

2019

20016, Cathedral Hts/Au Pk, DC

Sold Summary

	2019	2018	% Change
Sold Dollar Volume	\$526,522,351	\$506,674,499	3.92%
Avg Sold Price	\$1,026,351	\$943,528	8.78%
Median Sold Price	\$875,000	\$800,000	9.38%
Units Sold	512	537	-4.66%
Avg Days on Market	37	64	-42.19%
Avg List Price for Solds	\$1,030,376	\$953,081	8.11%
Avg SP to OLP Ratio	98.7%	97.9%	0.75%
Ratio of Avg SP to Avg OLP	97.7%	97.3%	0.34%
Attached Avg Sold Price	\$552,292	\$513,397	7.58%
Detached Avg Sold Price	\$1,668,626	\$1,509,002	10.58%
Attached Units Sold	294	305	-3.61%
Detached Units Sold	218	232	-6.03%

Financing (Sold)

Assumption	0
Cash	144
Conventional	337
FHA	0
Other	16
Owner	0
VA	10

Days on Market (Sold)

0	15
1 to 10	219
11 to 20	67
21 to 30	30
31 to 60	59
61 to 90	39
91 to 120	20
121 to 180	34
181 to 360	25
361 to 720	4
721+	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.

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	2
\$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	3
\$200K to \$299,999	0	0	0	0	0	0	64
\$300K to \$399,999	0	0	0	0	0	0	59
\$400K to \$499,999	0	0	0	0	0	0	44
\$500K to \$599,999	0	0	0	0	0	0	23
\$600K to \$799,999	0	2	3	3	1	1	32
\$800K to \$999,999	6	3	14	9	7	7	8
\$1M to \$2,499,999	3	0	32	13	125	14	7
\$2.5M to \$4,999,999	0	0	0	0	25	0	0
\$5,000,000+	0	0	0	0	2	0	0
Total	9	5	49	25	160	22	242
Avg Sold Price	\$993,111	\$794,500	\$1,138,872	\$978,159	\$1,870,121	\$1,228,109	\$441,855
Prev Year - Avg Sold Price	\$896,220	\$804,000	\$1,053,863	\$1,008,984	\$1,728,871	\$1,103,086	\$434,457
Avg Sold % Change	10.81%	-1.18%	8.07%	-3.06%	8.17%	11.33%	1.70%
Prev Year - # of Solds	11	2	62	22	159	16	265