

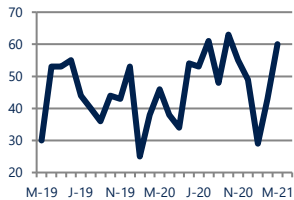


Focus On: Georgetown Housing Market

March 2021

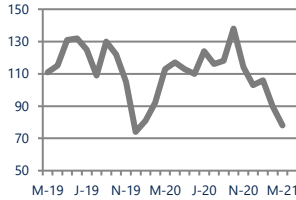
Zip Code(s): 20007

Units Sold 60



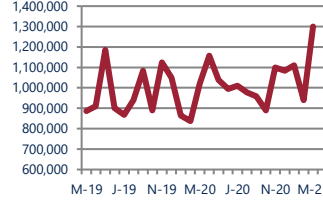
Up 30%
Vs. Year Ago

Active Inventory 78



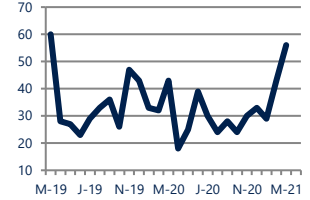
Down -31%
Vs. Year Ago

Median Sale Price \$1,300,000

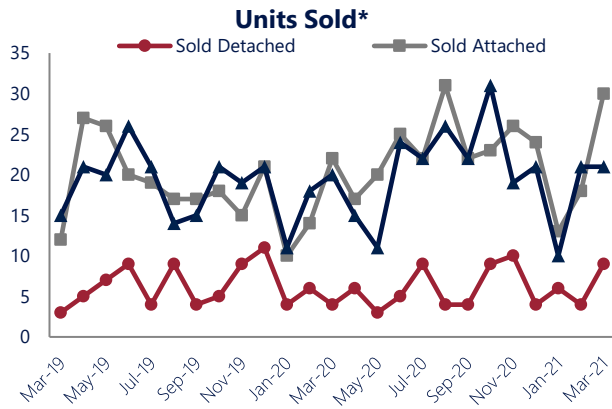


Up 27%
Vs. Year Ago

Days On Market 56

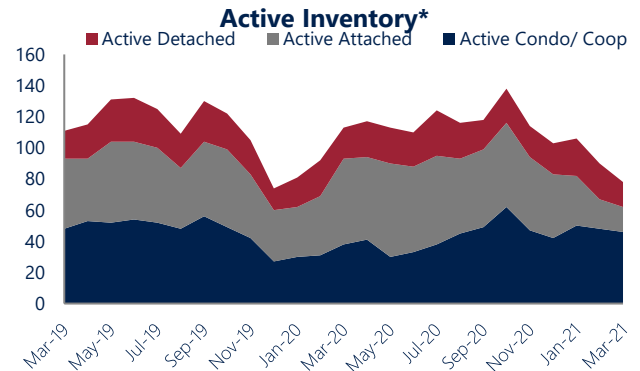


Up 30%
Vs. Year Ago



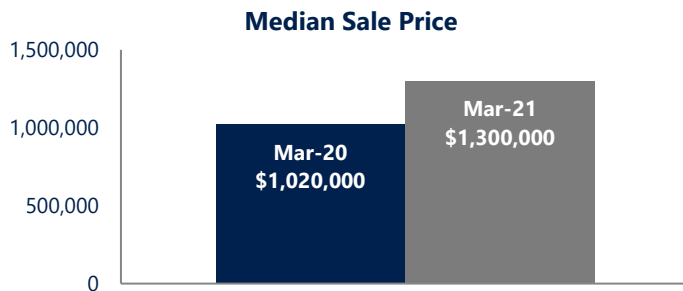
Units Sold

There was an increase in total units sold in March, with 60 sold this month in Georgetown. This month's total units sold was higher than at this time last year.



Active Inventory

Versus last year, the total number of homes available this month is lower by 35 units or 31%. The total number of active inventory this March was 78 compared to 113 in March 2020. This month's total of 78 is lower than the previous month's total supply of available inventory of 90, a decrease of 13%.



Median Sale Price

Last March, the median sale price for Georgetown Homes was \$1,020,000. This March, the median sale price was \$1,300,000, an increase of \$280,000 compared to last year. The current median sold price is higher than in February.

Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.

Georgetown is defined as properties in zip code 20007.

*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by BRIGHTMLS and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently verified, and does not constitute an opinion of BRIGHTMLS or Long & Foster Real Estate, Inc.



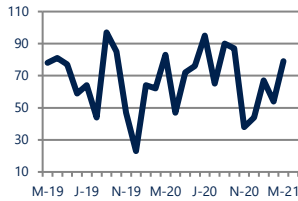
Focus On: Georgetown Housing Market

March 2021

Zip Code(s): 20007

New Listings

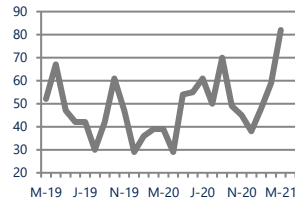
79



Down -5%
Vs. Year Ago

Current Contracts

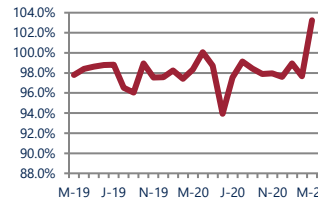
82



Up 110%
Vs. Year Ago

Sold Vs. List Price

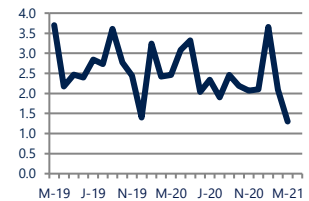
103.2%



Up 5%
Vs. Year Ago

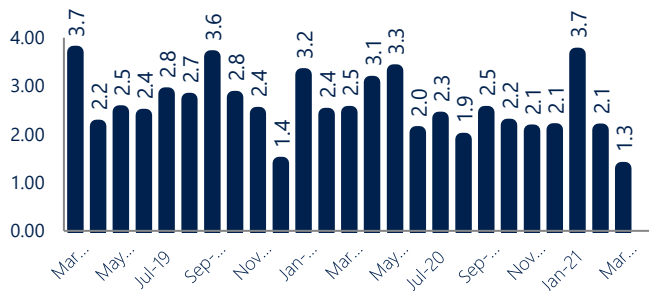
Months of Supply

1.3



Down -47%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

This month there were 79 homes newly listed for sale in Georgetown compared to 83 in March 2020, a decrease of 5%.

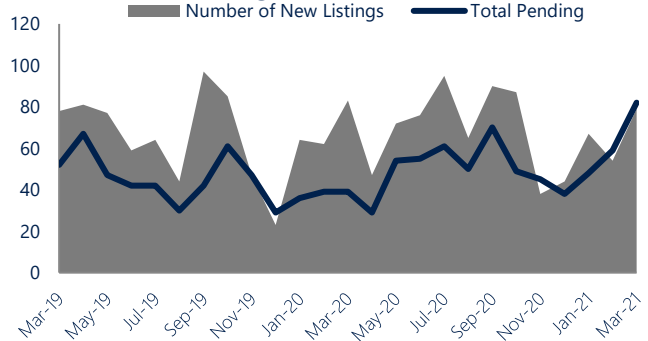
There were 82 current contracts pending sale this March compared to 39 a year ago. The number of current contracts is 110% higher than last March.

Months of Supply

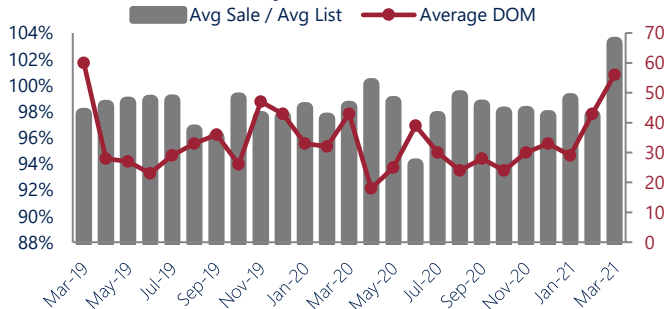
In March, there was 1.3 months of supply available in Georgetown, compared to 2.5 in March 2020. That is a decrease of 47% versus a year ago.

Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In March, the average sale price in Georgetown was 103.2% of the average list price, which is 4.9% higher than at this time last year.

Days On Market

This month, the average number of days on market was 56, higher than the average last year, which was 43, an increase of 30%.



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