

2019

20016, Cathedral Hts/Au Pk, DC

Sold Summary

	2019	2018	% Change	
Sold Dollar Volume	\$526,522,351	\$506,674,499	3.92%	
Avg Sold Price	\$1,026,351	\$943,528	8.78%	
Median Sold Price	\$875,000	\$800,000	9.38%	
Units Sold	512	537	-4.66%	
Avg Days on Market	37	64	-42.19%	
Avg List Price for Solds	\$1,030,376	\$953,081	8.11%	
Avg SP to OLP Ratio	98.7%	97.9%	0.75%	
Ratio of Avg SP to Avg OLP	97.7%	97.3%	0.34%	
Attached Avg Sold Price	\$552,292	\$513,397	7.58%	
Detached Avg Sold Price	\$1,668,626	\$1,509,002	10.58%	
Attached Units Sold	294	305	-3.61%	
Detached Units Sold	218	232	-6.03%	

Financing (Sold)

Assumption	0	
Cash	144	
Conventional	337	
FHA	0	
Other	16	
Owner	0	
VA	10	

Days on Market (Sold)

0	15	
1 to 10	219	
11 to 20	67	
21 to 30	30	
31 to 60	59	
61 to 90	39	
91 to 120	20	
121 to 180	34	
181 to 360	25	
361 to 720	4	
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

	Residential						
	2 or Less BR		3 BR		4 or More BR		All
Price Ranges	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	2
\$50K to \$99,999	0	0	0	0	0	0	0
\$100K to \$149,999	0	0	0	0	0	0	0
\$150K to \$199,999	0	0	0	0	0	0	3
\$200K to \$299,999	0	0	0	0	0	0	64
\$300K to \$399,999	0	0	0	0	0	0	59
\$400K to \$499,999	0	0	0	0	0	0	44
\$500K to \$599,999	0	0	0	0	0	0	23
\$600K to \$799,999	0	2	3	3	1	1	32
\$800K to \$999,999	6	3	14	9	7	7	8
\$1M to \$2,499,999	3	0	32	13	125	14	7
\$2.5M to \$4,999,999	0	0	0	0	25	0	0
\$5,000,000+	0	0	0	0	2	0	0
Total	9	5	49	25	160	22	242
Avg Sold Price	\$993,111	\$794,500	\$1,138,872	\$978,159	\$1,870,121	\$1,228,109	\$441,855
Prev Year - Avg Sold Price	\$896,220	\$804,000	\$1,053,863	\$1,008,984	\$1,728,871	\$1,103,086	\$434,457
Avg Sold % Change	10.81%	-1.18%	8.07%	-3.06%	8.17%	11.33%	1.70%
Prev Year - # of Solds	11	2	62	22	159	16	265