January 2019 22314, Old Town/Clover, VA

Sold Summary

	Jan 2019	Jan 2018	% Change	
Sold Dollar Volume	\$26,636,949	\$34,981,891	-23.86%	
Avg Sold Price	\$700,972	\$685,919	2.19%	
Median Sold Price	\$651,250	\$619,900	5.06%	
Units Sold	38	51	-25.49%	
Avg Days on Market	57	45	26.67%	
Avg List Price for Solds	\$714,533	\$702,335	1.74%	
Avg SP to OLP Ratio	96.7%	96.4%	0.29%	
Ratio of Avg SP to Avg OLP	96.1%	96.4%	-0.34%	
Attached Avg Sold Price	\$698,026	\$660,894	5.62%	
Detached Avg Sold Price	\$810,000	\$1,086,333	-25.44%	
Attached Units Sold	37	48	-22.92%	
Detached Units Sold	1	3	-66.67%	

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	72	122	-40.98%
New Listings	67	82	-18.29%
New Under Contracts	43	25	72.00%
New Contingents	16	51	-68.63%
New Pendings	59	76	-22.37%
All Pendings	75	86	-12.79%

Financing (Sold)

Assumption	0
Cash	6
Conventional	25
FHA	1
Other	1
Owner	0
VA	5

Days on Market (Sold)

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

Active Detail

Sold Detail

Residential					Condo/Coop Active Li		Active Listin	stings	
2 or	Less BR	3	BR	4 or M	lore BR	All	Residential		Condo/Coop
Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached	Detached	Attached/TH	Attached
0	0	0	0	0	0	0	0	2	0
0	0	0	0	0	0	0	0	0	0
0	0	0	0	0	0	0	0	0	0
0	0	0	0	0	0	1	0	0	0
0	0	0	0	0	0	3	0	0	3
0	0	0	0	0	0	2	1	0	3
0	0	0	0	0	0	4	0	1	0
0	0	0	0	0	0	7	0	0	2
0	4	0	2	0	0	3	0	4	7
0	0	1	4	0	1	0	2	6	6
0	0	0	4	0	1	1	4	23	0
0	0	0	0	0	0	0	6	1	0
0	0	0	0	0	0	0	0	1	0
0	4	1	10	0	2	21	13	38	21
\$0	\$723,500	\$810,000	\$1,014,450	\$0	\$1,164,500	\$498,069			
\$702,000	\$621,243	\$682,000	\$905,863	\$1,875,000	\$990,000	\$591,544			
0.00%	16.46%	18.77%	11.99%	0.00%	17.63%	-15.80%			
1	14	1	8	1	1	25			
	Petachea 0 0 0 0 0 0 0 0 0 0 0 0 0	0 0 0 4 \$0 \$723,500 \$702,00% \$621,243 0.00% 16.46%	2 or 3 Detached Attached/TH Detached 0 0 0 \$ 0	2 or JerrDetachedAttached/THDetachedAttached/THDetached000	0 + 1 + 2 + 3 + 3 + 3 + 3 + 3 + 3 + 3 + 3 + 3	Performance 	PetacherHatsbergerHatsbergerAltached/TADetachedAltached/TAAltached/TAAltached/TAAltached/TADetachedAttached/TADetachedAttached/TADetachedAttached/TAAttached/TA00	Non-Kernel Sector<	Identify Identify