



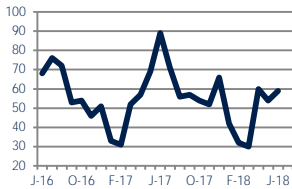
The Long & Foster Market Minute™

Focus On: Prince Frederick, Huntingtown, and St. Leonard Housing Market

June 2018

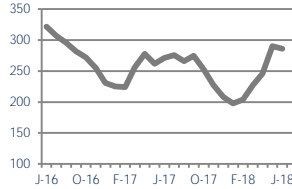
Zip Code(s): 20639, 20678, 20676, 20685 and 20615

Units Sold
59



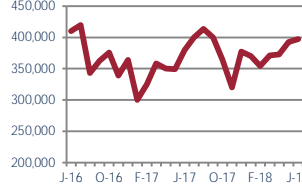
Down -34%
Vs. Year Ago

Active Inventory
286



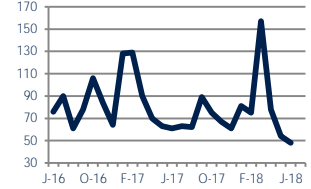
Up 6%
Vs. Year Ago

Median Sale Price
\$397,000



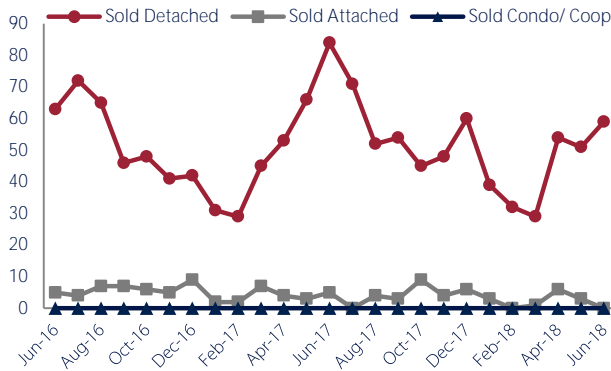
Up 4%
Vs. Year Ago

Days On Market
48



Down -21%
Vs. Year Ago

Units Sold*



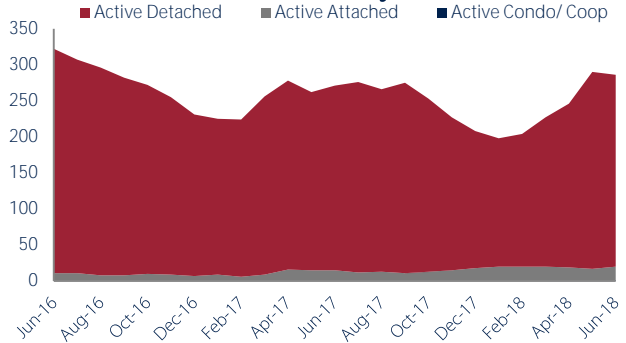
Units Sold

There was an increase in total units sold in June, with 59 sold this month in Prince Frederick, Huntingtown, and St. Leonard versus 54 last month, an increase of 9%. This month's total units sold was lower than at this time last year, a decrease of 34% versus June 2017.

Active Inventory

Versus last year, the total number of homes available this month is higher by 15 units or 6%. The total number of active inventory this June was 286 compared to 271 in June 2017. This month's total of 286 is lower than the previous month's total supply of available inventory of 290, a decrease of 1%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Prince Frederick, Huntingtown, and St. Leonard Homes was \$380,000. This June, the median sale price was \$397,000, an increase of 4% or \$17,000 compared to last year. The current median sold price is 1% higher than in May.

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

Prince Frederick, Huntingtown, and St. Leonard are defined as properties listed in zip code/s 20639, 20678, 20676, 20685 and 20615.

*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.



CHRISTIE'S
INTERNATIONAL REAL ESTATE

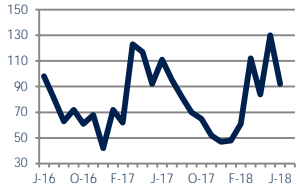




Zip Code(s): 20639, 20678, 20676, 20685 and 20615

New Listings

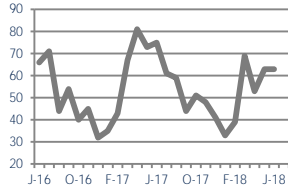
92



Down -17%
Vs. Year Ago

Current Contracts

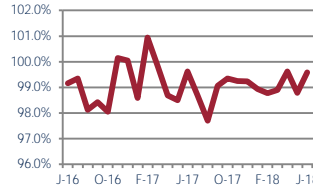
63



Down -16%
Vs. Year Ago

Sold Vs. List Price

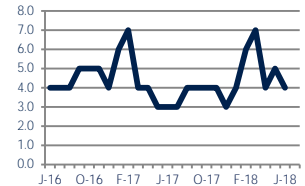
99.6%



No Change
Vs. Year Ago

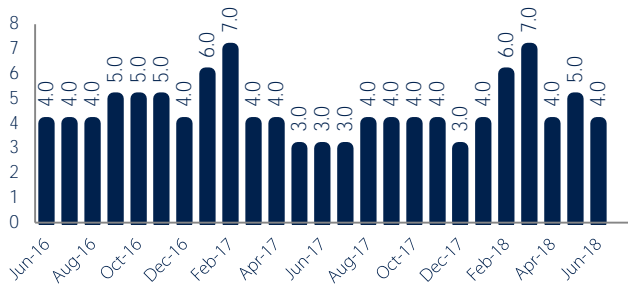
Months of Supply

4.0



Up 33%
Vs. Year Ago

Months Of Supply



Months of Supply

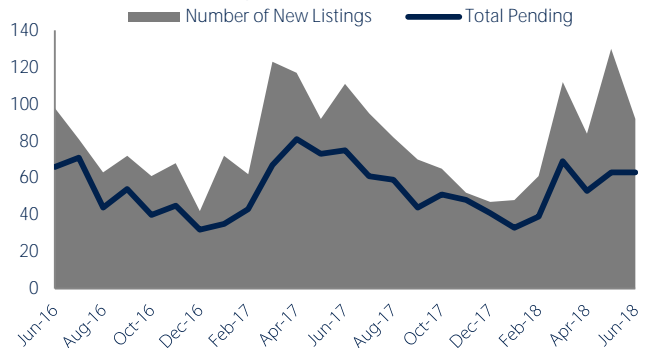
In June, there was 4.8 months of supply available in Prince Frederick, Huntingtown, and St. Leonard, compared to 3.0 in June 2017. That is an increase of 59% versus a year ago.

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.

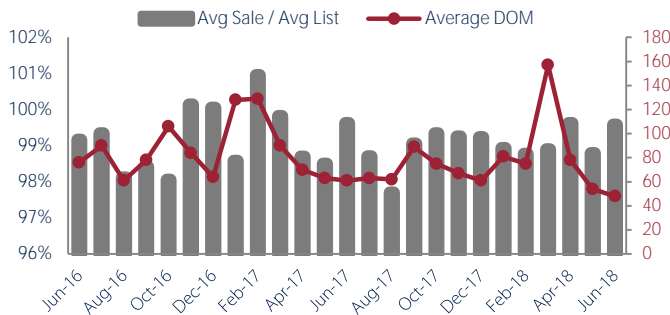
New Listings & Current Contracts

This month there were 92 homes newly listed for sale in Prince Frederick, Huntingtown, and St. Leonard compared to 111 in June 2017, a decrease of 17%. There were 63 current contracts pending sale this June compared to 75 a year ago. The number of current contracts remained stable as compared to last June.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In June, the average sale price in Prince Frederick, Huntingtown, and St. Leonard was 99.6% 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 48, lower than the average last year, which was 61, a decrease of 21%.



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