

October 2023

21030, Cockeysville, MD

Sold Summary

	Oct 2023	Oct 2022	% Change
Sold Dollar Volume	\$13,905,300	\$6,802,599	104.41%
Avg Sold Price	\$681,185	\$442,280	54.02%
Median Sold Price	\$550,000	\$361,500	52.14%
Units Sold	21	15	40.00%
Avg Days on Market	31	25	24.00%
Avg List Price for Solds	\$662,157	\$453,506	46.01%
Avg SP to OLP Ratio	98.9%	97.1%	1.84%
Ratio of Avg SP to Avg OLP	102.4%	96.0%	6.58%
Attached Avg Sold Price	\$385,362	\$284,725	35.35%
Detached Avg Sold Price	\$863,230	\$622,342	38.71%
Attached Units Sold	8	8	0.00%
Detached Units Sold	13	7	85.71%

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 2023	Oct 2022	% Change
Active Listings	20	40	-50.00%
New Listings	15	30	-50.00%
New Under Contracts	0	0	0%
New Contingents	0	0	0%
New Pendings	18	21	-14.29%
All Pendings	25	30	-16.67%

Financing (Sold)

Assumption	0
Cash	7
Conventional	12
FHA	1
Other	0
Owner	0
VA	1

Days on Market (Sold)

0	0
1 to 10	13
11 to 20	1
21 to 30	1
31 to 60	2
61 to 90	1
91 to 120	2
121 to 180	0
181 to 360	1
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	1	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	1	0	0	1
\$300K to \$399,999	0	0	1	2	0	1	1	4	1	1
\$400K to \$499,999	0	0	0	1	1	1	0	1	1	0
\$500K to \$599,999	0	0	1	0	0	1	0	0	0	0
\$600K to \$799,999	0	0	1	0	3	0	0	3	4	0
\$800K to \$999,999	0	0	0	0	2	0	0	1	0	0
\$1M to \$2,499,999	0	0	0	0	2	0	0	1	0	0
\$2.5M to \$4,999,999	0	0	0	0	1	0	0	2	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	0	0	4	3	9	3	2	12	6	2
Avg Sold Price	\$0	\$0	\$412,500	\$377,666	\$1,063,555	\$464,666	\$277,950			
Prev Year - Avg Sold Price	\$361,500	\$0	\$530,000	\$391,000	\$692,980	\$0	\$249,300			
Avg Sold % Change	0.00%	0.00%	-22.17%	-3.41%	53.48%	0.00%	11.49%			
Prev Year - # of Solds	1	0	1	2	5	0	6			

Active Detail