

June 2017

20009, Dupont/Adams Morgan, DC

Sold Summary

	Jun 2017	Jun 2016	% Change
Sold Dollar Volume	\$73,723,799	\$62,032,836	18.85%
Avg Sold Price	\$729,939	\$626,594	16.49%
Median Sold Price	\$637,500	\$517,000	23.31%
Units Sold	101	99	2.02%
Avg Days on Market	21	28	-25.00%
Avg List Price for Solds	\$723,112	\$629,840	14.81%
Avg SP to OLP Ratio	99.8%	98.8%	1.06%
Ratio of Avg SP to Avg OLP	100.6%	98.2%	2.45%
Attached Avg Sold Price	\$715,139	\$625,437	14.34%
Detached Avg Sold Price	\$1,462,500	\$740,000	97.64%
Attached Units Sold	99	98	1.02%
Detached Units Sold	2	1	100.00%

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	134	127	5.51%
New Listings	149	122	22.13%
New Under Contracts	68	60	13.33%
New Contingents	45	49	-8.16%
New Pendings	113	109	3.67%
All Pendings	135	142	-4.93%

Financing (Sold)

Assumption	0
Cash	22
Conventional	75
FHA	0
Other	1
Owner	0
VA	3

Days on Market (Sold)

0	6
1 to 10	52
11 to 20	10
21 to 30	5
31 to 60	22
61 to 90	2
91 to 120	1
121 to 180	3
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	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	0	0	0
\$100K to \$149,999	0	0	0	0	0	0	0	0	0	1
\$150K to \$199,999	0	0	0	0	0	0	0	0	0	2
\$200K to \$299,999	0	0	0	0	0	0	4	0	0	14
\$300K to \$399,999	0	0	0	0	0	0	16	2	0	20
\$400K to \$499,999	0	0	0	0	0	0	15	1	0	20
\$500K to \$599,999	0	0	0	0	0	0	11	0	0	12
\$600K to \$799,999	0	1	0	0	0	0	23	0	1	23
\$800K to \$999,999	0	2	0	2	0	0	6	0	1	8
\$1M to \$2,499,999	0	1	1	2	1	10	6	2	17	7
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	1	1	1
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	0	4	1	4	1	10	81	6	20	108
Avg Sold Price	\$0	\$920,000	\$1,325,000	\$1,016,250	\$1,600,000	\$1,499,600	\$593,306			
Prev Year - Avg Sold Price	\$740,000	\$0	\$0	\$1,217,500	\$0	\$1,586,250	\$499,946			
Avg Sold % Change	0.00%	0.00%	0.00%	-16.53%	0.00%	-5.46%	18.67%			
Prev Year - # of Solds	1	0	0	2	0	10	86			

Active Detail