

January thru November 2024 YTD

North Beach, MD

Sold Summary

	2024	2023	% Change
Sold Dollar Volume	\$43,313,093	\$35,219,627	22.98%
Avg Sold Price	\$489,599	\$433,959	12.82%
Median Sold Price	\$430,000	\$413,500	3.99%
Units Sold	89	82	8.54%
Avg Days on Market	24	19	26.32%
Avg List Price for Solds	\$486,663	\$429,507	13.31%
Avg SP to OLP Ratio	99.1%	100.4%	-1.29%
Ratio of Avg SP to Avg OLP	99.0%	100.2%	-1.14%
Attached Avg Sold Price	\$371,619	\$374,764	-0.84%
Detached Avg Sold Price	\$526,034	\$449,440	17.04%
Attached Units Sold	21	17	23.53%
Detached Units Sold	68	65	4.62%

Financing (Sold)

Assumption	0
Cash	18
Conventional	43
FHA	9
Other	0
Owner	0
VA	16

Days on Market (Sold)

0	0
1 to 10	49
11 to 20	6
21 to 30	10
31 to 60	11
61 to 90	7
91 to 120	1
121 to 180	3
181 to 360	2
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	0	0	0	0	0	0	0	0	0	0
\$200K to \$299,999	2	0	3	0	0	1	2	0	0	0
\$300K to \$399,999	3	1	13	9	1	0	0	0	0	0
\$400K to \$499,999	0	0	10	5	5	2	1	1	2	0
\$500K to \$599,999	0	0	5	0	13	0	0	1	0	0
\$600K to \$799,999	0	0	2	0	4	0	0	1	0	0
\$800K to \$999,999	1	0	1	0	1	0	0	0	0	0
\$1M to \$2,499,999	0	0	1	0	3	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	6	1	35	14	27	3	3	3	2	0
Avg Sold Price	\$417,566	\$320,000	\$456,648	\$383,035	\$640,082	\$400,000	\$307,166			
Prev Year - Avg Sold Price	\$361,469	\$257,500	\$419,319	\$382,923	\$612,885	\$445,000	\$433,000			
Avg Sold % Change	15.52%	24.27%	8.90%	0.03%	4.44%	-10.11%	-29.06%			
Prev Year - # of Solds	13	2	38	13	14	1	1			