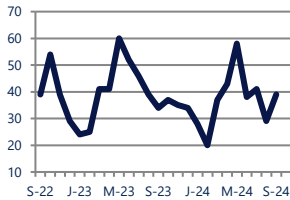


THE LONG & FOSTER MARKET MINUTE™

FOCUS ON: **CATONSVILLE HOUSING MARKET** SEPTEMBER 2024

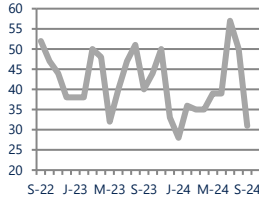
Zip Code(s): 21228

Units Sold
39



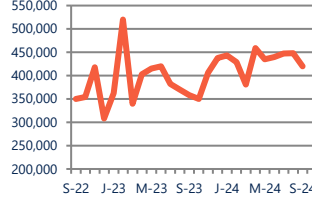
Up 15%
Vs. Year Ago

Active Inventory
31



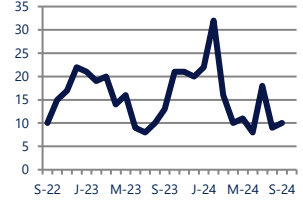
Down -22%
Vs. Year Ago

Median Sale Price
\$420,000



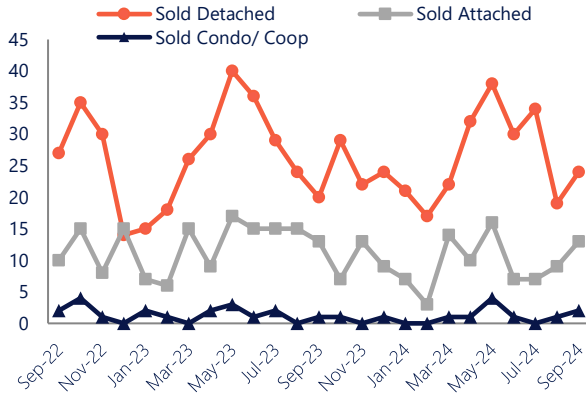
Up 17%
Vs. Year Ago

Days On Market
10



Down -23%
Vs. Year Ago

Units Sold*



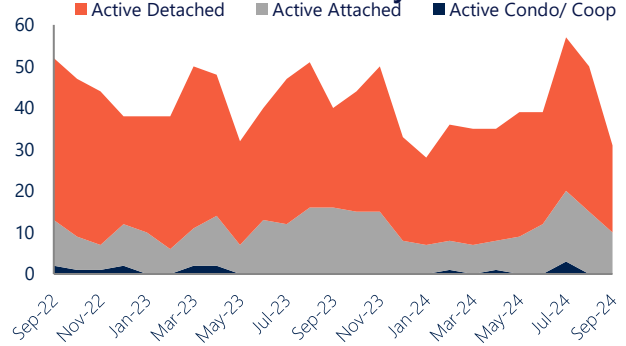
Units Sold

There was an increase in total units sold in September, with 39 sold this month in Catonsville versus 29 last month, an increase of 34%. This month's total units sold was higher than at this time last year, an increase of 15% versus September 2023.

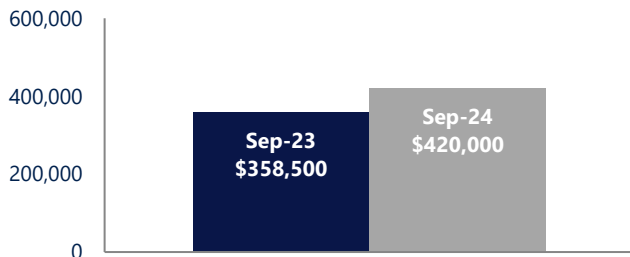
Active Inventory

Versus last year, the total number of homes available this month is lower by 9 units or 23%. The total number of active inventory this September was 31 compared to 40 in September 2023. This month's total of 31 is lower than the previous month's total supply of available inventory of 50, a decrease of 38%.

Active Inventory*



Median Sale Price



Median Sale Price

Last September, the median sale price for Catonsville Homes was \$358,500. This September, the median sale price was \$420,000, an increase of 17% or \$61,500 compared to last year. The current median sold price is 6% lower 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.

Catonsville are defined as properties listed in zip code/s 21228.

*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.

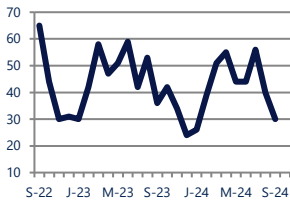
THE LONG & FOSTER MARKET MINUTE™

FOCUS ON: **CATONSVILLE HOUSING MARKET** SEPTEMBER 2024

Zip Code(s): 21228

New Listings

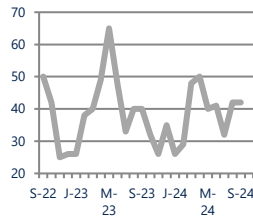
30



Down -17%
Vs. Year Ago

Current Contracts

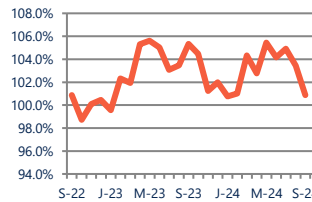
42



Up 5%
Vs. Year Ago

Sold Vs. List Price

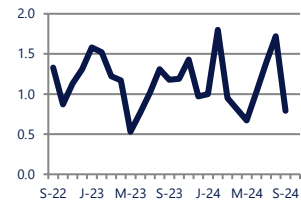
100.9%



Down -4.2%
Vs. Year Ago

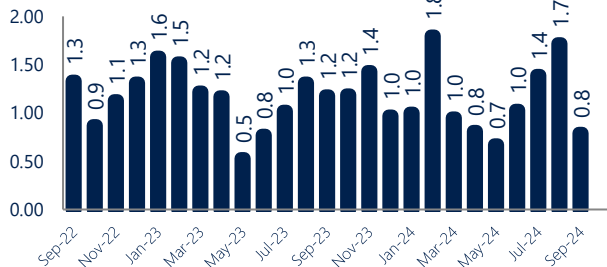
Months of Supply

0.8



Down -33%
Vs. Year Ago

Months Of Supply



Months of Supply

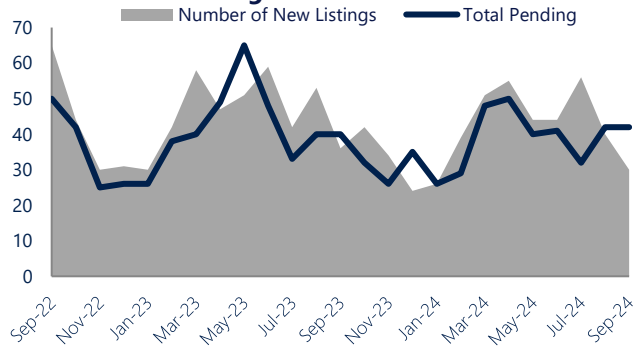
In September, there was 0.8 months of supply available in Catonsville, compared to 1.2 in September 2023. That is a decrease of 32% versus a year ago.

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.

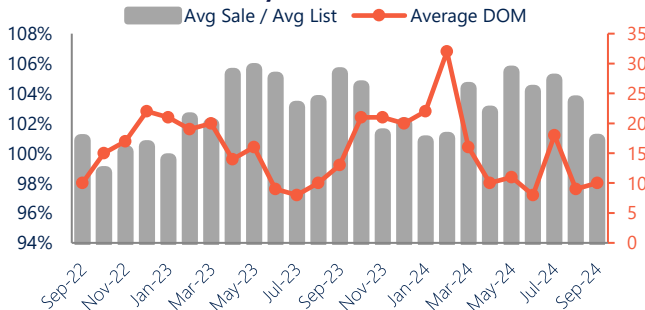
New Listings & Current Contracts

This month there were 30 homes newly listed for sale in Catonsville compared to 36 in September 2023, a decrease of 17%. There were 42 current contracts pending sale this September compared to 40 a year ago. The number of current contracts remained stable as compared to last September.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In September, the average sale price in Catonsville was 100.9% of the average list price, which is 4.5% lower than at this time last year.

Days On Market

This month, the average number of days on market was 10, lower than the average last year, which was 13, a decrease of 23%.

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