## August 2019

22031, Fairfax, VA

## Sold Summary

|  | Aug 2019 | Aug 2018 | \% Change |
| :--- | :---: | :---: | :---: |
| Sold Dollar Volume | $\$ 24,938,969$ | $\$ 21,650,500$ | $15.19 \%$ |
| Avg Sold Price | $\$ 608,268$ | $\$ 555,141$ | $9.57 \%$ |
| Median Sold Price | $\$ 565,000$ | $\$ 560,000$ | $0.89 \%$ |
| Units Sold | 41 | 39 | $5.13 \%$ |
| Avg Days on Market | 24 | 25 | $-4.00 \%$ |
| Avg List Price for Solds | $\$ 612,436$ | $\$ 561,172$ | $9.14 \%$ |
| Avg SP to OLP Ratio | $102.2 \%$ | $97.1 \%$ | $5.23 \%$ |
| Ratio of Avg SP to Avg OLP | $99.1 \%$ | $96.9 \%$ | $2.22 \%$ |
| Attached Avg Sold Price | $\$ 444,225$ | $\$ 444,391$ | $-0.04 \%$ |
| Detached Avg Sold Price | $\$ 780,512$ | $\$ 698,465$ | $11.75 \%$ |
| Attached Units Sold | 21 | 22 | $-4.55 \%$ |
| Detached Units Sold | 20 | 17 | $17.65 \%$ |
|  |  |  |  |

## 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

|  | Aug 2019 | Aug 2018 | \% Change |
| :--- | :---: | :---: | :---: |
| Active Listings | 47 | 71 | $-33.80 \%$ |
| New Listings | 34 | 47 | $-27.66 \%$ |
| New Under Contracts | 26 | 12 | $116.67 \%$ |
| New Contingents | 4 | 11 | $-63.64 \%$ |
| New Pendings | 30 | 23 | $30.43 \%$ |
| All Pendings | 64 | 24 | $166.67 \%$ |

## Financing (Sold)

| Assumption | 0 |
| :--- | :---: |
| Cash | 2 |
| Conventional | 29 |
| FHA | 2 |
| Other | 3 |
| Owner | 0 |
| VA | 5 |

Days on Market (Sold)

| 0 | 1 |
| :--- | :---: |
| 1 to 10 | 17 |
| 11 to 20 | 8 |
| 21 to 30 | 1 |
| 31 to 60 | 8 |
| 61 to 90 | 5 |
| 91 to 120 | 1 |
| 121 to 180 | 0 |
| 181 to 360 | 1 |
| 361 to 720 | 0 |
| $721+$ | 0 |

## Sold Detail



