

## August 2023

### Prince Georges County, MD

#### Sold Summary

	Aug 2023	Aug 2022	% Change
Sold Dollar Volume	\$314,524,140	\$344,027,195	-8.58%
Avg Sold Price	\$435,745	\$415,765	4.81%
Median Sold Price	\$425,000	\$400,000	6.25%
Units Sold	729	828	-11.96%
Avg Days on Market	18	18	0.00%
Avg List Price for Solds	\$432,038	\$415,994	3.86%
Avg SP to OLP Ratio	101.0%	99.0%	1.94%
Ratio of Avg SP to Avg OLP	100.5%	98.8%	1.79%
Attached Avg Sold Price	\$365,885	\$315,400	16.01%
Detached Avg Sold Price	\$486,402	\$482,071	0.90%
Attached Units Sold	306	329	-6.99%
Detached Units Sold	423	499	-15.23%

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

	Aug 2023	Aug 2022	% Change
Active Listings	1,038	1,268	-18.14%
New Listings	866	1,115	-22.33%
New Under Contracts	0	0	0%
New Contingents	0	0	0%
New Pendings	872	938	-7.04%
All Pendings	1,204	1,276	-5.64%

#### Financing (Sold)

Assumption	1
Cash	114
Conventional	344
FHA	171
Other	8
Owner	2
VA	85

#### Days on Market (Sold)

0	19
1 to 10	386
11 to 20	125
21 to 30	76
31 to 60	74
61 to 90	20
91 to 120	10
121 to 180	13
181 to 360	6
361 to 720	0
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	0	0	0	0	1	0	0	1	0	0
\$50K to \$99,999	2	0	0	0	0	0	2	2	2	5
\$100K to \$149,999	0	1	0	0	0	0	19	5	1	25
\$150K to \$199,999	1	0	2	1	0	0	18	7	3	38
\$200K to \$299,999	5	6	7	13	4	1	32	20	18	41
\$300K to \$399,999	4	10	56	39	36	18	21	87	75	25
\$400K to \$499,999	1	5	46	48	95	9	14	163	81	18
\$500K to \$599,999	1	0	22	30	60	4	4	123	45	13
\$600K to \$799,999	0	0	4	4	58	4	0	130	14	9
\$800K to \$999,999	0	0	0	0	16	0	2	53	0	9
\$1M to \$2,499,999	0	0	0	0	2	0	1	22	0	1
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	1	0	0
\$5,000,000+	0	0	0	0	0	0	0	1	0	0
<b>Total</b>	<b>14</b>	<b>22</b>	<b>137</b>	<b>135</b>	<b>272</b>	<b>36</b>	<b>113</b>	<b>615</b>	<b>239</b>	<b>184</b>
Avg Sold Price	\$278,803	\$329,561	\$415,250	\$429,307	\$533,097	\$424,235	\$278,599			
Prev Year - Avg Sold Price	\$343,055	\$282,492	\$393,798	\$390,476	\$522,007	\$409,593	\$214,181			
Avg Sold % Change	-18.73%	16.66%	5.45%	9.94%	2.12%	3.57%	30.08%			
Prev Year - # of Solds	18	26	130	150	351	26	127			

#### Active Detail