

January 2019

20816, Bethesda, MD

Sold Summary

	Jan 2019	Jan 2018	% Change
Sold Dollar Volume	\$15,775,000	\$11,026,798	43.06%
Avg Sold Price	\$1,126,786	\$918,900	22.62%
Median Sold Price	\$1,074,500	\$833,149	28.97%
Units Sold	14	12	16.67%
Avg Days on Market	76	126	-39.68%
Avg List Price for Solds	\$1,154,921	\$938,058	23.12%
Avg SP to OLP Ratio	95.4%	98.1%	-2.76%
Ratio of Avg SP to Avg OLP	94.6%	96.8%	-2.32%
Attached Avg Sold Price	\$409,750	\$541,250	-24.30%
Detached Avg Sold Price	\$1,246,292	\$1,107,725	12.51%
Attached Units Sold	2	4	-50.00%
Detached Units Sold	12	8	50.00%

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

	Jan 2019	Jan 2018	% Change
Active Listings	29	20	45.00%
New Listings	19	12	58.33%
New Under Contracts	11	7	57.14%
New Contingents	4	7	-42.86%
New Pending	15	14	7.14%
All Pending	17	19	-10.53%

Financing (Sold)

Assumption	0
Cash	1
Conventional	12
FHA	0
Other	1
Owner	0
VA	0

Days on Market (Sold)

0	1
1 to 10	1
11 to 20	0
21 to 30	1
31 to 60	4
61 to 90	4
91 to 120	0
121 to 180	2
181 to 360	1
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	1	0	0	0
\$300K to \$399,999	0	0	0	0	0	0	0	0	0	5
\$400K to \$499,999	0	0	0	0	0	0	0	0	0	2
\$500K to \$599,999	0	0	0	0	0	0	1	1	0	0
\$600K to \$799,999	0	0	1	0	0	0	0	0	0	0
\$800K to \$999,999	0	0	3	0	0	0	0	2	0	0
\$1M to \$2,499,999	0	0	1	0	7	0	0	16	3	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	0	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	0	0	5	0	7	0	2	19	3	7
Avg Sold Price	\$0	\$0	\$930,800	\$0	\$1,471,643	\$0	\$409,750			
Prev Year - Avg Sold Price	\$0	\$0	\$831,298	\$0	\$1,147,214	\$0	\$541,250			
Avg Sold % Change	0.00%	0.00%	11.97%	0.00%	28.28%	0.00%	-24.30%			
Prev Year - # of Solds	0	0	1	0	7	0	4			

Active Detail