

2014

Capitol Hill, Washington, DC (Advertised)

Sold Summary

	2014	2013	% Change	
Sold Dollar Volume	\$350,330,014	\$419,445,852	-16.48%	
Avg Sold Price	\$737,537	\$697,913	5.68%	
Median Sold Price	\$685,000	\$651,777	5.10%	
Units Sold	475	601	-20.97%	
Avg Days on Market	49	48	2.08%	
Avg List Price for Solds	\$733,349	\$696,291	5.32%	
Avg SP to OLP Ratio	99.6%	100.1%	-0.45%	
Ratio of Avg SP to Avg OLP	99.2%	98.9%	0.32%	
Attached Avg Sold Price	\$741,493	\$695,150	6.67%	
Detached Avg Sold Price	\$617,560	\$828,470	-25.46%	
Attached Units Sold	464	575	-19.30%	
Detached Units Sold	10	23	-56.52%	

Financing (Sold)

Assumption	0	
Cash	70	
Conventional	360	
FHA	6	
Other	7	
Owner	1	
VA	31	

Days on Market (Sold)

.)	
0	12
1 to 10	87
11 to 20	51
21 to 30	85
31 to 60	123
61 to 90	50
91 to 120	33
121 to 180	18
181 to 360	11
361 to 720	5
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	0
\$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	2
\$200K to \$299,999	1	0	0	0	0	0	21
\$300K to \$399,999	1	3	0	0	0	0	40
\$400K to \$499,999	2	8	1	5	0	1	32
\$500K to \$599,999	1	25	0	10	0	1	21
\$600K to \$799,999	0	50	0	55	1	8	17
\$800K to \$999,999	0	14	2	55	0	21	7
\$1M to \$2,499,999	0	3	0	18	1	45	0
\$2.5M to \$4,999,999	0	0	0	0	0	2	0
\$5,000,000+	0	0	0	0	0	0	0
Total	5	103	3	143	2	78	140
Avg Sold Price	\$415,830	\$668,801	\$732,167	\$828,647	\$949,975	\$1,199,897	\$450,556
Prev Year - Avg Sold Price	\$608,521	\$593,585	\$735,600	\$761,610	\$1,714,375	\$1,036,948	\$415,319
Avg Sold % Change	-31.67%	12.67%	-0.47%	8.80%	-44.59%	15.71%	8.48%
Prev Year - # of Solds	14	105	5	188	4	124	158

