

January 2019

20016, Cathedral Hts/Au Pk, DC

Sold Summary

	Jan 2019	Jan 2018	% Change		
Sold Dollar Volume	\$20,885,681	\$27,378,000	-23.71%		
Avg Sold Price	\$994,556	\$805,235	23.51%		
Median Sold Price	\$700,000	\$737,500	-5.08%		
Units Sold	21	34	-38.24%		
Avg Days on Market	53	44	20.45%		
Avg List Price for Solds	\$1,019,476	\$822,851	23.90%		
Avg SP to OLP Ratio	98.4%	96.6%	1.93%		
Ratio of Avg SP to Avg OLP	96.1%	94.3%	1.96%		
Attached Avg Sold Price	\$525,390	\$448,525	17.14%		
Detached Avg Sold Price	\$1,620,111	\$1,314,821	23.22%		
Attached Units Sold	12	20	-40.00%		
Detached Units Sold	9	14	-35.71%		

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	83	68	22.06%	
New Listings	43	46	-6.52%	
New Under Contracts	16	16	0.00%	
New Contingents	12	16	-25.00%	
New Pendings	28	32	-12.50%	
All Pendings	39	46	-15.22%	

Financing (Sold)

Assumption	0
Cash	4
Conventional	16
FHA	0
Other	0
Owner	0
VA	1

Days on Market (Sold)

0	1		
1 to 10	4		
11 to 20	2		
21 to 30	1		
31 to 60	5		
61 to 90			
91 to 120	0		
121 to 180	2		
181 to 360	2		
361 to 720	0		
721+			

Sold Detail Active Detail

	Residential					Condo/Coop	Active Listings			
	2 or	Less BR	3	BR	4 or N	Nore BR	All	Res	idential	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	1	0	0	1
\$200K to \$299,999	1	0	0	0	0	0	3	1	0	7
\$300K to \$399,999	0	0	0	0	0	0	0	1	0	12
\$400K to \$499,999	0	0	0	0	0	0	2	0	0	8
\$500K to \$599,999	0	0	0	0	0	0	3	0	0	6
\$600K to \$799,999	0	0	1	0	0	0	0	3	1	7
\$800K to \$999,999	0	1	0	0	0	0	0	0	2	1
\$1M to \$2,499,999	0	0	1	1	5	1	0	15	3	2
\$2.5M to \$4,999,999	0	0	0	0	1	0	0	9	0	1
\$5,000,000+	0	0	0	0	0	0	0	3	0	0
Total	1	1	2	1	6	1	9	32	6	45
Avg Sold Price	\$240,000	\$825,000	\$925,000	\$1,007,500	\$2,081,833	\$1,035,000	\$381,909			
Prev Year - Avg Sold Price	\$0	\$818,000	\$1,090,400	\$0	\$1,439,500	\$0	\$429,079			

44.62%

9

0.00%

0

-10.99%

19



0.00%

0

0.86%

-15.17%

5

0.00%

0

Avg Sold % Change

Prev Year - # of Solds