

January 2026

Howard County Association of REALTORS (HCAR)

Sold Summary

	Jan 2026	Jan 2025	% Change
Sold Dollar Volume	\$86,009,700	\$101,238,661	-15.04%
Avg Sold Price	\$577,309	\$651,553	-11.39%
Median Sold Price	\$515,000	\$539,000	-4.45%
Units Sold	148	155	-4.52%
Avg Days on Market	38	26	46.15%
Avg List Price for Solds	\$581,146	\$653,152	-11.02%
Avg SP to OLP Ratio	97.8%	98.5%	-0.73%
Ratio of Avg SP to Avg OLP	97.5%	98.8%	-1.37%
Attached Avg Sold Price	\$435,345	\$473,930	-8.14%
Detached Avg Sold Price	\$758,587	\$851,074	-10.87%
Attached Units Sold	83	82	1.22%
Detached Units Sold	65	73	-10.96%

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.

Inventory

	Jan 2026	Jan 2025	% Change
Active Listings	275	195	41.03%
New Listings	161	156	3.21%
New Under Contracts	0	0	0%
New Contingents	0	0	0%
New Pendings	204	178	14.61%
All Pendings	248	262	-5.34%

Financing (Sold)

Assumption	0
Cash	22
Conventional	100
FHA	8
Other	6
Owner	0
VA	12

Days on Market (Sold)

0	5
1 to 10	45
11 to 20	18
21 to 30	7
31 to 60	31
61 to 90	20
91 to 120	11
121 to 180	8
181 to 360	3
361 to 720	0
721+	0

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	0	0	0	0	0	0	0	0	0	0
\$50K to \$99,999	0	0	0	0	0	0	0	1	0	0
\$100K to \$149,999	0	1	0	0	0	0	0	0	0	0
\$150K to \$199,999	0	1	0	0	0	0	2	3	0	3
\$200K to \$299,999	0	1	0	3	0	0	5	1	4	17
\$300K to \$399,999	0	3	1	8	0	0	9	2	5	19
\$400K to \$499,999	0	1	5	15	1	4	10	9	24	28
\$500K to \$599,999	0	0	11	5	3	1	3	10	12	5
\$600K to \$799,999	0	1	6	7	21	1	0	21	14	9
\$800K to \$999,999	0	0	1	2	8	0	0	26	4	1
\$1M to \$2,499,999	0	0	0	0	8	0	0	50	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	7	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	0	8	24	40	41	6	29	130	63	82
Avg Sold Price	\$0	\$350,175	\$564,578	\$485,077	\$872,153	\$512,233	\$374,337			
Prev Year - Avg Sold Price	\$0	\$375,000	\$379,461	\$508,889	\$953,256	\$538,156	\$430,246			
Avg Sold % Change	0.00%	-6.62%	48.78%	-4.68%	-8.51%	-4.82%	-12.99%			
Prev Year - # of Solds	0	2	13	25	60	16	39			

Active Detail