

September 2016

22304, Landmark, Cameron Station, VA

Sold Summary

	Sep 2016	Sep 2015	% Change
Sold Dollar Volume	\$22,999,100	\$22,007,864	4.50%
Avg Sold Price	\$377,034	\$354,966	6.22%
Median Sold Price	\$310,000	\$262,500	18.10%
Units Sold	61	62	-1.61%
Avg Days on Market	38	39	-2.56%
Avg List Price for Solds	\$382,326	\$359,936	6.22%
Avg SP to OLP Ratio	97.1%	97.6%	-0.44%
Ratio of Avg SP to Avg OLP	97.5%	97.7%	-0.23%
Attached Avg Sold Price	\$360,433	\$337,963	6.65%
Detached Avg Sold Price	\$698,000	\$601,500	16.04%
Attached Units Sold	58	58	0.00%
Detached Units Sold	3	4	-25.00%

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.

Inventory

	Sep 2016	Sep 2015	% Change
Active Listings	153	176	-13.07%
New Listings	88	90	-2.22%
New Under Contracts	22	15	46.67%
New Contingents	38	43	-11.63%
New Pending	60	58	3.45%
All Pending	74	75	-1.33%

Financing (Sold)

Assumption	0
Cash	14
Conventional	25
FHA	13
Other	3
Owner	0
VA	7

Days on Market (Sold)

0	0
1 to 10	16
11 to 20	11
21 to 30	9
31 to 60	10
61 to 90	9
91 to 120	6
121 to 180	1
181 to 360	0
361 to 720	0
721+	0

Sold Detail

Price Ranges	Residential						Condo/Coop	Active Listings		
	2 or Less BR		3 BR		4 or More BR		All	Residential		Condo/Coop
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0	0	0	1
\$50K to \$99,999	0	0	0	0	0	0	0	0	0	0
\$100K to \$149,999	0	0	0	0	0	0	1	0	0	4
\$150K to \$199,999	0	0	0	0	0	0	13	0	0	28
\$200K to \$299,999	0	0	0	0	0	0	11	0	0	44
\$300K to \$399,999	0	0	0	2	0	0	11	1	4	17
\$400K to \$499,999	0	1	0	2	0	0	5	2	0	5
\$500K to \$599,999	0	0	2	4	0	1	0	4	5	2
\$600K to \$799,999	0	0	0	1	0	5	0	2	18	1
\$800K to \$999,999	0	0	0	0	0	1	0	3	0	0
\$1M to \$2,499,999	0	0	0	0	1	0	0	11	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	1	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	0	1	2	9	1	7	41	24	27	102
Avg Sold Price	\$0	\$425,000	\$540,750	\$500,922	\$1,012,500	\$710,686	\$268,220			
Prev Year - Avg Sold Price	\$212,000	\$364,950	\$0	\$531,814	\$731,333	\$828,500	\$244,239			
Avg Sold % Change	0.00%	16.45%	0.00%	-5.81%	38.45%	-14.22%	9.82%			
Prev Year - # of Solds	1	2	0	14	3	2	40			

Active Detail