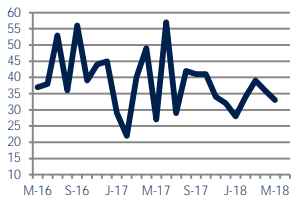




Units Sold

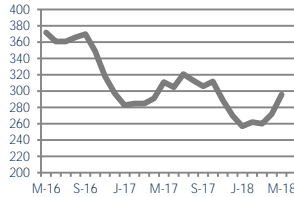
33



Up 22%
Vs. Year Ago

Active Inventory

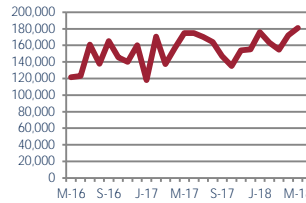
296



Down -5%
Vs. Year Ago

Median Sale Price

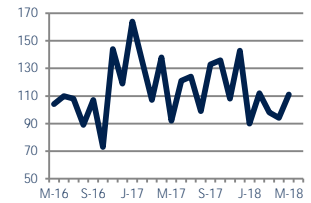
\$181,000



Up 3%
Vs. Year Ago

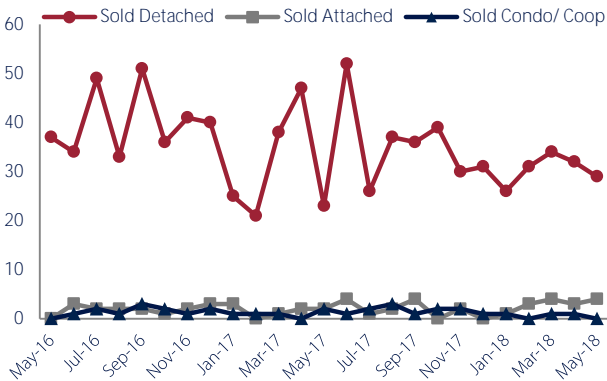
Days On Market

111



Up 21%
Vs. Year Ago

Units Sold*



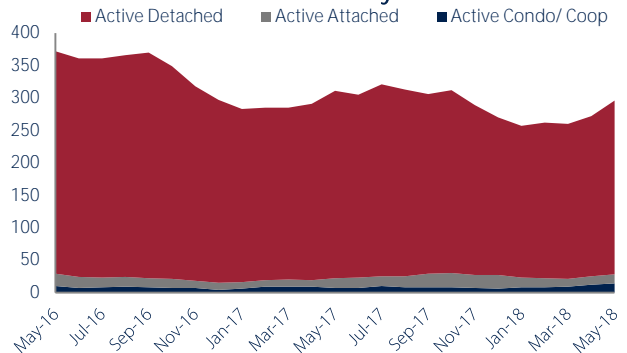
Units Sold

There was a decrease in total units sold in May, with 33 sold this month in Dorchester County versus 36 last month, a decrease of 8%. This month's total units sold was higher than at this time last year, an increase of 22% versus May 2017.

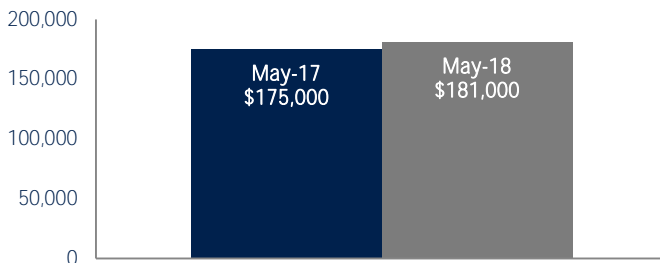
Active Inventory

Versus last year, the total number of homes available this month is lower by 15 units or 5%. The total number of active inventory this May was 296 compared to 311 in May 2017. This month's total of 296 is higher than the previous month's total supply of available inventory of 272, an increase of 9%.

Active Inventory*



Median Sale Price



Median Sale Price

Last May, the median sale price for Dorchester County Homes was \$175,000. This May, the median sale price was \$181,000, an increase of 3% or \$6,000 compared to last year. The current median sold price is 5% higher than in April.

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

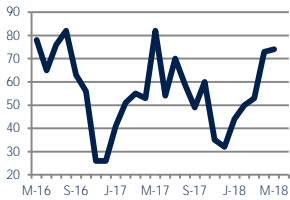


*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by MRIS and 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.



New Listings

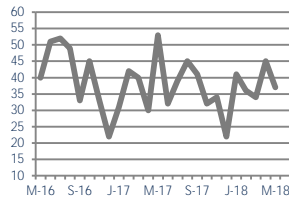
74



Down -10%
Vs. Year Ago

Current Contracts

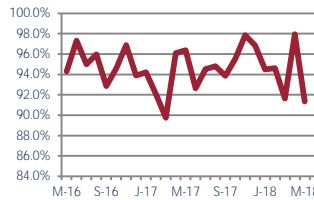
37



Down -30%
Vs. Year Ago

Sold Vs. List Price

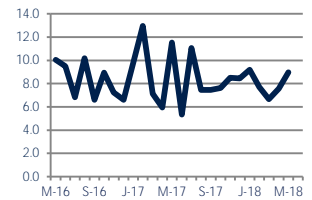
91.4%



Down
Vs. Year Ago

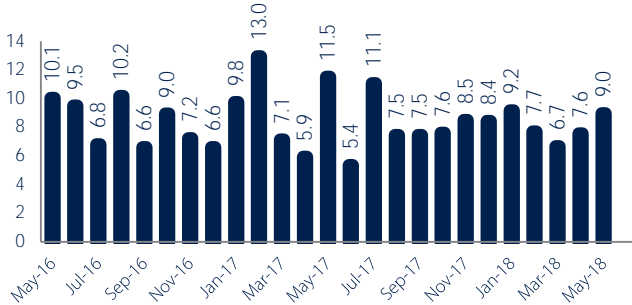
Months of Supply

9.0



Down -22%
Vs. Year Ago

Months Of Supply



Months of Supply

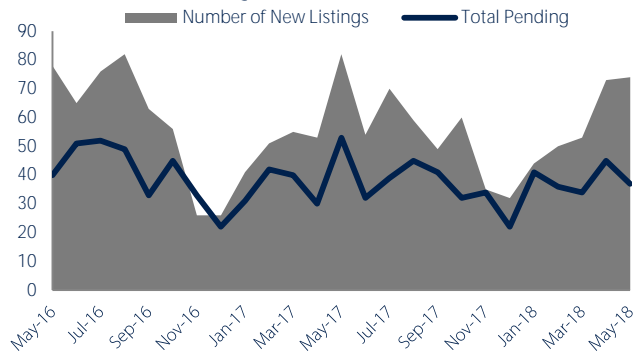
In May, there was 9.0 months of supply available in Dorchester County, compared to 11.5 in May 2017. That is a decrease of 22% versus a year ago.

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.

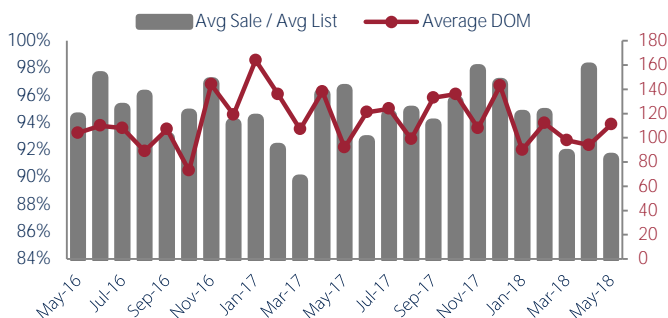
New Listings & Current Contracts

This month there were 74 homes newly listed for sale in Dorchester County compared to 82 in May 2017, a decrease of 10%. There were 37 current contracts pending sale this May compared to 53 a year ago. The number of current contracts is 30% lower than last May.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In May, the average sale price in Dorchester County was 91.4% of the average list price, which is lower than at this time last year.

Days On Market

This month, the average number of days on market was 111, higher than the average last year, which was 92, an increase of 21%.



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