

April 2018

Frederick County, MD

Sold Summary

	Apr 2018	Apr 2017	% Change
Sold Dollar Volume	\$132,470,038	\$112,047,678	18.23%
Avg Sold Price	\$328,710	\$313,859	4.73%
Median Sold Price	\$315,000	\$295,000	6.78%
Units Sold	403	357	12.89%
Avg Days on Market	53	61	-13.11%
Avg List Price for Solds	\$331,951	\$318,795	4.13%
Avg SP to OLP Ratio	98.3%	97.0%	1.34%
Ratio of Avg SP to Avg OLP	98.8%	97.1%	1.82%
Attached Avg Sold Price	\$260,552	\$232,732	11.95%
Detached Avg Sold Price	\$369,985	\$360,320	2.68%
Attached Units Sold	152	130	16.92%
Detached Units Sold	251	227	10.57%

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

	Apr 2018	Apr 2017	% Change
Active Listings	868	1,000	-13.20%
New Listings	649	632	2.69%
New Under Contracts	264	260	1.54%
New Contingents	277	253	9.49%
New Pendings	541	513	5.46%
All Pendings	843	895	-5.81%

Financing (Sold)

Assumption	0
Cash	40
Conventional	205
FHA	80
Other	58
Owner	0
VA	20

Days on Market (Sold)

0	25
1 to 10	160
11 to 20	53
21 to 30	24
31 to 60	40
61 to 90	17
91 to 120	16
121 to 180	35
181 to 360	26
361 to 720	6
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	2	1	2	0	0	1	1	0	0	0
\$100K to \$149,999	0	2	4	2	1	0	6	7	1	5
\$150K to \$199,999	3	1	5	10	2	1	12	13	16	7
\$200K to \$299,999	6	3	32	52	20	12	6	57	50	26
\$300K to \$399,999	3	1	27	22	49	5	3	145	77	11
\$400K to \$499,999	0	0	13	4	47	4	1	191	17	4
\$500K to \$599,999	1	0	3	1	17	1	0	121	1	0
\$600K to \$799,999	0	0	0	0	11	0	0	76	0	1
\$800K to \$999,999	0	0	0	0	1	0	0	21	0	0
\$1M to \$2,499,999	0	0	0	0	1	0	0	16	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	1	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
<b>Total</b>	<b>16</b>	<b>8</b>	<b>86</b>	<b>91</b>	<b>149</b>	<b>24</b>	<b>29</b>	<b>648</b>	<b>165</b>	<b>54</b>
Avg Sold Price	\$223,144	\$184,761	\$307,058	\$270,092	\$422,073	\$311,554	\$209,315			
Prev Year - Avg Sold Price	\$242,550	\$176,513	\$278,307	\$243,267	\$413,839	\$304,056	\$189,271			
Avg Sold % Change	-8.00%	4.67%	10.33%	11.03%	1.99%	2.47%	10.59%			
Prev Year - # of Solds	10	9	77	77	140	14	30			

Active Detail