

March 2021

21204, Towson, MD

Sold Summary

	Mar 2021	Mar 2020	% Change
Sold Dollar Volume	\$3,836,795	\$3,747,500	2.38%
Avg Sold Price	\$353,309	\$368,980	-4.25%
Median Sold Price	\$335,000	\$429,950	-22.08%
Units Sold	11	10	10.00%
Avg Days on Market	29	56	-48.21%
Avg List Price for Solds	\$348,799	\$374,750	-6.92%
Avg SP to OLP Ratio	99.8%	97.0%	2.91%
Ratio of Avg SP to Avg OLP	101.3%	97.0%	4.44%
Attached Avg Sold Price	\$168,975	\$192,300	-12.13%
Detached Avg Sold Price	\$458,642	\$444,700	3.14%
Attached Units Sold	4	3	33.33%
Detached Units Sold	7	7	0.00%

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

	Mar 2021	Mar 2020	% Change
Active Listings	18	38	-52.63%
New Listings	31	27	14.81%
New Under Contracts	0	0	0%
New Contingents	0	0	0%
New Pendings	22	20	10.00%
All Pendings	28	30	-6.67%

Financing (Sold)

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

Days on Market (Sold)

0	0
1 to 10	7
11 to 20	0
21 to 30	0
31 to 60	1
61 to 90	3
91 to 120	0
121 to 180	0
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	1
\$100K to \$149,999	0	1	0	0	0	0	0	1	0	0
\$150K to \$199,999	0	0	0	0	0	0	2	0	0	1
\$200K to \$299,999	0	0	1	0	0	0	1	1	0	1
\$300K to \$399,999	0	0	2	0	0	0	0	1	0	0
\$400K to \$499,999	0	0	2	0	0	0	0	1	0	0
\$500K to \$599,999	1	0	0	0	0	0	0	1	0	0
\$600K to \$799,999	0	0	0	0	0	0	0	4	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	0	0	0	3	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	2	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	1	1	5	0	1	0	3	15	0	3
Avg Sold Price	\$525,500	\$102,000	\$362,000	\$0	\$875,000	\$0	\$191,300			
Prev Year - Avg Sold Price	\$0	\$0	\$424,580	\$0	\$495,000	\$0	\$192,300			
Avg Sold % Change	0.00%	0.00%	-14.74%	0.00%	76.77%	0.00%	-0.52%			
Prev Year - # of Solds	0	0	5	0	2	0	3			

Active Detail