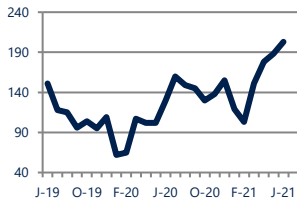




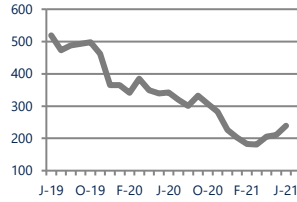
Zip Code(s): 21224

Units Sold 203



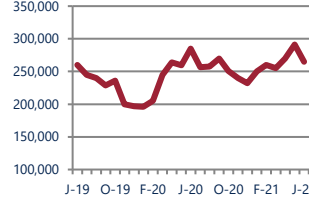
Up
Vs. Year Ago

Active Inventory 239



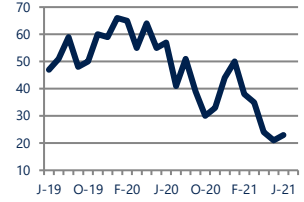
Down -30%
Vs. Year Ago

Median Sale Price \$265,000



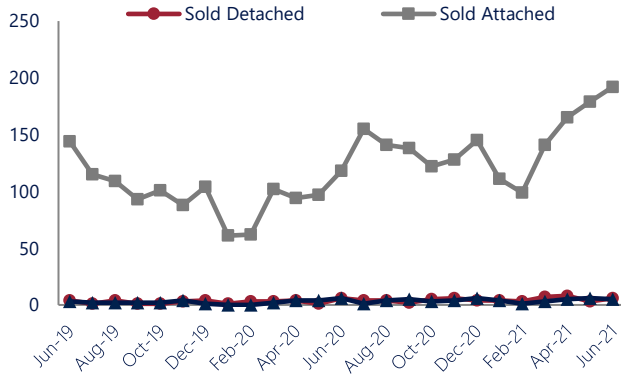
Down -7%
Vs. Year Ago

Days On Market 23



Down -60%
Vs. Year Ago

Units Sold*



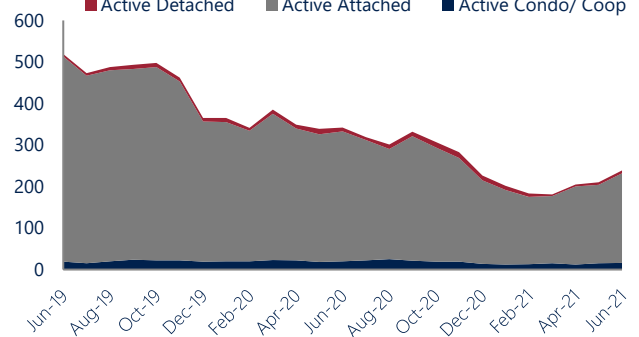
Units Sold

There was an increase in total units sold in June, with 203 sold this month in Canton, Highlandtown, and Patterson Park. 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 103 units or 30%. The total number of active inventory this June was 239 compared to 342 in June 2020. This month's total of 239 is higher than the previous month's total supply of available inventory of 210, an increase of 14%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Canton, Highlandtown, and Patterson Park Homes was \$285,000. This June, the median sale price was \$265,000, a decrease of 7% or \$20,000 compared to last year. The current median sold price is 9% lower 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.

Canton, Highlandtown, and Patterson Park are defined as properties listed in zip code/s 21224.

*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.

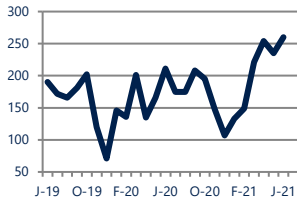




Zip Code(s): 21224

New Listings

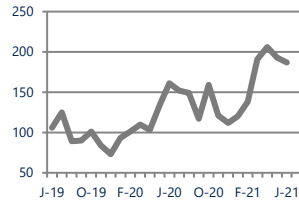
260



Up 23%
Vs. Year Ago

Current Contracts

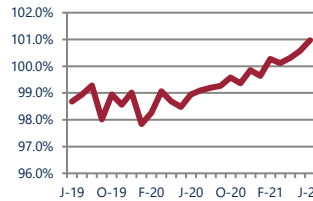
187



Up 16%
Vs. Year Ago

Sold Vs. List Price

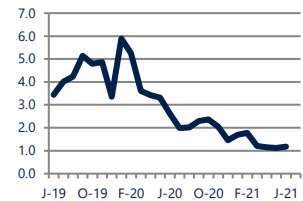
101.0%



Up 2%
Vs. Year Ago

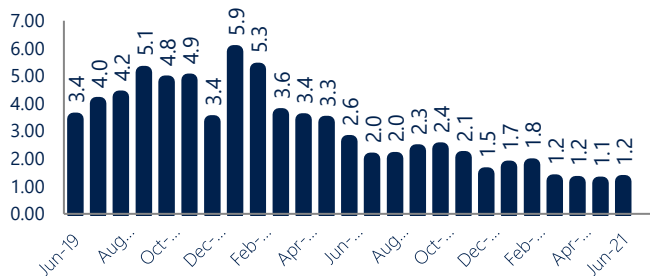
Months of Supply

1.2



Down -55%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

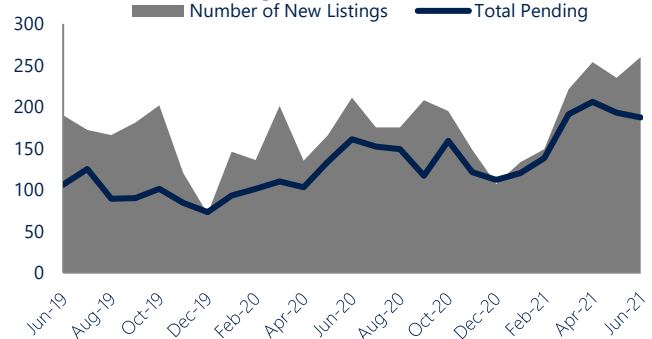
This month there were 260 homes newly listed for sale in Canton, Highlandtown, and Patterson Park compared to 211 in June 2020, an increase of 23%. There were 187 current contracts pending sale this June compared to 161 a year ago. The number of current contracts is 16% higher than last June.

Months of Supply

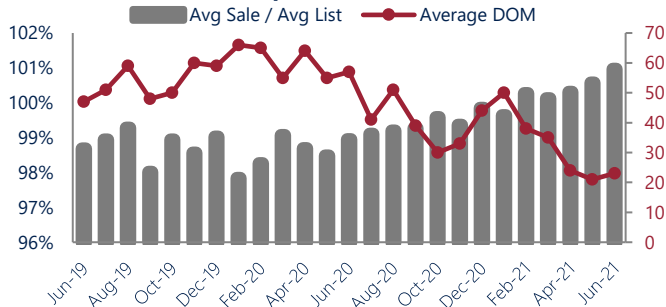
In June, there was 1.2 months of supply available in Canton, Highlandtown, and Patterson Park, compared to 2.6 in June 2020. That is a decrease of 55% versus a year ago.

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 Canton, Highlandtown, and Patterson Park was 101.0% of the average list price, which is 2.0% higher than at this time last year.

Days On Market

This month, the average number of days on market was 23, lower than the average last year, which was 57, a decrease of 60%.



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