

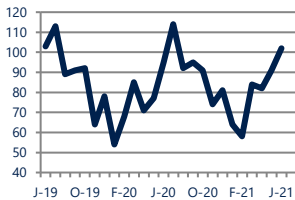


Focus On: Millersville and Severn Housing Market

June 2021

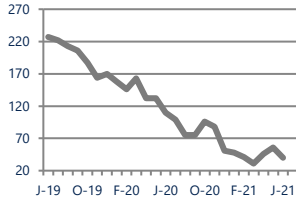
Zip Code(s): 21144 and 21108

Units Sold
102



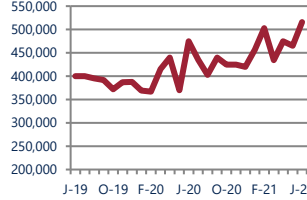
Up 7%
 Vs. Year Ago

Active Inventory
40



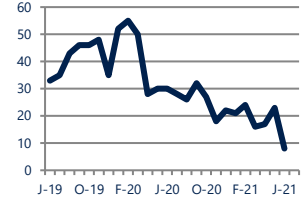
Down -64%
 Vs. Year Ago

Median Sale Price
\$515,800

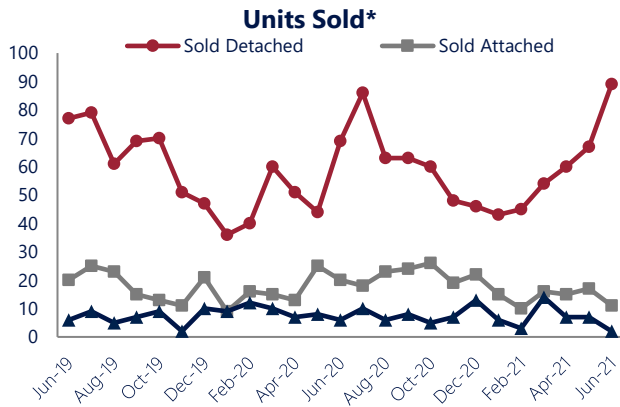


Up 9%
 Vs. Year Ago

Days On Market
8



Down -73%
 Vs. Year Ago

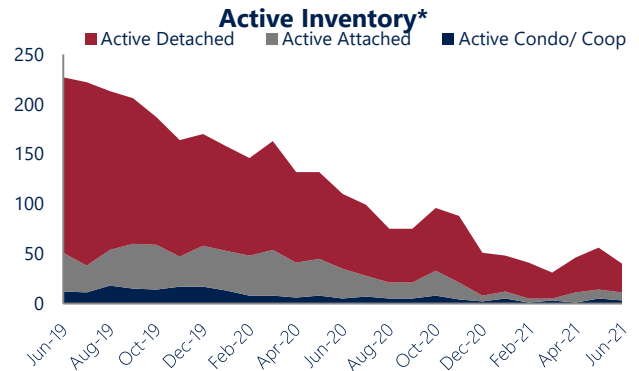


Units Sold

There was an increase in total units sold in June, with 102 sold this month in Millersville and Severn versus 91 last month, an increase of 12%. This month's total units sold was higher than at this time last year, an increase of 7% versus June 2020.

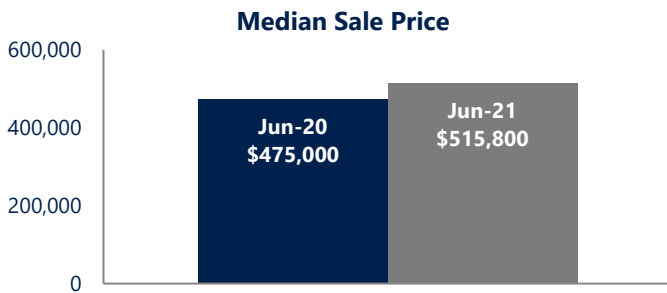
Active Inventory

Versus last year, the total number of homes available this month is lower by 70 units or 64%. The total number of active inventory this June was 40 compared to 110 in June 2020. This month's total of 40 is lower than the previous month's total supply of available inventory of 56, a decrease of 29%.



Median Sale Price

Last June, the median sale price for Millersville and Severn Homes was \$475,000. This June, the median sale price was \$515,800, an increase of 9% or \$40,800 compared to last year. The current median sold price is 11% 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.

Millersville and Severn are defined as properties listed in zip code/s 21144 and 21108.

*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.





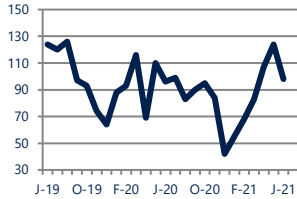
Focus On: Millersville and Severn Housing Market

June 2021

Zip Code(s): 21144 and 21108

New Listings

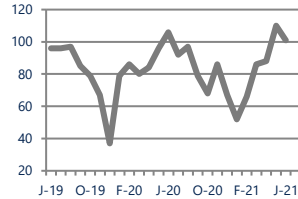
98



Up 2%
Vs. Year Ago

Current Contracts

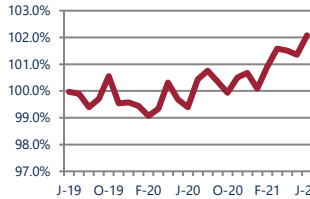
101



Down -5%
Vs. Year Ago

Sold Vs. List Price

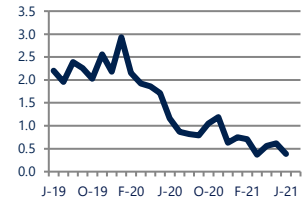
102.1%



Up 2.7%
Vs. Year Ago

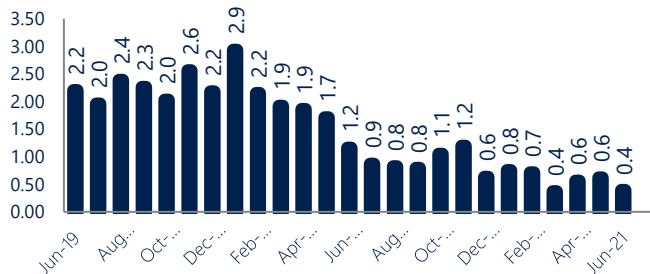
Months of Supply

0.4



Down -66%
Vs. Year Ago

Months of Supply



Months of Supply

In June, there was 0.4 months of supply available in Millersville and Severn, compared to 1.2 in June 2020. That is a decrease of 66% versus a year ago.

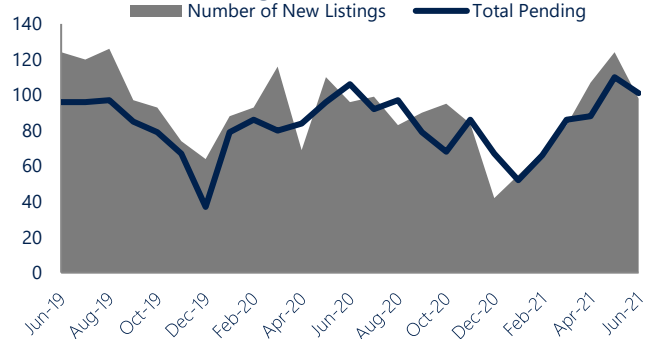
Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

New Listings & Current Contracts

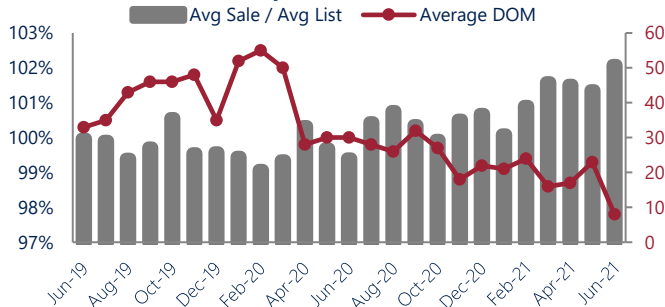
This month there were 98 homes newly listed for sale in Millersville and Severn compared to 96 in June 2020, an increase of 2%.

There were 101 current contracts pending sale this June compared to 106 a year ago. The number of current contracts is 5% lower than last June.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In June, the average sale price in Millersville and Severn was 102.1% 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 8, lower than the average last year, which was 30, a decrease of 73%.

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