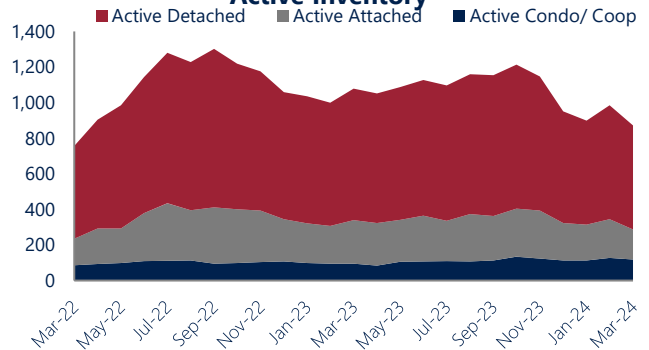
**Units Sold**

There was an increase in total units sold in March, with 625 sold this month in Baltimore County versus 506 last month, an increase of 24%. This month's total units sold was lower than at this time last year, a decrease of 17% versus March 2023.

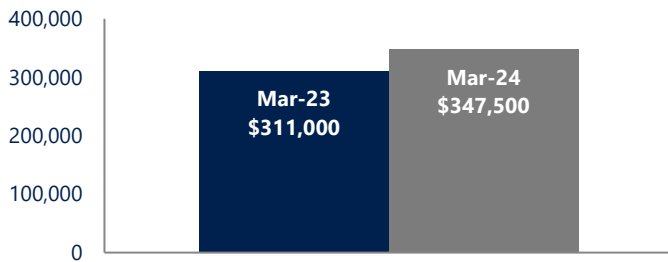
**Active Inventory**

Versus last year, the total number of homes available this month is lower by 207 units or 19%. The total number of active inventory this March was 871 compared to 1,078 in March 2023. This month's total of 871 is lower than the previous month's total supply of available inventory of 985, a decrease of 12%.

**Active Inventory\***



**Median Sale Price**



**Median Sale Price**

Last March, the median sale price for Baltimore County Homes was \$311,000. This March, the median sale price was \$347,500, an increase of 12% or \$36,500 compared to last year. The current median sold price is 1% higher than in February.

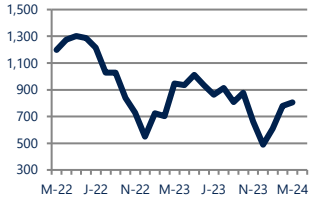
Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.

\*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

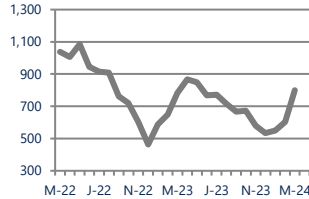
805



**Down -15%**  
Vs. Year Ago

### Current Contracts

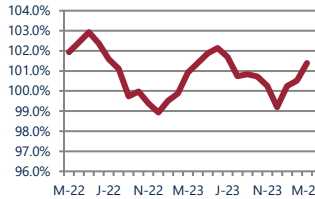
800



**Up 2%**  
Vs. Year Ago

### Sold Vs. List Price

101.4%



**No Change**  
Vs. Year Ago

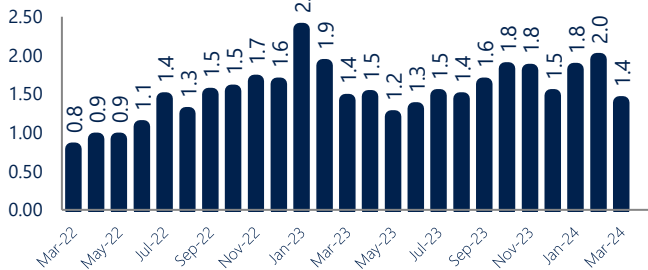
### Months of Supply

1.4



**No Change**  
Vs. Year Ago

### Months Of Supply



### Months of Supply

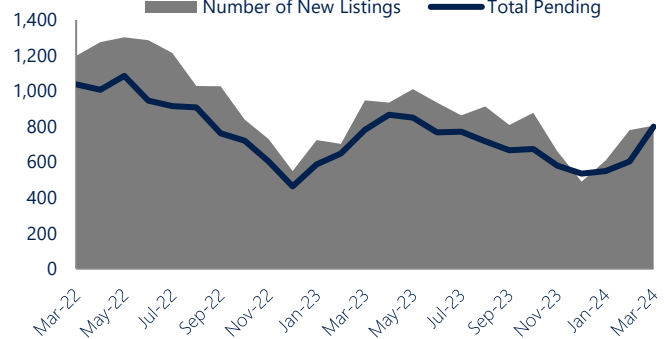
In March, there was 1.4 months of supply available in Baltimore County. The amount of supply is similar compared to a year ago.

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.

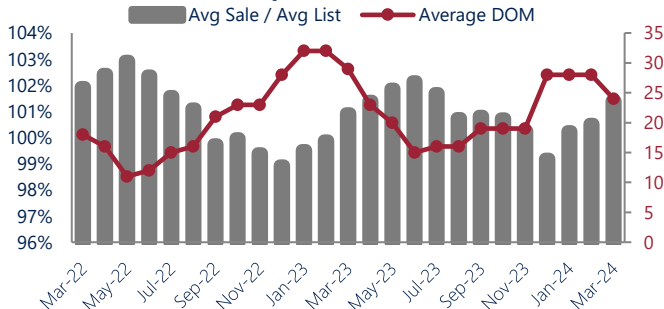
### New Listings & Current Contracts

This month there were 805 homes newly listed for sale in Baltimore County compared to 947 in March 2023, a decrease of 15%. There were 800 current contracts pending sale this March compared to 782 a year ago. The number of current contracts is 2% higher than last March.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In March, the average sale price in Baltimore County was 101.4% 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 24, lower than the average last year, which was 29, a decrease of 17%.