

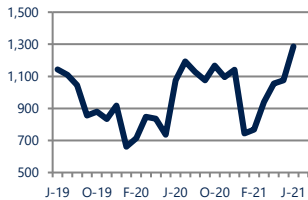


Focus On: **Baltimore County Housing Market**

June 2021

Units Sold

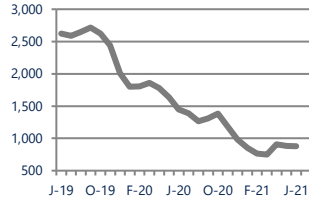
1,286



Up 20%
Vs. Year Ago

Active Inventory

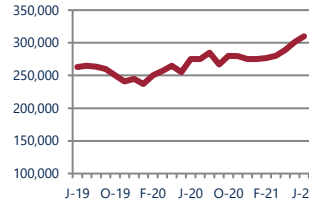
878



Down -39%
Vs. Year Ago

Median Sale Price

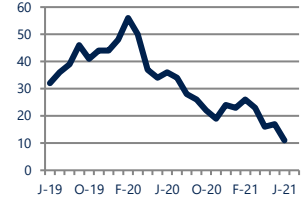
\$310,000



Up 13%
Vs. Year Ago

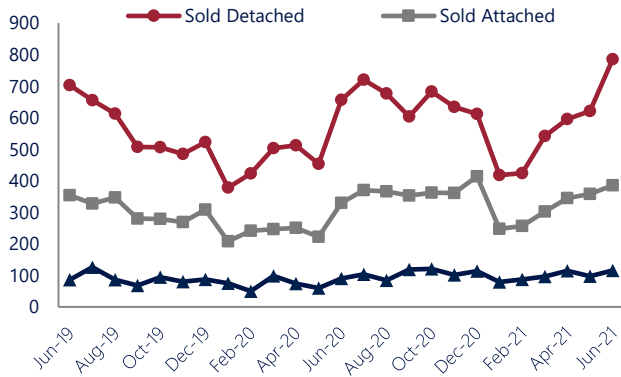
Days On Market

11



Down -69%
Vs. Year Ago

Units Sold*



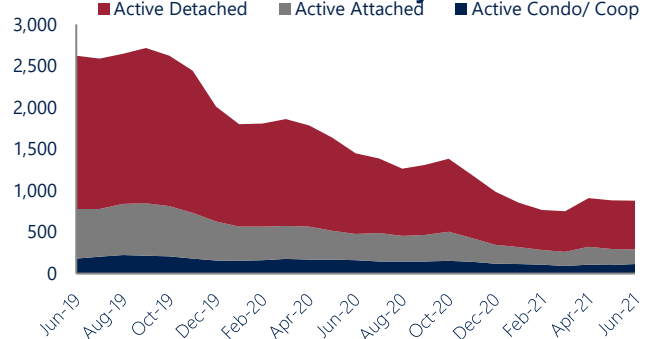
Units Sold

There was an increase in total units sold in June, with 1,286 sold this month in Baltimore County versus 1,076 last month, an increase of 20%. This month's total units sold was higher than at this time last year, an increase of 20% versus June 2020.

Active Inventory

Versus last year, the total number of homes available this month is lower by 570 units or 39%. The total number of active inventory this June was 878 compared to 1,448 in June 2020. This month's supply remained stable as compared to last month.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Baltimore County Homes was \$275,000. This June, the median sale price was \$310,000, an increase of 13% or \$35,000 compared to last year. The current median sold price is 3% higher than in May.

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



*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.

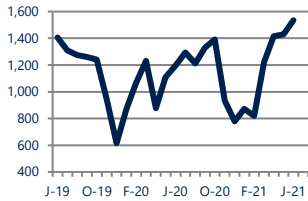




Focus On: Baltimore County Housing Market

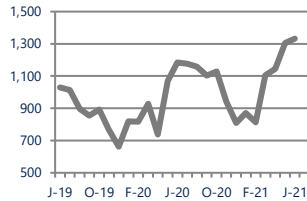
June 2021

New Listings
1,535



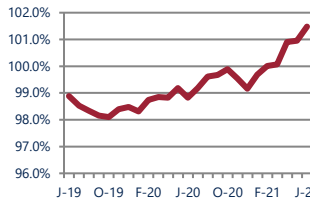
Up 28%
 Vs. Year Ago

Current Contracts
1,332



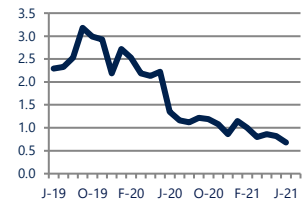
Up 13%
 Vs. Year Ago

Sold Vs. List Price
101.5%



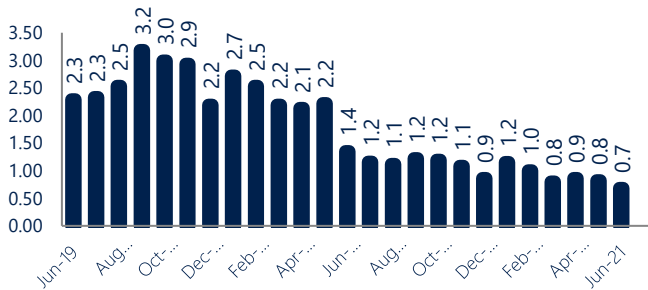
Up 2.7%
 Vs. Year Ago

Months of Supply
0.7



Down -50%
 Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

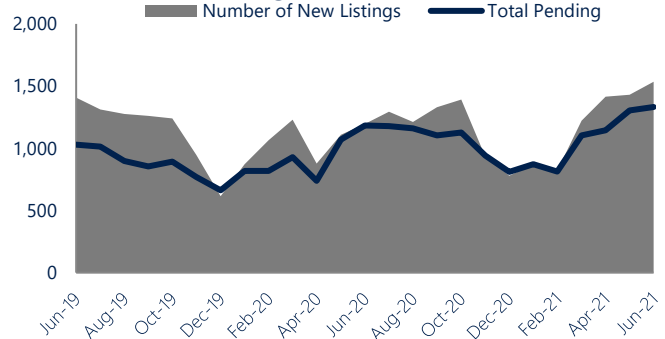
This month there were 1,535 homes newly listed for sale in Baltimore County compared to 1,195 in June 2020, an increase of 28%. There were 1,332 current contracts pending sale this June compared to 1,184 a year ago. The number of current contracts is 13% higher than last June.

Months of Supply

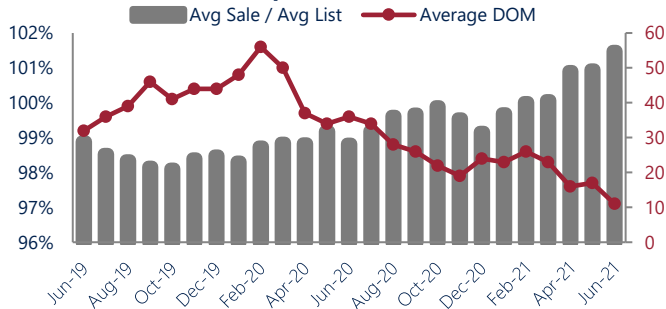
In June, there was 0.7 months of supply available in Baltimore County, compared to 1.3 in June 2020. That is a decrease of 49% versus a year ago.

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 June, the average sale price in Baltimore County was 101.5% of the average list price, which is 2.7% higher than at this time last year.

Days On Market

This month, the average number of days on market was 11, lower than the average last year, which was 36, a decrease of 69%.



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