

2019

20005, Logan Cir/Thomas Circle, DC

Sold Summary

	2019	2018	% Change
Sold Dollar Volume	\$134,929,431	\$170,019,400	-20.64%
Avg Sold Price	\$613,316	\$646,462	-5.13%
Median Sold Price	\$519,900	\$525,000	-0.97%
Units Sold	217	263	-17.49%
Avg Days on Market	25	53	-52.83%
Avg List Price for Solds	\$621,794	\$649,550	-4.27%
Avg SP to OLP Ratio	98.2%	99.0%	-0.77%
Ratio of Avg SP to Avg OLP	97.7%	98.2%	-0.52%
Attached Avg Sold Price	\$604,605	\$653,212	-7.44%
Detached Avg Sold Price	\$2,495,000	\$555,892	348.83%
Attached Units Sold	216	255	-15.29%
Detached Units Sold	1	6	-83.33%

Financing (Sold)

Assumption	0
Cash	48
Conventional	155
FHA	1
Other	4
Owner	0
VA	5

Days on Market (Sold)

0	3
1 to 10	92
11 to 20	35
21 to 30	15
31 to 60	36
61 to 90	17
91 to 120	5
121 to 180	9
181 to 360	5
361 to 720	0
721+	0

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.

Sold Detail

Price Ranges	Residential						Condo/Coop
	2 or Less BR		3 BR		4 or More BR		All
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0
\$50K to \$99,999	0	0	0	0	0	0	1
\$100K to \$149,999	0	0	0	0	0	0	0
\$150K to \$199,999	0	0	0	0	0	0	2
\$200K to \$299,999	0	0	0	0	0	0	22
\$300K to \$399,999	0	0	0	0	0	0	27
\$400K to \$499,999	0	0	0	0	0	0	47
\$500K to \$599,999	0	0	0	0	0	0	35
\$600K to \$799,999	0	0	0	0	0	0	45
\$800K to \$999,999	0	1	0	0	0	0	20
\$1M to \$2,499,999	0	0	0	2	1	1	12
\$2.5M to \$4,999,999	0	0	0	0	0	1	0
\$5,000,000+	0	0	0	0	0	0	0
Total	0	1	0	2	1	2	211
Avg Sold Price	\$0	\$925,000	\$0	\$1,325,000	\$2,495,000	\$2,485,000	\$578,434
Prev Year - Avg Sold Price	\$555,892	\$0	\$0	\$2,815,000	\$0	\$1,610,500	\$604,306
Avg Sold % Change	0.00%	0.00%	0.00%	-52.93%	0.00%	54.30%	-4.28%
Prev Year - # of Solds	6	0	0	2	0	8	245