

January 2019
22191, Woodbridge, VA

Sold Summary

	Jan 2019	Jan 2018	% Change
Sold Dollar Volume	\$16,967,289	\$16,662,230	1.83%
Avg Sold Price	\$353,485	\$340,046	3.95%
Median Sold Price	\$330,750	\$315,000	5.00%
Units Sold	49	49	0.00%
Avg Days on Market	46	28	64.29%
Avg List Price for Solds	\$352,361	\$341,694	3.12%
Avg SP to OLP Ratio	98.3%	99.0%	-0.68%
Ratio of Avg SP to Avg OLP	96.8%	98.7%	-1.90%
Attached Avg Sold Price	\$320,253	\$301,375	6.26%
Detached Avg Sold Price	\$419,949	\$412,838	1.72%
Attached Units Sold	32	32	0.00%
Detached Units Sold	17	17	0.00%

- 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

	Jan 2019	Jan 2018	% Change
Active Listings	69	77	-10.39%
New Listings	71	76	-6.58%
New Under Contracts	49	31	58.06%
New Contingents	29	44	-34.09%
New Pendings	78	75	4.00%
All Pendings	109	87	25.29%

Financing (Sold)

Assumption	0
Cash	6
Conventional	14
FHA	14
Other	2
Owner	0
VA	13

Days on Market (Sold)

0	1
1 to 10	13
11 to 20	9
21 to 30	4
31 to 60	12
61 to 90	10
91 to 120	6
121 to 180	4
181 to 360	1
361 to 720	0
721+	0

Sold Detail

Price Ranges	Residential						Condo/Coop
	2 or Less BR		3 BR		4 or More BR		All
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0
\$50K to \$99,999	0	0	0	0	0	0	0
\$100K to \$149,999	0	0	0	0	0	0	0
\$150K to \$199,999	0	0	0	0	0	0	0
\$200K to \$299,999	0	0	2	3	2	4	8
\$300K to \$399,999	0	0	0	7	3	4	2
\$400K to \$499,999	0	0	0	3	4	0	0
\$500K to \$599,999	0	0	0	0	4	0	1
\$600K to \$799,999	0	0	0	0	1	0	0
\$800K to \$999,999	0	0	0	0	0	0	0
\$1M to \$2,499,999	0	0	0	0	0	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0
\$5,000,000+	0	0	0	0	0	0	0
Total	0	0	3	13	14	8	11
Avg Sold Price	\$0	\$0	\$288,750	\$337,408	\$438,692	\$310,863	\$306,809
Prev Year - Avg Sold Price	\$0	\$225,000	\$260,950	\$324,014	\$433,089	\$279,280	\$290,533
Avg Sold % Change	0.00%	0.00%	10.65%	4.13%	1.29%	11.31%	5.60%
Prev Year - # of Solds	0	1	2	14	15	5	12

Active Detail

Active Listings		
Residential		Condo/Coop
Detached	Attached/TH	Attached
2	2	0
0	0	0
0	0	0
0	0	2
2	7	3
11	4	11
6	4	4
9	1	0
0	0	0
0	0	0
0	0	0
0	0	0
30	18	20