

May 2016

20005, Logan Cir/Thomas Circle, DC

Sold Summary

	May 2016	May 2015	% Change
Sold Dollar Volume	\$16,010,295	\$9,142,550	75.12%
Avg Sold Price	\$615,781	\$571,409	7.77%
Median Sold Price	\$537,500	\$558,900	-3.83%
Units Sold	26	16	62.50%
Avg Days on Market	55	115	-52.17%
Avg List Price for Solds	\$605,177	\$567,206	6.69%
Avg SP to OLP Ratio	100.5%	100.6%	-0.10%
Ratio of Avg SP to Avg OLP	100.6%	99.5%	1.06%
Attached Avg Sold Price	\$609,012	\$571,409	6.58%
Detached Avg Sold Price	\$697,000	\$0	0%
Attached Units Sold	24	16	50.00%
Detached Units Sold	2	0	0%

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

	May 2016	May 2015	% Change
Active Listings	30	26	15.38%
New Listings	29	19	52.63%
New Under Contracts	19	8	137.50%
New Contingents	10	9	11.11%
New Pendings	29	17	70.59%
All Pendings	44	19	131.58%

Financing (Sold)

Assumption	0
Cash	6
Conventional	21
FHA	0
Other	1
Owner	0
VA	0

Days on Market (Sold)

0	0
1 to 10	3
11 to 20	5
21 to 30	6
31 to 60	9
61 to 90	2
91 to 120	1
121 to 180	1
181 to 360	0
361 to 720	1
721+	0

Sold Detail

Price Ranges	Residential						Condo/Coop	Active Listings		
	2 or Less BR		3 BR		4 or More BR		All	Residential		Condo/Coop
	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	0
\$200K to \$299,999	0	0	0	0	0	0	2	0	0	3
\$300K to \$399,999	0	0	0	0	0	0	4	1	0	5
\$400K to \$499,999	1	0	0	0	0	0	5	0	0	7
\$500K to \$599,999	0	0	0	0	0	0	2	0	0	4
\$600K to \$799,999	0	0	0	0	0	0	8	0	0	6
\$800K to \$999,999	0	0	1	0	0	0	1	0	0	2
\$1M to \$2,499,999	0	1	0	0	0	0	1	0	0	1
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	0	1	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	1	1	1	0	0	0	23	1	1	28
Avg Sold Price	\$485,000	\$1,420,000	\$909,000	\$0	\$0	\$0	\$573,752			
Prev Year - Avg Sold Price	\$0	\$0	\$0	\$0	\$0	\$0	\$571,409			
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.41%			
Prev Year - # of Solds	0	0	0	0	0	0	16			

Active Detail