

# **April 2020**

# 22191, Woodbridge, VA

## **Sold Summary**

	Apr 2020	Apr 2019	% Change			
Sold Dollar Volume	\$28,930,960	\$32,907,504	-12.08%			
Avg Sold Price	\$361,635	\$365,639	-1.10%			
Median Sold Price	\$337,500	\$345,000	-2.17%			
Units Sold	80	90	-11.11%			
Avg Days on Market	13	19	-31.58%			
Avg List Price for Solds	\$361,637	\$367,339	-1.55%			
Avg SP to OLP Ratio	99.5%	99.1%	0.35%			
Ratio of Avg SP to Avg OLP	99.2%	99.0%	0.16%			
Attached Avg Sold Price	\$342,816	\$336,843	1.77%			
Detached Avg Sold Price	\$414,509	\$417,832	-0.80%			
Attached Units Sold	59	58	1.72%			
Detached Units Sold	21	32	-34.38%			

#### 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 2020	Apr 2019	% Change	
Active Listings	65	100	-35.00%	
New Listings	94	129	-27.13%	
New Under Contracts	0	88	0%	
New Contingents	0	35	0%	
New Pendings	87	123	-29.27%	
All Pendings	124	157	-21.02%	

#### Financing (Sold)

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Assumption	0
Cash	5
Conventional	41
FHA	14
Other	2
Owner	0
VA	16

### Days on Market (Sold)

0	0	
1 to 10	60	
11 to 20	10	
21 to 30	3	
31 to 60	5	
61 to 90	0	
91 to 120	1	
121 to 180	0	
181 to 360	0	
361 to 720	1	
721+	0	

#### **Sold Detail Active Detail**

5.74%

5

-1.23%

18

	Residential					Condo/Coop	Active Listings			
	2 or	Less BR	3	BR	4 or	More BR	All	Res	idential	Condo/Coop
Price Ranges	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0	0	0	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	1
\$200K to \$299,999	1	0	1	6	2	4	7	5	5	4
\$300K to \$399,999	0	1	2	12	6	2	13	15	4	12
\$400K to \$499,999	0	0	1	9	3	0	4	0	3	3
\$500K to \$599,999	0	0	0	0	3	0	0	9	0	0
\$600K to \$799,999	0	0	0	0	2	1	0	4	0	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	0	0
\$1M to \$2,499,999	0	0	0	0	0	0	0	0	0	0
\$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	4	27	16	7	24	33	12	20
Avg Sold Price	\$215,000	\$315,000	\$361,200	\$359,192	\$440,305	\$335,842	\$327,587			
Prev Year - Avg Sold Price	\$220,000	\$240,800	\$341,595	\$363,666	\$440,102	\$411,090	\$297,903			

0.05%

26

-18.30%

10

9.96%

29



-2.27%

30.81%

Avg Sold % Change

Prev Year - # of Solds