

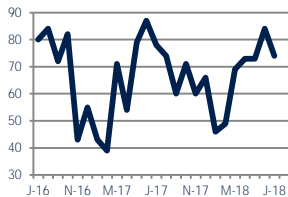
Focus On: Nottingham and Perry Hall Housing Market

July 2018

Zip Code(s): 21236 and 21128

Units Sold

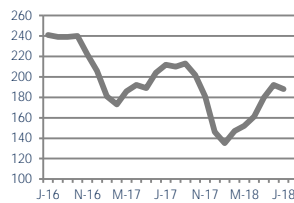
74



Down -5%
Vs. Year Ago

Active Inventory

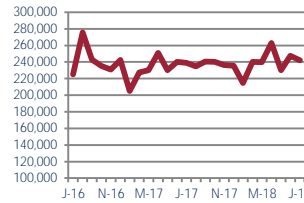
188



Down -11%
Vs. Year Ago

Median Sale Price

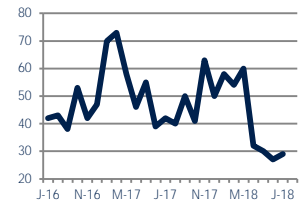
\$242,000



Up 1%
Vs. Year Ago

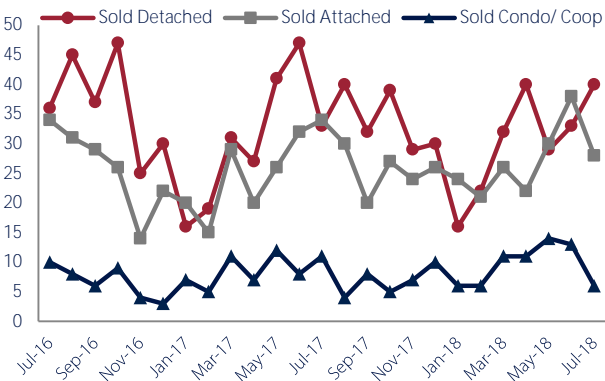
Days On Market

29



Down -31%
Vs. Year Ago

Units Sold*



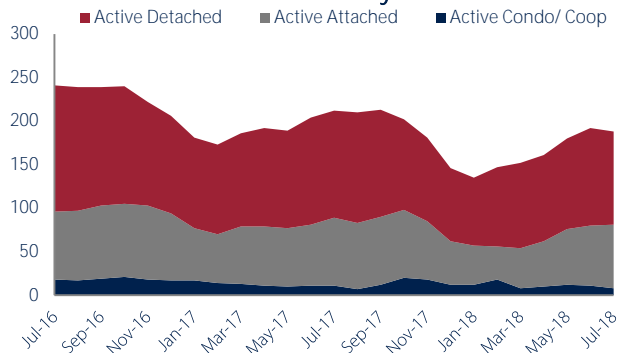
Units Sold

There was a decrease in total units sold in July, with 74 sold this month in Nottingham and Perry Hall versus 84 last month, a decrease of 12%. This month's total units sold was lower than at this time last year, a decrease of 5% versus July 2017.

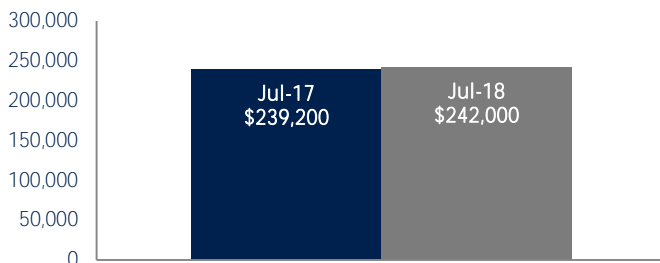
Active Inventory

Versus last year, the total number of homes available this month is lower by 24 units or 11%. The total number of active inventory this July was 188 compared to 212 in July 2017. This month's total of 188 is lower than the previous month's total supply of available inventory of 192, a decrease of 2%.

Active Inventory*



Median Sale Price



Median Sale Price

Last July, the median sale price for Nottingham and Perry Hall Homes was \$239,200. This July, the median sale price was \$242,000, an increase of 1% or \$2,800 compared to last year. The current median sold price is 2% lower 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.

Nottingham and Perry Hall are defined as properties listed in zip code/s 21236 and 21128.

*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 MRIS 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 MRIS or Long & Foster Real Estate, Inc.



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INTERNATIONAL REAL ESTATE



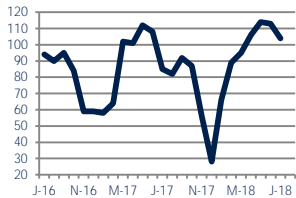
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July 2018

Zip Code(s): 21236 and 21128

New Listings

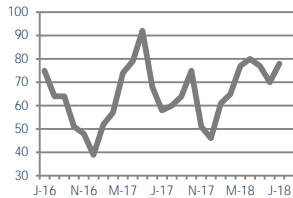
104



Up 22%
Vs. Year Ago

Current Contracts

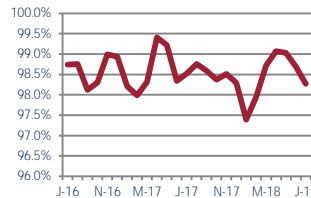
78



Up 34%
Vs. Year Ago

Sold Vs. List Price

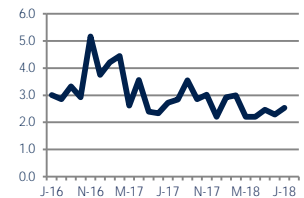
98.3%



No Change
Vs. Year Ago

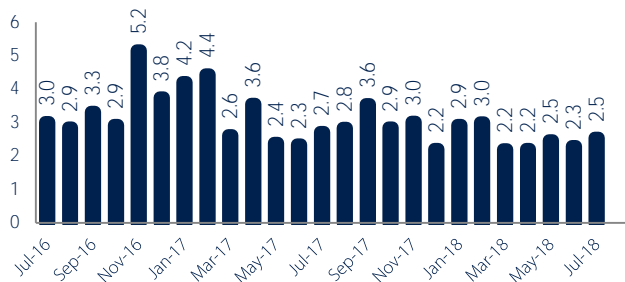
Months of Supply

2.5



Down -7%
Vs. Year Ago

Months Of Supply



Months of Supply

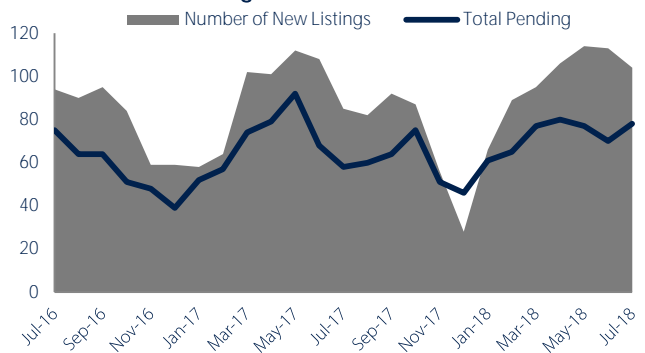
In July, there was 2.5 months of supply available in Nottingham and Perry Hall, compared to 2.7 in July 2017. That is a decrease of 7% versus a year ago.

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.

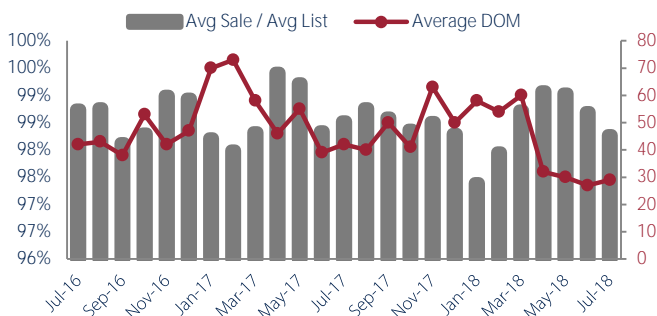
New Listings & Current Contracts

This month there were 104 homes newly listed for sale in Nottingham and Perry Hall compared to 85 in July 2017, an increase of 22%. There were 78 current contracts pending sale this July compared to 58 a year ago. The number of current contracts is 34% 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 Nottingham and Perry Hall was 98.3% 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 29, lower than the average last year, which was 42, a decrease of 31%.



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