

January 2019

20008, Woodley/ClvInd Pk, DC

Sold Summary

	Jan 2019	Jan 2018	% Change		
Sold Dollar Volume	\$24,643,500	\$18,125,025	35.96%		
Avg Sold Price	\$821,450	\$823,865	-0.29%		
Median Sold Price	\$560,000	\$660,000	-15.15%		
Units Sold	30	22	36.36%		
Avg Days on Market	52	36	44.44%		
Avg List Price for Solds	\$803,267	\$821,723	-2.25%		
Avg SP to OLP Ratio	97.3%	97.7%	-0.43%		
Ratio of Avg SP to Avg OLP	99.4%	98.9%	0.51%		
Attached Avg Sold Price	\$666,630	\$643,686	3.56%		
Detached Avg Sold Price	\$1,548,500	\$1,965,000	-21.20%		
Attached Units Sold	23	19	21.05%		
Detached Units Sold	6	3	100.00%		

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	55	48	14.58%	
New Listings	35	31	12.90%	
New Under Contracts	20	13	53.85%	
New Contingents	5	20	-75.00%	
New Pendings	25	33	-24.24%	
All Pendings	27	41	-34.15%	

Financing (Sold)

Assumption	0
Cash	4
Conventional	21
FHA	0
Other	4
Owner	0
VA	1

15

Days on Market (Sold)

0	0
1 to 10	10
11 to 20	2
21 to 30	2
31 to 60	7
61 to 90	3
91 to 120	3
121 to 180	2
181 to 360	3
361 to 720	0
721+	0

Sold Detail Active Detail

0

3

	Residential					Condo/Coop	o/Coop Active Listings			
	2 or	Less BR	3	BR	4 or More BR		All	Residential Condo		Condo/Coop
Price Ranges	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	6	0	0	6
\$300K to \$399,999	0	0	0	0	0	0	3	0	0	6
\$400K to \$499,999	0	0	0	0	0	0	4	0	0	5
\$500K to \$599,999	0	0	0	0	0	0	4	0	0	2
\$600K to \$799,999	0	0	0	0	0	0	1	1	0	1
\$800K to \$999,999	0	0	1	0	0	0	0	0	0	2
\$1M to \$2,499,999	0	0	1	1	3	1	2	2	2	5
\$2.5M to \$4,999,999	0	0	0	0	1	1	0	7	3	4
\$5,000,000+	0	0	0	0	0	0	0	5	1	1
Total	0	0	2	1	4	2	20	15	6	32
Avg Sold Price	\$0	\$0	\$1,105,000	\$1,076,000	\$1,770,250	\$1,902,000	\$522,625			
Prev Year - Avg Sold Price	\$0	\$0	\$0	\$948,333	\$1,965,000	\$1,175,000	\$547,335			
Avg Sold % Change	0.00%	0.00%	0.00%	13.46%	-9.91%	61.87%	-4.51%			



0

Prev Year - # of Solds