

January 2019

21204, Towson, MD

Sold Summary

	Jan 2019	Jan 2018	% Change
Sold Dollar Volume	\$3,604,500	\$7,567,063	-52.37%
Avg Sold Price	\$360,450	\$630,589	-42.84%
Median Sold Price	\$368,000	\$285,500	28.90%
Units Sold	10	12	-16.67%
Avg Days on Market	63	111	-43.24%
Avg List Price for Solds	\$360,289	\$657,096	-45.17%
Avg SP to OLP Ratio	94.9%	92.3%	2.84%
Ratio of Avg SP to Avg OLP	106.7%	93.3%	14.32%
Attached Avg Sold Price	\$179,500	\$199,594	-10.07%
Detached Avg Sold Price	\$438,000	\$1,061,583	-58.74%
Attached Units Sold	3	6	-50.00%
Detached Units Sold	7	6	16.67%

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 2019	Jan 2018	% Change
Active Listings	28	37	-24.32%
New Listings	7	11	-36.36%
New Under Contracts	9	10	-10.00%
New Contingents	2	5	-60.00%
New Pendings	11	15	-26.67%
All Pendings	16	18	-11.11%

Financing (Sold)

Assumption	0
Cash	3
Conventional	6
FHA	0
Other	1
Owner	0
VA	0

Days on Market (Sold)

0	0
1 to 10	5
11 to 20	1
21 to 30	0
31 to 60	0
61 to 90	1
91 to 120	0
121 to 180	1
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	1
\$100K to \$149,999	0	0	0	0	0	0	0	0	0	1
\$150K to \$199,999	0	0	0	1	0	0	1	0	0	3
\$200K to \$299,999	0	0	0	1	0	0	0	0	2	3
\$300K to \$399,999	0	0	3	0	1	0	0	1	0	0
\$400K to \$499,999	0	0	1	0	0	0	0	5	2	0
\$500K to \$599,999	0	0	0	0	1	0	0	3	0	0
\$600K to \$799,999	0	0	1	0	0	0	0	2	0	0
\$800K to \$999,999	0	0	0	0	0	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	1	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
<b>Total</b>	0	0	5	2	2	0	1	16	4	8
Avg Sold Price	\$0	\$0	\$436,200	\$178,500	\$442,500	\$0	\$181,500			
Prev Year - Avg Sold Price	\$0	\$200,000	\$373,500	\$243,282	\$1,405,625	\$225,000	\$143,000			
Avg Sold % Change	0.00%	0.00%	16.79%	-26.63%	-68.52%	0.00%	26.92%			
Prev Year - # of Solds	0	1	2	2	4	1	2			

Active Detail