



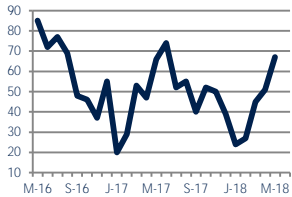
Focus On: Sykesville Housing Market

May 2018

Zip Code(s): 21784

Units Sold

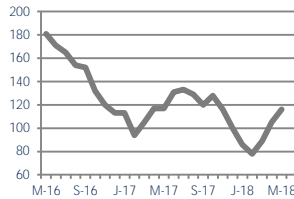
67



Up 2%
Vs. Year Ago

Active Inventory

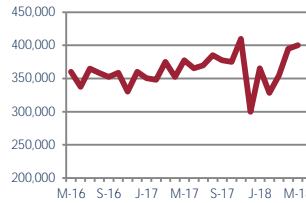
116



Down -1%
Vs. Year Ago

Median Sale Price

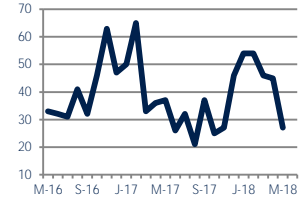
\$400,000



Up 6%
Vs. Year Ago

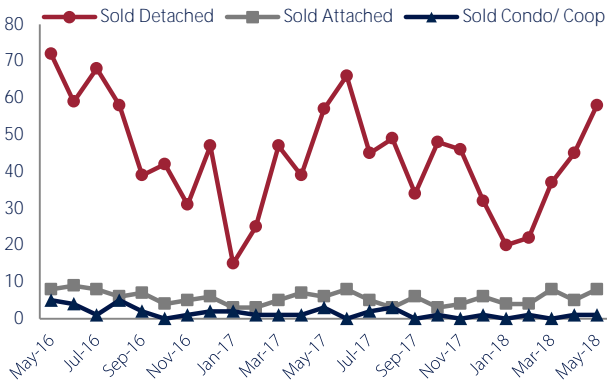
Days On Market

27



Down -27%
Vs. Year Ago

Units Sold*



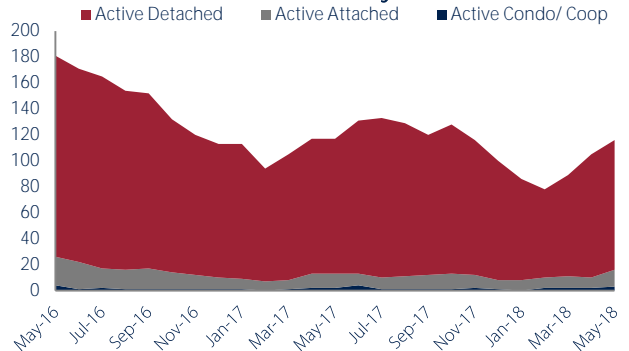
Units Sold

There was an increase in total units sold in May, with 67 sold this month in Sykesville versus 51 last month, an increase of 31%. This month's total units sold was higher than at this time last year, an increase of 2% versus May 2017.

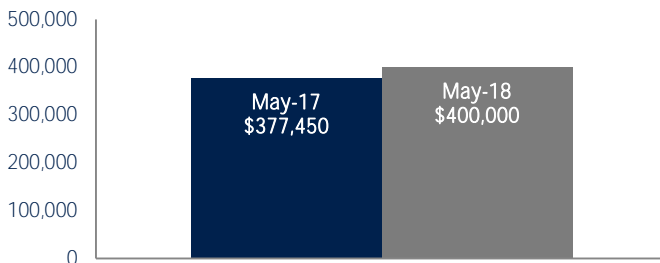
Active Inventory

Versus last year, the total number of homes available this month is lower by 1 units or 1%. The total number of active inventory this May was 116 compared to 117 in May 2017. This month's total of 116 is higher than the previous month's total supply of available inventory of 105, an increase of 10%.

Active Inventory*



Median Sale Price



Median Sale Price

Last May, the median sale price for Sykesville Homes was \$377,450. This May, the median sale price was \$400,000, an increase of 6% or \$22,550 compared to last year. The current median sold price is 1% higher than in April.

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



Sykesville are defined as properties listed in zip code/s 21784.

*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.



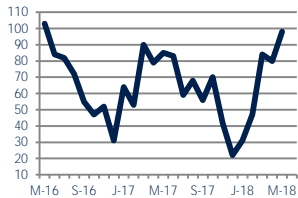
Focus On: Sykesville Housing Market

May 2018

Zip Code(s): 21784

New Listings

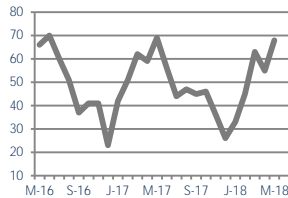
98



Up 15%
Vs. Year Ago

Current Contracts

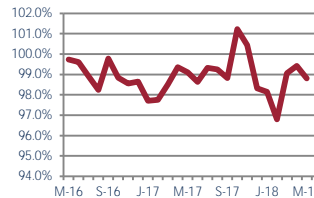
68



Down -1%
Vs. Year Ago

Sold Vs. List Price

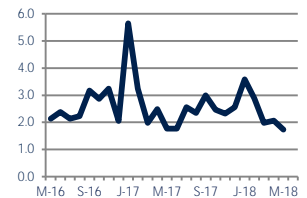
98.8%



No Change
Vs. Year Ago

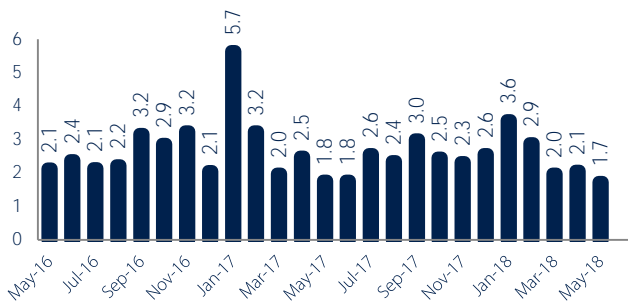
Months of Supply

1.7



No Change
Vs. Year Ago

Months Of Supply



Months of Supply

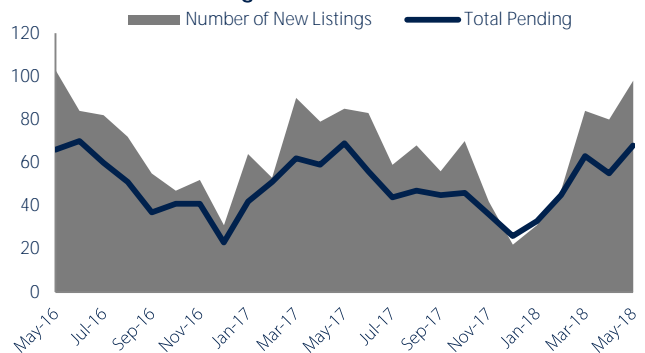
In May, there was 1.7 months of supply available in Sykesville. The amount of supply is similar compared to a year ago.

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.

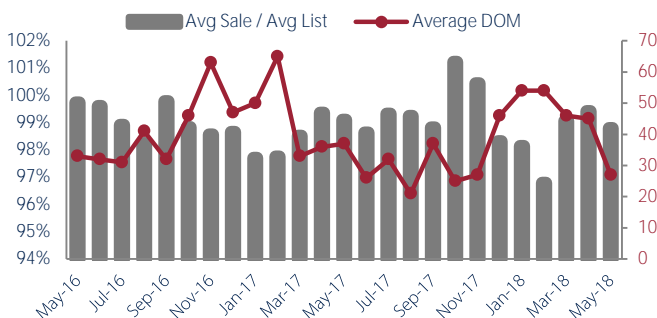
New Listings & Current Contracts

This month there were 98 homes newly listed for sale in Sykesville compared to 85 in May 2017, an increase of 15%. There were 68 current contracts pending sale this May compared to 69 a year ago. The number of current contracts is 1% lower than last May.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In May, the average sale price in Sykesville was 98.8% 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 27, lower than the average last year, which was 37, a decrease of 27%.



Sykesville are defined as properties listed in zip code/s 21784.

*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.

