## August 2017

Stafford County, VA

## Sold Summary

|  | Aug 2017 | Aug 2016 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 80,078,201$ | $\$ 81,886,391$ | $-2.21 \%$ |
| Avg Sold Price | $\$ 340,758$ | $\$ 313,741$ | $8.61 \%$ |
| Median Sold Price | $\$ 329,800$ | $\$ 300,000$ | $9.93 \%$ |
| Units Sold | 235 | 261 | $-9.96 \%$ |
| Avg Days on Market | 39 | 39 | $0.00 \%$ |
| Avg List Price for Solds | $\$ 344,874$ | $\$ 316,665$ | $8.91 \%$ |
| Avg SP to OLP Ratio | $97.4 \%$ | $97.2 \%$ | $0.15 \%$ |
| Ratio of Avg SP to Avg OLP | $97.5 \%$ | $97.1 \%$ | $0.40 \%$ |
| Attached Avg Sold Price | $\$ 238,636$ | $\$ 234,140$ | $1.92 \%$ |
| Detached Avg Sold Price | $\$ 362,341$ | $\$ 333,073$ | $8.79 \%$ |
| Attached Units Sold | 41 | 51 | $-19.61 \%$ |
| Detached Units Sold | 194 | 210 | $-7.62 \%$ |
|  |  |  |  |

## 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

|  | Aug 2017 | Aug 2016 | \% Change |
| :--- | :---: | :---: | :---: |
| Active Listings | 693 | 684 | $1.32 \%$ |
| New Listings | 351 | 292 | $20.21 \%$ |
| New Under Contracts | 121 | 125 | $-3.20 \%$ |
| New Contingents | 109 | 121 | $-9.92 \%$ |
| New Pendings | 230 | 246 | $-6.50 \%$ |
| All Pendings | 322 | 374 | $-13.90 \%$ |

## Financing (Sold)

| Assumption | 0 |
| :--- | :---: |
| Cash | 10 |
| Conventional | 81 |
| FHA | 57 |
| Other | 9 |
| Owner | 0 |
| VA | 88 |

Days on Market (Sold)

| 0 | 8 |
| :--- | :---: |
| 1 to 10 | 68 |
| 11 to 20 | 40 |
| 21 to 30 | 39 |
| 31 to 60 | 51 |
| 61 to 90 | 16 |
| 91 to 120 | 11 |
| 121 to 180 | 7 |
| 181 to 360 | 3 |
| 361 to 720 | 2 |
| $721+$ | 1 |

## Sold Detail



