



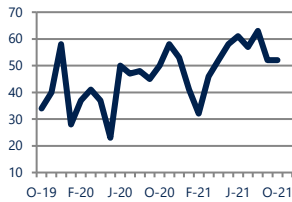
Focus On: Halethorpe Housing Market

October 2021

Zip Code(s): 21227

Units Sold

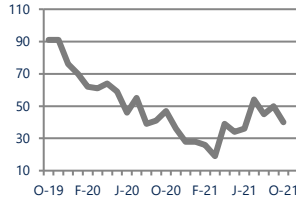
52



Up 4%
Vs. Year Ago

Active Inventory

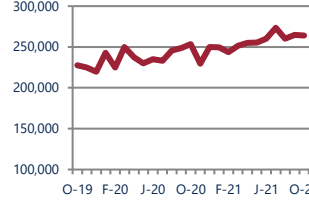
40



Down -15%
Vs. Year Ago

Median Sale Price

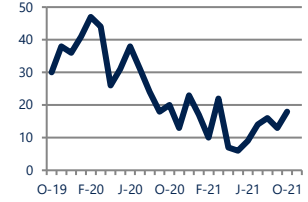
\$264,000



Up 4%
Vs. Year Ago

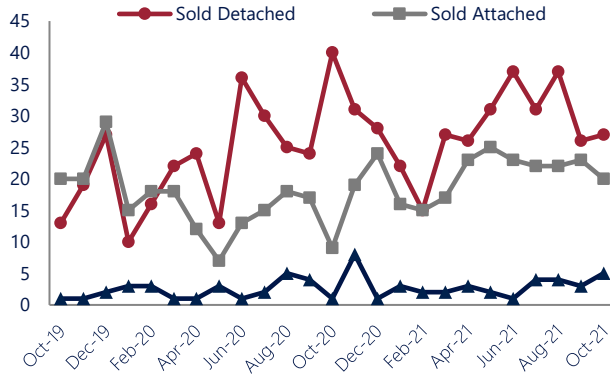
Days On Market

18



Down -10%
Vs. Year Ago

Units Sold*



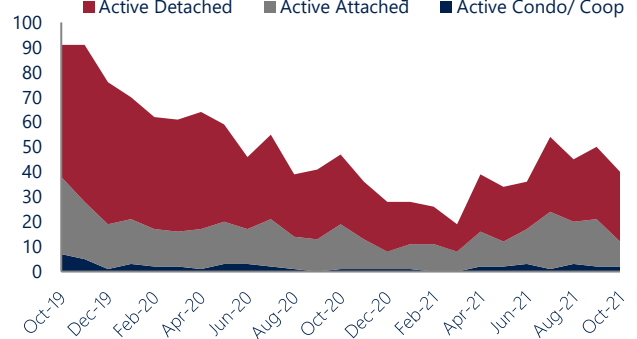
Units Sold

The number of units sold remained stable in October, with 52 sold this month in Halethorpe. This month's total units sold was higher than at this time last year, an increase of 4% versus October 2020.

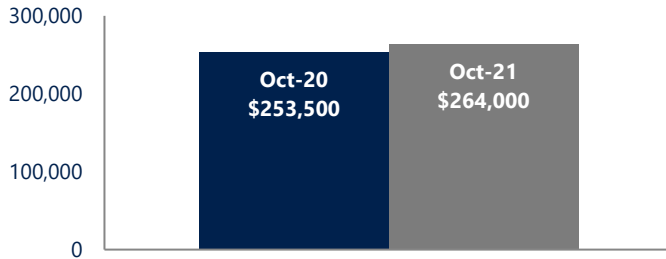
Active Inventory

Versus last year, the total number of homes available this month is lower by 7 units or 15%. The total number of active inventory this October was 40 compared to 47 in October 2020. This month's total of 40 is lower than the previous month's total supply of available inventory of 50, a decrease of 20%.

Active Inventory*



Median Sale Price



Median Sale Price

Last October, the median sale price for Halethorpe Homes was \$253,500. This October, the median sale price was \$264,000, an increase of 4% or \$10,500 compared to last year. The current median sale price is approximately the same as the median price in September.

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

Halethorpe are defined as properties listed in zip code/s 21227.

*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.





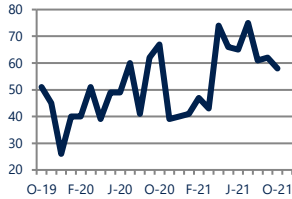
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Zip Code(s): 21227

New Listings

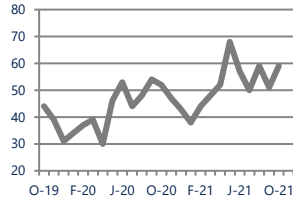
58



Down -13%
Vs. Year Ago

Current Contracts

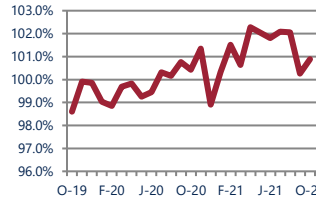
59



Up 13%
Vs. Year Ago

Sold Vs. List Price

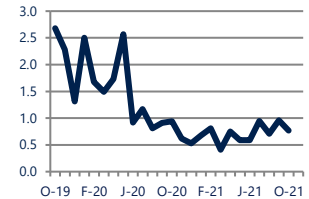
100.9%



No Change
Vs. Year Ago

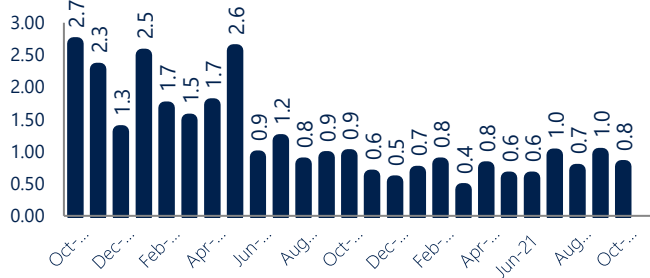
Months of Supply

0.8



Down -18%
Vs. Year Ago

Months of Supply



Months of Supply

In October, there was 0.8 months of supply available in Halethorpe, compared to 0.9 in October 2020. That is a decrease of 18% versus a year ago.

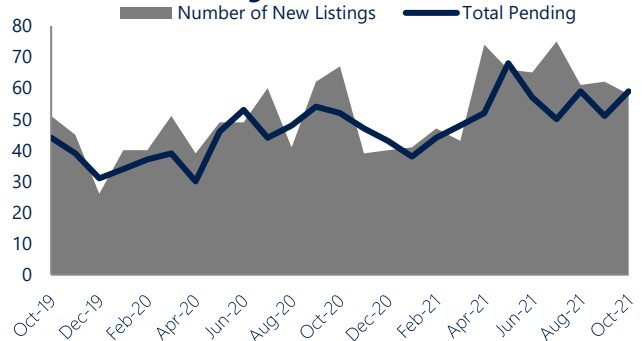
Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

New Listings & Current Contracts

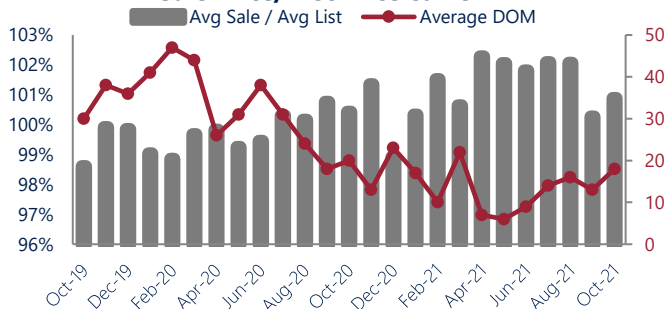
This month there were 58 homes newly listed for sale in Halethorpe compared to 67 in October 2020, a decrease of 13%.

There were 59 current contracts pending sale this October compared to 52 a year ago. The number of current contracts is 13% higher than last October.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In October, the average sale price in Halethorpe was 100.9% of the average list price, which is similar compared to a year ago.

Days On Market

This month, the average number of days on market was 18, lower than the average last year, which was 20, a decrease of 10%.



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