

October 2019

21030, Cockeysville, MD

Sold Summary

| | Oct 2019 | Oct 2018 | % Change |
|----------------------------|--------------|-------------|----------|
| Sold Dollar Volume | \$10,062,500 | \$9,563,000 | 5.22% |
| Avg Sold Price | \$486,995 | \$455,381 | 6.94% |
| Median Sold Price | \$356,250 | \$340,000 | 4.78% |
| Units Sold | 20 | 21 | -4.76% |
| Avg Days on Market | 44 | 29 | 51.72% |
| Avg List Price for Solds | \$503,125 | \$464,357 | 8.35% |
| Avg SP to OLP Ratio | 96.1% | 94.9% | 1.30% |
| Ratio of Avg SP to Avg OLP | 93.2% | 96.0% | -2.88% |
| Attached Avg Sold Price | \$243,285 | \$243,375 | -0.04% |
| Detached Avg Sold Price | \$618,223 | \$505,265 | 22.36% |
| Attached Units Sold | 7 | 4 | 75.00% |
| Detached Units Sold | 13 | 17 | -23.53% |

Notes:

- SP = Sold Price
- OLP = Original List Price
- LP = List Price (at time of sale)
- Garage/Parking Spaces are not included in Detached/Attached section totals.

Inventory

| | Oct 2019 | Oct 2018 | % Change |
|---------------------|----------|----------|----------|
| Active Listings | 69 | 76 | -9.21% |
| New Listings | 36 | 39 | -7.69% |
| New Under Contracts | 0 | 14 | 0% |
| New Contingents | 0 | 4 | 0% |
| New Pendings | 21 | 18 | 16.67% |
| All Pendings | 30 | 27 | 11.11% |

Financing (Sold)

| | |
|--------------|----|
| Assumption | 0 |
| Cash | 2 |
| Conventional | 13 |
| FHA | 4 |
| Other | 0 |
| Owner | 0 |
| VA | 0 |

Days on Market (Sold)

| | |
|------------|---|
| 0 | 0 |
| 1 to 10 | 2 |
| 11 to 20 | 3 |
| 21 to 30 | 2 |
| 31 to 60 | 6 |
| 61 to 90 | 1 |
| 91 to 120 | 1 |
| 121 to 180 | 5 |
| 181 to 360 | 0 |
| 361 to 720 | 0 |
| 721+ | 0 |

Sold Detail

| Price Ranges | Residential | | | | | | Condo/Coop | Active Listings | | |
|----------------------------|--------------|-------------|-----------|-------------|--------------|-------------|------------|-----------------|-------------|------------|
| | 2 or Less BR | | 3 BR | | 4 or More BR | | All | Residential | | Condo/Coop |
| | Detached | Attached/TH | Detached | Attached/TH | Detached | Attached/TH | Attached | Detached | Attached/TH | Attached |
| < \$50,000 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| \$50K to \$99,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| \$100K to \$149,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 3 |
| \$150K to \$199,999 | 0 | 1 | 0 | 0 | 0 | 0 | 0 | 1 | 0 | 2 |
| \$200K to \$299,999 | 0 | 0 | 0 | 2 | 0 | 2 | 1 | 3 | 0 | 5 |
| \$300K to \$399,999 | 0 | 0 | 3 | 0 | 3 | 1 | 0 | 12 | 5 | 3 |
| \$400K to \$499,999 | 0 | 0 | 1 | 0 | 1 | 0 | 0 | 2 | 0 | 0 |
| \$500K to \$599,999 | 0 | 0 | 0 | 0 | 2 | 0 | 0 | 9 | 0 | 0 |
| \$600K to \$799,999 | 0 | 0 | 0 | 0 | 1 | 0 | 0 | 4 | 0 | 0 |
| \$800K to \$999,999 | 0 | 0 | 0 | 0 | 1 | 0 | 0 | 8 | 0 | 0 |
| \$1M to \$2,499,999 | 0 | 0 | 0 | 0 | 1 | 0 | 0 | 9 | 0 | 0 |
| \$2.5M to \$4,999,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 3 | 0 | 0 |
| \$5,000,000+ | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Total | 0 | 1 | 4 | 2 | 9 | 3 | 1 | 51 | 5 | 13 |
| Avg Sold Price | \$0 | \$158,000 | \$371,000 | \$236,500 | \$728,100 | \$263,166 | \$282,500 | | | |
| Prev Year - Avg Sold Price | \$235,000 | \$0 | \$368,975 | \$346,750 | \$573,217 | \$0 | \$140,000 | | | |
| Avg Sold % Change | 0.00% | 0.00% | 0.55% | -31.80% | 27.02% | 0.00% | 101.79% | | | |
| Prev Year - # of Solds | 1 | 0 | 4 | 2 | 12 | 0 | 2 | | | |

Active Detail