

November 2023

21204, Towson, MD

Sold Summary

	Nov 2023	Nov 2022	% Change
Sold Dollar Volume	\$4,774,900	\$4,773,500	0.03%
Avg Sold Price	\$370,738	\$464,300	-20.15%
Median Sold Price	\$315,000	\$370,000	-14.86%
Units Sold	13	10	30.00%
Avg Days on Market	8	16	-50.00%
Avg List Price for Solds	\$367,300	\$477,350	-23.05%
Avg SP to OLP Ratio	107.5%	96.4%	11.60%
Ratio of Avg SP to Avg OLP	104.9%	92.3%	13.62%
Attached Avg Sold Price	\$293,428	\$207,750	41.24%
Detached Avg Sold Price	\$460,933	\$635,333	-27.45%
Attached Units Sold	7	4	75.00%
Detached Units Sold	6	6	0.00%

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

	Nov 2023	Nov 2022	% Change
Active Listings	24	15	60.00%
New Listings	9	16	-43.75%
New Under Contracts	0	0	0%
New Contingents	0	0	0%
New Pendings	12	14	-14.29%
All Pendings	10	15	-33.33%

Financing (Sold)

Assumption	0
Cash	5
Conventional	7
FHA	0
Other	1
Owner	0
VA	0

Days on Market (Sold)

0	0
1 to 10	12
11 to 20	0
21 to 30	1
31 to 60	0
61 to 90	0
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	2
\$150K to \$199,999	0	0	0	0	0	0	0	0	0	1
\$200K to \$299,999	0	0	1	2	0	0	1	0	2	4
\$300K to \$399,999	0	0	0	3	1	0	1	1	0	1
\$400K to \$499,999	0	0	0	0	1	0	0	0	1	0
\$500K to \$599,999	1	0	1	0	0	0	0	3	0	0
\$600K to \$799,999	0	0	0	0	1	0	0	3	0	0
\$800K to \$999,999	0	0	0	0	0	0	0	1	0	0
\$1M to \$2,499,999	0	0	0	0	0	0	0	4	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
Total	1	0	2	5	3	0	2	13	3	8
Avg Sold Price	\$506,000	\$0	\$410,000	\$301,600	\$479,866	\$0	\$273,000			
Prev Year - Avg Sold Price	\$0	\$149,000	\$451,250	\$262,000	\$1,003,500	\$0	\$210,000			
Avg Sold % Change	0.00%	0.00%	-9.14%	15.11%	-52.18%	0.00%	30.00%			
Prev Year - # of Solds	0	1	4	1	2	0	2			

Active Detail