

September 2023

21030, Cockeysville, MD

Sold Summary

	Sep 2023	Sep 2022	% Change
Sold Dollar Volume	\$11,028,515	\$6,994,600	57.67%
Avg Sold Price	\$606,456	\$466,757	29.93%
Median Sold Price	\$472,500	\$376,000	25.66%
Units Sold	18	15	20.00%
Avg Days on Market	14	28	-50.00%
Avg List Price for Solds	\$612,695	\$466,306	31.39%
Avg SP to OLP Ratio	98.0%	99.3%	-1.32%
Ratio of Avg SP to Avg OLP	97.6%	98.6%	-0.95%
Attached Avg Sold Price	\$401,802	\$307,144	30.82%
Detached Avg Sold Price	\$708,783	\$573,166	23.66%
Attached Units Sold	6	6	0.00%
Detached Units Sold	12	9	33.33%

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

	Sep 2023	Sep 2022	% Change
Active Listings	24	33	-27.27%
New Listings	21	25	-16.00%
New Under Contracts	0	0	0%
New Contingents	0	0	0%
New Pendings	23	16	43.75%
All Pendings	31	26	19.23%

Financing (Sold)

Assumption	0
Cash	6
Conventional	8
FHA	0
Other	2
Owner	0
VA	2

Days on Market (Sold)

0	4
1 to 10	6
11 to 20	3
21 to 30	1
31 to 60	3
61 to 90	1
91 to 120	0
121 to 180	0
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	1
\$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	0
\$300K to \$399,999	1	0	1	1	0	0	1	3	2	1
\$400K to \$499,999	0	0	0	1	3	0	1	2	1	0
\$500K to \$599,999	0	0	0	0	1	0	0	1	0	0
\$600K to \$799,999	0	0	0	1	2	0	0	4	4	0
\$800K to \$999,999	0	0	0	0	1	0	0	0	0	0
\$1M to \$2,499,999	0	0	0	0	3	0	0	2	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	1	0	0
Total	1	0	1	3	10	0	3	15	7	2
Avg Sold Price	\$325,000	\$0	\$360,000	\$488,605	\$782,040	\$0	\$315,000			
Prev Year - Avg Sold Price	\$0	\$0	\$408,125	\$333,288	\$705,200	\$363,000	\$240,000			
Avg Sold % Change	0.00%	0.00%	-11.79%	46.60%	10.90%	0.00%	31.25%			
Prev Year - # of Solds	0	0	4	3	5	1	2			

Active Detail