

**January thru September 2022 YTD**  
Talbot County, MD202.262.1261  
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lenorerubino.com**Sold Summary**

	2022	2021	% Change
Sold Dollar Volume	\$365,299,066	\$451,942,506	-19.17%
Avg Sold Price	\$703,868	\$659,014	6.81%
Median Sold Price	\$420,000	\$403,500	4.09%
Units Sold	503	659	-23.67%
Avg Days on Market	42	45	-6.67%
Avg List Price for Solds	\$726,240	\$686,248	5.83%
Avg SP to OLP Ratio	96.5%	96.4%	0.07%
Ratio of Avg SP to Avg OLP	94.8%	93.5%	1.34%
Attached Avg Sold Price	\$352,771	\$328,322	7.45%
Detached Avg Sold Price	\$761,572	\$699,576	8.86%
Attached Units Sold	71	72	-1.39%
Detached Units Sold	432	587	-26.41%

**Financing (Sold)**

Assumption	0
Cash	164
Conventional	294
FHA	16
Other	7
Owner	1
VA	10

**Days on Market (Sold)**

0	19
1 to 10	241
11 to 20	66
21 to 30	20
31 to 60	57
61 to 90	39
91 to 120	15
121 to 180	20
181 to 360	17
361 to 720	7
721+	1

**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**

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	4	0	0	0	0	0	0	1	0	0
\$50K to \$99,999	4	0	2	0	0	0	0	1	0	0
\$100K to \$149,999	3	0	7	0	1	0	0	3	0	0
\$150K to \$199,999	1	0	4	0	0	0	0	2	0	0
\$200K to \$299,999	13	8	43	17	8	5	3	9	4	1
\$300K to \$399,999	11	3	55	16	16	4	5	17	3	1
\$400K to \$499,999	9	0	34	1	23	0	1	19	0	1
\$500K to \$599,999	6	1	16	0	15	0	0	11	0	0
\$600K to \$799,999	2	0	34	6	25	0	0	9	0	0
\$800K to \$999,999	3	0	7	0	9	0	0	9	0	0
\$1M to \$2,499,999	3	0	24	0	27	1	0	18	0	0
\$2.5M to \$4,999,999	0	0	2	0	19	0	0	11	0	0
\$5,000,000+	0	0	0	0	2	0	0	8	0	0
<b>Total</b>	<b>59</b>	<b>12</b>	<b>228</b>	<b>40</b>	<b>145</b>	<b>10</b>	<b>9</b>	<b>118</b>	<b>7</b>	<b>3</b>
Avg Sold Price	\$403,047	\$313,150	\$555,640	\$362,920	\$1,231,265	\$409,470	\$297,500			
Prev Year - Avg Sold Price	\$350,943	\$274,690	\$569,867	\$366,717	\$962,801	\$291,500	\$284,365			
Avg Sold % Change	14.85%	14.00%	-2.50%	-1.04%	27.88%	40.47%	4.62%			
Prev Year - # of Solds	74	10	278	39	235	7	16			

**Active Detail**

**September 2022**

Talbot County, MD

202.262.1261  
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**57** **-5.6%**from Sep 2021:  
**72**

YTD	2022	2021	+/-
	<b>619</b>	<b>745</b>	-16.9%

5-year Sep average: **81****New Pendings****48** **-27.3%**from Aug 2022:  
**66** **-22.6%**from Sep 2021:  
**62**

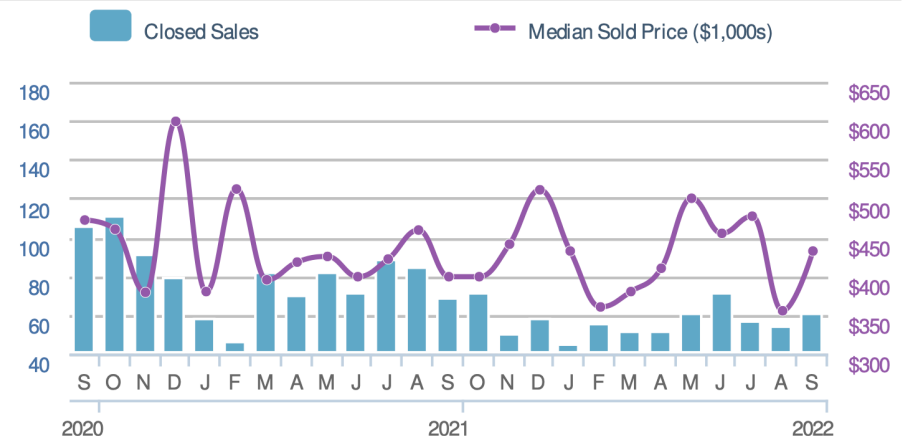
YTD	2022	2021	+/-
	<b>509</b>	<b>672</b>	-24.3%

5-year Sep average: **64****Closed Sales****60** **11.1%**from Aug 2022:  
**54** **-11.8%**from Sep 2021:  
**68**

YTD	2022	2021	+/-
	<b>503</b>	<b>659</b>	-23.7%

5-year Sep average: **65****Median Sold Price****\$432,500** **21.8%**from Aug 2022:  
**\$355,000** **8.4%**from Sep 2021:  
**\$399,000**

YTD	2022	2021	+/-
	<b>\$420,000</b>	<b>\$403,500</b>	4.1%

5-year Sep average: **\$401,500****Active Listings****128**

128

Min  
128

267

Max  
444

5-year Sep average

Aug 2022	Sep 2021
<b>118</b>	<b>130</b>

**Avg DOM****39**

39

Min  
31

83

Max  
126

5-year Sep average

Aug 2022	Sep 2021	YTD
<b>35</b>	<b>31</b>	<b>42</b>

**Avg Sold to OLP Ratio****95.0%**

95.0%

Min  
91.0%

93.9%

Max  
97.0%

5-year Sep average

Aug 2022	Sep 2021	YTD
<b>95.4%</b>	<b>97.0%</b>	<b>96.5%</b>