

January thru November 2024 YTD

Chesapeake Beach, MD

Sold Summary

	2024	2023	% Change
Sold Dollar Volume	\$66,352,702	\$71,030,612	-6.59%
Avg Sold Price	\$478,310	\$490,579	-2.50%
Median Sold Price	\$425,500	\$425,000	0.12%
Units Sold	140	145	-3.45%
Avg Days on Market	19	20	-5.00%
Avg List Price for Solds	\$473,947	\$489,866	-3.25%
Avg SP to OLP Ratio	99.9%	99.4%	0.49%
Ratio of Avg SP to Avg OLP	99.9%	99.4%	0.44%
Attached Avg Sold Price	\$429,686	\$405,565	5.95%
Detached Avg Sold Price	\$494,518	\$518,552	-4.63%
Attached Units Sold	35	35	0.00%
Detached Units Sold	105	109	-3.67%

Financing (Sold)

Assumption	2
Cash	14
Conventional	65
FHA	20
Other	1
Owner	0
VA	34

Days on Market (Sold)

0	5
1 to 10	78
11 to 20	14
21 to 30	10
31 to 60	15
61 to 90	7
91 to 120	7
121 to 180	3
181 to 360	1
361 to 720	0
721+	0

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.

Sold Detail

Active 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	0	0	0	0
\$50K to \$99,999	0	0	0	0	0	0	0	0	0	0
\$100K to \$149,999	0	0	0	0	0	0	0	0	0	0
\$150K to \$199,999	2	0	0	0	0	0	0	0	0	0
\$200K to \$299,999	5	0	0	0	0	0	0	3	0	0
\$300K to \$399,999	4	2	11	10	11	3	10	1	0	0
\$400K to \$499,999	1	0	14	1	12	1	2	5	0	0
\$500K to \$599,999	1	0	4	0	16	1	1	3	0	0
\$600K to \$799,999	1	0	3	0	16	2	0	4	1	0
\$800K to \$999,999	0	0	0	1	3	1	0	0	0	0
\$1M to \$2,499,999	0	0	0	0	1	0	0	2	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	14	2	32	12	59	8	13	18	1	0
Avg Sold Price	\$339,207	\$352,500	\$450,989	\$402,845	\$554,981	\$558,062	\$387,338			
Prev Year - Avg Sold Price	\$275,383	\$324,000	\$427,725	\$373,350	\$599,380	\$511,696	\$394,833			
Avg Sold % Change	23.18%	8.80%	5.44%	7.90%	-7.41%	9.06%	-1.90%			
Prev Year - # of Solds	6	2	40	14	63	7	12			