

Housing Statistics: December 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	47	48	-2.1%	\$98,118	\$104,110	-5.8%	\$93,000	\$74,750	24.4%	38	47	454	499	9.7	10.4
Anne Arundel	709	682	4.0%	\$375,625	\$352,859	6.5%	\$320,500	\$295,500	8.5%	566	567	2,107	2,620	3.0	3.8
Baltimore City	725	685	5.8%	\$160,304	\$162,212	-1.2%	\$125,000	\$120,000	4.2%	715	668	2,810	3,199	3.9	4.7
Baltimore County	888	879	1.0%	\$253,016	\$251,063	0.8%	\$224,675	\$212,000	6.0%	691	792	2,337	2,804	2.6	3.2
Calvert	132	129	2.3%	\$296,250	\$301,742	-1.8%	\$282,500	\$264,000	7.0%	112	107	530	675	4.0	5.2
Caroline	35	30	16.7%	\$197,636	\$164,024	20.5%	\$195,000	\$159,000	22.6%	26	33	218	263	6.2	8.8
Carroll	193	169	14.2%	\$309,333	\$292,479	5.8%	\$299,900	\$255,600	17.3%	131	165	618	816	3.2	4.8
Cecil	112	105	6.7%	\$220,287	\$235,015	-6.3%	\$184,500	\$213,000	-13.4%	90	103	572	717	5.1	6.8
Charles	234	208	12.5%	\$275,090	\$268,360	2.5%	\$259,950	\$254,400	2.2%	185	217	693	783	3.0	3.8
Dorchester	44	44	0.0%	\$184,096	\$214,232	-14.1%	\$164,950	\$149,500	10.3%	28	49	277	317	6.3	7.2
Frederick	316	336	-6.0%	\$295,090	\$294,219	0.3%	\$268,000	\$264,500	1.3%	296	248	886	1,149	2.8	3.4
Garrett	45	33	36.4%	\$279,931	\$226,087	23.8%	\$225,000	\$165,000	36.4%	35	27	388	461	8.6	14.0
Harford	300	273	9.9%	\$257,379	\$242,241	6.2%	\$229,900	\$230,500	-0.3%	233	255	923	1,188	3.1	4.4
Howard	381	355	7.3%	\$452,719	\$414,855	9.1%	\$397,500	\$380,000	4.6%	294	285	804	983	2.1	2.8
Kent	27	28	-3.6%	\$234,252	\$252,761	-7.3%	\$225,000	\$186,400	20.7%	30	19	242	327	9.0	11.7
Montgomery	953	1,026	-7.1%	\$515,130	\$491,083	4.9%	\$414,000	\$389,000	6.4%	816	787	1,799	2,271	1.9	2.2
Prince George's	880	847	3.9%	\$273,330	\$252,606	8.2%	\$265,000	\$244,000	8.6%	921	919	1,705	1,870	1.9	2.2
Queen Anne's	80	77	3.9%	\$399,881	\$361,847	10.5%	\$332,500	\$274,000	21.4%	61	56	385	502	4.8	6.5
Somerset	18	10	80.0%	\$140,637	\$79,800	76.2%	\$77,944	\$61,000	27.8%	213	198	149	186	8.3	18.6
St. Mary's	145	141	2.8%	\$301,544	\$284,937	5.8%	\$294,900	\$267,500	10.2%	121	100	605	677	4.2	4.8
Talbot	56	48	16.7%	\$473,920	\$389,993	21.5%	\$275,000	\$277,000	-0.7%	40	52	401	467	7.2	9.7
Washington	161	158	1.9%	\$176,261	\$175,905	0.2%	\$159,900	\$156,000	2.5%	129	134	624	819	3.9	5.2
Wicomico	74	70	5.7%	\$134,920	\$191,640	-29.6%	\$118,337	\$152,450	-22.4%	88	54	395	557	5.3	8.0
Worcester	161	154	4.5%	\$254,798	\$269,357	-5.4%	\$164,883	\$231,100	-28.7%	108	92	1,174	1,384	7.3	9.0
MARYLAND	6,716	6,535	2.8%	\$311,522	\$302,295	3.1%	\$269,319	\$257,739	4.5%	5,967	5,974	21,096	25,534	3.1	3.9

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.