

MARYLAND HOUSING STATISTICS

DECEMBER 2023



www.mdrealtor.org



UNITS

2023 2022

-10.7%
CHANGE

4,743 5,314

The **"Units"** category represents sales settled in that month.

AVERAGE PRICE

2023 2022

+7.5%
CHANGE

\$ 465,674 \$ 433,357

The **average** sales price is the weighted average of sales prices in the county, calculated by weighting the price of homes by the number of homes sold.

MEDIAN PRICE

2023 2022

+7.5%
CHANGE

\$ 399,900 \$ 372,045

The **median** price is the middle value of the prices of all homes sold in the period.

In **2023** the **PENDING UNITS** are **4,255**.

In **2022** they were **3,947**.



In **2023** the **ACTIVE INVENTORY** is **8,099**.

In **2022** they were **10,316**.



Units that remain on the market.

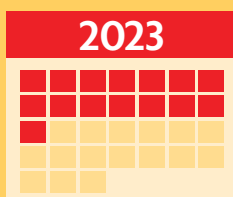
In **2023** the **MONTHS OF INVENTORY** is **1.4**.

In **2022** they were **1.5**.

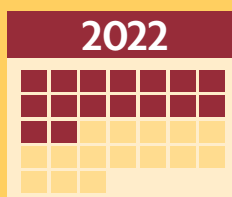


MEDIAN DAYS ON MARKET

15
DAYS



2022



16
DAYS

NEW LISTINGS

2023
3,692



2022
4,576

Reported by MarketStats for ShowingTime / Data Source: Bright MLS. 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.