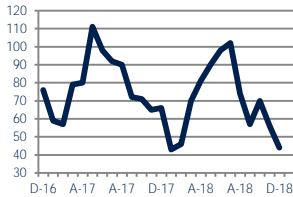


Zip Code(s): 20176

Units Sold

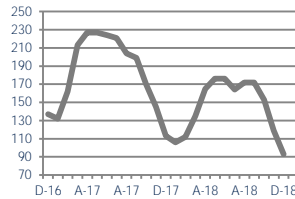
44



Down -33%
Vs. Year Ago

Active Inventory

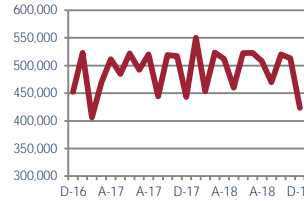
93



Down -18%
Vs. Year Ago

Median Sale Price

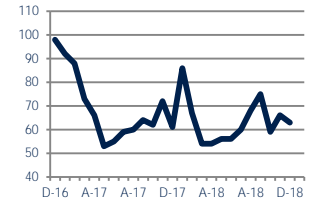
\$423,750



Down -4%
Vs. Year Ago

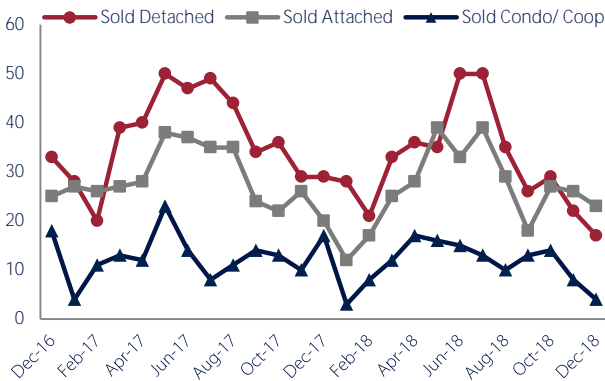
Days On Market

63



Up 3%
Vs. Year Ago

Units Sold*



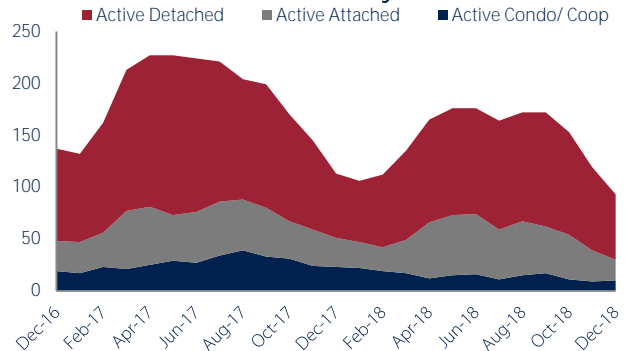
Units Sold

There was a decrease in total units sold in December, with 44 sold this month in Lansdowne, Stumptown, and Lucketts versus 56 last month, a decrease of 21%. This month's total units sold was lower than at this time last year, a decrease of 33% versus December 2017.

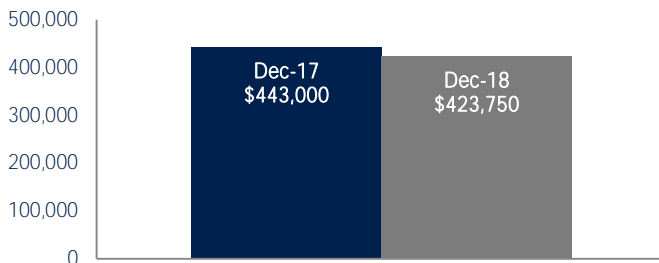
Active Inventory

Versus last year, the total number of homes available this month is lower by 20 units or 18%. The total number of active inventory this December was 93 compared to 113 in December 2017. This month's total of 93 is lower than the previous month's total supply of available inventory of 119, a decrease of 22%.

Active Inventory*



Median Sale Price



Median Sale Price

Last December, the median sale price for Lansdowne, Stumptown, and Lucketts Homes was \$443,000. This December, the median sale price was \$423,750, a decrease of 4% or \$19,250 compared to last year. The current median sold price is 17% 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.



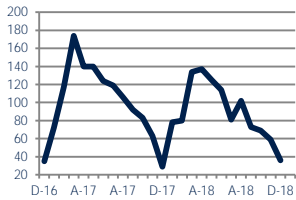
Lansdowne, Stumptown, and Lucketts are defined as properties listed in zip code/s 20176, and includes, but is not limited to these neighborhoods: Lansdowne, Stumptown, and Lucketts.
*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding 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.



Zip Code(s): 20176

New Listings

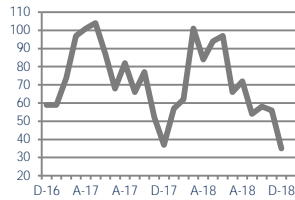
36



Up 24%
Vs. Year Ago

Current Contracts

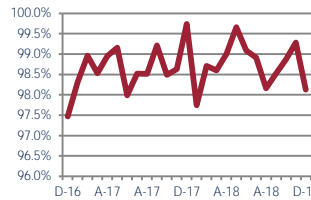
35



Down -5%
Vs. Year Ago

Sold Vs. List Price

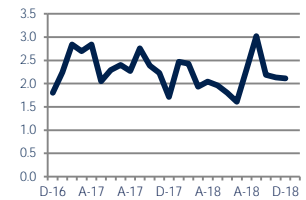
98.1%



Down -1.6%
Vs. Year Ago

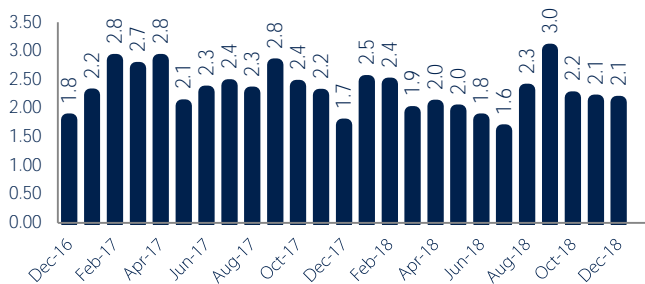
Months of Supply

2.1



Up 23%
Vs. Year Ago

Months Of Supply



Months of Supply

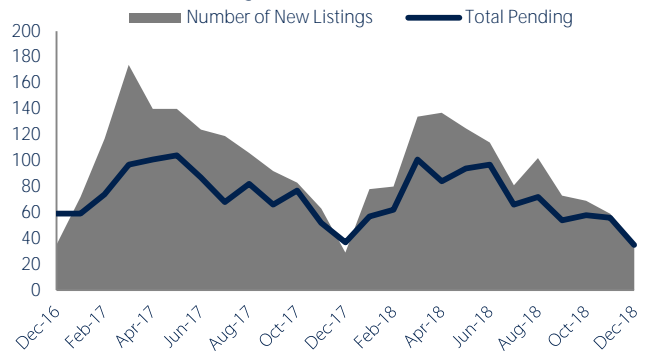
In December, there was 2.1 months of supply available in Lansdowne, Stumptown, and Lucketts, compared to 1.7 in December 2017. That is an increase of 23% versus a year ago.

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.

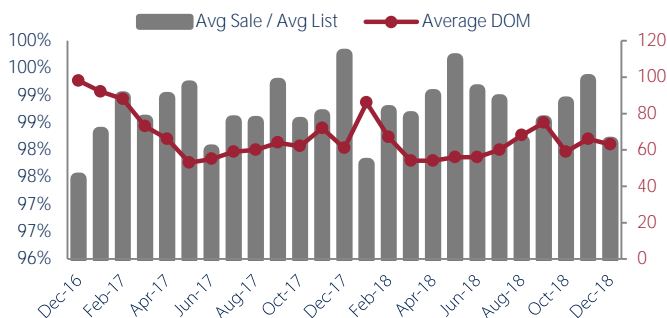
New Listings & Current Contracts

This month there were 36 homes newly listed for sale in Lansdowne, Stumptown, and Lucketts compared to 29 in December 2017, an increase of 24%. There were 35 current contracts pending sale this December compared to 37 a year ago. The number of current contracts is 5% 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 Lansdowne, Stumptown, and Lucketts was 98.1% of the average list price, which is 1.6% lower than at this time last year.

Days On Market

This month, the average number of days on market was 63, higher than the average last year, which was 61, an increase of 3%.



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