## June 2017

20003, Capitol Hill/South, DC

## Sold Summary

|  | Jun 2017 | Jun 2016 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 37,093,704$ | $\$ 48,504,809$ | $-23.53 \%$ |
| Avg Sold Price | $\$ 824,305$ | $\$ 713,306$ | $15.56 \%$ |
| Median Sold Price | $\$ 750,000$ | $\$ 693,500$ | $8.15 \%$ |
| Units Sold | 45 | 68 | $-33.82 \%$ |
| Avg Days on Market | 16 | 21 | $-23.81 \%$ |
| Avg List Price for Solds | $\$ 815,171$ | $\$ 701,550$ | $16.20 \%$ |
| Avg SP to OLP Ratio | $100.9 \%$ | $100.7 \%$ | $0.16 \%$ |
| Ratio of Avg SP to Avg OLP | $100.6 \%$ | $100.8 \%$ | $-0.26 \%$ |
| Attached Avg Sold Price | $\$ 824,305$ | $\$ 732,732$ | $12.50 \%$ |
| Detached Avg Sold Price | $\$ 0$ | $\$ 71,000$ | $0 \%$ |
| Attached Units Sold | 45 | 66 | $-31.82 \%$ |
| Detached Units Sold | 0 | 1 | $0 \%$ |
|  |  |  |  |

## 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.

Inventory

|  | Jun 2017 | Jun 2016 | \% Change |
| :--- | :---: | :---: | :---: |
| Active Listings | 72 | 46 | $56.52 \%$ |
| New Listings | 81 | 53 | $52.83 \%$ |
| New Under Contracts | 30 | 27 | $11.11 \%$ |
| New Contingents | 15 | 26 | $-42.31 \%$ |
| New Pendings | 45 | 53 | $-15.09 \%$ |
| All Pendings | 53 | 58 | $-8.62 \%$ |

## Financing (Sold)

| Assumption | 0 |
| :--- | :---: |
| Cash | 8 |
| Conventional | 34 |
| FHA | 2 |
| Other | 2 |
| Owner | 0 |
| VA | 1 |

Days on Market (Sold)

| 0 | 2 |
| :--- | :---: |
| 1 to 10 | 31 |
| 11 to 20 | 3 |
| 21 to 30 | 4 |
| 31 to 60 | 4 |
| 61 to 90 | 0 |
| 91 to 120 | 3 |
| 121 to 180 | 0 |
| 181 to 360 | 0 |
| 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 <br> Attached | Residential |  | Condo/Coop <br> Attached |
|  | Detached | Attached/TH | Detached | Attached/TH | Detached | Attached/TH |  | Detached | Attached/TH |  |
| < \$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 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | 0 | 0 | 3 |
| \$300K to \$399,999 | 0 | 0 | 0 | 0 | 0 | 0 | 5 | 0 | 0 | 8 |
| \$400K to \$499,999 | 0 | 0 | 0 | 0 | 0 | 0 | 5 | 0 | 0 | 2 |
| \$500K to \$599,999 | 0 | 0 | 0 | 0 | 0 | 0 | 2 | 0 | 3 | 4 |
| \$600K to \$799,999 | 0 | 4 | 0 | 7 | 0 | 1 | 1 | 1 | 7 | 5 |
| \$800K to \$999,999 | 0 | 3 | 0 | 4 | 0 | 1 | 0 | 3 | 9 | 3 |
| \$1M to \$2,499,999 | 0 | 1 | 0 | 1 | 0 | 9 | 0 | 2 | 19 | 1 |
| \$2.5M to \$4,999,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | 1 | 0 |
| \$5,000,000+ | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Total | 0 | 8 | 0 | 12 | 0 | 11 | 14 | 7 | 39 | 26 |
| Avg Sold Price | \$0 | \$834,781 | \$0 | \$806,396 | \$0 | \$1,342,364 | \$426,621 |  |  |  |
| Prev Year - Avg Sold Price | \$71,000 | \$801,046 | \$0 | \$891,395 | \$0 | \$1,140,000 | \$457,316 |  |  |  |
| Avg Sold \% Change | 0.00\% | 4.21\% | 0.00\% | -9.54\% | 0.00\% | 17.75\% | -6.71\% |  |  |  |
| Prev Year - \# of Solds | 1 | 13 | 0 | 19 | 0 | 8 | 26 |  |  |  |

