January 2019 20814, Bethesda, MD

Sold Summary

	Jan 2019	Jan 2018	% Change	
Sold Dollar Volume	\$13,369,746	\$20,943,750	-36.16%	
Avg Sold Price	\$742,764	\$805,529	-7.79%	
Median Sold Price	\$674,500	\$654,250	3.10%	
Units Sold	18	26	-30.77%	
Avg Days on Market	77	76	1.32%	
Avg List Price for Solds	\$754,272	\$830,257	-9.15%	
Avg SP to OLP Ratio	93.4%	95.8%	-2.54%	
Ratio of Avg SP to Avg OLP	94.8%	97.7%	-2.98%	
Attached Avg Sold Price	\$476,373	\$488,804	-2.54%	
Detached Avg Sold Price	\$1,161,378	\$1,175,042	-1.16%	
Attached Units Sold	11	14	-21.43%	
Detached Units Sold	7	12	-41.67%	

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	93	96	-3.13%
New Listings	54	42	28.57%
New Under Contracts	17	13	30.77%
New Contingents	10	14	-28.57%
New Pendings	27	27	0.00%
All Pendings	36	40	-10.00%

Financing (Sold)

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Assumption	0
Cash	4
Conventional	14
FHA	0
Other	0
Owner	0
VA	0

Days on Market (Sold)

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

Active Detail

Sold Detail

			Res	Residential			Condo/Coop	Active Listings		gs
	2 or	Less BR	3	BR	4 or M	lore BR	All	Residential		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	1	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	1	0	0	0
\$150K to \$199,999	0	0	0	0	0	0	2	0	0	6
\$200K to \$299,999	0	0	0	0	0	0	2	1	0	10
\$300K to \$399,999	0	0	0	0	0	0	1	0	0	9
\$400K to \$499,999	0	0	0	0	0	0	0	0	0	5
\$500K to \$599,999	0	0	0	0	0	0	2	0	0	1
\$600K to \$799,999	0	0	0	0	1	0	2	4	0	6
\$800K to \$999,999	0	0	0	0	2	0	0	3	1	5
\$1M to \$2,499,999	0	0	0	1	4	0	0	14	6	14
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	4	0	3
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	0	0	0	1	7	0	10	26	8	59
Avg Sold Price	\$0	\$0	\$0	\$1,359,599	\$1,161,378	\$0	\$388,050			
Prev Year - Avg Sold Price	\$715,000	\$0	\$0	\$0	\$1,216,864	\$1,199,450	\$434,138			
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	-4.56%	0.00%	-10.62%			
Prev Year - # of Solds	1	0	0	0	11	1	13			