

November 2018
22193, Woodbridge, VA

Sold Summary

	Nov 2018	Nov 2017	% Change
Sold Dollar Volume	\$27,792,250	\$26,450,913	5.07%
Avg Sold Price	\$356,311	\$330,636	7.77%
Median Sold Price	\$321,600	\$310,000	3.74%
Units Sold	78	80	-2.50%
Avg Days on Market	32	29	10.34%
Avg List Price for Solds	\$359,750	\$333,438	7.89%
Avg SP to OLP Ratio	98.0%	97.7%	0.31%
Ratio of Avg SP to Avg OLP	98.0%	97.6%	0.47%
Attached Avg Sold Price	\$286,466	\$241,030	18.85%
Detached Avg Sold Price	\$383,750	\$373,780	2.67%
Attached Units Sold	22	26	-15.38%
Detached Units Sold	56	54	3.70%

- 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

	Nov 2018	Nov 2017	% Change
Active Listings	154	130	18.46%
New Listings	90	90	0.00%
New Under Contracts	43	44	-2.27%
New Contingents	48	60	-20.00%
New Pendings	91	104	-12.50%
All Pendings	122	148	-17.57%

Financing (Sold)

Assumption	0
Cash	1
Conventional	30
FHA	25
Other	5
Owner	0
VA	17

Days on Market (Sold)

0	0
1 to 10	16
11 to 20	20
21 to 30	14
31 to 60	24
61 to 90	10
91 to 120	2
121 to 180	3
181 to 360	0
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	2	4	10	4	2	0
\$300K to \$399,999	0	0	6	4	23	2	1
\$400K to \$499,999	0	0	2	1	10	0	0
\$500K to \$599,999	0	0	0	0	3	0	0
\$600K to \$799,999	0	0	0	0	4	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	2	12	15	44	4	1
Avg Sold Price	\$0	\$254,500	\$344,558	\$284,717	\$394,438	\$304,375	\$305,000
Prev Year - Avg Sold Price	\$0	\$229,999	\$312,727	\$241,616	\$397,262	\$238,000	\$0
Avg Sold % Change	0.00%	10.65%	10.18%	17.84%	-0.71%	27.89%	0.00%
Prev Year - # of Solds	0	1	15	24	39	1	0

Active Detail

Active Listings		
Residential		Condo/Coop
Detached	Attached/TH	Attached
0	0	0
0	0	0
0	0	0
0	0	2
13	22	1
50	6	2
25	0	0
20	0	0
13	0	0
0	0	0
0	0	0
0	0	0
0	0	0
121	28	5