

3rd Quarter 2020

Washington, DC

Sold Summary

	Q3 2020	Q3 2019	% Change
Sold Dollar Volume	\$2,154,297,831	\$1,579,881,788	36.36%
Avg Sold Price	\$761,849	\$701,858	8.55%
Median Sold Price	\$645,000	\$575,000	12.17%
Units Sold	2,839	2,255	25.90%
Avg Days on Market	25	35	-28.57%
Avg List Price for Solds	\$760,554	\$706,664	7.63%
Avg SP to OLP Ratio	99.7%	98.6%	1.08%
Ratio of Avg SP to Avg OLP	99.0%	98.1%	0.87%
Attached Avg Sold Price	\$698,418	\$644,395	8.38%
Detached Avg Sold Price	\$1,152,505	\$990,317	16.38%
Attached Units Sold	2,438	1,851	31.71%
Detached Units Sold	399	394	1.27%

Financing (Sold)

Assumption	1
Cash	403
Conventional	2,162
FHA	74
Other	44
Owner	0
VA	122

Days on Market (Sold)

0	46
1 to 10	1,451
11 to 20	383
21 to 30	223
31 to 60	319
61 to 90	163
91 to 120	102
121 to 180	84
181 to 360	60
361 to 720	7
721+	1

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	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	1	0	1	0	0	2	1	0	4
\$50K to \$99,999	0	0	0	0	0	0	15	0	0	5
\$100K to \$149,999	0	0	0	0	0	0	11	0	2	7
\$150K to \$199,999	1	2	0	1	0	0	22	0	0	32
\$200K to \$299,999	7	15	3	9	1	2	115	5	9	155
\$300K to \$399,999	5	30	7	31	6	4	241	11	26	165
\$400K to \$499,999	2	15	22	42	15	14	255	12	33	187
\$500K to \$599,999	2	19	14	35	21	23	252	13	21	148
\$600K to \$799,999	0	51	26	109	34	50	328	26	75	221
\$800K to \$999,999	1	32	18	103	34	109	112	28	70	108
\$1M to \$2,499,999	2	15	24	108	125	177	73	35	176	133
\$2.5M to \$4,999,999	0	0	1	1	25	11	2	32	36	23
\$5,000,000+	0	0	0	0	3	0	0	21	5	3
Total	20	180	115	440	264	390	1,428	184	453	1,191
Avg Sold Price	\$432,749	\$629,035	\$749,732	\$813,083	\$1,382,483	\$1,110,580	\$559,281			
Prev Year - Avg Sold Price	\$501,007	\$583,477	\$692,459	\$702,911	\$1,228,120	\$1,055,405	\$529,513			
Avg Sold % Change	-13.62%	7.81%	8.27%	15.67%	12.57%	5.23%	5.62%			
Prev Year - # of Solds	39	150	122	348	233	275	1,077			

Active Detail