



## February 2016

## Prince Georges County, MD

## Sold Summary

	Feb 2016	Feb 2015	% Change
Sold Dollar Volume	\$149,330,431	\$124,657,595	19.79%
Avg Sold Price	\$233,329	\$233,441	-0.05%
Median Sold Price	\$222,750	\$215,000	3.60%
Units Sold	640	534	19.85%
Avg Days on Market	55	53	3.77%
Avg List Price for Solds	\$236,378	\$236,904	-0.22%
Avg SP to OLP Ratio	97.1%	97.1%	-0.04%
Ratio of Avg SP to Avg OLP	96.9%	96.5%	0.38%
Attached Avg Sold Price	\$176,787	\$159,921	10.55%
Detached Avg Sold Price	\$262,135	\$273,061	-4.00%
Attached Units Sold	213	187	13.90%
Detached Units Sold	426	347	22.77%

## 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

	Feb 2016	Feb 2015	% Change
Active Listings	1,753	1,637	7.09%
New Listings	1,014	844	20.14%
New Under Contracts	662	548	20.80%
New Contingents	358	415	-13.73%
New Pendings	1,020	963	5.92%
All Pendings	2,157	2,317	-6.91%

## Financing (Sold)

Assumption	0
Cash	167
Conventional	141
FHA	228
Other	54
Owner	0
VA	50

## Days on Market (Sold)

0	22
1 to 10	116
11 to 20	102
21 to 30	72
31 to 60	123
61 to 90	75
91 to 120	49
121 to 180	49
181 to 360	29
361 to 720	3
721+	0

## 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	1	0	0	1	0	0	17	4	3	19
\$50K to \$99,999	7	1	10	5	1	0	23	20	7	52
\$100K to \$149,999	6	1	35	17	8	2	27	54	29	39
\$150K to \$199,999	3	6	33	23	23	11	8	115	65	29
\$200K to \$299,999	1	5	64	28	106	6	5	417	99	18
\$300K to \$399,999	1	0	12	13	70	1	5	255	69	18
\$400K to \$499,999	0	0	0	3	30	2	1	202	20	1
\$500K to \$599,999	0	0	0	0	5	0	2	108	2	5
\$600K to \$799,999	0	0	1	0	9	0	0	68	0	11
\$800K to \$999,999	0	0	0	0	0	0	0	12	1	4
\$1M to \$2,499,999	0	0	0	0	0	0	0	7	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	0	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
<b>Total</b>	<b>19</b>	<b>13</b>	<b>155</b>	<b>90</b>	<b>252</b>	<b>22</b>	<b>88</b>	<b>1,262</b>	<b>295</b>	<b>196</b>
Avg Sold Price	\$125,979	\$187,733	\$203,498	\$210,591	\$308,467	\$222,004	\$129,293			
Prev Year - Avg Sold Price	\$164,472	\$161,222	\$199,064	\$207,542	\$315,129	\$231,580	\$87,956			
Avg Sold % Change	-23.40%	16.44%	2.23%	1.47%	-2.11%	-4.14%	47.00%			
Prev Year - # of Solds	16	9	105	83	226	20	75			

## Active Detail