Local Market **Insight**

August 2023

Baltimore City, MD

New Listings 981

+28.7%	-17.1%
from Jul 2023: **762**	from Aug 2022: **1,183**

YTD	2023	2022	+/-
	8,086	**9,913**	-18.4%

5-year Aug average: **1,242**

New Pendings 734

-3.0%	-14.7%
from Jul 2023: **757**	from Aug 2022: **860**

YTD	2023	2022	+/-
	5,999	**7,378**	-18.7%

5-year Aug average: **947**

Closed Sales 673

-1.9%	-18.7%
from Jul 2023: **686**	from Aug 2022: **828**

YTD	2023	2022	+/-
	5,751	**7,274**	-20.9%

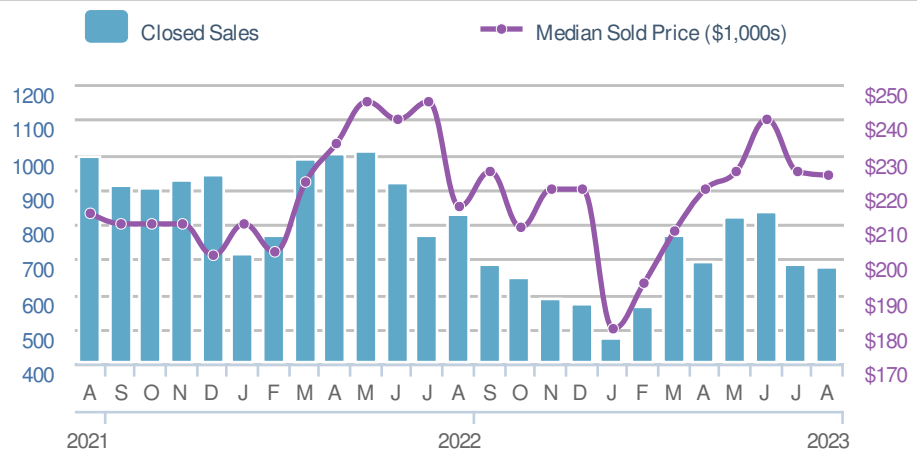
5-year Aug average: **832**

Median Sold Price $224,000

-0.4%	4.2%
from Jul 2023: **$225,000**	from Aug 2022: **$215,000**

YTD	2023	2022	+/-
	$216,500	**$225,000**	-3.8%

5-year Aug average: **$197,900**



Active Listings 1,704

1,704

Min 1,704 | 2,062 | Max 3,101

5-year Aug average

Jul 2023	Aug 2022
1,508	**1,868**

Avg DOM 36

36

Min 25 | 37 | Max 51

5-year Aug average

Jul 2023	Aug 2022	YTD
27	**27**	**36**

Avg Sold to OLP Ratio 97.6%

97.6%

Min 93.8% | 96.8% | Max 99.1%

5-year Aug average

Jul 2023	Aug 2022	YTD
98.3%	**97.0%**	**97.3%**

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