



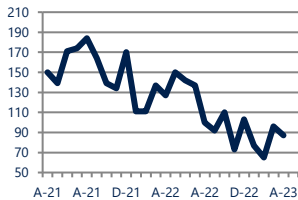
## Focus On: Bowie Housing Market

April 2023

Zip Code(s): 20715, 20716, 20720 and 20721

### Units Sold

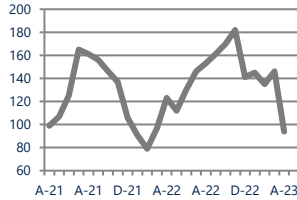
87



**Down -31%**  
Vs. Year Ago

### Active Inventory

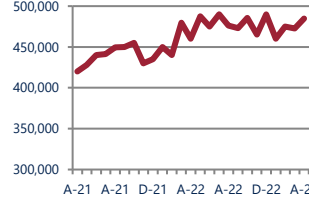
94



**Down -24%**  
Vs. Year Ago

### Median Sale Price

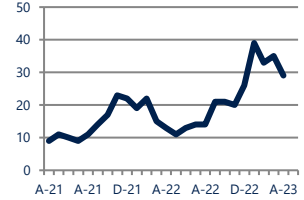
\$484,990



**Up 5%**  
Vs. Year Ago

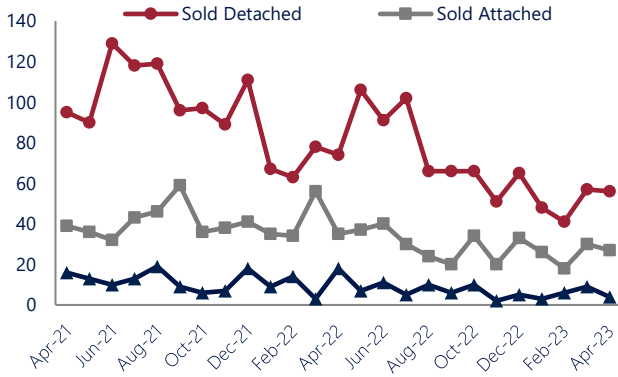
### Days On Market

29



**Up 123%**  
Vs. Year Ago

### Units Sold\*



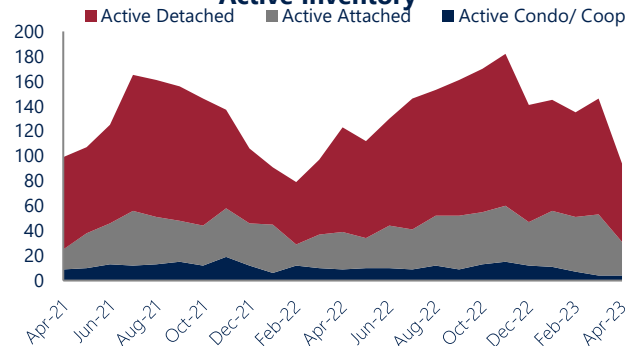
### Units Sold

There was a decrease in total units sold in April, with 87 sold this month in Bowie versus 96 last month, a decrease of 9%. This month's total units sold was lower than at this time last year, a decrease of 31% versus April 2022.

### Active Inventory

Versus last year, the total number of homes available this month is lower by 29 units or 24%. The total number of active inventory this April was 94 compared to 123 in April 2022. This month's total of 94 is lower than the previous month's total supply of available inventory of 146, a decrease of 36%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last April, the median sale price for Bowie Homes was \$460,000. This April, the median sale price was \$484,990, an increase of 5% or \$24,990 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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\*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.





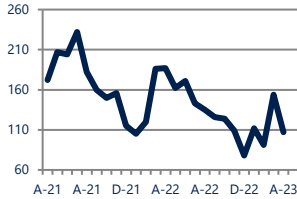
## Focus On: Bowie Housing Market

April 2023

Zip Code(s): 20715, 20716, 20720 and 20721

### New Listings

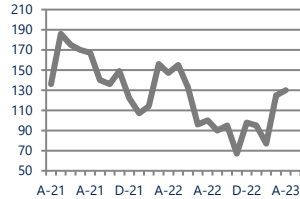
107



**Down -43%**  
Vs. Year Ago

### Current Contracts

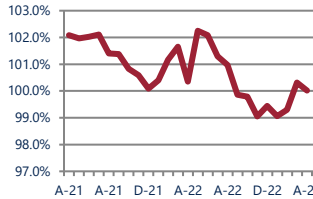
130



**Down -12%**  
Vs. Year Ago

### Sold Vs. List Price

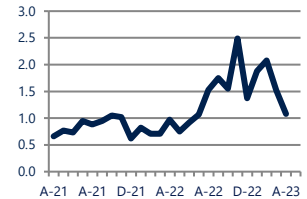
100.0%



**No Change**  
Vs. Year Ago

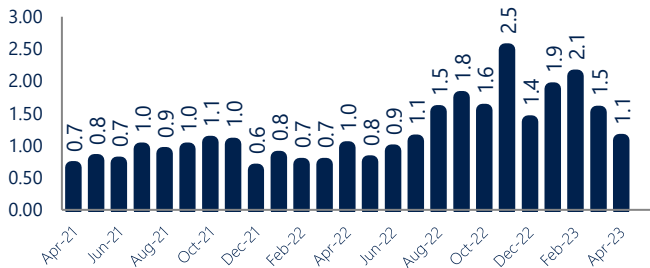
### Months of Supply

1.1



**Up 11%**  
Vs. Year Ago

### Months Of Supply



### Months of Supply

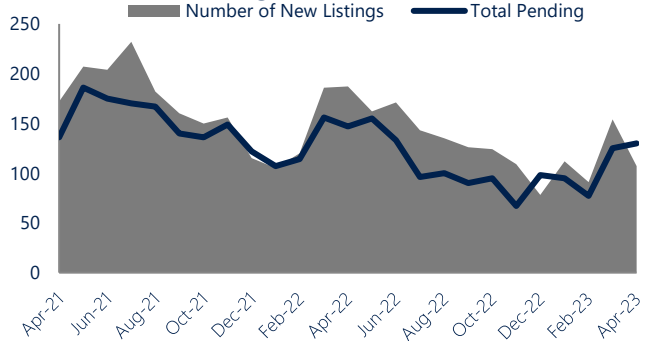
In April, there was 1.1 months of supply available in Bowie, compared to 1.0 in April 2022. That is an increase of 12% versus a year ago.

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.

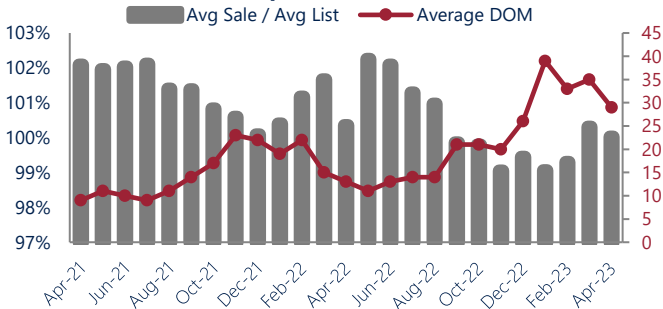
### New Listings & Current Contracts

This month there were 107 homes newly listed for sale in Bowie compared to 187 in April 2022, a decrease of 43%. There were 130 current contracts pending sale this April compared to 147 a year ago. The number of current contracts is 12% lower 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 Bowie was 100.0% 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 29, higher than the average last year, which was 13, an increase of 123%.



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