## October 2014

20105, Aldie, VA

## Sold Summary

|  | Oct 2014 | Oct 2013 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 15,226,197$ | $\$ 9,981,738$ | $52.54 \%$ |
| Avg Sold Price | $\$ 543,793$ | $\$ 475,321$ | $14.41 \%$ |
| Median Sold Price | $\$ 570,261$ | $\$ 450,000$ | $26.72 \%$ |
| Units Sold | 28 | 21 | $33.33 \%$ |
| Avg Days on Market | 50 | 30 | $66.67 \%$ |
| Avg List Price for Solds | $\$ 549,428$ | $\$ 475,406$ | $15.57 \%$ |
| Avg SP to OLP Ratio | $97.6 \%$ | $100.4 \%$ | $-2.83 \%$ |
| Ratio of Avg SP to Avg OLP | $97.9 \%$ | $100.1 \%$ | $-2.14 \%$ |
| Attached Avg Sold Price | $\$ 358,451$ | $\$ 374,839$ | $-4.37 \%$ |
| Detached Avg Sold Price | $\$ 646,760$ | $\$ 566,668$ | $14.13 \%$ |
| Attached Units Sold | 10 | 10 | $0.00 \%$ |
| Detached Units Sold | 18 | 11 | $63.64 \%$ |

## 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

|  | Oct 2014 | Oct 2013 | \% Change |
| :--- | :---: | :---: | :---: |
| Active Listings | 252 | 173 | $45.66 \%$ |
| New Listings | 91 | 37 | $145.95 \%$ |
| New Under Contracts | 13 | 13 | $0.00 \%$ |
| New Contingents | 12 | 15 | $-20.00 \%$ |
| New Pendings | 25 | 28 | $-10.71 \%$ |
| All Pendings | 33 | 41 | $-19.51 \%$ |

Financing (Sold)

| Assumption | 0 |
| :--- | :---: |
| Cash | 4 |
| Conventional | 17 |
| FHA | 5 |
| Other | 0 |
| Owner | 0 |
| VA | 5 |

Days on Market (Sold)

| 0 | 11 |
| :--- | :--- |
| 1 to 10 | 0 |
| 11 to 20 | 3 |
| 21 to 30 | 2 |
| 31 to 60 | 6 |
| 61 to 90 | 4 |
| 91 to 120 | 2 |
| 121 to 180 | 2 |
| 181 to 360 | 0 |
| 361 to 720 | 1 |
| $721+$ | 0 |

## Sold Detail



