

Local Market Update – June 2019

A RESEARCH TOOL PROVIDED BY THE GREATER CAPITAL ASSOCIATION OF REALTORS®



Montgomery County

- 10.2%

Change in
New Listings

- 25.7%

Change in
Closed Sales

- 36.5%

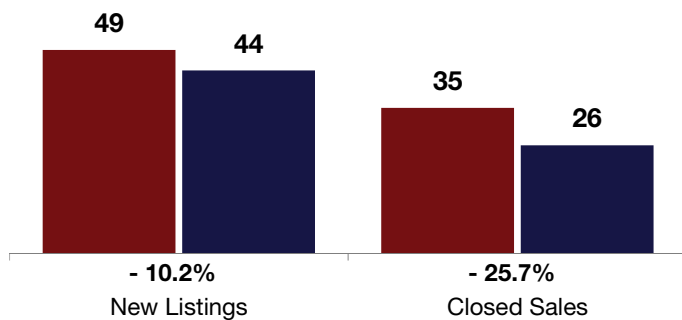
Change in
Median Sales Price

	June			Year to Date		
	2018	2019	+ / -	2018	2019	+ / -
New Listings	49	44	- 10.2%	244	226	- 7.4%
Closed Sales	35	26	- 25.7%	118	119	+ 0.8%
Median Sales Price*	\$137,800	\$87,500	- 36.5%	\$103,380	\$103,000	- 0.4%
Percent of Original List Price Received*	92.0%	97.3%	+ 5.8%	90.4%	92.2%	+ 2.0%
Days on Market Until Sale	78	79	+ 1.2%	96	82	- 14.8%
Inventory of Homes for Sale	137	136	- 0.7%	--	--	--
Months Supply of Inventory	5.5	5.8	+ 5.3%	--	--	--

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

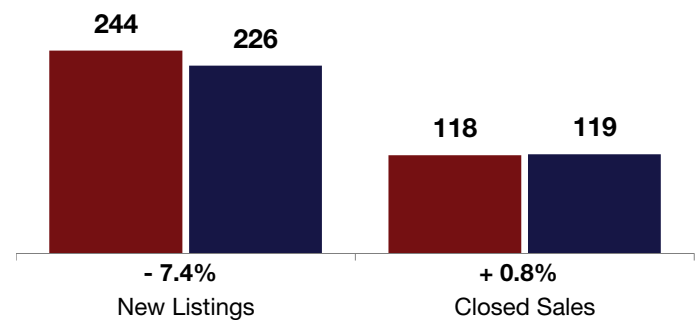
June

■ 2018 ■ 2019

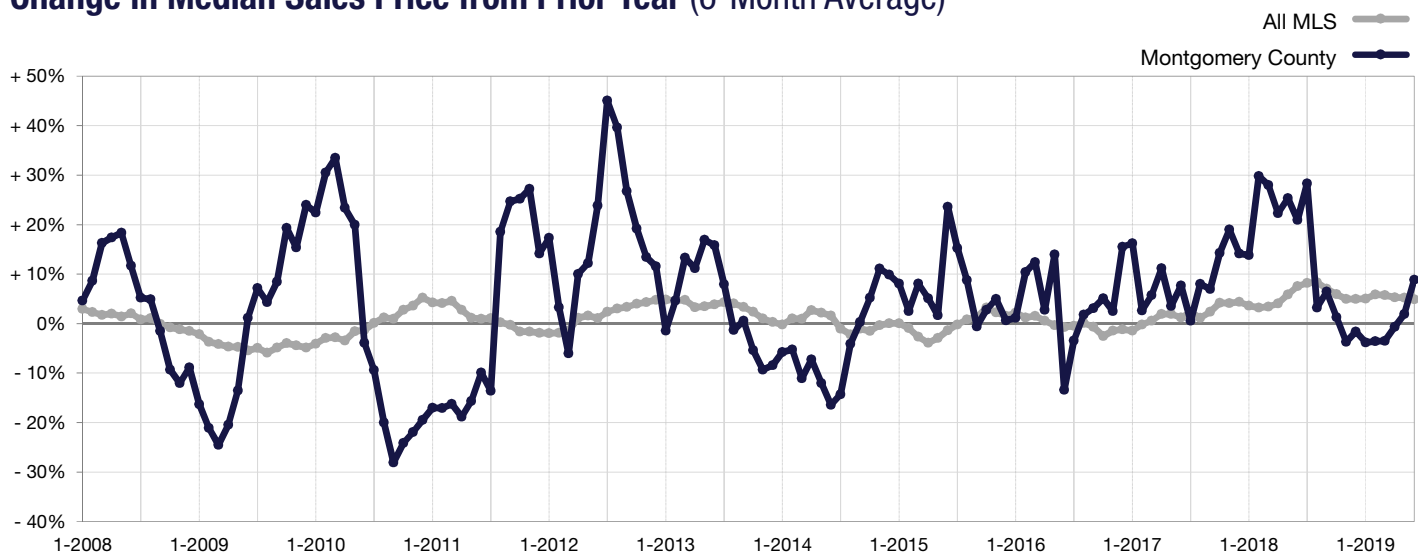


Year to Date

■ 2018 ■ 2019



Change in Median Sales Price from Prior Year (6-Month Average)**



** Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.