

## Housing Statistics: August 2016

	Units			Average Price			Median Price			Pending Units		Active Inventory		Months of Inventory*	
	<u>2016</u>	<u>2015</u>	% Chg	<u>2016</u>	<u>2015</u>	% Chg	<u>2016</u>	<u>2015</u>	% Chg	<u>2016</u>	<u>2015</u>	<u>2016</u>	<u>2015</u>	<u>2016</u>	<u>2015</u>
Allegany	49	58	-15.5%	\$113,203	\$99,970	13.2%	\$89,000	\$82,750	7.6%	53	55	501	618	10.2	10.7
Anne Arundel	863	745	15.8%	\$364,893	\$369,032	-1.1%	\$314,000	\$315,000	-0.3%	922	819	2,782	3,300	3.2	4.4
Baltimore City	778	680	14.4%	\$167,109	\$160,959	3.8%	\$133,700	\$116,500	14.8%	847	757	3,252	3,483	4.2	5.1
Baltimore County	999	930	7.4%	\$269,111	\$251,752	6.9%	\$225,000	\$215,000	4.7%	1,087	1,021	3,021	3,484	3.0	3.7
Calvert	175	140	25.0%	\$322,772	\$329,870	-2.2%	\$279,900	\$300,000	-6.7%	169	153	717	890	4.1	6.4
Caroline	36	49	-26.5%	\$206,926	\$173,427	19.3%	\$172,750	\$172,000	0.4%	44	45	237	300	6.6	6.1
Carroll	253	229	10.5%	\$317,594	\$319,639	-0.6%	\$300,000	\$295,000	1.7%	262	202	828	1,003	3.3	4.4
Cecil	124	121	2.5%	\$220,143	\$215,173	2.3%	\$212,500	\$198,900	6.8%	145	123	703	840	5.7	6.9
Charles	268	210	27.6%	\$273,160	\$260,505	4.9%	\$259,450	\$254,100	2.1%	307	273	850	950	3.2	4.5
Dorchester	35	32	9.4%	\$180,947	\$253,554	-28.6%	\$139,000	\$137,514	1.1%	52	43	347	389	9.9	12.2
Frederick	404	315	28.3%	\$313,551	\$293,533	6.8%	\$286,000	\$265,000	7.9%	417	408	1,163	1,370	2.9	4.3
Garrett	48	40	20.0%	\$334,808	\$300,437	11.4%	\$244,300	\$227,000	7.6%	55	50	518	635	10.8	15.9
Harford	399	333	19.8%	\$268,317	\$267,201	0.4%	\$243,900	\$255,505	-4.5%	397	354	1,224	1,489	3.1	4.5
Howard	456	401	13.7%	\$433,482	\$446,649	-2.9%	\$400,000	\$407,925	-1.9%	417	399	1,208	1,334	2.6	3.3
Kent	31	29	6.9%	\$253,697	\$201,290	26.0%	\$210,000	\$185,000	13.5%	35	33	289	384	9.3	13.2
Montgomery	1,271	1,123	13.2%	\$530,982	\$515,594	3.0%	\$418,000	\$400,000	4.5%	1,134	1,123	2,751	3,300	2.2	2.9
Prince George's	932	815	14.4%	\$261,382	\$253,020	3.3%	\$257,250	\$245,000	5.0%	1,176	1,096	1,862	2,128	2.0	2.6
Queen Anne's	91	90	1.1%	\$327,189	\$360,055	-9.1%	\$308,071	\$268,750	14.6%	82	90	536	687	5.9	7.6
Somerset	13	20	-35.0%	\$84,400	\$78,148	8.0%	\$70,000	\$46,500	50.5%	21	17	210	273	16.2	13.7
St. Mary's	154	136	13.2%	\$268,188	\$276,567	-3.0%	\$270,000	\$265,000	1.9%	143	144	749	809	4.9	5.9
Talbot	57	65	-12.3%	\$400,513	\$504,872	-20.7%	\$265,000	\$325,000	-18.5%	83	59	536	606	9.4	9.3
Washington	178	192	-7.3%	\$184,971	\$184,943	0.0%	\$178,950	\$165,000	8.5%	196	185	800	940	4.5	4.9
Wicomico	102	107	-4.7%	\$137,824	\$151,803	-9.2%	\$142,217	\$140,000	1.6%	125	96	474	608	4.6	5.7
Worcester	145	150	-3.3%	\$274,665	\$246,893	11.2%	\$257,895	\$225,000	14.6%	199	176	1,365	1,658	9.4	11.1
<b>MARYLAND</b>	<b>7,861</b>	<b>7,010</b>	<b>12.1%</b>	<b>\$321,341</b>	<b>\$313,531</b>	<b>2.5%</b>	<b>\$278,578</b>	<b>\$267,704</b>	<b>4.1%</b>	<b>8,368</b>	<b>7,721</b>	<b>26,923</b>	<b>31,478</b>	<b>3.4</b>	<b>4.5</b>

Reported by MRIS and Coastal Association of Realtors. **NOTE: UNITS ARE THE "UNITS" SOLD, PENDING ARE UNDER CONTRACT**

\*Months of inventory based on current active inventory and monthly sales for the corresponding month; Data are revised on a regular basis. Readers of these reports should note that older reports have not been adjusted to reflect these revised data. This report, however, contains the latest reliable data to date.