

Montgomery County

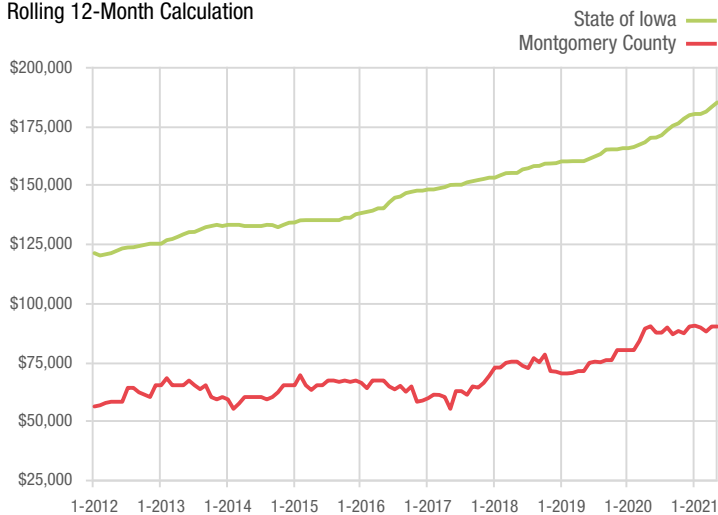
Single-Family Detached	May			Year to Date		
	2020	2021	% Change	Thru 5-2020	Thru 5-2021	% Change
Key Metrics						
New Listings	12	11	- 8.3%	50	52	+ 4.0%
Pending Sales	10	8	- 20.0%	43	48	+ 11.6%
Closed Sales	8	8	0.0%	40	34	- 15.0%
Days on Market Until Sale	49	30	- 38.8%	124	73	- 41.1%
Median Sales Price*	\$94,750	\$93,500	- 1.3%	\$89,625	\$89,950	+ 0.4%
Average Sales Price*	\$107,563	\$128,550	+ 19.5%	\$113,108	\$113,149	+ 0.0%
Percent of List Price Received*	93.0%	96.4%	+ 3.7%	94.2%	93.2%	- 1.1%
Inventory of Homes for Sale	31	19	- 38.7%	—	—	—
Months Supply of Inventory	3.4	2.0	- 41.2%	—	—	—

Townhouse-Condo	May			Year to Date		
	2020	2021	% Change	Thru 5-2020	Thru 5-2021	% Change
Key Metrics						
New Listings	0	0	0.0%	1	0	- 100.0%
Pending Sales	0	0	0.0%	1	0	- 100.0%
Closed Sales	0	2	—	1	2	+ 100.0%
Days on Market Until Sale	—	5	—	0	5	—
Median Sales Price*	—	\$225,550	—	\$385,000	\$225,550	- 41.4%
Average Sales Price*	—	\$225,550	—	\$385,000	\$225,550	- 41.4%
Percent of List Price Received*	—	97.1%	—	90.6%	97.1%	+ 7.2%
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* Does not account for seller concessions; % Change may be extreme due to small sample size.

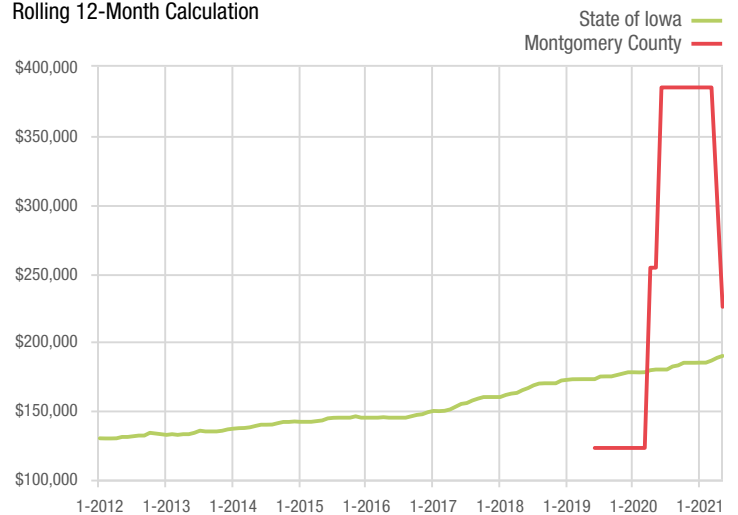
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.