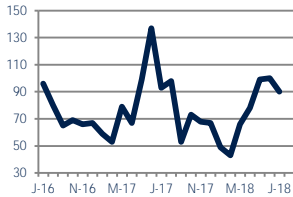


Focus On: Lutherville, Timonium, and Cockeysville Housing Market

July 2018

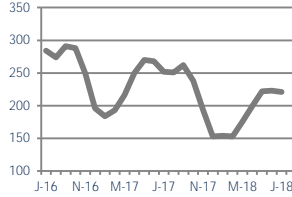
Zip Code(s): 21093, 21030 and 21022

Units Sold
90



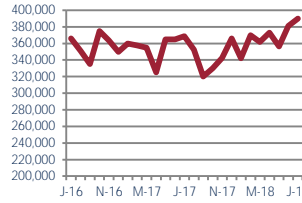
Down -3%
Vs. Year Ago

Active Inventory
221



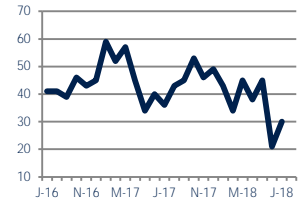
Down -12%
Vs. Year Ago

Median Sale Price
\$390,000



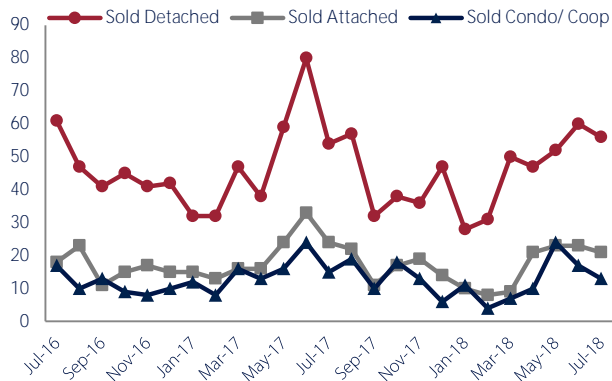
Up 6%
Vs. Year Ago

Days On Market
30



Down -17%
Vs. Year Ago

Units Sold*



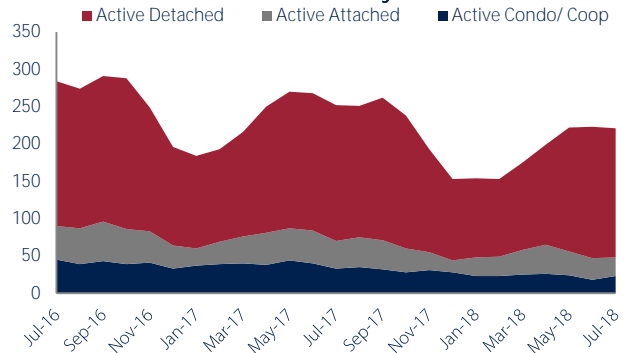
Units Sold

There was a decrease in total units sold in July, with 90 sold this month in Lutherville, Timonium, and Cockeysville versus 100 last month, a decrease of 10%. This month's total units sold was lower than at this time last year, a decrease of 3% versus July 2017.

Active Inventory

Versus last year, the total number of homes available this month is lower by 31 units or 12%. The total number of active inventory this July was 221 compared to 252 in July 2017. This month's total of 221 is lower than the previous month's total supply of available inventory of 223, a decrease of 1%.

Active Inventory*



Median Sale Price



Median Sale Price

Last July, the median sale price for Lutherville, Timonium, and Cockeysville Homes was \$368,900. This July, the median sale price was \$390,000, an increase of 6% or \$21,100 compared to last year. The current median sold price is 2% higher 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.

Lutherville, Timonium, and Cockeysville are defined as properties listed in zip code/s 21093, 21030 and 21022.

*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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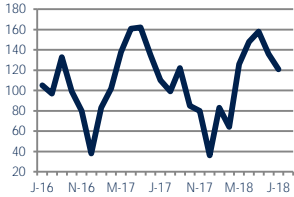
Focus On: Lutherville, Timonium, and Cockeysville Housing Market

July 2018

Zip Code(s): 21093, 21030 and 21022

New Listings

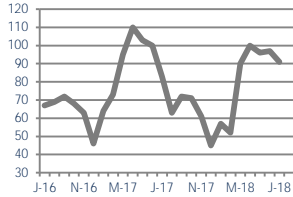
121



Up 10%
Vs. Year Ago

Current Contracts

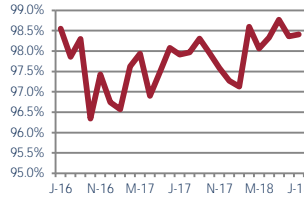
91



Up 10%
Vs. Year Ago

Sold Vs. List Price

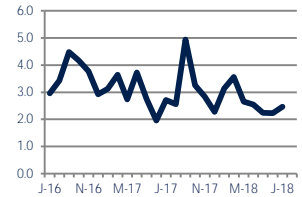
98.4%



Up 0.5%
Vs. Year Ago

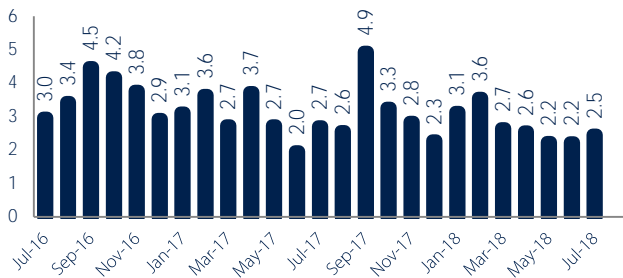
Months of Supply

2.5



Down -9%
Vs. Year Ago

Months Of Supply



Months of Supply

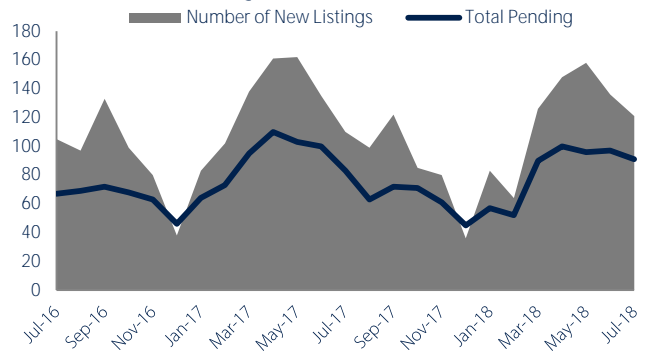
In July, there was 2.5 months of supply available in Lutherville, Timonium, and Cockeysville, compared to 2.7 in July 2017. That is a decrease of 9% versus a year ago.

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.

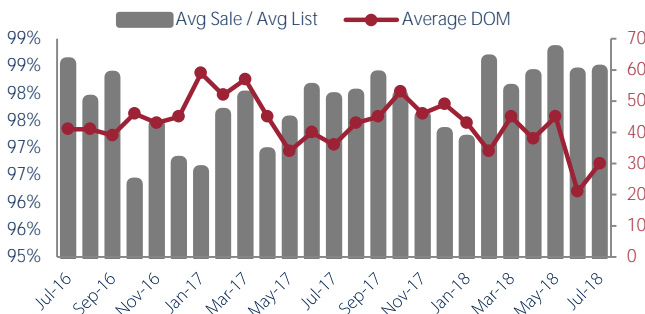
New Listings & Current Contracts

This month there were 121 homes newly listed for sale in Lutherville, Timonium, and Cockeysville compared to 110 in July 2017, an increase of 10%. There were 91 current contracts pending sale this July compared to 83 a year ago. The number of current contracts is 10% higher 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 Lutherville, Timonium, and Cockeysville was 98.4% of the average list price, which is 0.5% higher than at this time last year.

Days On Market

This month, the average number of days on market was 30, lower than the average last year, which was 36, a decrease of 17%.



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