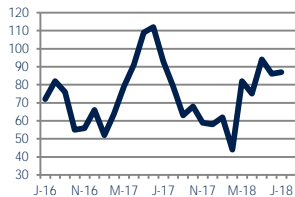


Zip Code(s): 21230

### Units Sold

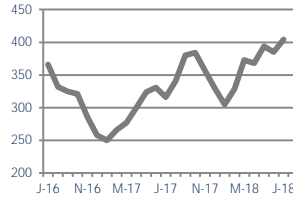
87



Down -6%  
Vs. Year Ago

### Active Inventory

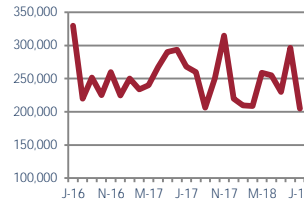
404



Up 28%  
Vs. Year Ago

### Median Sale Price

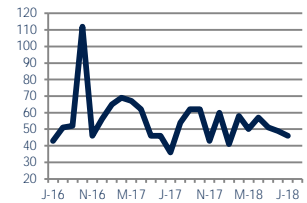
\$205,000



Down -23%  
Vs. Year Ago

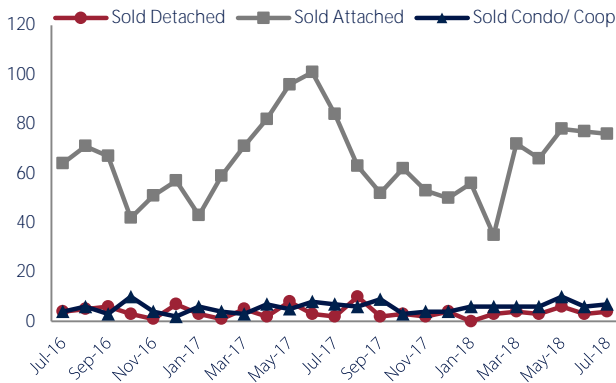
### Days On Market

46



Up 28%  
Vs. Year Ago

### Units Sold\*



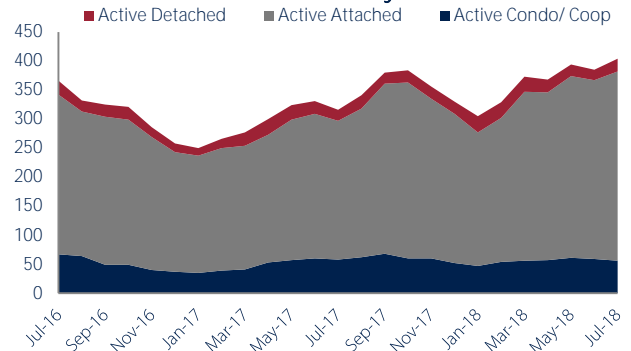
### Units Sold

There was an increase in total units sold in July, with 87 sold this month in Federal Hill, Locust Point, and South Baltimore versus 86 last month, an increase of 1%. This month's total units sold was lower than at this time last year, a decrease of 6% versus July 2017.

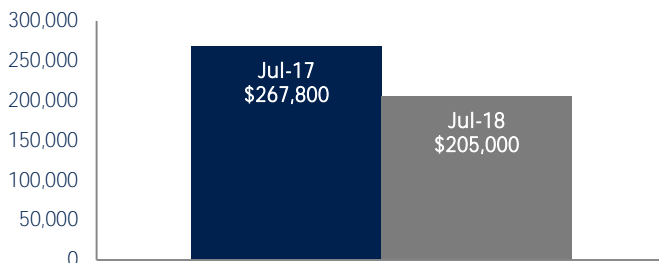
### Active Inventory

Versus last year, the total number of homes available this month is higher by 88 units or 28%. The total number of active inventory this July was 404 compared to 316 in July 2017. This month's total of 404 is higher than the previous month's total supply of available inventory of 385, an increase of 5%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last July, the median sale price for Federal Hill, Locust Point, and South Baltimore Homes was \$267,800. This July, the median sale price was \$205,000, a decrease of \$62,800 compared to last year. The current median sold price is lower than in June.

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

Federal Hill, Locust Point, and South Baltimore are defined as properties listed in zip code/s 21230.

\*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.



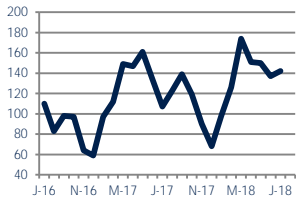
CHRISTIE'S INTERNATIONAL REAL ESTATE



Zip Code(s): 21230

### New Listings

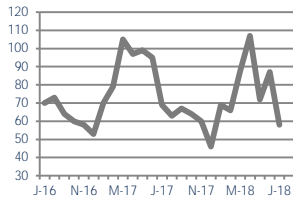
142



Up 33%  
Vs. Year Ago

### Current Contracts

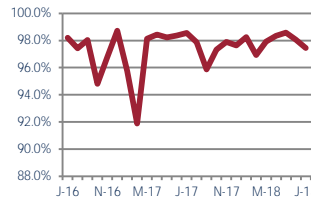
58



Down -16%  
Vs. Year Ago

### Sold Vs. List Price

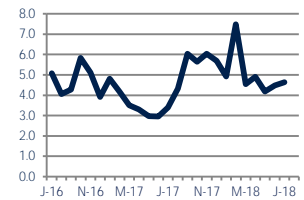
97.4%



Down -1.1%  
Vs. Year Ago

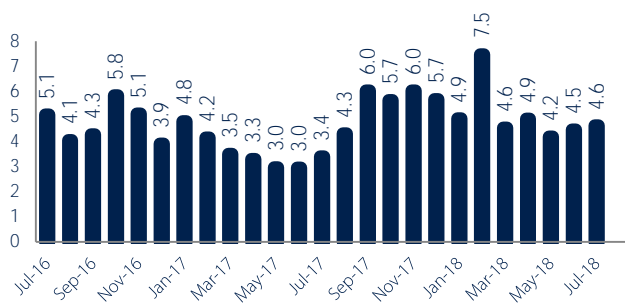
### Months of Supply

4.6



Up 36%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

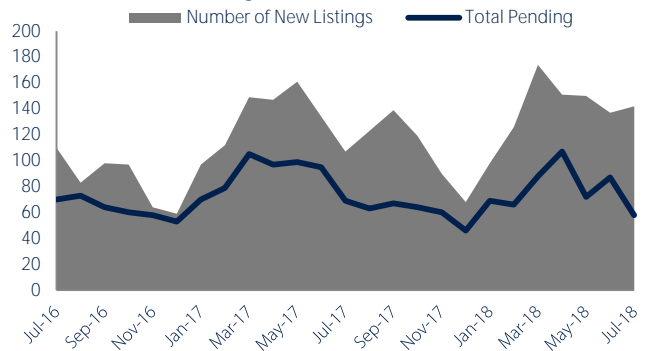
In July, there was 4.6 months of supply available in Federal Hill, Locust Point, and South Baltimore, compared to 3.4 in July 2017. That is an increase of 37% versus a year ago.

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.

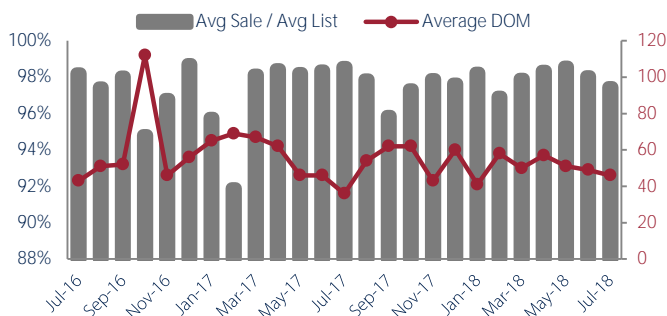
### New Listings & Current Contracts

This month there were 142 homes newly listed for sale in Federal Hill, Locust Point, and South Baltimore compared to 107 in July 2017, an increase of 33%. There were 58 current contracts pending sale this July compared to 69 a year ago. The number of current contracts is 16% lower than last July.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In July, the average sale price in Federal Hill, Locust Point, and South Baltimore was 97.4% of the average list price, which is 1.1% lower than at this time last year.

### Days On Market

This month, the average number of days on market was 46, higher than the average last year, which was 36, an increase of 28%.



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