

March 2018

21204, Towson, MD

Sold Summary

	Mar 2018	Mar 2017	% Change
Sold Dollar Volume	\$6,758,000	\$4,377,752	54.37%
Avg Sold Price	\$519,846	\$437,775	18.75%
Median Sold Price	\$490,000	\$395,626	23.85%
Units Sold	13	10	30.00%
Avg Days on Market	91	44	106.82%
Avg List Price for Solds	\$542,631	\$446,990	21.40%
Avg SP to OLP Ratio	94.9%	96.5%	-1.63%
Ratio of Avg SP to Avg OLP	93.9%	96.6%	-2.77%
Attached Avg Sold Price	\$224,500	\$235,875	-4.82%
Detached Avg Sold Price	\$704,438	\$572,375	23.07%
Attached Units Sold	5	4	25.00%
Detached Units Sold	8	6	33.33%

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

	Mar 2018	Mar 2017	% Change
Active Listings	44	57	-22.81%
New Listings	25	50	-50.00%
New Under Contracts	10	14	-28.57%
New Contingents	4	12	-66.67%
New Pendings	14	26	-46.15%
All Pendings	19	28	-32.14%

Financing (Sold)

Assumption	0
Cash	4
Conventional	9
FHA	0
Other	0
Owner	0
VA	0

Days on Market (Sold)

0	1
1 to 10	3
11 to 20	0
21 to 30	0
31 to 60	1
61 to 90	2
91 to 120	1
121 to 180	3
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	0	0	7
\$150K to \$199,999	0	0	0	1	0	0	0	0	0	3
\$200K to \$299,999	0	0	0	2	0	0	0	0	0	2
\$300K to \$399,999	0	0	1	1	0	0	0	4	0	1
\$400K to \$499,999	0	0	1	0	0	0	0	3	0	0
\$500K to \$599,999	0	0	0	0	2	0	0	5	1	0
\$600K to \$799,999	0	0	0	0	2	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	1	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
<b>Total</b>	0	0	2	4	6	0	1	27	1	16
Avg Sold Price	\$0	\$0	\$424,000	\$243,875	\$797,917	\$0	\$147,000			
Prev Year - Avg Sold Price	\$0	\$0	\$0	\$492,000	\$572,375	\$0	\$150,500			
Avg Sold % Change	0.00%	0.00%	0.00%	-50.43%	39.40%	0.00%	-2.33%			
Prev Year - # of Solds	0	0	0	1	6	0	3			

Active Detail