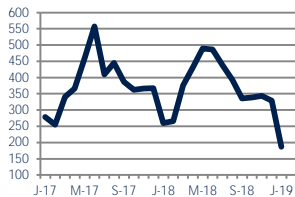




Units Sold

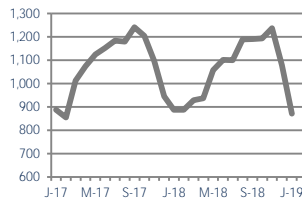
187



Down -28%  
Vs. Year Ago

Active Inventory

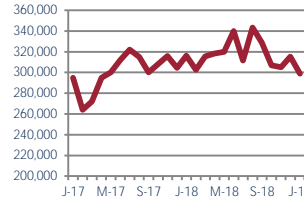
871



Down -2%  
Vs. Year Ago

Median Sale Price

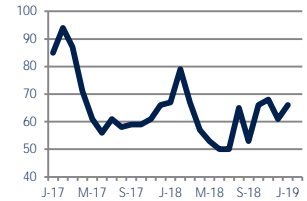
\$299,000



Down -5%  
Vs. Year Ago

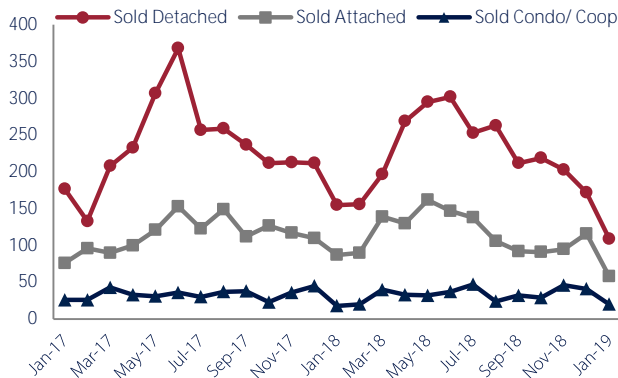
Days On Market

66



Down -1%  
Vs. Year Ago

Units Sold\*



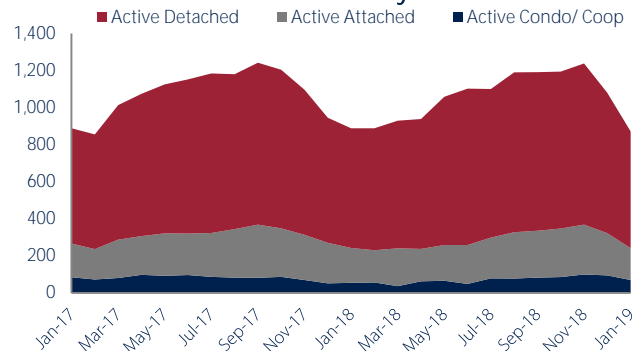
Units Sold

There was a decrease in total units sold in January, with 187 sold this month in Frederick County. This month's total units sold was lower than at this time last year.

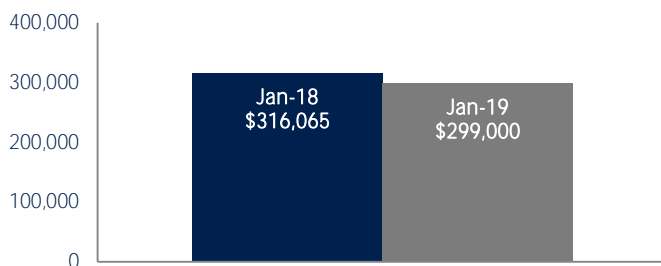
Active Inventory

Versus last year, the total number of homes available this month is lower by 17 units or 2%. The total number of active inventory this January was 871 compared to 888 in January 2018. This month's total of 871 is lower than the previous month's total supply of available inventory of 1,079, a decrease of 19%.

Active Inventory\*



Median Sale Price



Median Sale Price

Last January, the median sale price for Frederick County Homes was \$316,065. This January, the median sale price was \$299,000, a decrease of 5% or \$17,065 compared to last year. The current median sold price is 5% lower than in December.

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



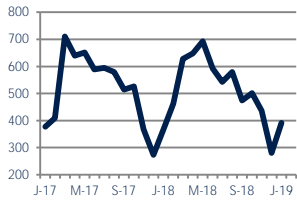
\*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by BRIGHTMLS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





### New Listings

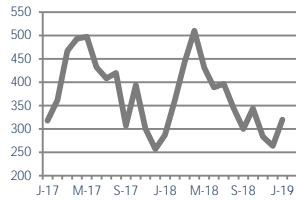
392



Up 7%  
Vs. Year Ago

### Current Contracts

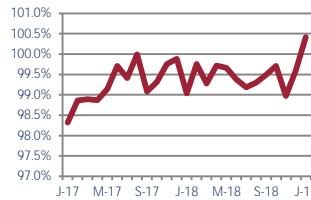
320



Up 11%  
Vs. Year Ago

### Sold Vs. List Price

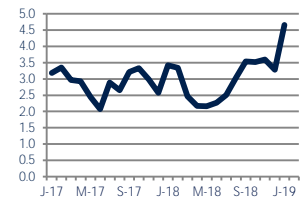
100.4%



Up 1.4%  
Vs. Year Ago

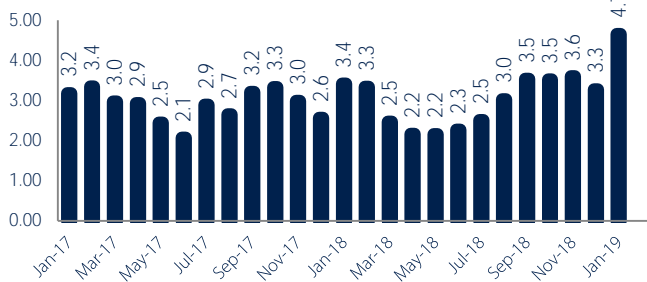
### Months of Supply

4.7



Up 36%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

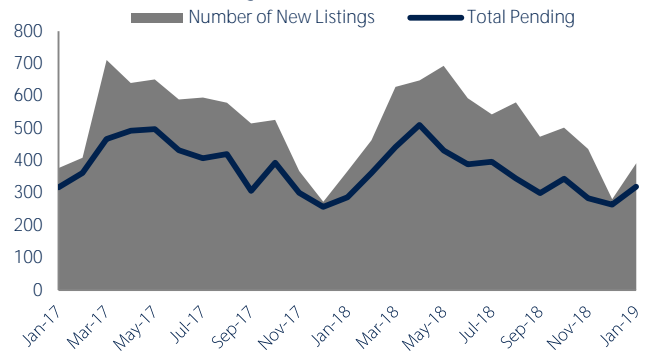
In January, there was 4.7 months of supply available in Frederick County, compared to 3.4 in January 2018. That is an increase of 36% versus a year ago.

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.

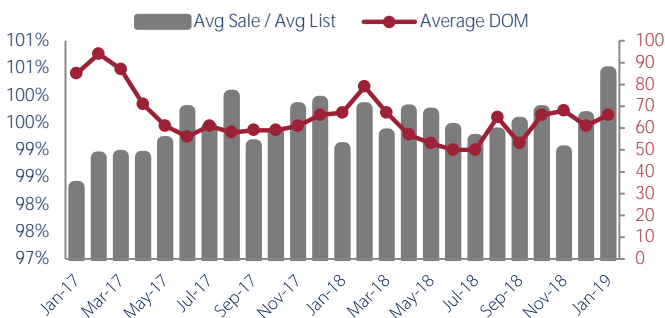
### New Listings & Current Contracts

This month there were 392 homes newly listed for sale in Frederick County compared to 367 in January 2018, an increase of 7%. There were 320 current contracts pending sale this January compared to 287 a year ago. The number of current contracts is 11% higher than last January.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In January, the average sale price in Frederick County was 100.4% of the average list price, which is 1.4% higher than at this time last year.

### Days On Market

This month, the average number of days on market was 66, lower than the average last year, which was 67, a decrease of 1%.



\*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.  
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