



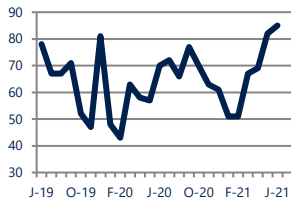
Focus On: North East, Rising Sun, and Perryville Housing Market

June 2021

Zip Code(s): 21901, 21911, 21903, 21918, 21904, 21917 and 21914

Units Sold

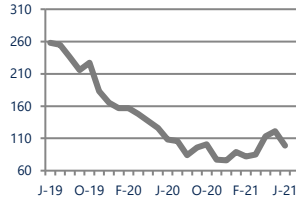
85



Up 21%
 Vs. Year Ago

Active Inventory

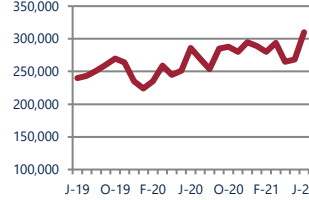
99



Down -8%
 Vs. Year Ago

Median Sale Price

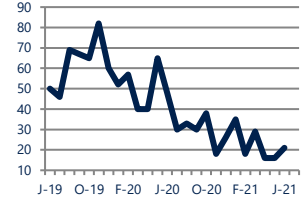
\$310,000



Up 8%
 Vs. Year Ago

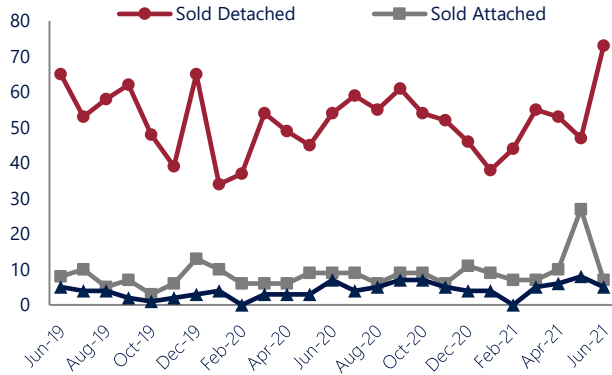
Days On Market

21



Down -56%
 Vs. Year Ago

Units Sold*



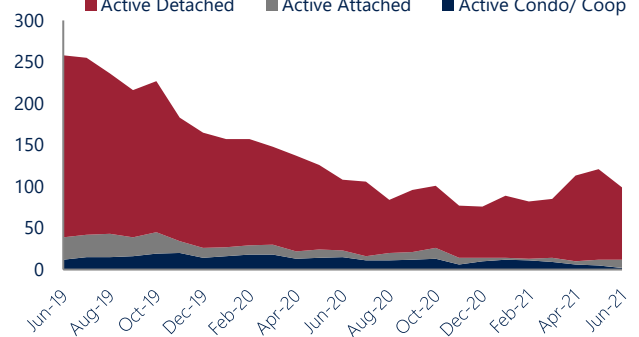
Units Sold

There was an increase in total units sold in June, with 85 sold this month in North East, Rising Sun, and Perryville versus 82 last month, an increase of 4%. This month's total units sold was higher than at this time last year, an increase of 21% versus June 2020.

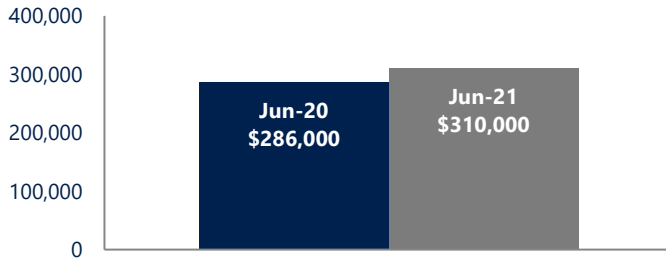
Active Inventory

Versus last year, the total number of homes available this month is lower by 9 units or 8%. The total number of active inventory this June was 99 compared to 108 in June 2020. This month's total of 99 is lower than the previous month's total supply of available inventory of 121, a decrease of 18%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for North East, Rising Sun, and Perryville Homes was \$286,000. This June, the median sale price was \$310,000, an increase of 8% or \$24,000 compared to last year. The current median sold price is 15% 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.

North East, Rising Sun, and Perryville are defined as properties listed in zip code/s 21901, 21911, 21903, 21918, 21904, 21917 and 21914.

*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.

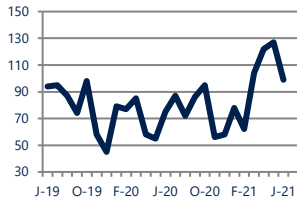




Zip Code(s): 21901, 21911, 21903, 21918, 21904, 21917 and 21914

New Listings

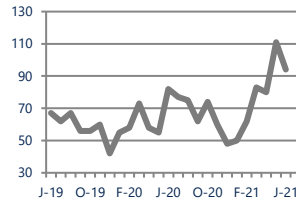
99



Up 32%
Vs. Year Ago

Current Contracts

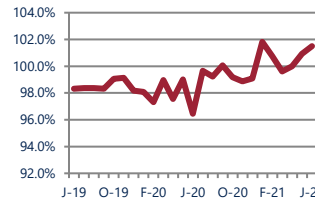
94



Up 15%
Vs. Year Ago

Sold Vs. List Price

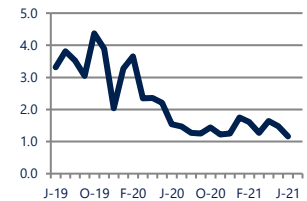
101.5%



Up
Vs. Year Ago

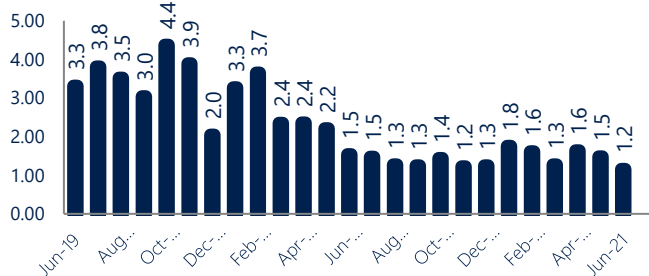
Months of Supply

1.2



Down -25%
Vs. Year Ago

Months of Supply



New Listings & Current Contracts

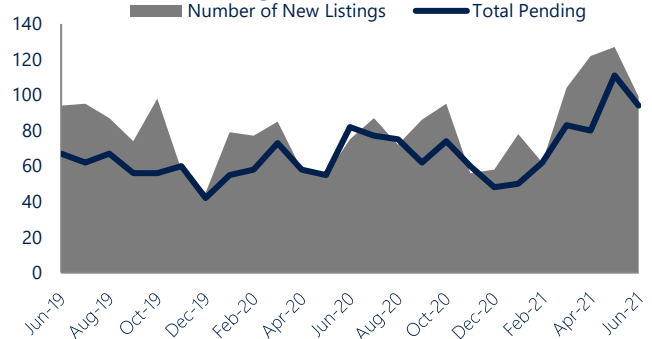
This month there were 99 homes newly listed for sale in North East, Rising Sun, and Perryville compared to 75 in June 2020, an increase of 32%. There were 94 current contracts pending sale this June compared to 82 a year ago. The number of current contracts is 15% higher than last June.

Months of Supply

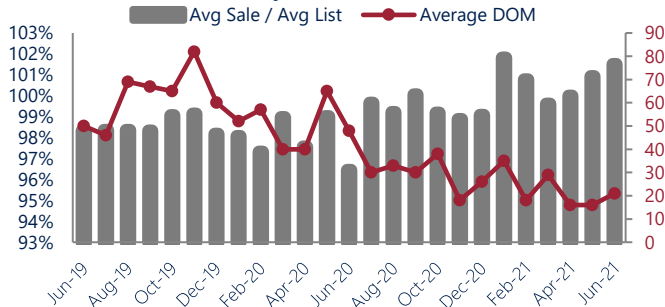
In June, there was 1.2 months of supply available in North East, Rising Sun, and Perryville, compared to 1.5 in June 2020. That is a decrease of 25% versus a year ago.

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 North East, Rising Sun, and Perryville was 101.5% of the average list price, which is higher than at this time last year.

Days On Market

This month, the average number of days on market was 21, lower than the average last year, which was 48, a decrease of 56%.

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