

January 2019

20036, Downtown, DC

Sold Summary

	Jan 2019	Jan 2018	% Change
Sold Dollar Volume	\$3,016,700	\$3,954,899	-23.72%
Avg Sold Price	\$502,783	\$395,490	27.13%
Median Sold Price	\$326,500	\$349,500	-6.58%
Units Sold	6	10	-40.00%
Avg Days on Market	66	44	50.00%
Avg List Price for Solds	\$515,633	\$399,980	28.91%
Avg SP to OLP Ratio	97.8%	96.0%	1.84%
Ratio of Avg SP to Avg OLP	97.4%	94.3%	3.26%
Attached Avg Sold Price	\$502,783	\$395,490	27.13%
Detached Avg Sold Price	\$0	\$0	0%
Attached Units Sold	6	10	-40.00%
Detached Units Sold	0	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

	Jan 2019	Jan 2018	% Change
Active Listings	37	29	27.59%
New Listings	25	19	31.58%
New Under Contracts	12	5	140.00%
New Contingents	3	1	200.00%
New Pendings	15	6	150.00%
All Pendings	24	10	140.00%

Financing (Sold)

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

Days on Market (Sold)

0	0
1 to 10	1
11 to 20	1
21 to 30	0
31 to 60	1
61 to 90	1
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	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	3	0	0	0
\$300K to \$399,999	0	0	0	0	0	0	1	0	0	5
\$400K to \$499,999	0	0	0	0	0	0	0	1	0	7
\$500K to \$599,999	0	0	0	0	0	0	0	0	0	4
\$600K to \$799,999	0	0	0	0	0	0	0	0	0	4
\$800K to \$999,999	0	0	0	0	0	0	2	0	0	0
\$1M to \$2,499,999	0	0	0	0	0	0	0	0	3	8
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	0	2	1
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	0	0	0	0	0	0	6	1	5	29
Avg Sold Price	\$0	\$0	\$0	\$0	\$0	\$0	\$502,783			
Prev Year - Avg Sold Price	\$0	\$0	\$0	\$0	\$0	\$0	\$395,490			
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	27.13%			
Prev Year - # of Solds	0	0	0	0	0	0	10			

Active Detail