## February 2017

22191, Woodbridge, VA

## Sold Summary

|  | Feb 2017 | Feb 2016 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 13,386,599$ | $\$ 14,679,526$ | $-8.81 \%$ |
| Avg Sold Price | $\$ 311,316$ | $\$ 287,834$ | $8.16 \%$ |
| Median Sold Price | $\$ 285,000$ | $\$ 279,990$ | $1.79 \%$ |
| Units Sold | 43 | 51 | $-15.69 \%$ |
| Avg Days on Market | 49 | 43 | $13.95 \%$ |
| Avg List Price for Solds | $\$ 318,789$ | $\$ 293,021$ | $8.79 \%$ |
| Avg SP to OLP Ratio | $97.2 \%$ | $96.0 \%$ | $1.21 \%$ |
| Ratio of Avg SP to Avg OLP | $98.3 \%$ | $96.6 \%$ | $1.77 \%$ |
| Attached Avg Sold Price | $\$ 283,223$ | $\$ 252,849$ | $12.01 \%$ |
| Detached Avg Sold Price | $\$ 354,282$ | $\$ 318,932$ | $11.08 \%$ |
| Attached Units Sold | 26 | 24 | $8.33 \%$ |
| Detached Units Sold | 17 | 27 | $-37.04 \%$ |

## 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

|  | Feb 2017 | Feb 2016 | \% Change |
| :--- | :---: | :---: | :---: |
| Active Listings | 108 | 153 | $-29.41 \%$ |
| New Listings | 110 | 101 | $8.91 \%$ |
| New Under Contracts | 43 | 25 | $72.00 \%$ |
| New Contingents | 55 | 57 | $-3.51 \%$ |
| New Pendings | 98 | 82 | $19.51 \%$ |
| All Pendings | 153 | 125 | $22.40 \%$ |

## Financing (Sold)

| Assumption | 0 |
| :--- | :---: |
| Cash | 3 |
| Conventional | 14 |
| FHA | 20 |
| Other | 1 |
| Owner | 0 |
| VA | 12 |

Days on Market (Sold)

| 0 | 1 |
| :--- | :---: |
| 1 to 10 | 10 |
| 11 to 20 | 9 |
| 21 to 30 | 5 |
| 31 to 60 | 9 |
| 61 to 90 | 7 |
| 91 to 120 | 6 |
| 121 to 180 | 1 |
| 181 to 360 | 2 |
| 361 to 720 | 0 |
| $721+$ | 0 |

## Sold Detail



