



MARYLAND HOUSING BEAT

SINGLE FAMILY HOUSING

MARCH 2019

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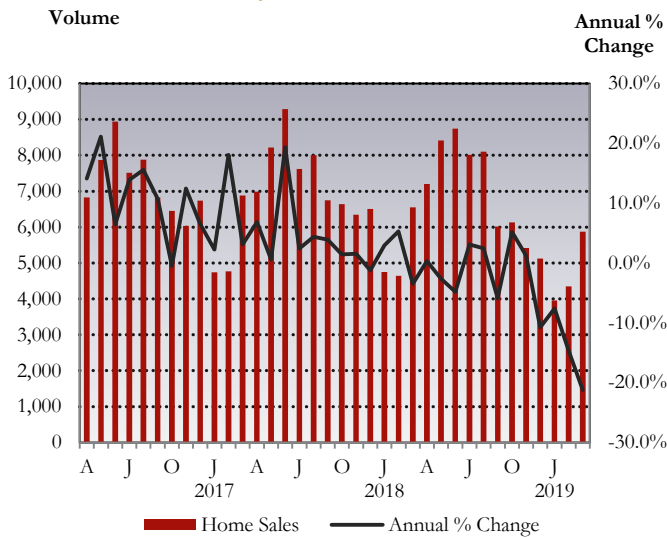
HOUSING STATISTICS

HOME SALES

Maryland Home Sales Fall Statewide in March in All but Two Jurisdictions

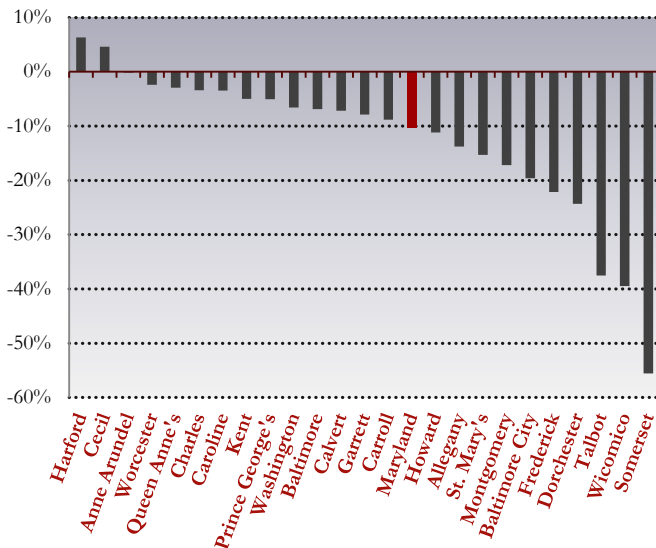
- Existing home sales in Maryland increased by 14.7% in March to 5,876 units but fell by 10.3% compared with the same period in 2018.
- Compared to March 2018, home sales decreased in 21 of Maryland's 24 jurisdictions but inched up in Cecil and Harford.
- Nationally, home sales increased 6.1% to 400,000 units in March, below last year's volume by 7.8%.

Maryland Home Sales



Source: Maryland Association of Realtors & Maryland DHCD Housing and Economic Research Office

Home Sales in Local Jurisdictions – 2019 vs. 2018
Year-Over-Year % Change



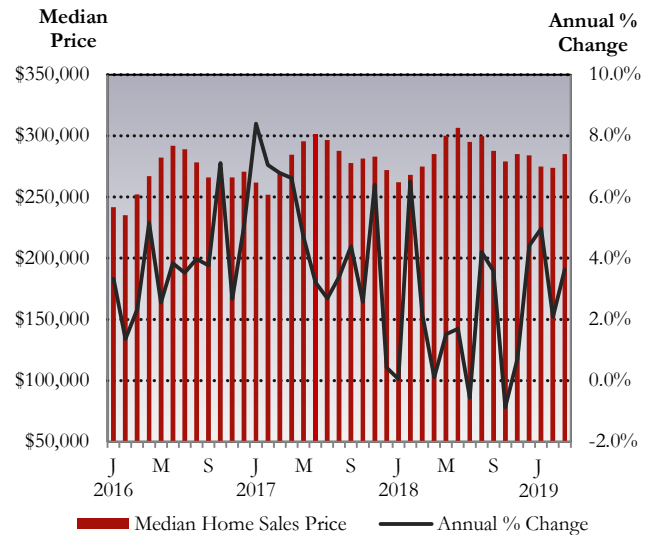
Source: Maryland Association of Realtors & Maryland DHCD Housing and Economic Research Office

HOME PRICES

Median Home Sales Price Rises from March 2018

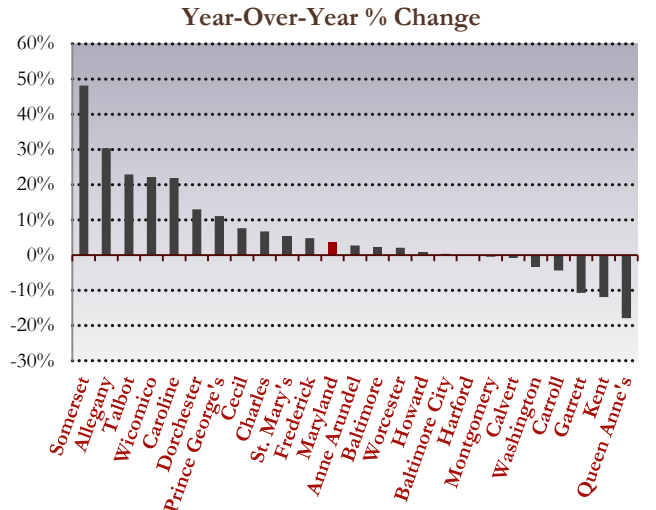
- Maryland's median home sales price inched up 0.4% in March to \$285,000 and was 3.6% above the same time last year.
- Median home sales prices rose in 16 Maryland jurisdictions, fell in seven, and was unchanged in Harford County since last year. Jurisdictions with the highest increases noted were Allegany, Somerset, and Talbot while the largest declines were in Garrett, Kent, and Queen Anne's.
- The national median home sales price rose by 2.0% to \$259,700, up 4.0% from March 2018.

Maryland Median Home Sales Price



Source: Maryland Association of Realtors & Maryland DHCD Housing and Economic Research Office

Median Home Sales Prices in Local Jurisdictions – 2019 vs. 2018
Year-Over-Year % Change

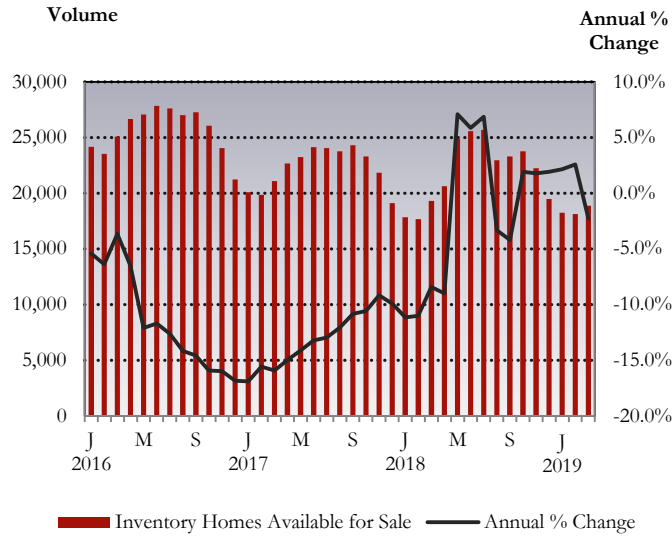


Source: Maryland Association of Realtors & Maryland DHCD Housing and Economic Research Office

Inventory of Homes Available for Sale Fell from March 2018

- Maryland’s inventory of homes for sale decreased 3.1% in March to 18,875 units, down 2.3% from the same time in March 2018.
- Since last year, inventory rose in eight jurisdictions and fell in 15 while Allegany remained unchanged. Frederick and Queen Anne’s had the largest increases in inventory while Calvert and Wicomico had the largest declines.
- Nationally, inventory of homes rose for the third consecutive month to 9.2% from December 2018 to 1.67 million homes, 1.8% above last year’s volume.

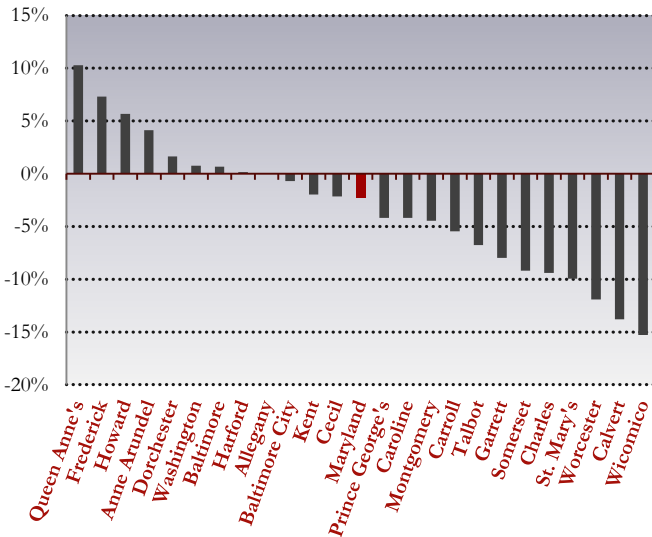
Inventory of Maryland Homes Available for Sale



Source: Maryland Association of Realtors & Maryland DHCD Housing and Economic Research Office

Inventory of Homes for Sale in Local Jurisdictions – 2019 vs. 2018

Year-Over-Year % Change

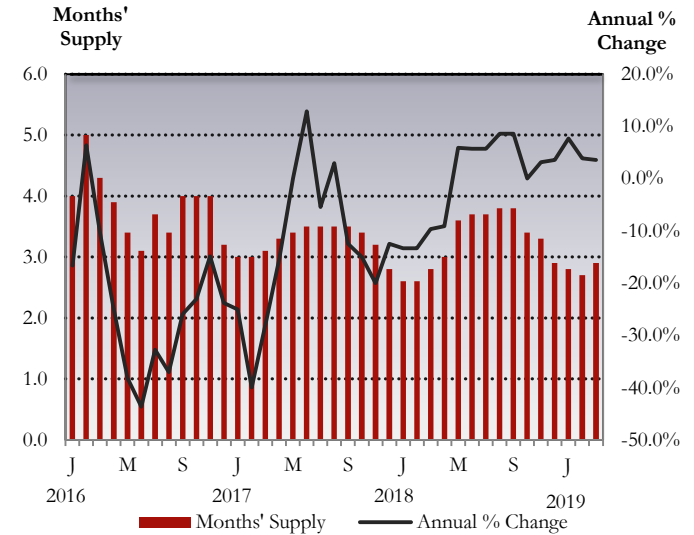


Source: Maryland Association of Realtors & Maryland DHCD Housing and Economic Research Office

Months’ Supply Increases from December and Over Last Year’s Supply

- The seasonally adjusted months’ supply of homes available for sale represents the current sales rate of the inventory of existing homes for sale and is an indicator of the balance between supply and demand for homes.
- Fewer than six months’ supply is considered a sellers’ market, while greater than six months is a good buyers’ market.
- Maryland months’ supply remained the same at 2.9 months, an increase of 3.6% above the March 2018 supply. Months’ supply rose in 13 jurisdictions and fell in seven while remaining unchanged in the other four since last year.
- Nationally, the months’ supply increased to 3.8 months in March, above March 2018 by 5.6%.

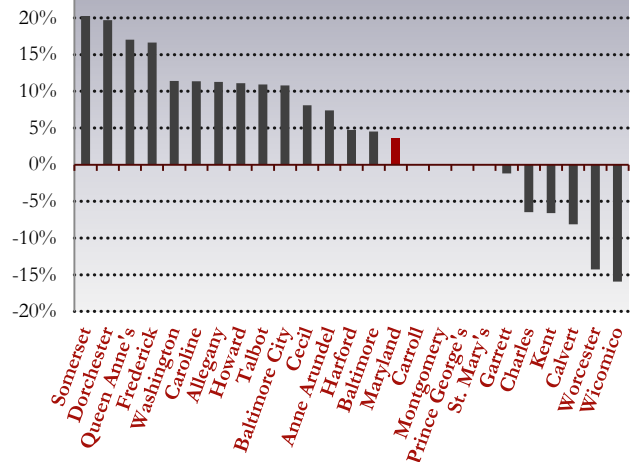
Months’ Supply of Existing Maryland Homes for Sale



Source: Maryland Association of Realtors & Maryland DHCD Housing and Economic Research Office

Months’ Supply in Local Jurisdictions 2019 vs. 2018

Year-Over-Year % Change



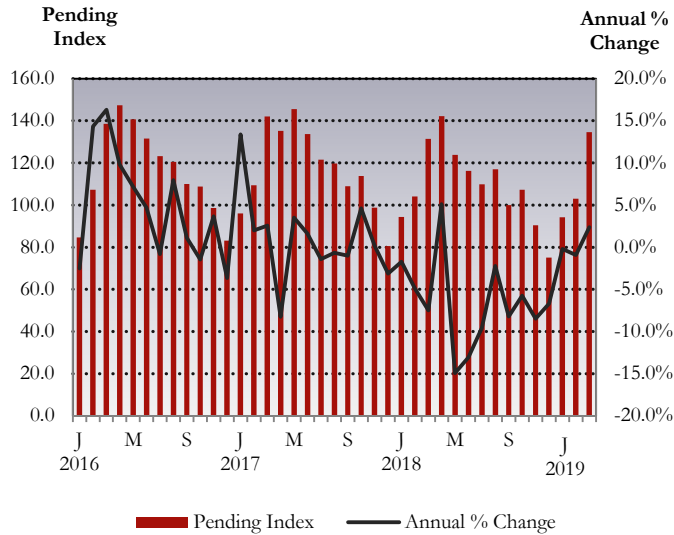
Source: Maryland Association of Realtors & Maryland DHCD Housing and Economic Research Office

PENDING SALES INDEX

Pending Home Sales Index Increases for Third Consecutive Month

- The Pending Home Sales Index (PHSI) is a forward looking indicator of home sales activity during the next two months, based on contract offers on properties accepted by sellers but not yet under contract, compared to base year activity in 2001.
- Maryland's PHSI increased immensely by 79% in March to 134.6, up 2.4% from March 2018.
- The national PHSI has been increasing since its low point at 98.7 in December, up 7.3% to 105.9, but 1.1% below the March 2018 index.

Maryland Pending Home Sales Index



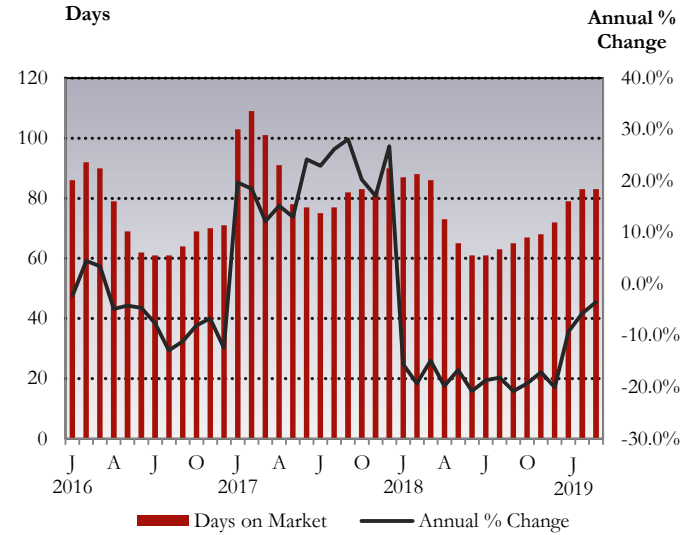
Source: Maryland Association of Realtors & Maryland DHCD Housing and Economic Research Office

DAYS ON THE MARKET

Days on the Market Experiences Increase in March but Down from Last Year

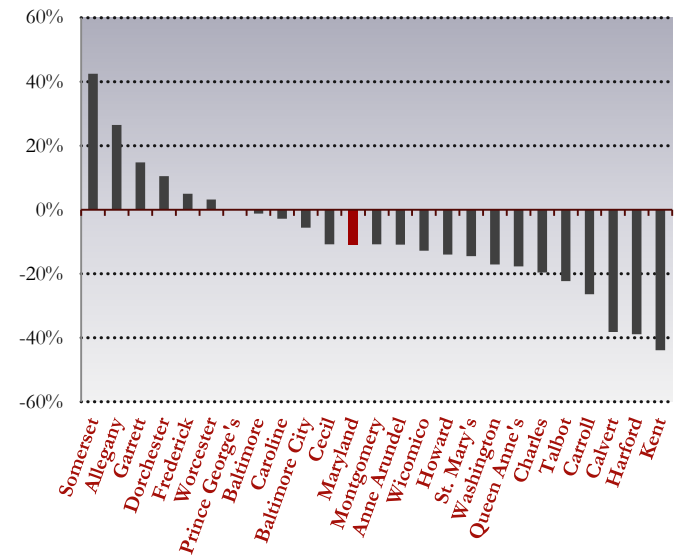
- Days on the market reflects the number of days a home is listed before it is entered into "pending" sales status.
- Maryland's days on market increased seven days from December to 83 days, down 10 days from March 2018, a 10.8% year-over-year reduction.
- Days on the market rose in six jurisdictions, fell in 17, and stayed the same in Prince George's since last year.

Days on Market



Source: Maryland Association of Realtors & Maryland DHCD Housing and Economic Research Office

Days on the Market in Local Jurisdictions – 2019 vs. 2018 Year-Over-Year % Change



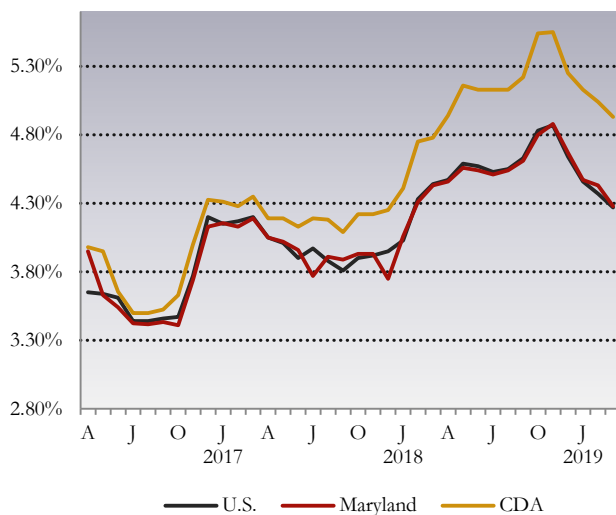
Source: Maryland Association of Realtors & Maryland DHCD Housing and Economic Research Office

MORTGAGE RATES

Local, National, and CDA Average Effective 30-year Fixed Mortgage Rates All Experience Modest Decreases

- Freddie Mac's national average effective 30-year fixed mortgage rate fell 27 basis points to 4.27% in March, lower than last year's rate by 3.8%.
- Maryland's average effective 30-year fixed mortgage rate fell from 4.67% in December to 4.28% in March, lower than last year's rate by 3.4%.
- The effective 30-year fixed mortgage rate of the department's Community Development Administration (CDA) Maryland Mortgage Program decreased by 6.1% from December to 4.93% in March, but increased 3.1% from March 2018 levels.
- In March, the CDA rate was 66 basis points above the Freddie Mac's effective national average rate and 65 basis points higher than the average effective mortgage rate in Maryland.

Effective 30-Year Fixed Average Mortgage Rate



Source: Freddie Mac & Maryland DHCD Housing and Economic Research Office

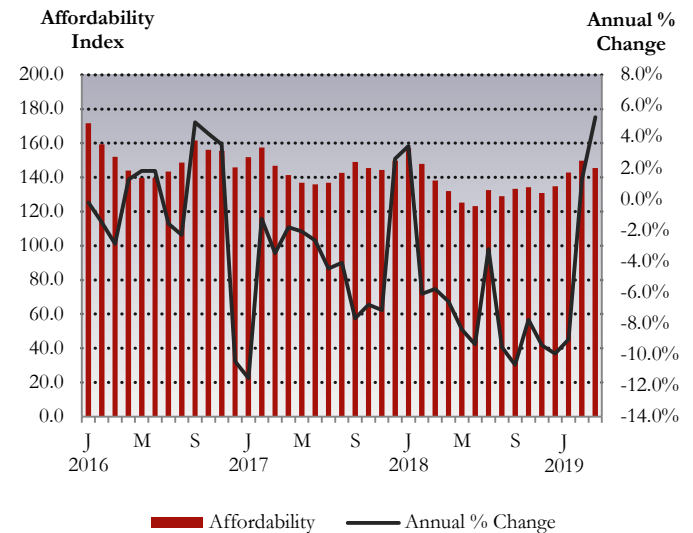
HOUSING AFFORDABILITY

Affordability Indices for Repeat Buyers Above 100 in All Jurisdictions but One

- The Single Family Housing Affordability Index (HA Index) predicts the financial ability of a typical family residing in a Maryland jurisdiction to qualify for a mortgage loan on a typical home, given that month's mortgage rate and the jurisdiction's median home price and median income. An index above 100 indicates that a median income household has more than enough income to qualify for a mortgage loan on a median-priced home.
- Maryland indices of housing affordability for repeat and first-time homebuyers rose significantly in March.

- Affordability indices for repeat buyers and for first time home buyers in Maryland rose since last year by 5.3% and 5.2% to 145.5 and 93.3, respectively, and were both up from the December 2018 indices by 7.9%.

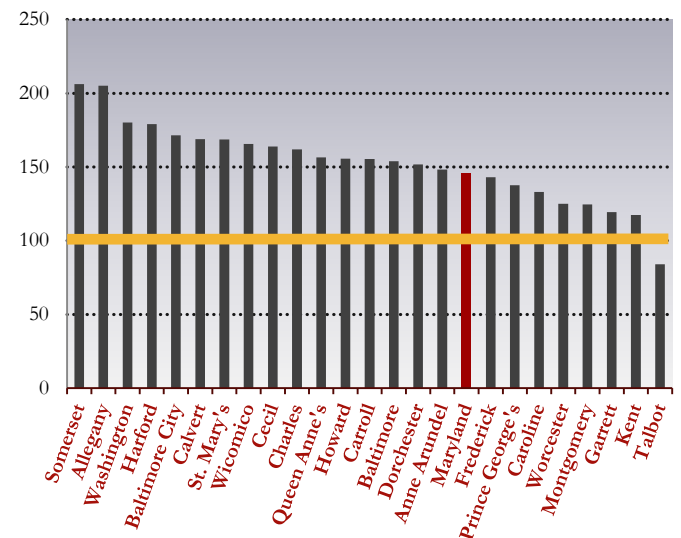
Housing Affordability Index for Repeat Homebuyers



Source: DHCD, Housing and Economic Research Office, Maryland Association of Realtors, Economy.com

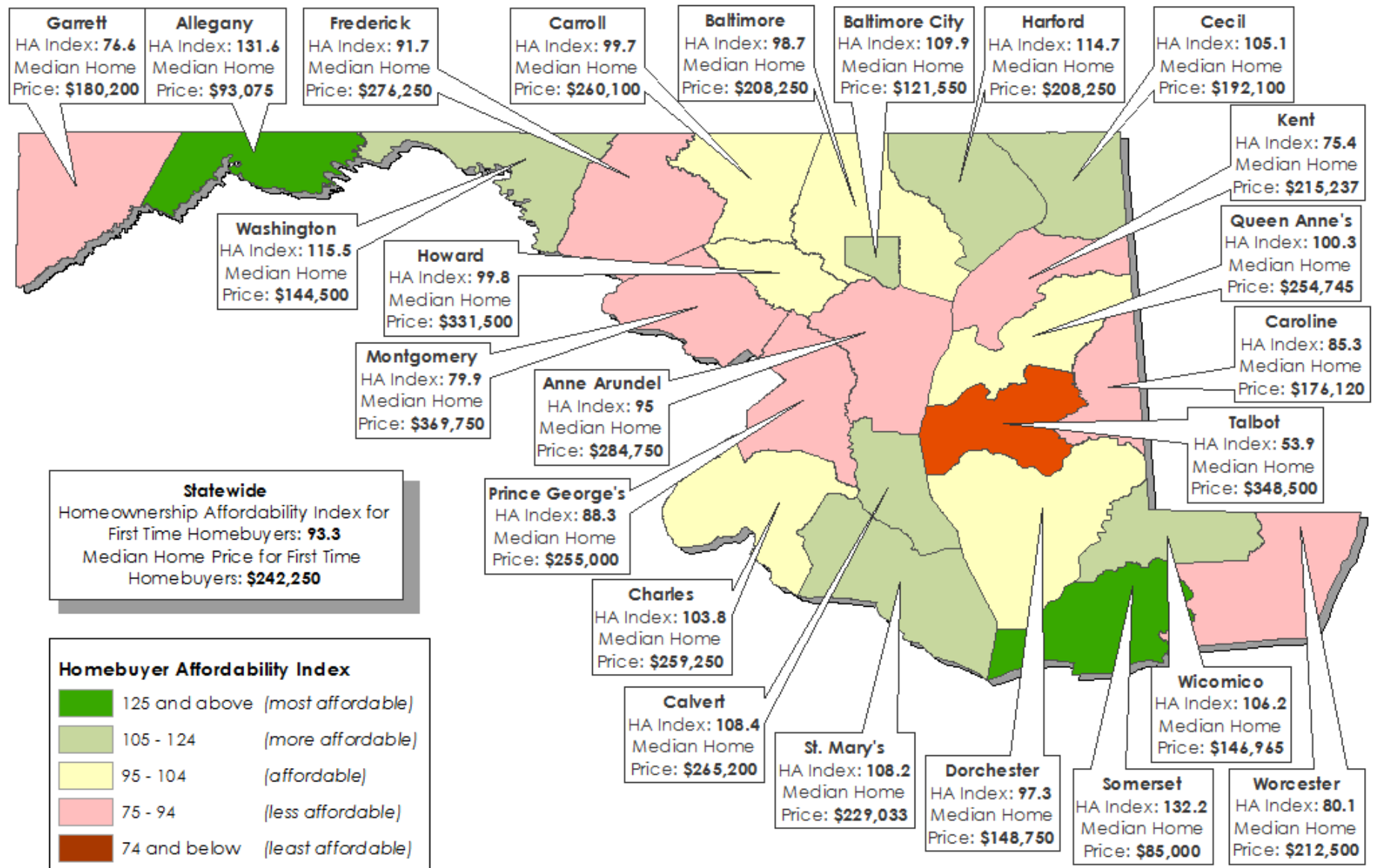
- Housing affordability indices exceeded 130 in all Maryland jurisdictions except Garrett, Kent, Montgomery, Talbot, and Worcester.
- The most affordable jurisdiction was Somerset, which had an affordability of 206.

Affordability Indices for Repeat Buyers in Local Jurisdictions, March 2019



Source: DHCD, Housing and Economic Research Office, Maryland Association of Realtors, Economy.com

Affordability Indices for First Time Homebuyers in Local Jurisdictions, March 2019



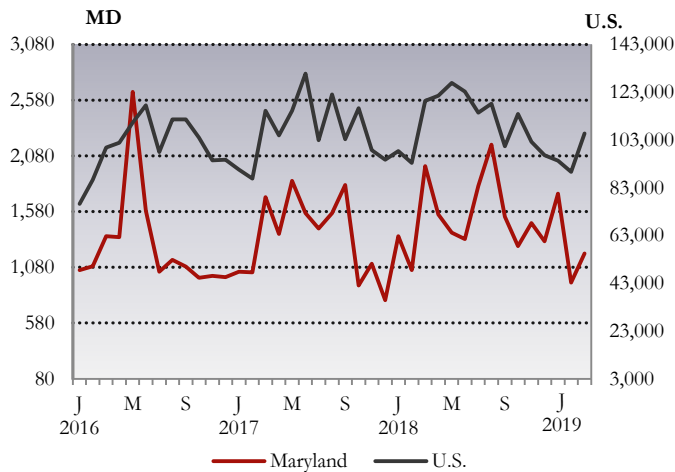
Source: DHCD, Housing and Economic Research Office, Maryland Association of Realtors, Economy.com

RESIDENTIAL CONSTRUCTION

Residential Building Permits Continue to Fluctuate from Month to Month

- Residential building permits issued are a leading indicator of future construction activity.
- Total Maryland building permit issuance fell 8.4% in March 2019 and decreased by 39.5% over last year's volume.
 - Single family permits increased significantly by 40.6% in March and were 9.3% above March 2018 levels.
 - Multifamily building permits decreased considerably by 88.6% to 57 in March, 93.9% below last year's levels.

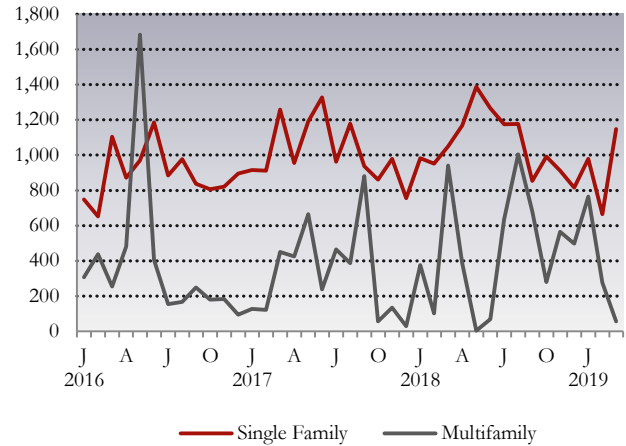
Monthly Volume of Maryland Single Family and Multifamily Building Permits



Source: U.S. Bureau of the Census & Maryland DHCD Housing and Economic Research Office

- Nationally, building permits increased 9.4% in March 2019 but fell 11.5% from March 2018 levels.
 - Single family building permits increased 29.2% in March from December, but are down from last year by 9.1%.
 - Multifamily building permits decreased 15.0% between December and March, down 15.6% below last year's volume.

Volume of Residential Building Permits Issued



Source: U.S. Bureau of the Census & Maryland DHCD Housing and Economic Research Office

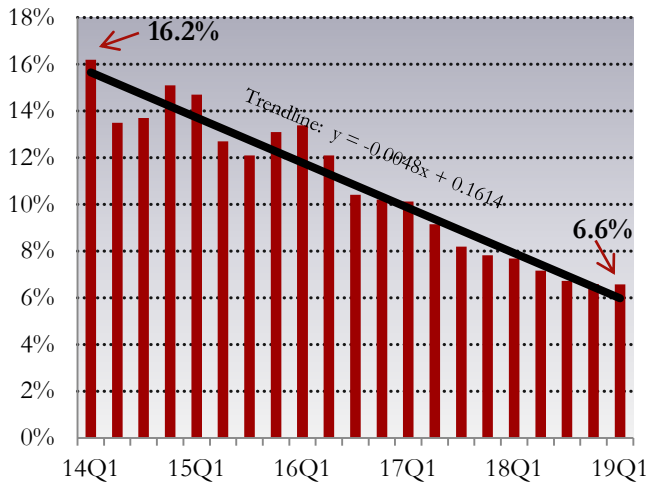
DISTRESSED PROPERTY STATISTICS

NEGATIVE EQUITY

Share of Maryland Homeowners with Mortgage Underwater Decreases for 12th Consecutive Quarter

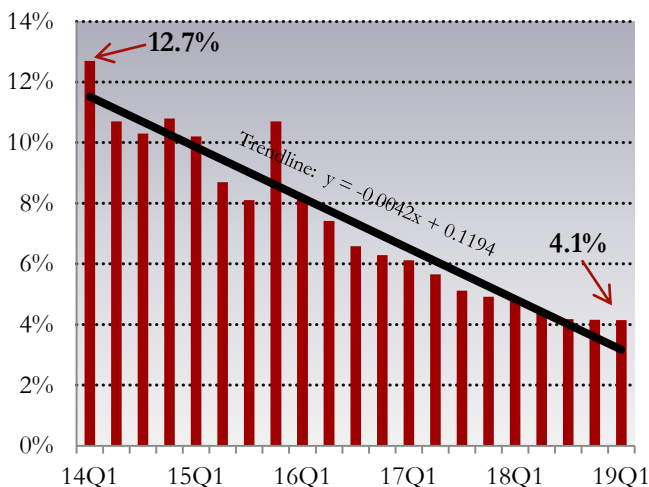
- Negative equity (underwater loan) occurs when the value of a residential property used to secure a loan is less than the outstanding balance on the loan.
- The Maryland negative equity rate (the share of homeowners with mortgages owing more than market value of their homes) decreased ever-so-slightly from 6.59% in 2018:Q4 to 6.57% in 2019:Q1.
- The national negative equity rate inched down one basis point to 4.1% in 2019:Q1 and was seven basis points lower than the previous year.

Share of Maryland Homeowners with Negative Equity



Source: CoreLogic & Maryland DHCD Housing and Economic Research Office

Share of National Homeowners with Negative Equity



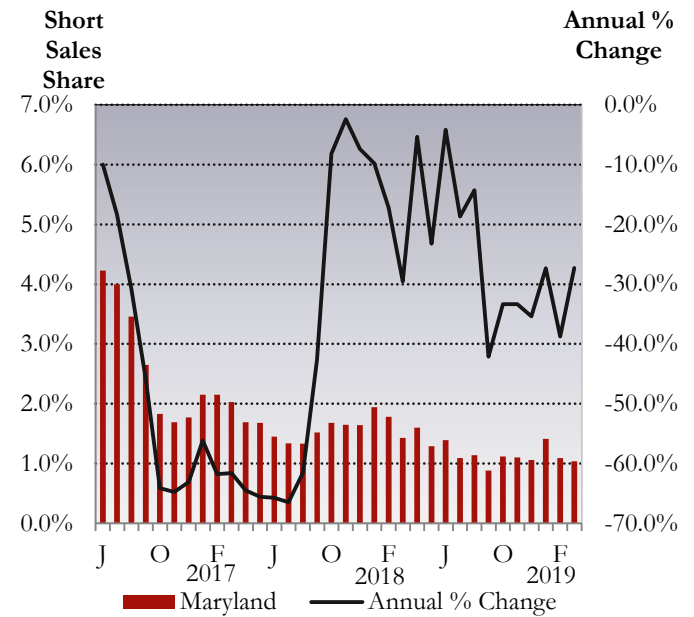
Source: CoreLogic & Maryland DHCD Housing and Economic Research Office

SHORT SALES

Share of Maryland Short Sales Remains Around 1.0% of All Sales in March 2019

- A short sale occurs when the net profit from the sale of a property will be less than the debt against the property (i.e., the profit will fall short of the debt). Short sales may also be referred to as “pre-foreclosure sales” as they are often an alternative to foreclosure for at-risk homeowners.
- In March 2019, 93 short sales were reported, down 29.5% from 132 short sales the previous year. Short sales accounted for 1% of all home sales in Maryland in March 2019.
- Nationally, the short sales share was 0.7%, unchanged from the previous quarter.

Share of Maryland Home Sales That Were Short



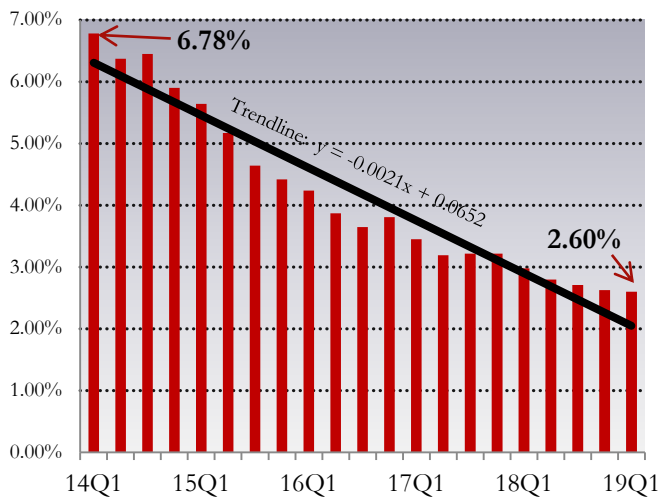
Source: CoreLogic & Maryland DHCD Housing and Economic Research Office

DELINQUENT MORTGAGES

Maryland's Serious Delinquency Rate Declined Minimally in the First Quarter of 2019

- The Serious Delinquency Rate includes mortgages in foreclosure plus long-term delinquent mortgages (mortgages that are more than 90 days delinquent) as a percentage of total mortgages.
- Maryland's serious delinquency declined to 2.60% in 2019:Q1.
- Nationally, the average rate of mortgages that are seriously delinquent decreased by 10 basis points to 1.96% in 2019:Q1, and was below the 2018:Q1 rate by 65 basis points.

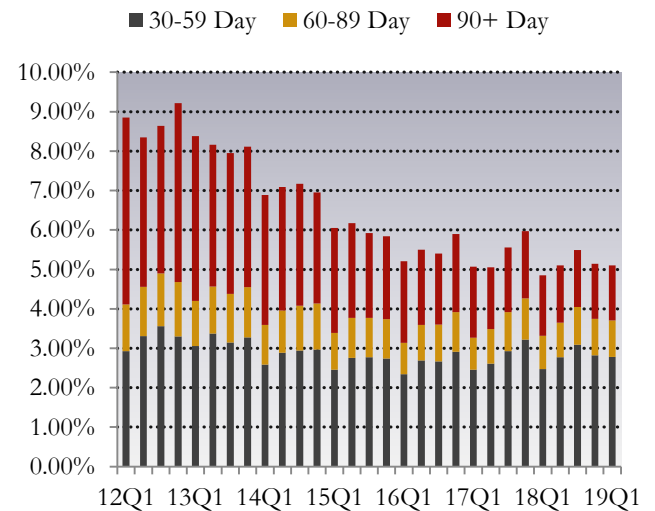
Maryland Seriously Delinquent Mortgage Rate



Source: Mortgage Bankers Association & Maryland DHCD Housing and Economic Research Office

- Delinquent mortgages are classified as either short- or long-term based on the number of days they have been delinquent. Mortgages that have been delinquent for 30 to 89 days are classified as short-term delinquent, whereas those that have been delinquent for 90 days or more are considered long-term delinquent.
- The Short-Term Delinquency rate decreased four basis points to 2.78% in 2019:Q1, above 2018:Q1 by 31 basis points.
- The Long-Term Delinquency rate remained unchanged at 1.39%, 14 basis points below the 2018:Q1 rate.
- The Foreclosure Starts Rate fell four basis points from the previous quarter to 0.31% and fell by six points from 2018:Q1. The overall Foreclosure Rate fell to 1.21% in 2019:Q1, down three basis points from 2018:Q4 and down 24 basis points from 2018:Q1.

Maryland Short- and Long-Term Mortgage Delinquency Rates



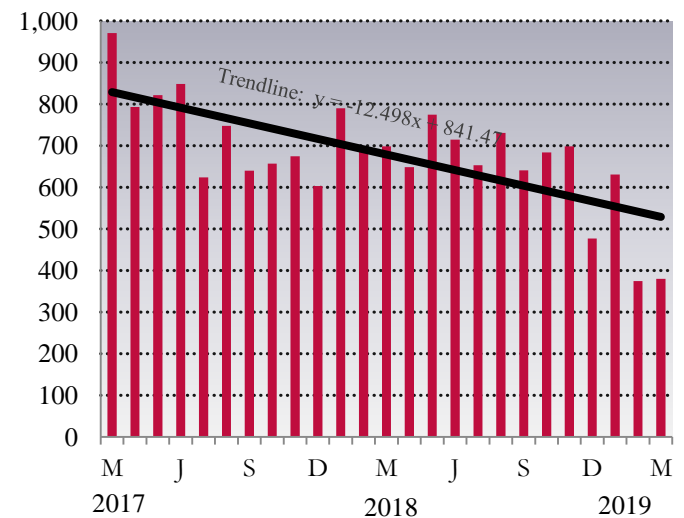
Source: Mortgage Bankers Association & Maryland DHCD Housing and Economic Research Office

COMPLETED FORECLOSURE SALES

Maryland Completed Foreclosure Sales Continue to Fall Year-Over-Year

- Completed foreclosures, reported by CoreLogic, refers to foreclosed homes that are sold to a third party, including lender purchases. If the home is purchased by the lender, it is moved into the lenders' Real Estate Owned (REO) inventory.
- Maryland's completed foreclosure sales fell 20.3% to 380 units in March 2019; this was 45.6% below the volume in March 2018.
- Nationally, completed foreclosures rose 2.9% to 21,090 homes, but are 20.8% below last year's volume.

Completed Foreclosures in Maryland



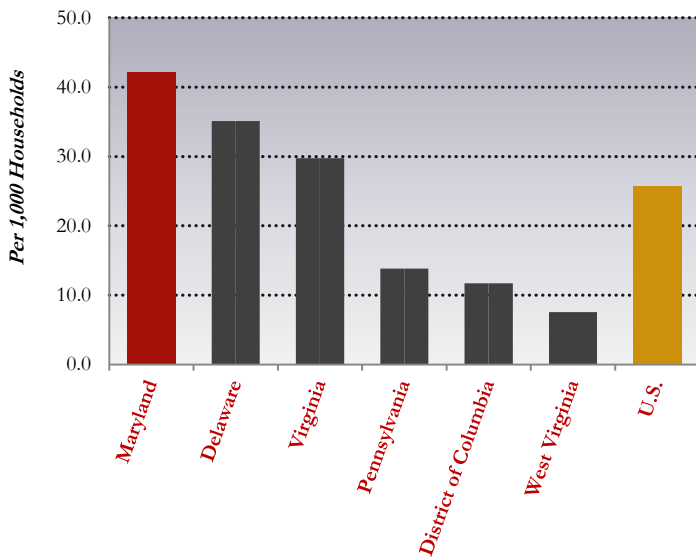
Source: CoreLogic & Maryland DHCD Housing and Economic Research Office

HARP LOAN REFINANCING

Maryland's Utilization of Federal Refinancing Program Declines but Continues to Rank High both Nationally and Regionally

- The Home Affordable Refinance Program (HARP) is a program within the Making Home Affordable initiative with the goal of assisting eligible homeowners who owe more on their mortgage than the value of the home (underwater loan) through refinancing loan terms.
- In the first quarter of 2019, Maryland ranked 9th highest nationally for HARP refinances with a rate of 42.3 per 1,000 households compared with a national rate of 25.8.
- Maryland's HARP refinance rate was 20.4% greater than Delaware's rate, the second leading state for HARP refinancing in the region.

HARP Refinances Rate, 2019:Q1



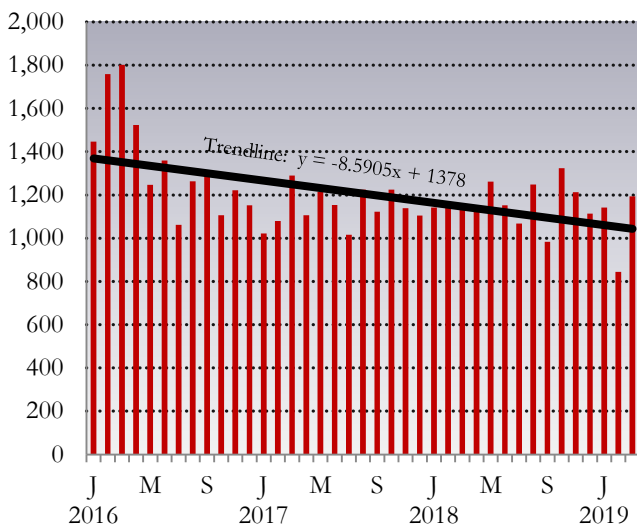
Source: Federal Housing Finance Agency & Maryland DHCD Housing and Economic Research Office

NEW FORECLOSURE FILINGS

New Maryland Foreclosure Filings Remain Above 1,100 for March

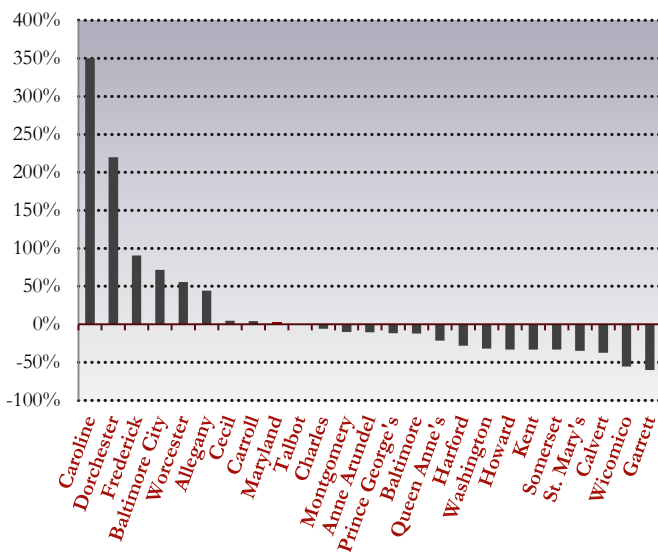
- New foreclosure filings rose by 7.2% to 1,194 new filings in March 2019, following a 13.2% increase in filings from the previous quarter.
- From March 2018, new foreclosure filing levels increased by 2.8%.
- In March, new foreclosure filings fell in 15 local jurisdictions compared with 2018 levels.
- Filings decreased most notably in Garrett and Wicomico and sharply increased in Caroline and Dorchester since last year.

New Foreclosure Filings in Maryland



Source: Maryland Judiciary & Maryland DHCD Housing and Economic Research Office

New Foreclosure Filings in Local Jurisdictions – 2019 vs. 2018
Year-Over-Year % Change



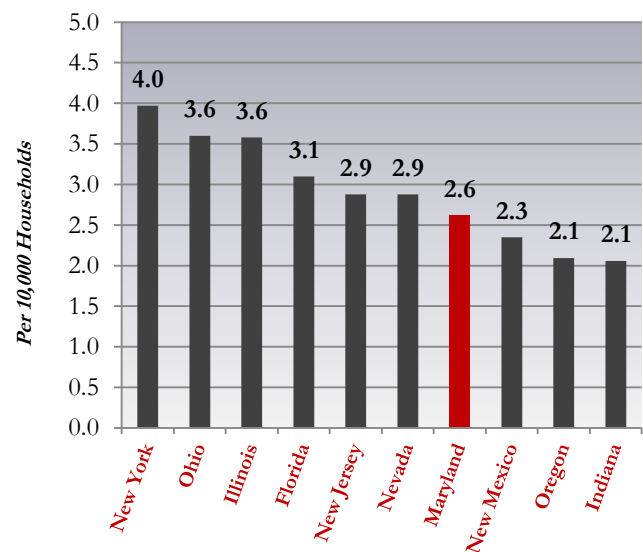
Source: Maryland Judiciary & Maryland DHCD Housing and Economic Research Office

VACANT “ZOMBIE” FORECLOSURE PROPERTIES

Maryland's Vacant/Zombie Properties Rate Falls from 3.4 to 2.6

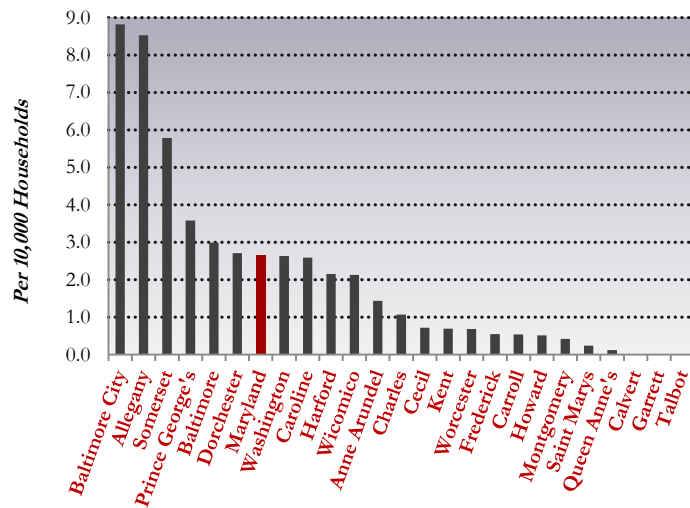
- Zombie Properties are the number of homes in foreclosure deemed vacant by mail returned to the U.S. Postal Service.
- In March 2019, Maryland was ranked 7th highest in the U.S. with a zombie rate of 2.6 per 10,000 households compared to the national rate of 1.5.
- U.S. zombie properties totaled 20,320, accounting for 34.7% of all 58,550 properties in foreclosure. Maryland's 636 zombie properties accounted for 28.2% of the total Maryland properties in foreclosure.

Vacant/Zombie Foreclosure Rate, 2019:Q1



Source: RealtyTrac & Maryland DHCD Housing and Economic Research Office

Vacant/Zombie Foreclosure Rate in Local Jurisdictions, 2019:Q1



Source: RealtyTrac & Maryland DHCD Housing and Economic Research Office

MARYLAND HOUSING MARKET FACT SHEET

MARCH 2019

Indicator	Current Quarter ¹	Last Quarter	Year Ago	% Change from		Source
				Last Quarter	Last Year	
Mortgage Rates (30-Year Fixed)						
Freddie Mac	4.27%	4.64%	4.44%	-0.37%	-0.17%	Freddie Mac
Maryland	4.28%	4.67%	4.43%	-0.39%	-0.15%	DHCD
Community Development Administration	4.93%	5.25%	4.78%	-0.32%	0.15%	DHCD
Home Sales						
Existing	5,876	5,121	6,554	14.7%	-10.3%	MD Association of Realtors
New	988	1,088	944	-9.2%	4.7%	First American Core Logic
Pending Units	9,315	5,201	9,098	79.1%	2.4%	MRIS
Pending Home Sales Index ²	134.6	75.2	131.5	79.1%	2.4%	DHCD
Housing Supply						
Housing Inventory	18,875	19,488	19,316	-3.1%	-2.3%	MD Association of Realtors
Months' Supply	3.2	3.0	2.9	6.7%	10.3%	DHCD
Days on the Market	83	76	93	9.2%	-10.8%	MRIS, DHCD
Median Home Sales Price	\$285,000	\$284,000	\$275,000	0.4%	3.6%	MD Association of Realtors
Housing Affordability Index						
Repeat Buyer	145.5	134.8	138.2	7.9%	5.3%	DHCD
First-Time Buyer	93.3	86.5	88.7	7.9%	5.2%	DHCD
Housing Construction						
Housing Permits	1,204	1,314	1,990	-8.4%	-39.5%	Census
Housing Completions	1,772	1,324	1,409	33.8%	25.8%	DHCD
Property Foreclosures						
Total	2,254	2,148	2,233	4.9%	0.9%	RealtyTrac
Notices of Default	1,058	1,174	736	-9.9%	43.8%	RealtyTrac
Notices of Sales	679	653	721	4.0%	-5.8%	RealtyTrac
Lender Purchases	517	321	776	61.1%	-33.4%	RealtyTrac
Mortgage Delinquency/Foreclosure Rate³						
Overall	5.10%	5.14%	4.85%	-0.04%	0.25%	Mortgage Bankers Association
Short-term	3.71%	3.75%	3.32%	-0.04%	0.39%	Mortgage Bankers Association
30-59 Days	2.78%	2.82%	2.47%	-0.04%	0.31%	Mortgage Bankers Association
60-89 Days	0.93%	0.93%	0.85%	0.00%	0.08%	Mortgage Bankers Association
Long-term (90+ Days)	1.39%	1.39%	1.53%	0.00%	-0.14%	Mortgage Bankers Association
Foreclosure Rate	1.21%	1.24%	1.45%	-0.03%	-0.24%	Mortgage Bankers Association
Serious Delinquencies	2.60%	2.63%	2.98%	-0.03%	-0.38%	Mortgage Bankers Association
Short Sales Share	1.04%	1.06%	1.43%	-0.02%	-0.39%	First American CoreLogic
Negative Equity Share ⁴	6.57%	6.59%	7.68%	-0.02%	-1.11%	First American Core Logic

Source: Maryland Association of Realtors, RealtyTrac, Mortgage Bankers Association, U.S. Census Bureau, Moody's Economy.com, CoreLogic, Freddie & Maryland DHCD Housing and Economic Research Office

Notes

1. Current data represent March 2019.
2. The Pending Home Sales Index is based on pending sales of existing homes and provides advance information on future home sales activity. A sale is pending when the contract has been signed but the transaction has not closed. Pending home sales typically close within one or two months of signing. An index of 100 is equal to the average level of pending sales in 2001. Therefore, an index of 100 coincides with a high but healthy level of home sales activity in 2001, prior to five consecutive years of record growth in housing demand.
3. Current data represent first quarter of 2019.
4. Share of residential properties with mortgages that exceed home values. Data represent first quarter 2019.

LOCAL HOUSING MARKET FACT SHEET

MARCH 2019

Jurisdiction	Home Sales	Median Home Sales Price	Housing Inventory	Months' Supply	Pending Sales	Pending Sales Index	Days on Market	Affordability Index	New Foreclosure Filings	Vacant/ Zombie Foreclosures
Allegany	50	\$109,500	346	7.00	74	154.43	191	205.2	13	26
Anne Arundel	676	\$335,000	2,042	2.80	1074	154.61	82	148.2	84	32
Baltimore	745	\$245,000	1,939	2.30	1122	129.11	81	154	151	85
Baltimore City	620	\$143,000	2,806	4.10	1026	135.97	84	171.4	316	268
Calvert	104	\$312,000	444	3.40	166	76.21	89	169	15	0
Caroline	28	\$207,200	137	4.90	50	163.49	107	133.1	9	4
Carroll	176	\$306,000	449	2.40	267	127.80	81	155.4	25	3
Cecil	91	\$226,000	411	4.00	176	212.05	83	164	23	3
Charles	199	\$305,000	608	2.90	290	147.83	82	161.9	47	6
Dorchester	28	\$175,000	247	7.70	43	129.00	126	151.7	16	4
Frederick	271	\$325,000	926	2.70	455	140.87	84	143.1	40	5
Garrett	35	\$212,000	311	8.10	46	121.05	209	119.4	2	0
Harford	319	\$245,000	669	2.10	423	153.40	63	179	38	26
Howard	302	\$390,000	688	2.00	498	133.99	68	155.7	18	5
Kent	19	\$253,220	198	7.00	29	135.41	132	117.5	2	1
Montgomery	786	\$435,000	1,800	1.80	1297	97.79	66	124.6	80	15
Prince George's	772	\$300,000	1,536	1.80	1293	110.32	70	137.7	239	121
Queen Anne's	66	\$299,700	375	5.50	88	127.85	126	156.5	11	0
Somerset	8	\$100,000	158	9.20	28	0.0	265	206.2	4	6
St. Mary's	122	\$269,450	425	3.40	197	186.00	106	168.7	15	1
Talbot	45	\$410,000	359	7.00	74	136.20	154	84.1	3	0
Washington	142	\$170,000	540	4.00	206	165.57	97	180.1	17	16
Wicomico	69	\$172,900	338	3.60	113	0.0	102	165.6	12	9
Worcester	203	\$250,000	1,123	5.90	280	0.0	128	125	14	4
Maryland	5,876	\$285,000	18,875	2.90	9,315	134.61	83	145.5	1,194	636

Source: Maryland Association of Realtors, RealtyTrac, CoreLogic, Maryland Judiciary and D HCD Housing and Economic Research Office

LOCAL HOUSING MARKET FACT SHEET

MARCH 2018 VS. MARCH 2019

Year-Over-Year % Change

Jurisdiction	Home Sales	Median Home Sales Price	Inventory	Months' Supply	Pending Sales	Days On Market	Housing Affordability Index	New Foreclosure Filings
Allegany	-13.8%	30.4%	0.0%	12.9%	8.8%	26.5%	-19.5%	44.4%
Anne Arundel	-0.1%	2.8%	4.1%	3.7%	5.2%	-10.9%	2.1%	-10.6%
Baltimore	-6.9%	2.1%	0.7%	4.5%	0%	-1.2%	4.0%	-12.2%
Baltimore City	-19.6%	0.4%	-0.7%	10.8%	5.9%	-5.6%	7.1%	71.7%
Calvert	-7.1%	-0.8%	-13.8%	-8.1%	-25.2%	-38.2%	6.6%	-37.5%
Caroline	-3.4%	21.9%	-4.2%	11.4%	16.3%	-2.7%	-13.6%	350.0%
Carroll	-8.8%	-4.4%	-5.5%	0.0%	2.3%	-26.4%	10.9%	4.2%
Cecil	4.6%	7.6%	-2.1%	8.1%	28.5%	-10.8%	-1.6%	4.6%
Charles	-3.4%	6.7%	-9.4%	-6.5%	-8.5%	-19.6%	-1.7%	-6.0%
Dorchester	-24.3%	13.0%	1.6%	16.7%	7.5%	10.5%	-4.8%	220.0%
Frederick	-22.1%	4.8%	7.3%	12.5%	-6.0%	5.0%	0.5%	90.5%
Garrett	-7.9%	-10.7%	-8.0%	-2.4%	-6.1%	14.8%	18.9%	-60.0%
Harford	6.3%	0.0%	0.1%	0.0%	2.2%	-38.8%	5.0%	-28.3%
Howard	-11.2%	0.9%	5.7%	11.1%	14.7%	-13.9%	2.7%	-33.3%
Kent	-5.0%	-11.9%	-2.0%	-7.9%	-32.6%	-43.8%	19.2%	-33.3%
Montgomery	-17.2%	-0.5%	-4.5%	0.0%	-3.7%	-10.8%	5.3%	-10.1%
Prince George's	-5.0%	11.1%	-4.2%	-5.3%	6.7%	0.0%	-4.9%	-11.8%
Queen Anne's	-2.9%	-17.9%	10.3%	17.0%	3.5%	-17.6%	29.1%	-21.4%
Somerset	-55.6%	48.1%	-9.2%	17.9%	33.3%	42.5%	-24.7%	-33.3%
St. Mary's	-15.3%	5.5%	-10.0%	0.0%	24.7%	-14.5%	-3.6%	-34.8%
Talbot	-37.5%	22.8%	-6.8%	9.4%	37.0%	-22.2%	-11.2%	0.0%
Washington	-6.6%	-3.4%	0.7%	14.3%	-11.6%	-17.1%	9.3%	-32.0%
Wicomico	-39.5%	22.2%	-15.3%	-16.3%	-6.6%	-12.8%	-14.9%	-55.6%
Worcester	-2.4%	2.0%	-11.9%	-13.2%	15.2%	3.2%	3.9%	55.6%
Maryland	-10.3%	3.6%	-2.3%	3.6%	2.4%	-10.8%	2.1%	2.8%

Source: Maryland Association of Realtors, RealtyTrac, CoreLogic, Maryland Judiciary and DHCD Housing and Economic Research Office