

January 2014

Calvert County, MD

Sold Summary

	Jan 2014	Jan 2013	% Change
Sold Dollar Volume	\$21,369,863	\$19,023,959	12.33%
Avg Sold Price	\$288,782	\$271,771	6.26%
Median Sold Price	\$270,000	\$254,950	5.90%
Units Sold	74	70	5.71%
Avg Days on Market	139	155	-10.32%
Avg List Price for Solds	\$294,200	\$283,487	3.78%
Avg SP to OLP Ratio	92.3%	88.7%	4.09%
Ratio of Avg SP to Avg OLP	93.7%	89.4%	4.84%
Attached Avg Sold Price	\$265,755	\$320,242	-17.01%
Detached Avg Sold Price	\$291,573	\$264,619	10.19%
Attached Units Sold	8	9	-11.11%
Detached Units Sold	66	61	8.20%

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

	Jan 2014	Jan 2013	% Change
Active Listings	635	584	8.73%
New Listings	143	134	6.72%
New Under Contracts	62	53	16.98%
New Contingents	38	41	-7.32%
New Pendings	100	94	6.38%
All Pendings	214	191	12.04%

Financing (Sold)

Assumption	0
Cash	13
Conventional	27
FHA	10
Other	10
Owner	0
VA	14

Days on Market (Sold)

0	7
1 to 10	4
11 to 20	5
21 to 30	2
31 to 60	14
61 to 90	14
91 to 120	5
121 to 180	7
181 to 360	10
361 to 720	3
721+	3

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	2	0	0	0	0	0	0	2	0	0
\$50K to \$99,999	4	0	0	0	0	0	0	5	1	0
\$100K to \$149,999	0	0	6	0	0	0	0	33	1	0
\$150K to \$199,999	2	0	5	2	5	1	0	55	3	2
\$200K to \$299,999	1	0	7	1	6	1	1	106	21	27
\$300K to \$399,999	0	0	4	0	8	1	1	129	13	12
\$400K to \$499,999	2	0	1	0	6	0	0	105	0	3
\$500K to \$599,999	0	0	0	0	3	0	0	56	2	0
\$600K to \$799,999	0	0	0	0	4	0	0	34	0	1
\$800K to \$999,999	0	0	0	0	0	0	0	9	0	1
\$1M to \$2,499,999	0	0	0	0	0	0	0	13	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	11	0	23	3	32	3	2	548	41	46
Avg Sold Price	\$161,673	\$0	\$223,265	\$221,383	\$385,323	\$271,297	\$324,000			
Prev Year - Avg Sold Price	\$51,250	\$0	\$218,967	\$229,320	\$301,078	\$456,667	\$297,450			
Avg Sold % Change	215.46%	0.00%	1.96%	-3.46%	27.98%	-40.59%	8.93%			
Prev Year - # of Solds	2	0	21	4	38	3	2			

Active Detail