

October 2017

Frederick County, MD

Sold Summary

	Oct 2017	Oct 2016	% Change
Sold Dollar Volume	\$101,033,055	\$103,065,945	-1.97%
Avg Sold Price	\$318,716	\$301,362	5.76%
Median Sold Price	\$303,000	\$270,000	12.22%
Units Sold	317	342	-7.31%
Avg Days on Market	53	70	-24.29%
Avg List Price for Solds	\$323,043	\$305,538	5.73%
Avg SP to OLP Ratio	97.5%	96.7%	0.75%
Ratio of Avg SP to Avg OLP	97.7%	97.1%	0.61%
Attached Avg Sold Price	\$252,722	\$241,756	4.54%
Detached Avg Sold Price	\$363,411	\$345,763	5.10%
Attached Units Sold	128	146	-12.33%
Detached Units Sold	189	196	-3.57%

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

	Oct 2017	Oct 2016	% Change
Active Listings	1,160	1,147	1.13%
New Listings	501	431	16.24%
New Under Contracts	208	188	10.64%
New Contingents	179	166	7.83%
New Pendings	387	354	9.32%
All Pendings	620	671	-7.60%

Financing (Sold)

Assumption	1
Cash	34
Conventional	147
FHA	63
Other	44
Owner	0
VA	28

Days on Market (Sold)

0	20
1 to 10	82
11 to 20	32
21 to 30	29
31 to 60	65
61 to 90	40
91 to 120	13
121 to 180	19
181 to 360	13
361 to 720	4
721+	0

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	5	3	0
\$50K to \$99,999	1	0	0	1	0	1	1	4	0	2
\$100K to \$149,999	2	2	4	5	0	0	2	15	3	3
\$150K to \$199,999	3	4	1	13	1	1	8	24	16	15
\$200K to \$299,999	2	9	34	35	15	9	3	110	101	23
\$300K to \$399,999	2	0	17	19	44	7	1	206	110	11
\$400K to \$499,999	0	0	2	2	39	3	0	213	20	10
\$500K to \$599,999	0	0	1	2	11	0	0	124	3	1
\$600K to \$799,999	0	0	1	0	7	0	0	97	1	1
\$800K to \$999,999	0	0	0	0	1	0	0	16	0	0
\$1M to \$2,499,999	0	0	0	0	1	0	0	21	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	2	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	10	15	60	77	119	21	15	837	257	66
Avg Sold Price	\$190,679	\$211,467	\$289,333	\$258,804	\$415,276	\$309,074	\$183,862			
Prev Year - Avg Sold Price	\$148,100	\$231,055	\$286,255	\$249,372	\$399,475	\$289,398	\$183,302			
Avg Sold % Change	28.75%	-8.48%	1.08%	3.78%	3.96%	6.80%	0.31%			
Prev Year - # of Solds	9	15	73	83	114	22	26			

Active Detail