



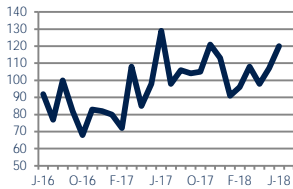
The Long & Foster Market Minute™

Focus On: Anacostia and Hillcrest Housing Market

June 2018

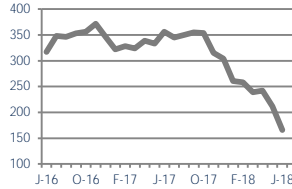
Zip Code(s): 20019, 20020 and 20032

Units Sold
120



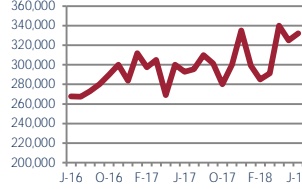
Down -7%
Vs. Year Ago

Active Inventory
166



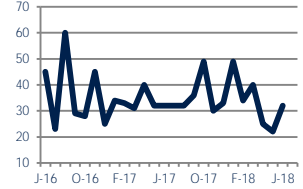
Down -53%
Vs. Year Ago

Median Sale Price
\$332,000



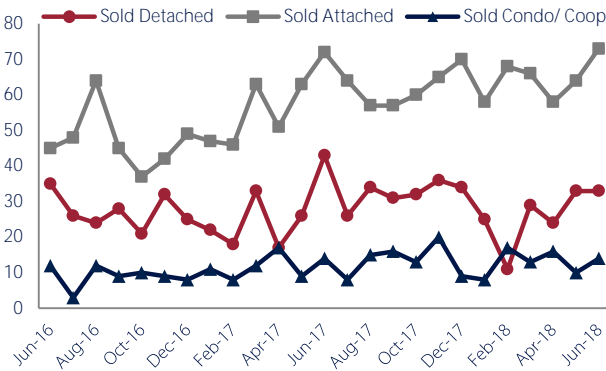
Up 13%
Vs. Year Ago

Days On Market
32



No Change
Vs. Year Ago

Units Sold*



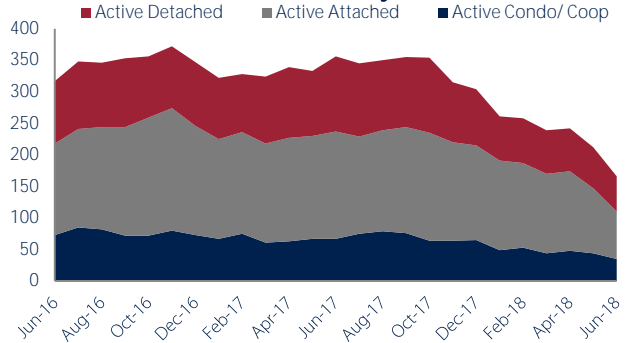
Units Sold

There was an increase in total units sold in June, with 120 sold this month in Anacostia and Hillcrest versus 107 last month, an increase of 12%. This month's total units sold was lower than at this time last year, a decrease of 7% versus June 2017.

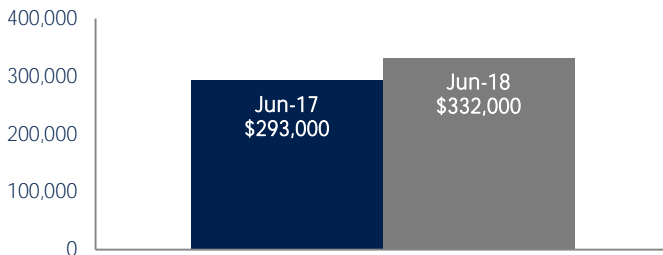
Active Inventory

Versus last year, the total number of homes available this month is lower by 190 units or 53%. The total number of active inventory this June was 166 compared to 356 in June 2017. This month's total of 166 is lower than the previous month's total supply of available inventory of 212, a decrease of 22%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Anacostia and Hillcrest Homes was \$293,000. This June, the median sale price was \$332,000, an increase of 13% or \$39,000 compared to last year. The current median sold price is 2% higher than in May.

Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.



Anacostia and Hillcrest are defined as properties in zip codes 20019/20020/20032.

*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates.

Information included in this report is based on data supplied by MRIS and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently verified, and does not constitute an opinion of MRIS or Long & Foster Real Estate, Inc.





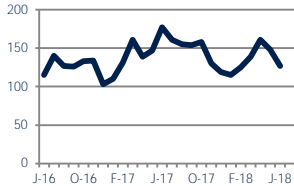
Focus On: Anacostia and Hillcrest Housing Market

June 2018

Zip Code(s): 20019, 20020 and 20032

New Listings

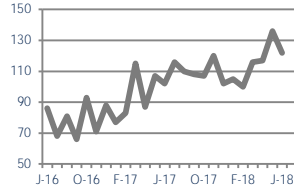
127



Down -28%
Vs. Year Ago

Current Contracts

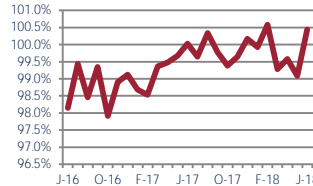
122



Up 20%
Vs. Year Ago

Sold Vs. List Price

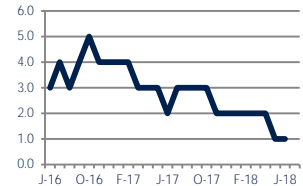
100.4%



No Change
Vs. Year Ago

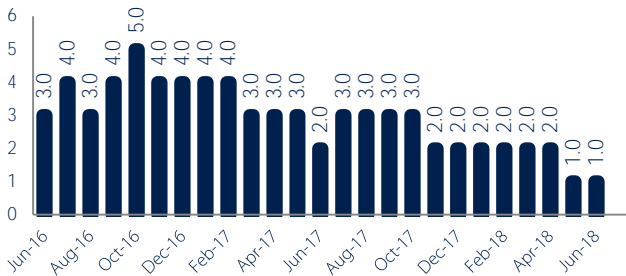
Months of Supply

1.0



Down -50%
Vs. Year Ago

Months Of Supply



Months of Supply

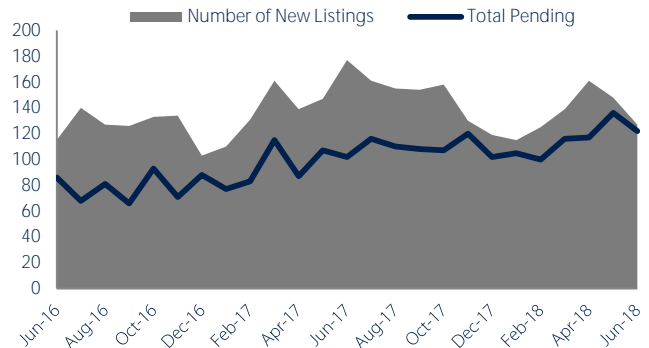
In June, there was 1.4 months of supply available in Anacostia and Hillcrest, compared to 2.8 in June 2017. That is a decrease of 50% versus a year ago.

Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

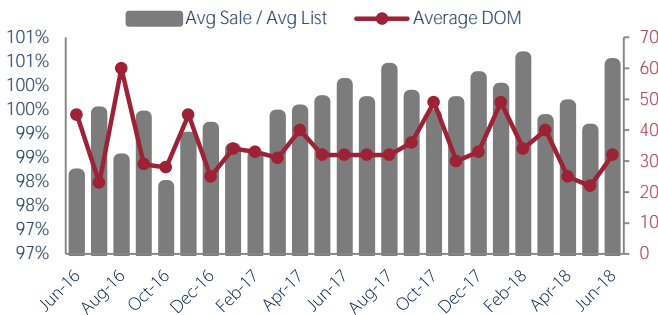
New Listings & Current Contracts

This month there were 127 homes newly listed for sale in Anacostia and Hillcrest compared to 177 in June 2017, a decrease of 28%. There were 122 current contracts pending sale this June compared to 102 a year ago. The number of current contracts is 20% higher than last June.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In June, the average sale price in Anacostia and Hillcrest was 100.4% of the average list price, which is similar compared to a year ago.

Days On Market

This month, the average number of days on market was 32, which is similar compared to a year ago.



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