

April 2017

Frederick County, MD

Sold Summary

	Apr 2017	Apr 2016	% Change
Sold Dollar Volume	\$112,047,678	\$100,947,221	11.00%
Avg Sold Price	\$313,859	\$284,358	10.37%
Median Sold Price	\$295,000	\$265,000	11.32%
Units Sold	357	355	0.56%
Avg Days on Market	61	82	-25.61%
Avg List Price for Solds	\$318,795	\$289,490	10.12%
Avg SP to OLP Ratio	97.0%	95.1%	1.97%
Ratio of Avg SP to Avg OLP	97.1%	96.3%	0.83%
Attached Avg Sold Price	\$232,732	\$223,764	4.01%
Detached Avg Sold Price	\$360,320	\$324,283	11.11%
Attached Units Sold	130	141	-7.80%
Detached Units Sold	227	214	6.07%

Notes:

- SP = Sold Price
- OLP = Original List Price
- LP = List Price (at time of sale)
- Garage/Parking Spaces are not included in Detached/Attached section totals.

Inventory

	Apr 2017	Apr 2016	% Change
Active Listings	1,000	1,137	-12.05%
New Listings	632	664	-4.82%
New Under Contracts	260	275	-5.45%
New Contingents	253	271	-6.64%
New Pendings	513	546	-6.04%
All Pendings	895	899	-0.44%

Financing (Sold)

Assumption	0
Cash	33
Conventional	166
FHA	90
Other	34
Owner	0
VA	34

Days on Market (Sold)

0	16
1 to 10	114
11 to 20	44
21 to 30	25
31 to 60	48
61 to 90	26
91 to 120	20
121 to 180	34
181 to 360	24
361 to 720	5
721+	1

Sold Detail

Price Ranges	Residential						Condo/Coop	Active Listings		
	2 or Less BR		3 BR		4 or More BR		All	Residential		Condo/Coop
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0	1	3	0
\$50K to \$99,999	1	1	1	0	0	0	1	12	0	0
\$100K to \$149,999	1	2	4	8	1	0	7	12	10	15
\$150K to \$199,999	2	2	7	19	1	3	16	18	17	11
\$200K to \$299,999	4	4	35	33	24	7	4	76	76	26
\$300K to \$399,999	1	0	24	16	46	2	1	186	79	16
\$400K to \$499,999	0	0	5	1	37	1	1	194	9	1
\$500K to \$599,999	0	0	1	0	17	0	0	110	2	1
\$600K to \$799,999	1	0	0	0	13	1	0	94	1	1
\$800K to \$999,999	0	0	0	0	1	0	0	15	1	0
\$1M to \$2,499,999	0	0	0	0	0	0	0	12	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	0	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	10	9	77	77	140	14	30	730	198	71
Avg Sold Price	\$242,550	\$176,513	\$278,307	\$243,267	\$413,839	\$304,056	\$189,271			
Prev Year - Avg Sold Price	\$165,500	\$205,945	\$251,393	\$232,517	\$395,002	\$263,310	\$175,992			
Avg Sold % Change	46.56%	-14.29%	10.71%	4.62%	4.77%	15.47%	7.55%			
Prev Year - # of Solds	9	12	91	85	114	18	26			

Active Detail