

2019

20852, Rockville, MD

## Sold Summary

|                            | 2019          | 2018          | % Change |
|----------------------------|---------------|---------------|----------|
| Sold Dollar Volume         | \$325,531,348 | \$293,700,059 | 10.84%   |
| Avg Sold Price             | \$502,681     | \$523,530     | -3.98%   |
| Median Sold Price          | \$442,450     | \$442,000     | 0.10%    |
| Units Sold                 | 639           | 561           | 13.90%   |
| Avg Days on Market         | 39            | 67            | -41.79%  |
| Avg List Price for Solds   | \$510,237     | \$527,848     | -3.34%   |
| Avg SP to OLP Ratio        | 97.3%         | 97.8%         | -0.57%   |
| Ratio of Avg SP to Avg OLP | 96.8%         | 99.0%         | -2.18%   |
| Attached Avg Sold Price    | \$424,177     | \$418,610     | 1.33%    |
| Detached Avg Sold Price    | \$731,451     | \$786,484     | -7.00%   |
| Attached Units Sold        | 475           | 401           | 18.45%   |
| Detached Units Sold        | 164           | 160           | 2.50%    |

## Financing (Sold)

|              |     |
|--------------|-----|
| Assumption   | 1   |
| Cash         | 139 |
| Conventional | 430 |
| FHA          | 17  |
| Other        | 22  |
| Owner        | 0   |
| VA           | 17  |

## Days on Market (Sold)

|            |     |
|------------|-----|
| 0          | 10  |
| 1 to 10    | 219 |
| 11 to 20   | 98  |
| 21 to 30   | 55  |
| 31 to 60   | 85  |
| 61 to 90   | 66  |
| 91 to 120  | 35  |
| 121 to 180 | 38  |
| 181 to 360 | 27  |
| 361 to 720 | 6   |
| 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           | 0          |
| \$100K to \$149,999        | 0            | 0           | 0         | 0           | 0            | 0           | 12         |
| \$150K to \$199,999        | 0            | 0           | 0         | 0           | 0            | 0           | 57         |
| \$200K to \$299,999        | 0            | 2           | 0         | 0           | 0            | 0           | 89         |
| \$300K to \$399,999        | 0            | 0           | 5         | 0           | 6            | 0           | 93         |
| \$400K to \$499,999        | 0            | 0           | 22        | 4           | 18           | 0           | 73         |
| \$500K to \$599,999        | 0            | 5           | 8         | 6           | 22           | 0           | 36         |
| \$600K to \$799,999        | 0            | 2           | 1         | 33          | 19           | 23          | 21         |
| \$800K to \$999,999        | 0            | 0           | 0         | 3           | 34           | 1           | 6          |
| \$1M to \$2,499,999        | 0            | 0           | 0         | 2           | 29           | 5           | 2          |
| \$2.5M to \$4,999,999      | 0            | 0           | 0         | 0           | 0            | 0           | 0          |
| \$5,000,000+               | 0            | 0           | 0         | 0           | 0            | 0           | 0          |
| Total                      | 0            | 9           | 36        | 48          | 128          | 29          | 389        |
| Avg Sold Price             | \$0          | \$510,505   | \$475,308 | \$685,382   | \$801,490    | \$831,086   | \$359,614  |
| Prev Year - Avg Sold Price | \$323,000    | \$496,875   | \$470,394 | \$692,210   | \$866,658    | \$734,343   | \$362,556  |
| Avg Sold % Change          | 0.00%        | 2.74%       | 1.04%     | -0.99%      | -7.52%       | 13.17%      | -0.81%     |
| Prev Year - # of Solds     | 1            | 4           | 31        | 44          | 128          | 20          | 333        |