

December 2017

Frederick County, MD

Sold Summary

	Dec 2017	Dec 2016	% Change
Sold Dollar Volume	\$107,716,699	\$93,248,445	15.52%
Avg Sold Price	\$316,814	\$295,090	7.36%
Median Sold Price	\$299,900	\$268,000	11.90%
Units Sold	340	316	7.59%
Avg Days on Market	58	78	-25.64%
Avg List Price for Solds	\$322,012	\$303,097	6.24%
Avg SP to OLP Ratio	96.5%	95.0%	1.59%
Ratio of Avg SP to Avg OLP	97.3%	94.8%	2.61%
Attached Avg Sold Price	\$244,084	\$230,595	5.85%
Detached Avg Sold Price	\$374,921	\$340,759	10.03%
Attached Units Sold	151	131	15.27%
Detached Units Sold	189	185	2.16%

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

	Dec 2017	Dec 2016	% Change
Active Listings	886	886	0.00%
New Listings	262	243	7.82%
New Under Contracts	173	186	-6.99%
New Contingents	94	110	-14.55%
New Pendings	267	296	-9.80%
All Pendings	495	571	-13.31%

Financing (Sold)

Assumption	0
Cash	31
Conventional	156
FHA	70
Other	60
Owner	0
VA	23

Days on Market (Sold)

0	26
1 to 10	70
11 to 20	36
21 to 30	23
31 to 60	61
61 to 90	57
91 to 120	22
121 to 180	28
181 to 360	14
361 to 720	2
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	1	0	0	0	0	0	0	0	3	0
\$50K to \$99,999	0	0	0	0	0	0	2	2	1	0
\$100K to \$149,999	2	0	2	5	1	1	6	10	5	5
\$150K to \$199,999	1	4	4	10	3	1	16	21	11	1
\$200K to \$299,999	2	8	21	48	18	7	8	84	80	21
\$300K to \$399,999	1	1	21	22	38	5	5	140	87	6
\$400K to \$499,999	0	0	8	0	33	1	0	170	22	6
\$500K to \$599,999	0	0	4	1	17	0	0	107	2	1
\$600K to \$799,999	2	0	1	0	8	0	0	68	2	1
\$800K to \$999,999	0	0	0	0	0	0	0	15	0	0
\$1M to \$2,499,999	0	0	1	0	0	0	0	11	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	3	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	9	13	62	86	118	15	37	631	213	41
Avg Sold Price	\$285,082	\$225,900	\$330,643	\$261,647	\$405,037	\$281,944	\$194,303			
Prev Year - Avg Sold Price	\$170,890	\$190,590	\$249,327	\$236,240	\$417,892	\$299,093	\$177,869			
Avg Sold % Change	66.82%	18.53%	32.61%	10.75%	-3.08%	-5.73%	9.24%			
Prev Year - # of Solds	10	10	70	85	105	15	21			

Active Detail