

January 2018

21204, Towson, MD

Sold Summary

	Jan 2018	Jan 2017	% Change
Sold Dollar Volume	\$7,567,063	\$2,350,900	221.88%
Avg Sold Price	\$630,589	\$335,843	87.76%
Median Sold Price	\$285,500	\$315,000	-9.37%
Units Sold	12	7	71.43%
Avg Days on Market	90	65	38.46%
Avg List Price for Solds	\$657,096	\$337,843	94.50%
Avg SP to OLP Ratio	92.3%	94.8%	-2.65%
Ratio of Avg SP to Avg OLP	93.3%	92.8%	0.57%
Attached Avg Sold Price	\$199,594	\$182,633	9.29%
Detached Avg Sold Price	\$1,061,583	\$450,750	135.51%
Attached Units Sold	6	3	100.00%
Detached Units Sold	6	4	50.00%

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

	Jan 2018	Jan 2017	% Change
Active Listings	37	40	-7.50%
New Listings	11	16	-31.25%
New Under Contracts	10	7	42.86%
New Contingents	5	2	150.00%
New Pendings	15	9	66.67%
All Pendings	18	14	28.57%

Financing (Sold)

Assumption	0
Cash	2
Conventional	9
FHA	0
Other	0
Owner	0
VA	1

Days on Market (Sold)

0	0
1 to 10	3
11 to 20	0
21 to 30	1
31 to 60	0
61 to 90	3
91 to 120	1
121 to 180	2
181 to 360	2
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	3
\$100K to \$149,999	0	0	0	0	0	0	1	1	0	5
\$150K to \$199,999	0	0	0	0	0	0	1	0	0	1
\$200K to \$299,999	0	1	1	2	0	1	0	0	1	3
\$300K to \$399,999	0	0	0	0	0	0	0	1	0	0
\$400K to \$499,999	0	0	1	0	0	0	0	1	0	0
\$500K to \$599,999	0	0	0	0	0	0	0	6	0	0
\$600K to \$799,999	0	0	0	0	1	0	0	5	0	0
\$800K to \$999,999	0	0	0	0	1	0	0	1	0	0
\$1M to \$2,499,999	0	0	0	0	2	0	0	9	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	0	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	0	1	2	2	4	1	2	24	1	12
Avg Sold Price	\$0	\$200,000	\$373,500	\$243,282	\$1,405,625	\$225,000	\$143,000			
Prev Year - Avg Sold Price	\$0	\$0	\$351,333	\$315,000	\$749,000	\$0	\$116,450			
Avg Sold % Change	0.00%	0.00%	6.31%	-22.77%	87.67%	0.00%	22.80%			
Prev Year - # of Solds	0	0	3	1	1	0	2			

Active Detail