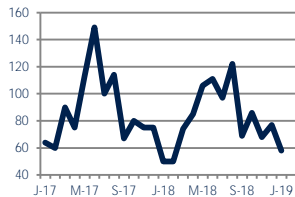


Zip Code(s): 21030, 21131 and 21093

Units Sold

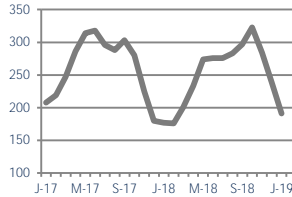
58



Up 16%
Vs. Year Ago

Active Inventory

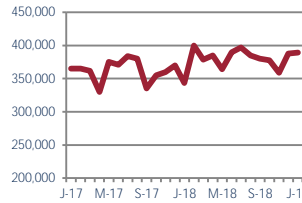
191



Up 8%
Vs. Year Ago

Median Sale Price

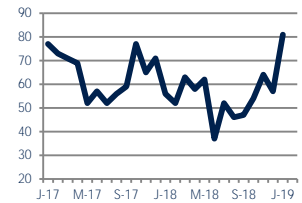
\$389,450



Up 13%
Vs. Year Ago

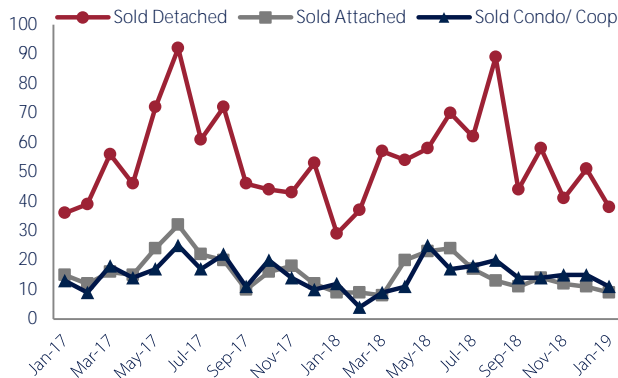
Days On Market

81



Up 45%
Vs. Year Ago

Units Sold*



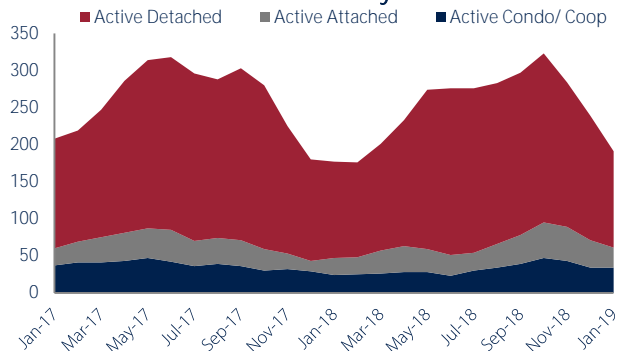
Units Sold

There was a decrease in total units sold in January, with 58 sold this month in Hunt Valley, Phoenix, and Timonium versus 77 last month, a decrease of 25%. This month's total units sold was higher than at this time last year, an increase of 16% versus January 2018.

Active Inventory

Versus last year, the total number of homes available this month is higher by 14 units or 8%. The total number of active inventory this January was 191 compared to 177 in January 2018. This month's total of 191 is lower than the previous month's total supply of available inventory of 239, a decrease of 20%.

Active Inventory*



Median Sale Price



Median Sale Price

Last January, the median sale price for Hunt Valley, Phoenix, and Timonium Homes was \$343,500. This January, the median sale price was \$389,450, an increase of 13% or \$45,950 compared to last year. The current median sold price is approximately the same as the median price in December.

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

Hunt Valley, Phoenix, and Timonium are defined as properties listed in zip code/s 21030, 21131 and 21093.

*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.



CHRISTIE'S
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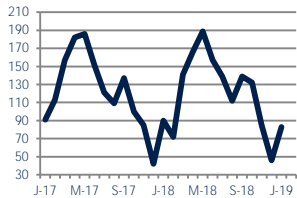




Zip Code(s): 21030, 21131 and 21093

New Listings

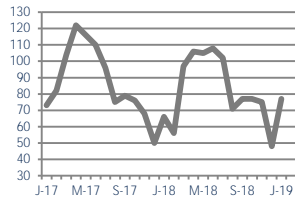
83



Down -8%
Vs. Year Ago

Current Contracts

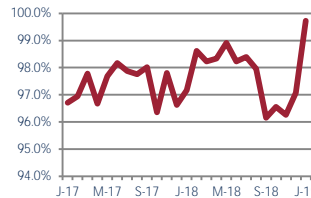
77



Up 17%
Vs. Year Ago

Sold Vs. List Price

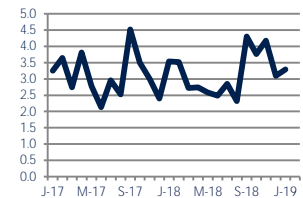
99.7%



Up 2.6%
Vs. Year Ago

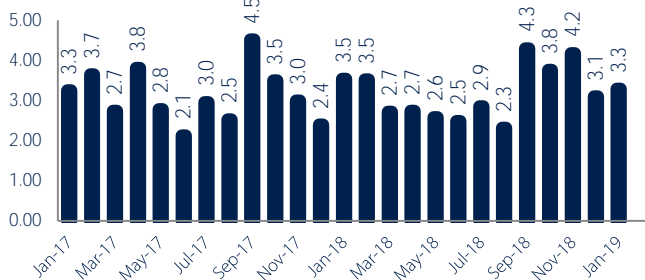
Months of Supply

3.3



Down -7%
Vs. Year Ago

Months Of Supply



Months of Supply

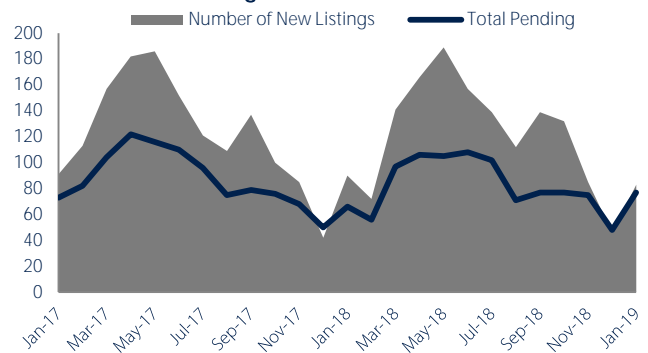
In January, there was 3.3 months of supply available in Hunt Valley, Phoenix, and Timonium, compared to 3.5 in January 2018. That is a decrease of 7% versus a year ago.

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.

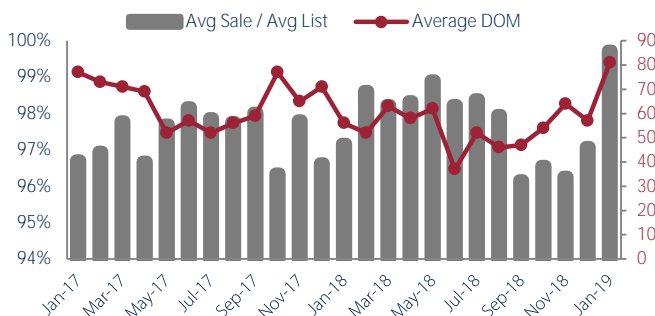
New Listings & Current Contracts

This month there were 83 homes newly listed for sale in Hunt Valley, Phoenix, and Timonium compared to 90 in January 2018, a decrease of 8%. There were 77 current contracts pending sale this January compared to 66 a year ago. The number of current contracts is 17% 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 Hunt Valley, Phoenix, and Timonium was 99.7% of the average list price, which is 2.6% higher than at this time last year.

Days On Market

This month, the average number of days on market was 81, higher than the average last year, which was 56, an increase of 45%.



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