

August 2023

21030, Cockeysville, MD

Sold Summary

	Aug 2023	Aug 2022	% Change
Sold Dollar Volume	\$12,063,500	\$12,113,849	-0.42%
Avg Sold Price	\$669,293	\$540,370	23.86%
Median Sold Price	\$449,950	\$412,500	9.08%
Units Sold	18	22	-18.18%
Avg Days on Market	23	21	9.52%
Avg List Price for Solds	\$670,194	\$550,629	21.71%
Avg SP to OLP Ratio	99.1%	102.3%	-3.15%
Ratio of Avg SP to Avg OLP	94.7%	95.6%	-0.95%
Attached Avg Sold Price	\$396,097	\$336,522	17.70%
Detached Avg Sold Price	\$887,850	\$681,495	30.28%
Attached Units Sold	8	9	-11.11%
Detached Units Sold	10	13	-23.08%

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

	Aug 2023	Aug 2022	% Change
Active Listings	30	28	7.14%
New Listings	27	18	50.00%
New Under Contracts	0	0	0%
New Contingents	0	0	0%
New Pending	25	21	19.05%
All Pending	23	25	-8.00%

Financing (Sold)

Assumption	0
Cash	4
Conventional	13
FHA	1
Other	0
Owner	0
VA	0

Days on Market (Sold)

0	1
1 to 10	9
11 to 20	2
21 to 30	0
31 to 60	3
61 to 90	1
91 to 120	1
121 to 180	1
181 to 360	0
361 to 720	0
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	0	0	0
\$50K to \$99,999	0	0	0	0	0	0	0	0	0	0
\$100K to \$149,999	0	0	0	0	0	0	0	0	0	0
\$150K to \$199,999	0	0	0	0	0	0	0	0	0	0
\$200K to \$299,999	0	0	0	0	0	0	0	0	0	2
\$300K to \$399,999	0	0	1	4	0	2	0	3	2	3
\$400K to \$499,999	0	0	0	0	2	1	0	2	0	0
\$500K to \$599,999	0	0	0	0	0	0	0	0	1	0
\$600K to \$799,999	0	0	0	1	2	0	0	4	5	0
\$800K to \$999,999	0	0	0	0	1	0	0	1	0	0
\$1M to \$2,499,999	0	0	0	0	4	0	0	3	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	1	0	0
Total	0	0	1	5	9	3	0	17	8	5
Avg Sold Price	\$0	\$0	\$360,000	\$409,796	\$946,500	\$373,266	\$0			
Prev Year - Avg Sold Price	\$0	\$199,700	\$380,848	\$360,000	\$869,400	\$393,000	\$252,000			
Avg Sold % Change	0.00%	0.00%	-5.47%	13.83%	8.87%	-5.02%	0.00%			
Prev Year - # of Solds	0	1	5	1	8	5	2			

Active Detail