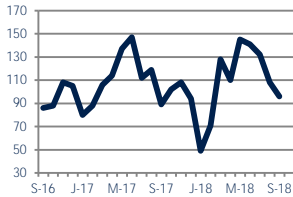


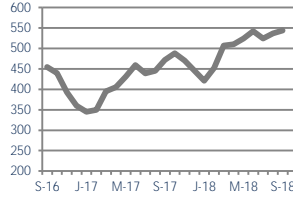
Zip Code(s): 21224

Units Sold
96



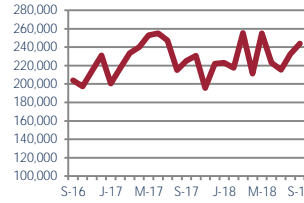
Up 8%
Vs. Year Ago

Active Inventory
544



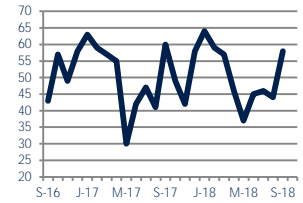
Up 15%
Vs. Year Ago

Median Sale Price
\$244,000



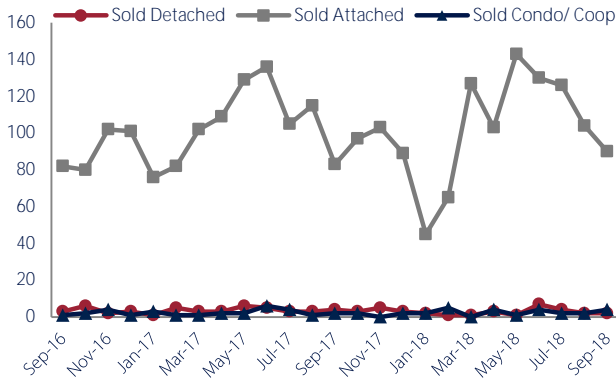
Up 8%
Vs. Year Ago

Days On Market
58



Down -3%
Vs. Year Ago

Units Sold*



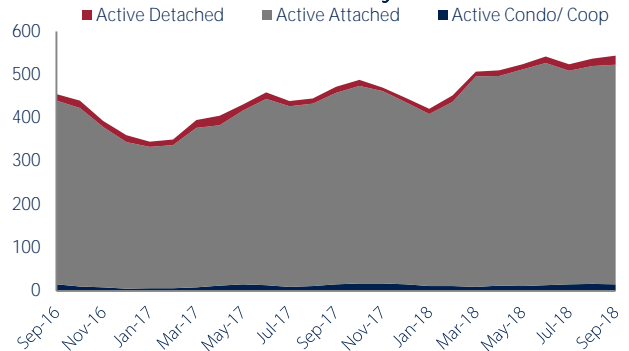
Units Sold

There was a decrease in total units sold in September, with 96 sold this month in Canton, Highlandtown, and Patterson Park versus 108 last month, a decrease of 11%. This month's total units sold was higher than at this time last year, an increase of 8% versus September 2017.

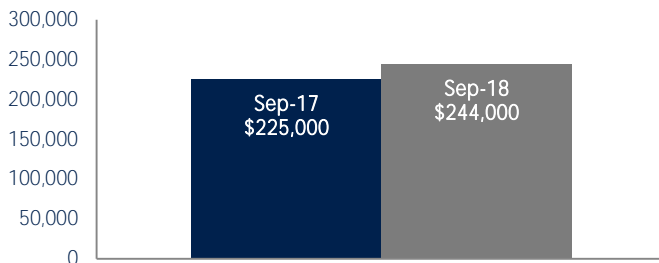
Active Inventory

Versus last year, the total number of homes available this month is higher by 72 units or 15%. The total number of active inventory this September was 544 compared to 472 in September 2017. This month's total of 544 is higher than the previous month's total supply of available inventory of 537, an increase of 1%.

Active Inventory*



Median Sale Price



Median Sale Price

Last September, the median sale price for Canton, Highlandtown, and Patterson Park Homes was \$225,000. This September, the median sale price was \$244,000, an increase of 8% or \$19,000 compared to last year. The current median sold price is 5% higher than in August.

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

Canton, Highlandtown, and Patterson Park are defined as properties listed in zip code/s 21224.

*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 MRIS 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 MRIS or Long & Foster Real Estate, Inc.





The Long & Foster Market Minute™

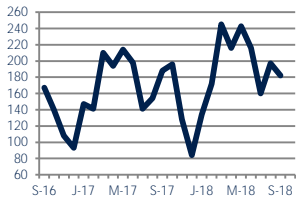
Focus On: Canton, Highlandtown, and Patterson Park Housing Market

September 2018

Zip Code(s): 21224

New Listings

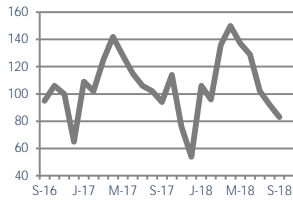
182



Down -3%
Vs. Year Ago

Current Contracts

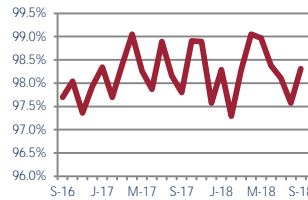
83



Down -12%
Vs. Year Ago

Sold Vs. List Price

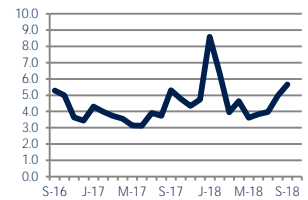
98.3%



Up 0.5%
Vs. Year Ago

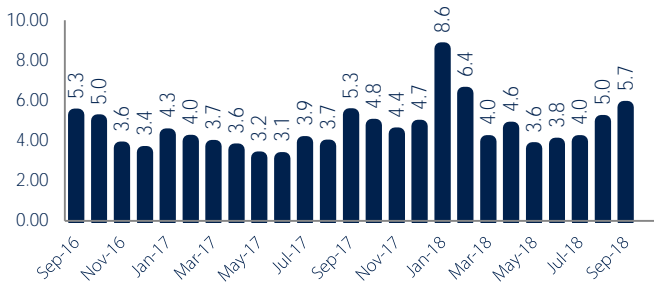
Months of Supply

5.7



Up 7%
Vs. Year Ago

Months Of Supply



Months of Supply

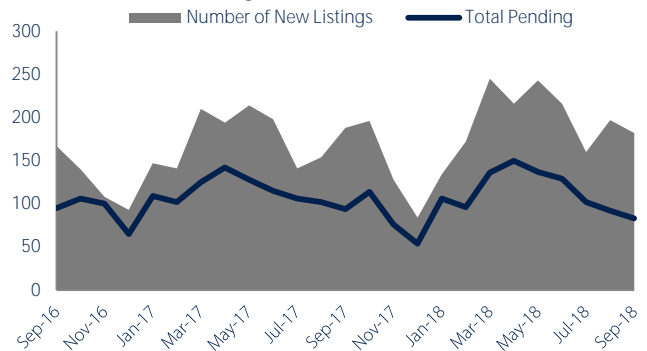
In September, there was 5.7 months of supply available in Canton, Highlandtown, and Patterson Park, compared to 5.3 in September 2017. That is an increase of 7% versus a year ago.

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.

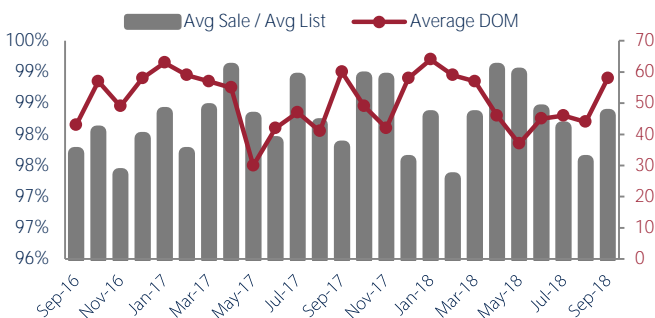
New Listings & Current Contracts

This month there were 182 homes newly listed for sale in Canton, Highlandtown, and Patterson Park compared to 188 in September 2017, a decrease of 3%. There were 83 current contracts pending sale this September compared to 94 a year ago. The number of current contracts is 12% lower than last September.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In September, the average sale price in Canton, Highlandtown, and Patterson Park was 98.3% of the average list price, which is 0.5% higher than at this time last year.

Days On Market

This month, the average number of days on market was 58, lower than the average last year, which was 60, a decrease of 3%.



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