



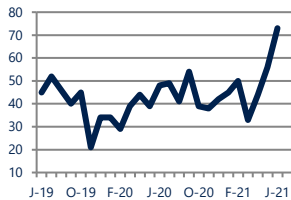
## Focus On: Walkersville, Thurmont, and Emmitsburg Housing Market

June 2021

Zip Code(s): 21793, 21788, 21727, 21757, 21798, 21780 and 21778

### Units Sold

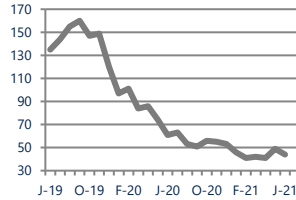
73



Up  
Vs. Year Ago

### Active Inventory

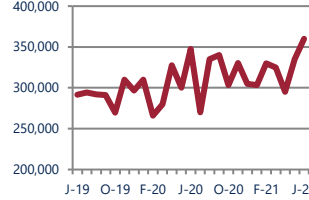
44



Down -28%  
Vs. Year Ago

### Median Sale Price

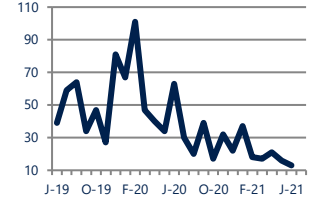
\$360,000



Up 4%  
Vs. Year Ago

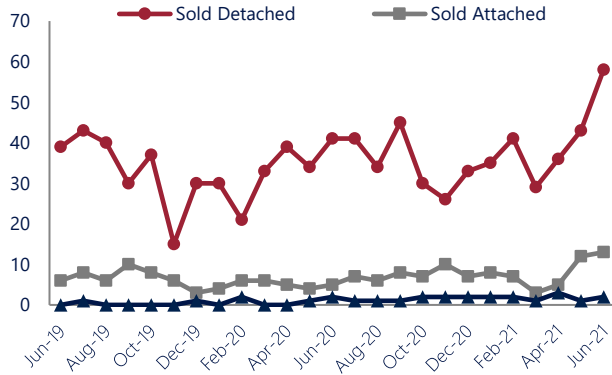
### Days On Market

13



Down -79%  
Vs. Year Ago

### Units Sold\*



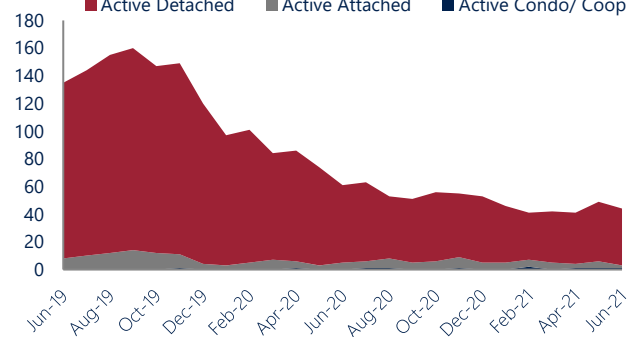
### Units Sold

There was an increase in total units sold in June, with 73 sold this month in Walkersville, Thurmont, and Emmitsburg. This month's total units sold was higher than at this time last year.

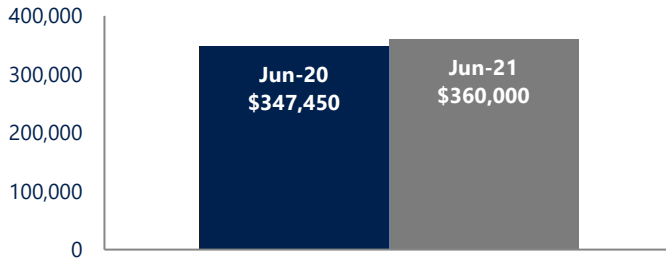
### Active Inventory

Versus last year, the total number of homes available this month is lower by 17 units or 28%. The total number of active inventory this June was 44 compared to 61 in June 2020. This month's total of 44 is lower than the previous month's total supply of available inventory of 49, a decrease of 10%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last June, the median sale price for Walkersville, Thurmont, and Emmitsburg Homes was \$347,450. This June, the median sale price was \$360,000, an increase of 4% or \$12,550 compared to last year. The current median sold price is 7% 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.

Walkersville, Thurmont, and Emmitsburg are defined as properties listed in zip code/s 21793, 21788, 21727, 21757, 21798, 21780 and 21778.

\*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.





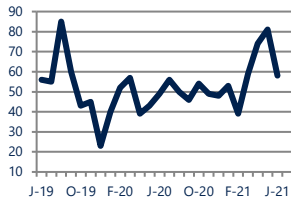
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June 2021

Zip Code(s): 21793, 21788, 21727, 21757, 21798, 21780 and 21778

### New Listings

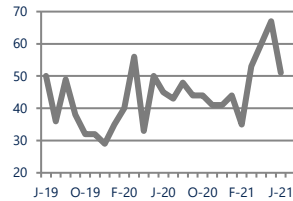
58



Up 18%  
Vs. Year Ago

### Current Contracts

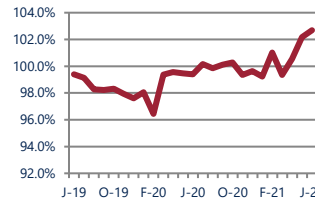
51



Up 13%  
Vs. Year Ago

### Sold Vs. List Price

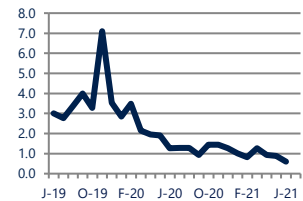
102.7%



Up 3.3%  
Vs. Year Ago

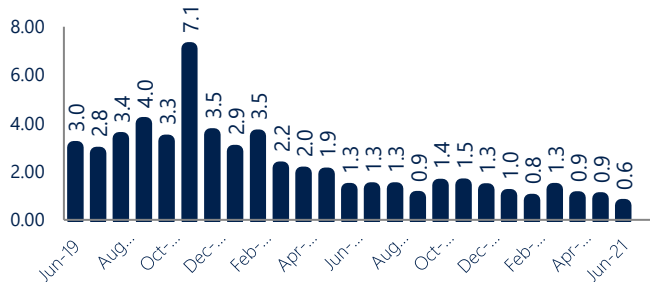
### Months of Supply

0.6



Down -53%  
Vs. Year Ago

### Months Of Supply



### New Listings & Current Contracts

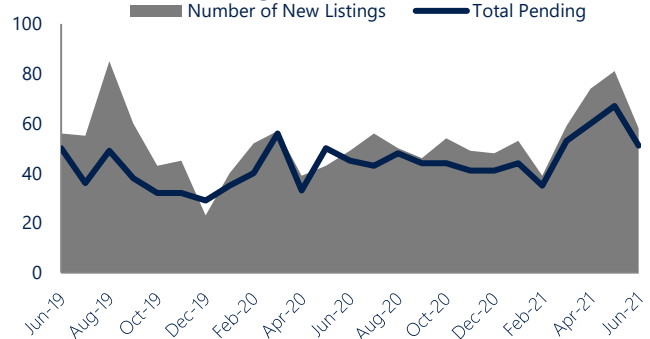
This month there were 58 homes newly listed for sale in Walkersville, Thurmont, and Emmitsburg compared to 49 in June 2020, an increase of 18%. There were 51 current contracts pending sale this June compared to 45 a year ago. The number of current contracts is 13% higher than last June.

### Months of Supply

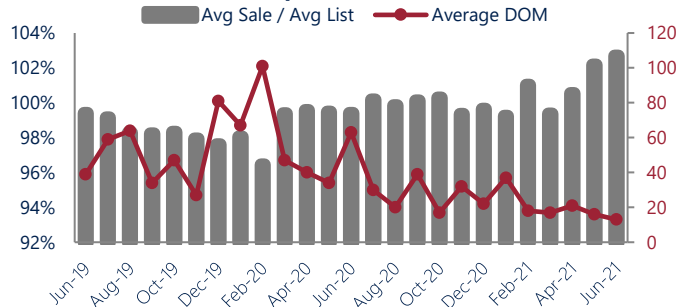
In June, there was 0.6 months of supply available in Walkersville, Thurmont, and Emmitsburg, compared to 1.3 in June 2020. That is a decrease of 53% versus a year ago.

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 Walkersville, Thurmont, and Emmitsburg was 102.7% of the average list price, which is 3.3% higher than at this time last year.

### Days On Market

This month, the average number of days on market was 13, lower than the average last year, which was 63, a decrease of 79%.



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