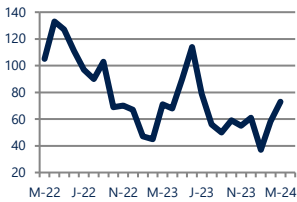




Zip Code(s): 21230

### Units Sold

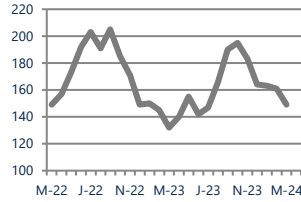
73



**Up 3%**  
Vs. Year Ago

### Active Inventory

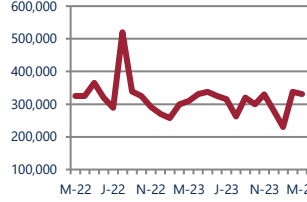
149



**Up 13%**  
Vs. Year Ago

### Median Sale Price

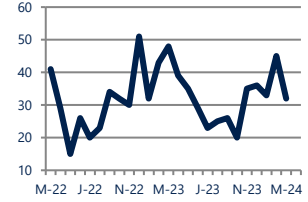
\$331,000



**Up 7%**  
Vs. Year Ago

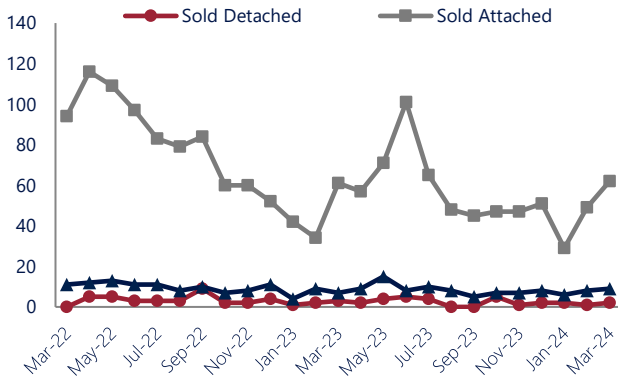
### Days On Market

32



**Down -33%**  
Vs. Year Ago

### Units Sold\*



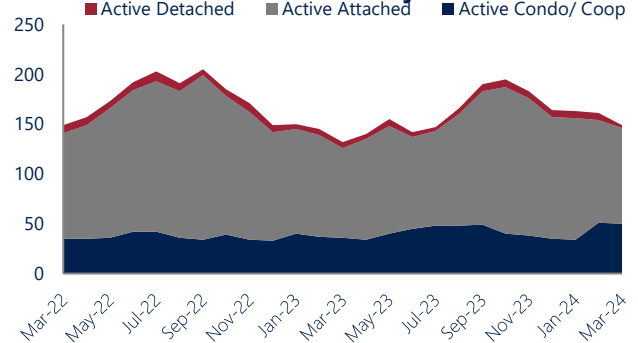
### Units Sold

There was an increase in total units sold in March, with 73 sold this month in Federal Hill, Locust Point, and South Baltimore versus 58 last month, an increase of 26%. This month's total units sold was higher than at this time last year, an increase of 3% versus March 2023.

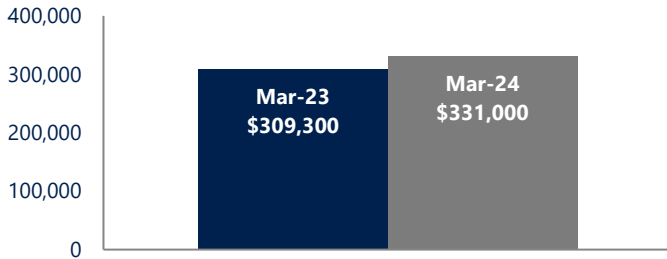
### Active Inventory

Versus last year, the total number of homes available this month is higher by 17 units or 13%. The total number of active inventory this March was 149 compared to 132 in March 2023. This month's total of 149 is lower than the previous month's total supply of available inventory of 161, a decrease of 7%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last March, the median sale price for Federal Hill, Locust Point, and South Baltimore Homes was \$309,300. This March, the median sale price was \$331,000, an increase of 7% or \$21,700 compared to last year. The current median sold price is 2% lower than in February.

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.

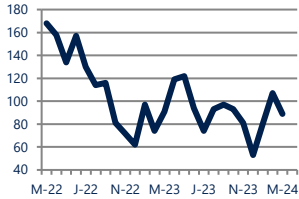
Information included in this report is based on data supplied by BRIGHTMLS and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently verified, and does not constitute an opinion of BRIGHTMLS or Long & Foster Real Estate, Inc.



Zip Code(s): 21230

### New Listings

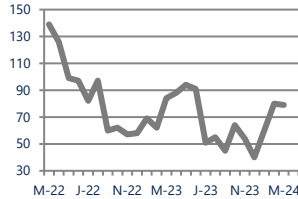
89



**Down -2%**  
Vs. Year Ago

### Current Contracts

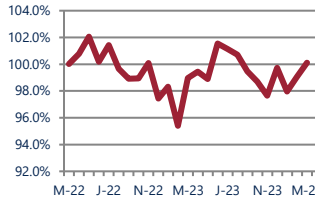
79



**Down -6%**  
Vs. Year Ago

### Sold Vs. List Price

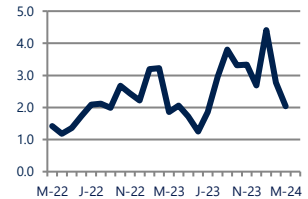
100.1%



**Up 1.2%**  
Vs. Year Ago

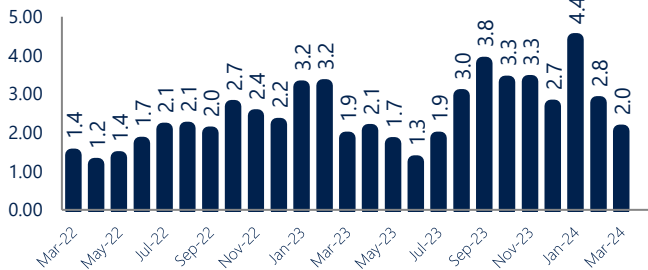
### Months of Supply

2.0



**Up 10%**  
Vs. Year Ago

### Months Of Supply



### Months of Supply

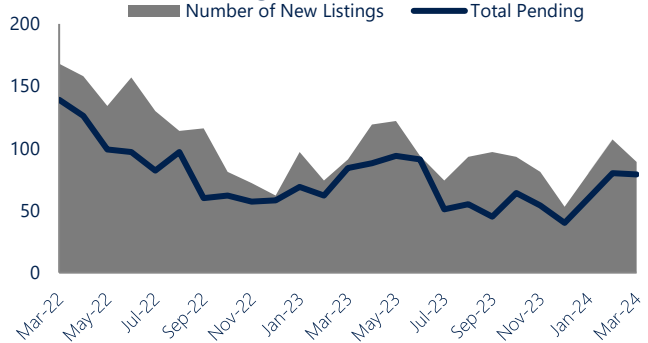
In March, there was 2.0 months of supply available in Federal Hill, Locust Point, and South Baltimore, compared to 1.9 in March 2023. That is an increase of 10% versus a year ago.

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.

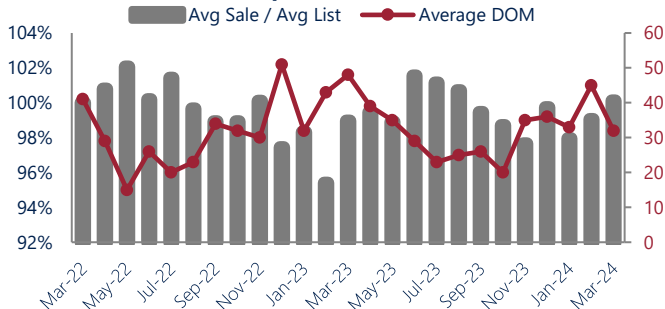
### New Listings & Current Contracts

This month there were 89 homes newly listed for sale in Federal Hill, Locust Point, and South Baltimore compared to 91 in March 2023, a decrease of 2%. There were 79 current contracts pending sale this March compared to 84 a year ago. The number of current contracts is 6% lower than last March.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In March, the average sale price in Federal Hill, Locust Point, and South Baltimore was 100.1% of the average list price, which is 1.2% higher than at this time last year.

### Days On Market

This month, the average number of days on market was 32, lower than the average last year, which was 48, a decrease of 33%.

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 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.