

April 2017

20010, Columbia Hts/Mt Plt, DC

Sold Summary

	Apr 2017	Apr 2016	% Change
Sold Dollar Volume	\$18,901,070	\$28,981,914	-34.78%
Avg Sold Price	\$700,040	\$658,680	6.28%
Median Sold Price	\$703,000	\$669,750	4.96%
Units Sold	27	44	-38.64%
Avg Days on Market	21	22	-4.55%
Avg List Price for Solds	\$692,904	\$650,845	6.46%
Avg SP to OLP Ratio	100.0%	100.8%	-0.86%
Ratio of Avg SP to Avg OLP	100.3%	101.0%	-0.67%
Attached Avg Sold Price	\$710,233	\$658,680	7.83%
Detached Avg Sold Price	\$435,000	\$0	0%
Attached Units Sold	26	44	-40.91%
Detached Units Sold	1	0	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

	Apr 2017	Apr 2016	% Change
Active Listings	41	55	-25.45%
New Listings	54	45	20.00%
New Under Contracts	28	23	21.74%
New Contingents	11	22	-50.00%
New Pendings	39	45	-13.33%
All Pendings	54	66	-18.18%

Financing (Sold)

Assumption	0
Cash	4
Conventional	23
FHA	1
Other	1
Owner	0
VA	0

Days on Market (Sold)

0	2
1 to 10	15
11 to 20	3
21 to 30	1
31 to 60	4
61 to 90	0
91 to 120	0
121 to 180	3
181 to 360	1
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	1	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	1
\$300K to \$399,999	0	0	0	0	0	0	3	1	0	1
\$400K to \$499,999	1	0	0	0	0	0	0	0	0	2
\$500K to \$599,999	0	0	0	0	0	0	2	0	1	4
\$600K to \$799,999	0	1	0	6	0	2	5	1	5	8
\$800K to \$999,999	0	0	0	0	0	2	1	0	2	3
\$1M to \$2,499,999	0	0	0	0	0	3	0	0	6	4
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	0	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	1	1	0	6	0	7	12	2	15	23
Avg Sold Price	\$435,000	\$730,000	\$0	\$658,345	\$0	\$987,107	\$573,021			
Prev Year - Avg Sold Price	\$0	\$739,000	\$0	\$706,750	\$0	\$1,059,286	\$552,914			
Avg Sold % Change	0.00%	-1.22%	0.00%	-6.85%	0.00%	-6.81%	3.64%			
Prev Year - # of Solds	0	1	0	6	0	7	30			

Active Detail