

July 2015

Silver Spring, MD

RE/MAX Excellence Realty

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New Listings **367**

↓ -5.7% **↑ 8.9%**
from Jun 2015: **389** from Jul 2014: **337**

YTD	2015	2014	+/-
	2,605	2,383	9.3%

5-year Jul average: **314**

New Pendings **285**

↓ -16.9% **↑ 2.2%**
from Jun 2015: **343** from Jul 2014: **279**

YTD	2015	2014	+/-
	2,114	1,952	8.3%

5-year Jul average: **275**

Closed Sales **293**

↓ -18.4% **↑ 33.8%**
from Jun 2015: **359** from Jul 2014: **219**

YTD	2015	2014	+/-
	1,684	1,525	10.4%

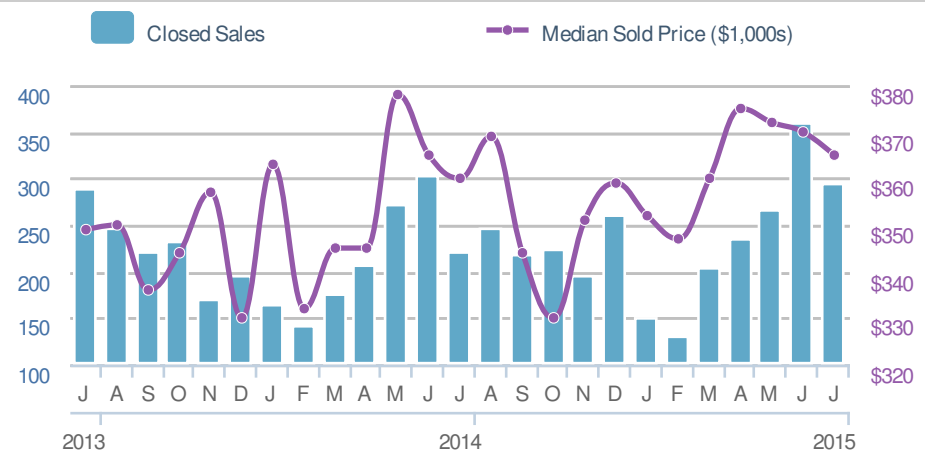
5-year Jul average: **252**

Median Sold Price **\$365,000**

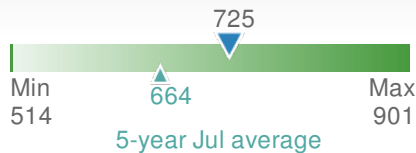
↓ -1.4% **↑ 1.4%**
from Jun 2015: **\$370,000** from Jul 2014: **\$360,000**

YTD	2015	2014	+/-
	\$360,500	\$355,000	1.5%

5-year Jul average: **\$343,550**

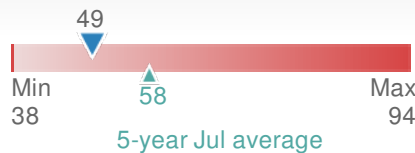


Active Listings **725**



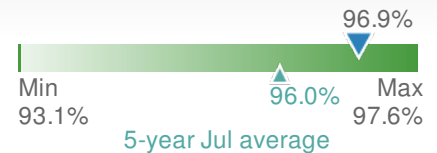
Jun 2015	Jul 2014
685	636

Avg DOM **49**



Jun 2015	Jul 2014	YTD
41	38	55

Avg Sold to OLP Ratio **96.9%**



Jun 2015	Jul 2014	YTD
97.3%	97.5%	96.8%