



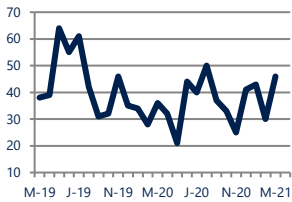
Focus On: Chevy Chase MD Housing Market

March 2021

Zip Code(s): 20815

Units Sold

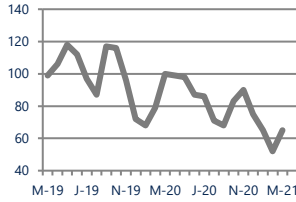
46



Up 28%
Vs. Year Ago

Active Inventory

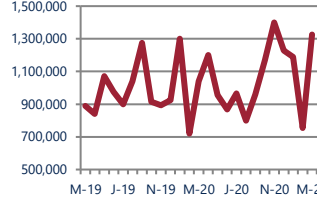
65



Down -35%
Vs. Year Ago

Median Sale Price

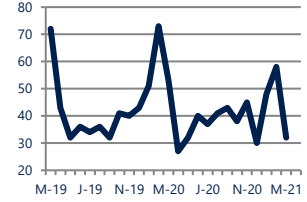
\$1,327,000



Up 28%
Vs. Year Ago

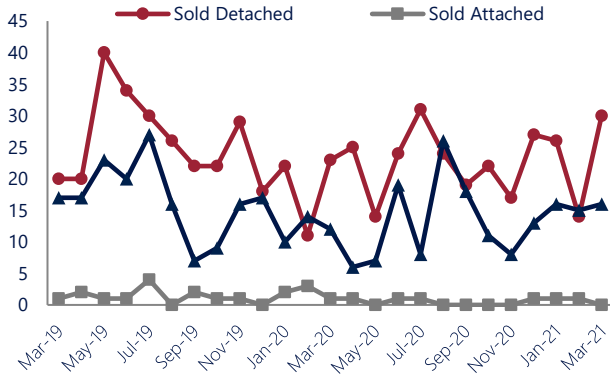
Days On Market

32



Down -40%
Vs. Year Ago

Units Sold*



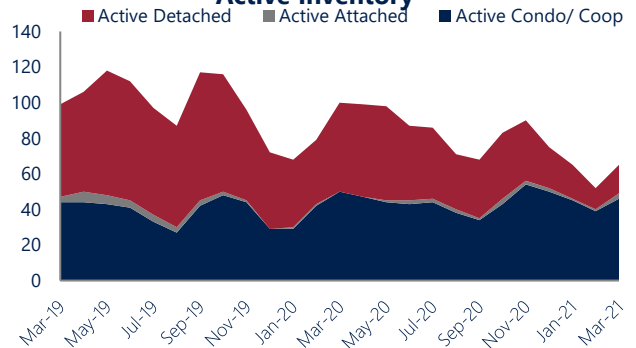
Units Sold

There was an increase in total units sold in March, with 46 sold this month in Chevy Chase MD. This month's total units sold was higher than at this time last year.

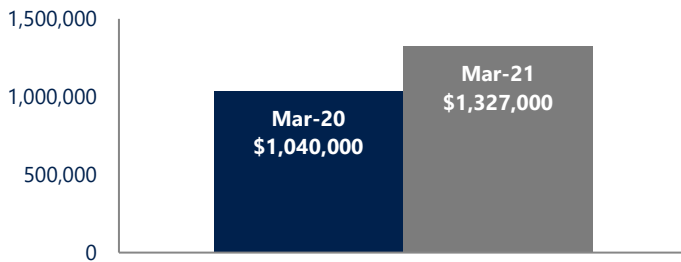
Active Inventory

Versus last year, the total number of homes available this month is lower by 35 units or 35%. The total number of active inventory this March was 65 compared to 100 in March 2020. This month's total of 65 is higher than the previous month's total supply of available inventory of 52, an increase of 25%.

Active Inventory*



Median Sale Price



Median Sale Price

Last March, the median sale price for Chevy Chase MD Homes was \$1,040,000. This March, the median sale price was \$1,327,000, an increase of \$287,000 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.

Chevy Chase MD are defined as properties listed in zip code/s 20815.

*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.





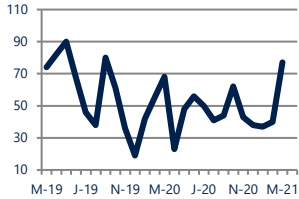
Focus On: Chevy Chase MD Housing Market

March 2021

Zip Code(s): 20815

New Listings

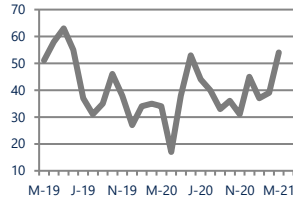
77



Up 13%
Vs. Year Ago

Current Contracts

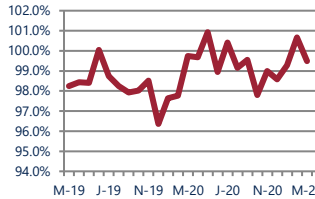
54



Up 59%
Vs. Year Ago

Sold Vs. List Price

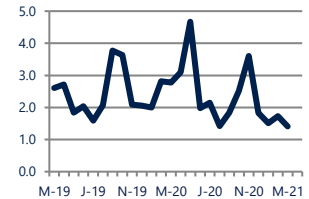
99.5%



No Change
Vs. Year Ago

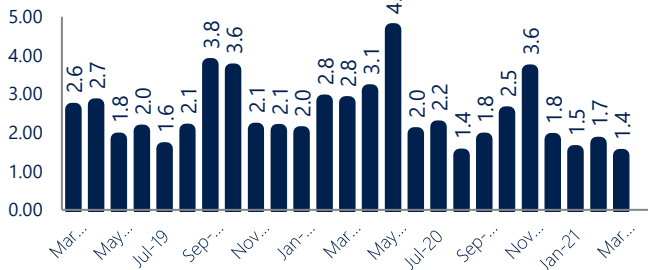
Months of Supply

1.4



Down -49%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

This month there were 77 homes newly listed for sale in Chevy Chase MD compared to 68 in March 2020, an increase of 13%.

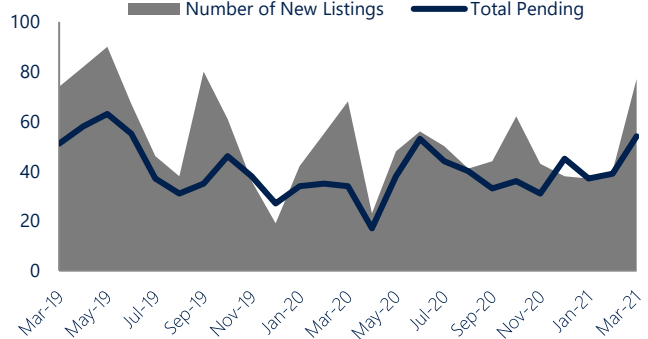
There were 54 current contracts pending sale this March compared to 34 a year ago. The number of current contracts is 59% higher than last March.

Months of Supply

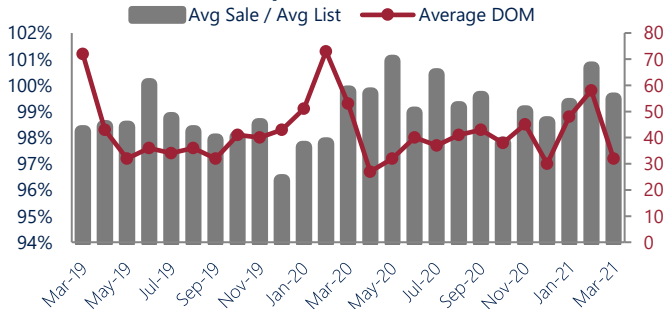
In March, there was 1.4 months of supply available in Chevy Chase MD, compared to 2.8 in March 2020. That is a decrease of 49% versus a year ago.

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 March, the average sale price in Chevy Chase MD was 99.5% of the average list price, which is similar compared to a year ago.

Days On Market

This month, the average number of days on market was 32, lower than the average last year, which was 53, a decrease of 40%.



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