

April 2014

20748, Temple Hills, MD

Sold Summary

	Apr 2014	Apr 2013	% Change
Sold Dollar Volume	\$7,856,318	\$3,827,375	105.27%
Avg Sold Price	\$170,790	\$123,464	38.33%
Median Sold Price	\$175,700	\$113,500	54.80%
Units Sold	46	31	48.39%
Avg Days on Market	56	77	-27.27%
Avg List Price for Solds	\$170,162	\$124,980	36.15%
Avg SP to OLP Ratio	99.8%	97.3%	2.57%
Ratio of Avg SP to Avg OLP	97.1%	95.2%	2.01%
Attached Avg Sold Price	\$99,459	\$91,858	8.27%
Detached Avg Sold Price	\$220,985	\$153,094	44.35%
Attached Units Sold	19	15	26.67%
Detached Units Sold	27	16	68.75%

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

	Apr 2014	Apr 2013	% Change
Active Listings	86	70	22.86%
New Listings	58	46	26.09%
New Under Contracts	38	30	26.67%
New Contingents	23	25	-8.00%
New Pendings	61	55	10.91%
All Pendings	135	154	-12.34%

Financing (Sold)

Assumption	0
Cash	13
Conventional	5
FHA	20
Other	2
Owner	0
VA	6

Days on Market (Sold)

0	2
1 to 10	7
11 to 20	8
21 to 30	6
31 to 60	9
61 to 90	3
91 to 120	5
121 to 180	3
181 to 360	3
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	0	0	7	1	0	5
\$50K to \$99,999	0	0	1	2	0	0	1	3	0	3
\$100K to \$149,999	0	0	2	2	3	1	1	9	5	1
\$150K to \$199,999	0	0	2	5	0	0	0	9	5	0
\$200K to \$299,999	0	0	3	0	14	0	0	35	0	0
\$300K to \$399,999	0	0	0	0	2	0	0	9	0	0
\$400K to \$499,999	0	0	0	0	0	0	0	0	0	0
\$500K to \$599,999	0	0	0	0	0	0	0	0	0	0
\$600K to \$799,999	0	0	0	0	0	0	0	1	0	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	0	0
\$1M to \$2,499,999	0	0	0	0	0	0	0	0	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
Total	0	0	8	9	19	1	9	67	10	9
Avg Sold Price	\$0	\$0	\$176,250	\$141,322	\$239,821	\$143,069	\$52,750			
Prev Year - Avg Sold Price	\$66,000	\$0	\$113,333	\$123,859	\$170,292	\$171,000	\$36,000			
Avg Sold % Change	0.00%	0.00%	55.52%	14.10%	40.83%	-16.33%	46.53%			
Prev Year - # of Solds	1	0	3	8	12	1	6			

Active Detail