

July 2023

Frederick County, MD

Sold Summary

	Jul 2023	Jul 2022	% Change
Sold Dollar Volume	\$172,790,562	\$217,542,036	-20.57%
Avg Sold Price	\$522,221	\$489,408	6.70%
Median Sold Price	\$485,000	\$450,000	7.78%
Units Sold	337	451	-25.28%
Avg Days on Market	14	12	16.67%
Avg List Price for Solds	\$515,792	\$482,354	6.93%
Avg SP to OLP Ratio	101.6%	101.4%	0.23%
Ratio of Avg SP to Avg OLP	100.9%	101.0%	-0.19%
Attached Avg Sold Price	\$405,609	\$394,617	2.79%
Detached Avg Sold Price	\$598,049	\$566,999	5.48%
Attached Units Sold	132	203	-34.98%
Detached Units Sold	205	248	-17.34%

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

	Jul 2023	Jul 2022	% Change
Active Listings	302	452	-33.19%
New Listings	361	581	-37.87%
New Under Contracts	0	0	0%
New Contingents	0	0	0%
New Pendings	357	427	-16.39%
All Pendings	504	762	-33.86%

Financing (Sold)

Assumption	0
Cash	38
Conventional	237
FHA	25
Other	4
Owner	1
VA	28

Days on Market (Sold)

0	6
1 to 10	221
11 to 20	45
21 to 30	16
31 to 60	15
61 to 90	7
91 to 120	0
121 to 180	6
181 to 360	8
361 to 720	11
721+	2

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	1	0	0	0	0	0	0	0	0	0
\$100K to \$149,999	1	0	0	0	0	0	0	0	0	0
\$150K to \$199,999	1	2	0	0	0	0	0	0	0	1
\$200K to \$299,999	2	4	4	5	1	0	10	6	4	8
\$300K to \$399,999	5	4	13	20	5	5	11	10	14	1
\$400K to \$499,999	2	2	18	28	20	14	5	29	18	6
\$500K to \$599,999	2	0	11	9	32	5	1	31	21	2
\$600K to \$799,999	0	0	3	3	57	2	2	79	21	2
\$800K to \$999,999	0	0	2	0	16	0	0	31	1	0
\$1M to \$2,499,999	0	0	2	0	7	0	0	16	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	14	12	53	65	138	26	29	203	79	20
Avg Sold Price	\$341,476	\$299,366	\$492,417	\$427,905	\$663,260	\$455,086	\$355,237			
Prev Year - Avg Sold Price	\$409,551	\$297,195	\$444,065	\$418,390	\$641,711	\$465,788	\$315,263			
Avg Sold % Change	-16.62%	0.73%	10.89%	2.27%	3.36%	-2.30%	12.68%			
Prev Year - # of Solds	10	20	82	113	156	32	38			

Active Detail