

August 2020
22193, Woodbridge, VA

Sold Summary

	Aug 2020	Aug 2019	% Change
Sold Dollar Volume	\$45,247,741	\$39,764,109	13.79%
Avg Sold Price	\$391,338	\$378,706	3.34%
Median Sold Price	\$359,000	\$355,000	1.13%
Units Sold	117	105	11.43%
Avg Days on Market	11	21	-47.62%
Avg List Price for Solds	\$386,732	\$379,560	1.89%
Avg SP to OLP Ratio	101.5%	99.3%	2.22%
Ratio of Avg SP to Avg OLP	101.3%	99.7%	1.62%
Attached Avg Sold Price	\$305,659	\$293,882	4.01%
Detached Avg Sold Price	\$430,965	\$405,213	6.36%
Attached Units Sold	37	25	48.00%
Detached Units Sold	80	80	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

	Aug 2020	Aug 2019	% Change
Active Listings	34	154	-77.92%
New Listings	126	146	-13.70%
New Under Contracts	0	71	0%
New Contingents	0	32	0%
New Pending	127	103	23.30%
All Pending	159	124	28.23%

Financing (Sold)

Assumption	0
Cash	1
Conventional	54
FHA	34
Other	4
Owner	0
VA	21

Days on Market (Sold)

0	1
1 to 10	87
11 to 20	16
21 to 30	4
31 to 60	5
61 to 90	2
91 to 120	1
121 to 180	1
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	6	14	0	0	2
\$300K to \$399,999	1	1	13	15	17	0	2
\$400K to \$499,999	0	0	3	1	17	0	0
\$500K to \$599,999	0	0	0	0	16	0	0
\$600K to \$799,999	0	0	0	0	7	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	1	3	22	30	57	0	4
Avg Sold Price	\$360,000	\$294,333	\$336,777	\$309,660	\$468,563	\$0	\$284,147
Prev Year - Avg Sold Price	\$0	\$305,950	\$333,613	\$289,236	\$424,534	\$304,725	\$310,000
Avg Sold % Change	0.00%	-3.80%	0.95%	7.06%	10.37%	0.00%	-8.34%
Prev Year - # of Solds	0	2	17	18	63	4	1

Active Detail

Active Listings		
Residential		Condo/Coop
Detached	Attached/TH	Attached
0	0	0
0	0	0
0	0	0
0	0	0
0	7	0
12	3	3
3	0	1
3	0	0
2	0	0
0	0	0
0	0	0
0	0	0
20	10	4