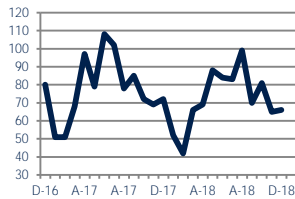


Units Sold

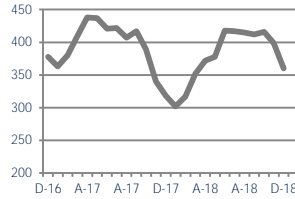
66



Down -8%
Vs. Year Ago

Active Inventory

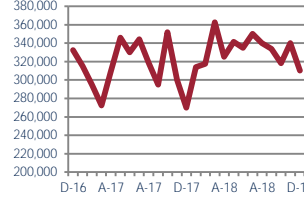
360



Up 13%
Vs. Year Ago

Median Sale Price

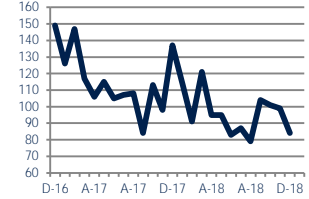
\$310,250



Up 15%
Vs. Year Ago

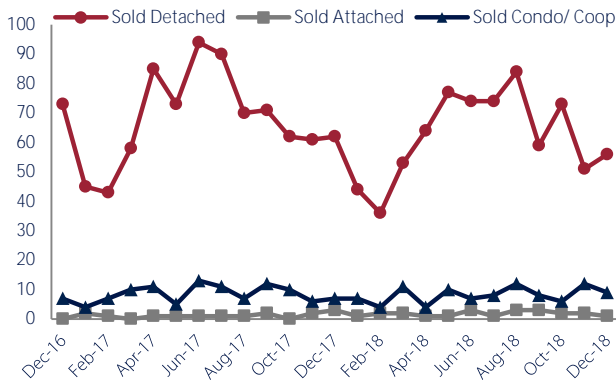
Days On Market

84



Down -39%
Vs. Year Ago

Units Sold*



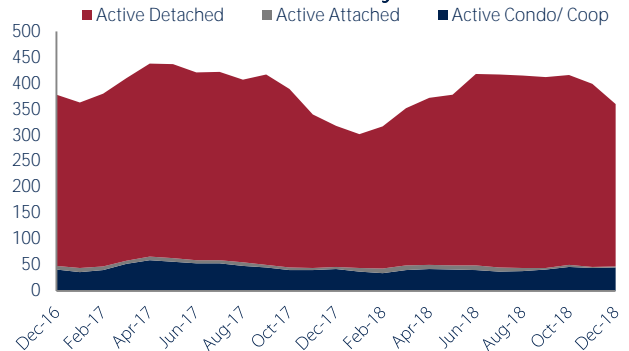
Units Sold

There was an increase in total units sold in December, with 66 sold this month in Queen Anne's County versus 65 last month, an increase of 2%. This month's total units sold was lower than at this time last year, a decrease of 8% versus December 2017.

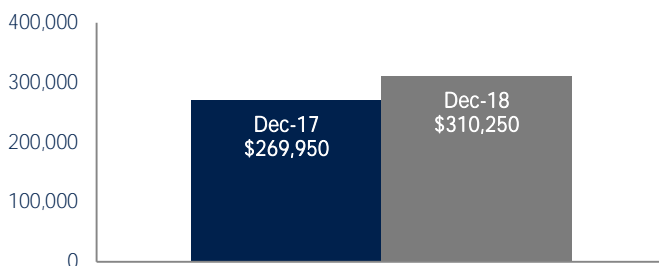
Active Inventory

Versus last year, the total number of homes available this month is higher by 42 units or 13%. The total number of active inventory this December was 360 compared to 318 in December 2017. This month's total of 360 is lower than the previous month's total supply of available inventory of 399, a decrease of 10%.

Active Inventory*



Median Sale Price



Median Sale Price

Last December, the median sale price for Queen Anne's County Homes was \$269,950. This December, the median sale price was \$310,250, an increase of 15% or \$40,300 compared to last year. The current median sold price is 9% lower than in November.

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

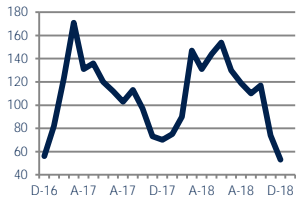


*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by BRIGHTMLS 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.



New Listings

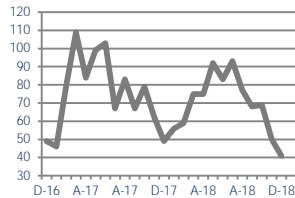
53



Down -24%
Vs. Year Ago

Current Contracts

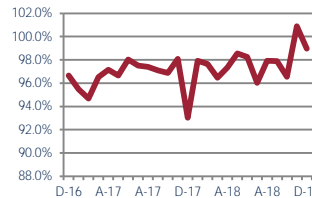
41



Down -16%
Vs. Year Ago

Sold Vs. List Price

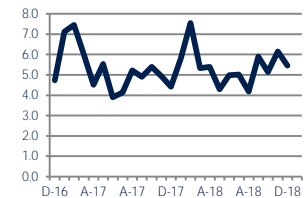
99.0%



Up
Vs. Year Ago

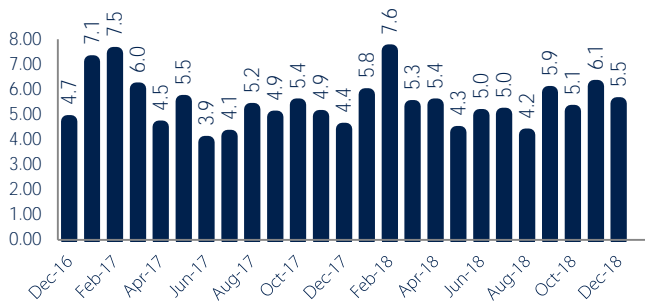
Months of Supply

5.5



Up 23%
Vs. Year Ago

Months Of Supply



Months of Supply

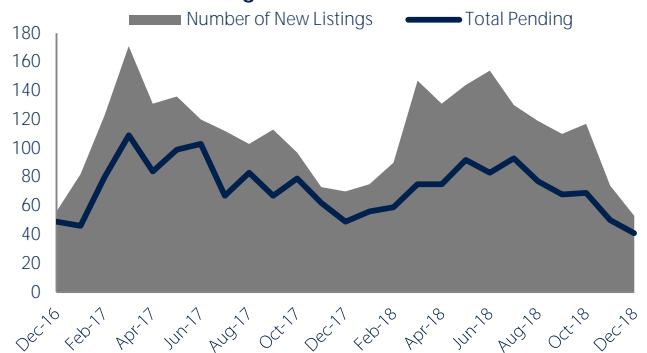
In December, there was 5.5 months of supply available in Queen Anne's County, compared to 4.4 in December 2017. That is an increase of 23% versus a year ago.

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.

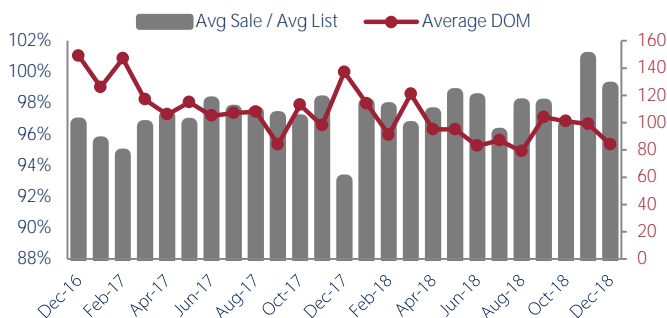
New Listings & Current Contracts

This month there were 53 homes newly listed for sale in Queen Anne's County compared to 70 in December 2017, a decrease of 24%. There were 41 current contracts pending sale this December compared to 49 a year ago. The number of current contracts is 16% lower than last December.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In December, the average sale price in Queen Anne's County was 99.0% of the average list price, which is higher than at this time last year.

Days On Market

This month, the average number of days on market was 84, lower than the average last year, which was 137, a decrease of 39%.



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