## December 2014

Fredericksburg Area Association of REALTORS (FAAR)

## Sold Summary

|  | Dec 2014 | Dec 2013 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 91,770,784$ | $\$ 88,117,281$ | $4.15 \%$ |
| Avg Sold Price | $\$ 268,336$ | $\$ 260,702$ | $2.93 \%$ |
| Median Sold Price | $\$ 257,950$ | $\$ 245,000$ | $5.29 \%$ |
| Units Sold | 342 | 338 | $1.18 \%$ |
| Avg Days on Market | 75 | 59 | $27.12 \%$ |
| Avg List Price for Solds | $\$ 274,912$ | $\$ 266,567$ | $3.13 \%$ |
| Avg SP to OLP Ratio | $93.8 \%$ | $95.0 \%$ | $-1.22 \%$ |
| Ratio of Avg SP to Avg OLP | $93.6 \%$ | $94.6 \%$ | $-1.06 \%$ |
| Attached Avg Sold Price | $\$ 206,318$ | $\$ 198,957$ | $3.70 \%$ |
| Detached Avg Sold Price | $\$ 280,479$ | $\$ 271,674$ | $3.24 \%$ |
| Attached Units Sold | 56 | 51 | $9.80 \%$ |
| Detached Units Sold | 286 | 287 | $-0.35 \%$ |

## 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

|  | Dec 2014 | Dec 2013 | \% Change |
| :--- | :---: | :---: | :---: |
| Active Listings | 1,710 | 1,638 | $4.40 \%$ |
| New Listings | 390 | 344 | $13.37 \%$ |
| New Under Contracts | 154 | 123 | $25.20 \%$ |
| New Contingents | 168 | 142 | $18.31 \%$ |
| New Pendings | 322 | 265 | $21.51 \%$ |
| All Pendings | 601 | 575 | $4.52 \%$ |

## Financing (Sold)

| Assumption | 0 |
| :--- | :---: |
| Cash | 55 |
| Conventional | 125 |
| FHA | 70 |
| Other | 16 |
| Owner | 0 |
| VA | 89 |

Days on Market (Sold)

| 0 | 9 |
| :--- | :---: |
| 1 to 10 | 48 |
| 11 to 20 | 49 |
| 21 to 30 | 22 |
| 31 to 60 | 64 |
| 61 to 90 | 59 |
| 91 to 120 | 40 |
| 121 to 180 | 52 |
| 181 to 360 | 48 |
| 361 to 720 | 4 |
| $721+$ | 2 |

## Sold Detail



