

July 2019
22193, Woodbridge, VA

Sold Summary

	Jul 2019	Jul 2018	% Change
Sold Dollar Volume	\$39,466,531	\$40,987,894	-3.71%
Avg Sold Price	\$355,554	\$338,743	4.96%
Median Sold Price	\$328,000	\$320,000	2.50%
Units Sold	111	121	-8.26%
Avg Days on Market	17	22	-22.73%
Avg List Price for Solds	\$355,718	\$339,053	4.92%
Avg SP to OLP Ratio	99.4%	99.7%	-0.30%
Ratio of Avg SP to Avg OLP	99.3%	99.1%	0.18%
Attached Avg Sold Price	\$258,127	\$265,949	-2.94%
Detached Avg Sold Price	\$400,422	\$378,873	5.69%
Attached Units Sold	35	43	-18.60%
Detached Units Sold	76	78	-2.56%

- 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

	Jul 2019	Jul 2018	% Change
Active Listings	124	186	-33.33%
New Listings	130	167	-22.16%
New Under Contracts	79	69	14.49%
New Contingents	41	69	-40.58%
New Pendings	120	138	-13.04%
All Pendings	150	157	-4.46%

Financing (Sold)

Assumption	0
Cash	5
Conventional	47
FHA	37
Other	4
Owner	0
VA	18

Days on Market (Sold)

0	1
1 to 10	56
11 to 20	29
21 to 30	14
31 to 60	12
61 to 90	2
91 to 120	2
121 to 180	3
181 to 360	2
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	2	0	0	1
\$200K to \$299,999	0	2	5	20	6	2	1
\$300K to \$399,999	0	0	10	4	21	3	0
\$400K to \$499,999	0	0	4	0	16	0	0
\$500K to \$599,999	0	0	0	0	11	0	0
\$600K to \$799,999	0	0	0	0	3	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	19	26	57	5	2
Avg Sold Price	\$0	\$224,450	\$329,763	\$257,087	\$423,976	\$300,256	\$200,000
Prev Year - Avg Sold Price	\$0	\$250,000	\$313,348	\$256,664	\$406,275	\$330,000	\$287,650
Avg Sold % Change	0.00%	-10.22%	5.24%	0.16%	4.36%	-9.01%	-30.47%
Prev Year - # of Solds	0	1	23	33	55	3	6

Active Detail

Active Listings		
Residential		Condo/Coop
Detached	Attached/TH	Attached
0	0	0
0	0	0
0	0	0
0	1	0
3	12	2
41	10	1
17	7	0
21	0	0
9	0	0
0	0	0
0	0	0
0	0	0
91	30	3