

2014
Clarendon, Arlington, VA (Advertised)

Sold Summary

	2014	2013	% Change
Sold Dollar Volume	\$21,071,342	\$35,135,766	-40.03%
Avg Sold Price	\$752,548	\$702,715	7.09%
Median Sold Price	\$734,500	\$677,494	8.41%
Units Sold	28	50	-44.00%
Avg Days on Market	56	51	9.80%
Avg List Price for Solds	\$740,061	\$705,304	4.93%
Avg SP to OLP Ratio	100.8%	98.7%	2.12%
Ratio of Avg SP to Avg OLP	101.0%	98.8%	2.25%
Attached Avg Sold Price	\$519,893	\$552,359	-5.88%
Detached Avg Sold Price	\$985,203	\$948,034	3.92%
Attached Units Sold	14	31	-54.84%
Detached Units Sold	14	19	-26.32%

- 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	0
\$150K to \$199,999	0	0	0	0	0	0	0
\$200K to \$299,999	0	0	0	0	0	0	1
\$300K to \$399,999	0	0	0	0	0	0	0
\$400K to \$499,999	0	0	0	0	0	0	6
\$500K to \$599,999	0	0	0	0	0	0	3
\$600K to \$799,999	1	0	2	0	2	0	4
\$800K to \$999,999	0	0	4	0	0	0	0
\$1M to \$2,499,999	0	0	2	0	3	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0
\$5,000,000+	0	0	0	0	0	0	0
Total	1	0	8	0	5	0	14
Avg Sold Price	\$779,900	\$0	\$956,056	\$0	\$1,072,899	\$0	\$519,893
Prev Year - Avg Sold Price	\$714,000	\$0	\$812,270	\$0	\$1,120,720	\$0	\$552,359
Avg Sold % Change	9.23%	0.00%	17.70%	0.00%	-4.27%	0.00%	-5.88%
Prev Year - # of Solds	2	0	8	0	9	0	31

Financing (Sold)

Assumption	0
Cash	4
Conventional	24
FHA	0
Other	0
Owner	0
VA	0

Days on Market (Sold)

0	0
1 to 10	6
11 to 20	3
21 to 30	5
31 to 60	7
61 to 90	2
91 to 120	1
121 to 180	1
181 to 360	1
361 to 720	1
721+	0