## May 2016 <br> 20007, Georgetown/Burleith, DC

## Sold Summary

|  | May 2016 | May 2015 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 47,602,899$ | $\$ 68,969,700$ | $-30.98 \%$ |
| Avg Sold Price | $\$ 971,488$ | $\$ 1,379,394$ | $-29.57 \%$ |
| Median Sold Price | $\$ 800,000$ | $\$ 956,250$ | $-16.34 \%$ |
| Units Sold | 49 | 50 | $-2.00 \%$ |
| Avg Days on Market | 40 | 59 | $-32.20 \%$ |
| Avg List Price for Solds | $\$ 995,986$ | $\$ 1,438,175$ | $-30.75 \%$ |
| Avg SP to OLP Ratio | $97.1 \%$ | $97.8 \%$ | $-0.71 \%$ |
| Ratio of Avg SP to Avg OLP | $95.4 \%$ | $94.1 \%$ | $1.37 \%$ |
| Attached Avg Sold Price | $\$ 883,676$ | $\$ 1,175,351$ | $-24.82 \%$ |
| Detached Avg Sold Price | $\$ 1,959,375$ | $\$ 2,102,818$ | $-6.82 \%$ |
| Attached Units Sold | 45 | 39 | $15.38 \%$ |
| Detached Units Sold | 4 | 11 | $-63.64 \%$ |

## 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 | 133 | 127 | $4.72 \%$ |
| New Listings | 83 | 75 | $10.67 \%$ |
| New Under Contracts | 35 | 41 | $-14.63 \%$ |
| New Contingents | 26 | 26 | $0.00 \%$ |
| New Pendings | 61 | 67 | $-8.96 \%$ |
| All Pendings | 75 | 84 | $-10.71 \%$ |

## Financing (Sold)

| Assumption | 0 |
| :--- | :---: |
| Cash | 11 |
| Conventional | 32 |
| FHA | 0 |
| Other | 8 |
| Owner | 0 |
| VA | 1 |

Days on Market (Sold)

| 0 | 3 |
| :--- | :---: |
| 1 to 10 | 19 |
| 11 to 20 | 6 |
| 21 to 30 | 3 |
| 31 to 60 | 7 |
| 61 to 90 | 2 |
| 91 to 120 | 5 |
| 121 to 180 | 3 |
| 181 to 360 | 1 |
| 361 to 720 | 0 |
| $721+$ |  |

## Sold Detail

| Price Ranges | Residential |  |  |  |  |  | Condo/Coop | Active Listings |  |  |
| :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: | :---: |
|  | 2 or Less BR |  | 3 BR |  | 4 or More BR |  | All <br> Attached | Residential |  | Condo/Coop <br> Attached |
|  | Detached | Attached/TH | Detached | Attached/TH | Detached | Attached/TH |  | Detached | Attached/TH |  |
| < \$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 | 1 |
| \$150K to \$199,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2 |
| \$200K to \$299,999 | 0 | 0 | 0 | 0 | 0 | 0 | 7 | 0 | 0 | 9 |
| \$300K to \$399,999 | 0 | 0 | 0 | 0 | 0 | 0 | 4 | 0 | 0 | 10 |
| \$400K to \$499,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 4 |
| \$500K to \$599,999 | 0 | 0 | 0 | 0 | 0 | 0 | 2 | 0 | 0 | 4 |
| \$600K to \$799,999 | 0 | 1 | 0 | 2 | 0 | 1 | 7 | 0 | 2 | 9 |
| \$800K to \$999,999 | 0 | 2 | 0 | 3 | 0 | 2 | 2 | 2 | 8 | 3 |
| \$1M to \$2,499,999 | 0 | 1 | 0 | 3 | 4 | 5 | 3 | 14 | 24 | 6 |
| \$2.5M to \$4,999,999 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 10 | 10 | 4 |
| \$5,000,000+ | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 6 | 1 | 2 |
| Total | 0 | 4 | 0 | 8 | 4 | 8 | 25 | 32 | 45 | 54 |
| Avg Sold Price | \$0 | \$907,500 | \$0 | \$1,051,188 | \$1,959,375 | \$1,487,000 | \$633,196 |  |  |  |
| Prev Year - Avg Sold Price | \$0 | \$1,462,500 | \$1,501,333 | \$979,143 | \$2,328,375 | \$1,959,958 | \$696,678 |  |  |  |
| Avg Sold \% Change | 0.00\% | -37.95\% | 0.00\% | 7.36\% | -15.85\% | -24.13\% | -9.11\% |  |  |  |
| Prev Year - \# of Solds | 0 | 2 | 3 | 7 | 8 | 12 | 18 |  |  |  |

