



# The Long & Foster Market Minute™

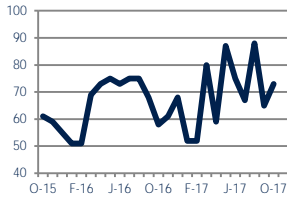
## Focus On: Brightwood and Petworth Housing Market

October 2017

Zip Code(s): 20011

### Units Sold

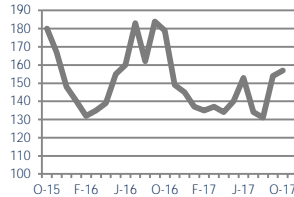
73



Up 26%  
Vs. Year Ago

### Active Inventory

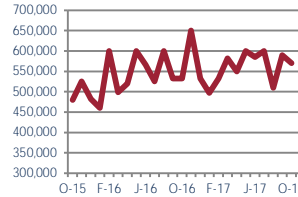
157



Down -12%  
Vs. Year Ago

### Median Sale Price

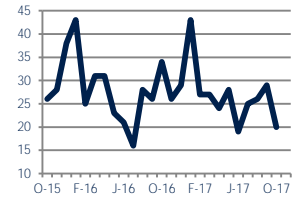
\$570,000



Up 7%  
Vs. Year Ago

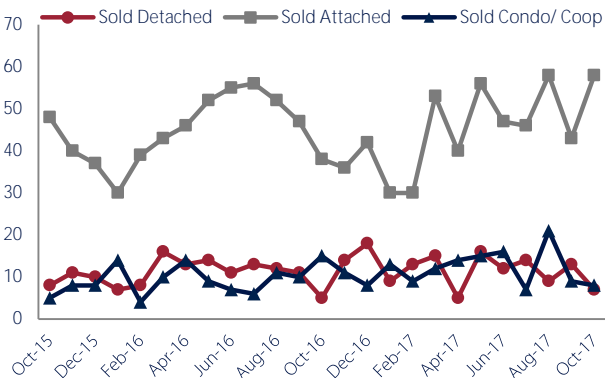
### Days On Market

20



Down -41%  
Vs. Year Ago

### Units Sold\*



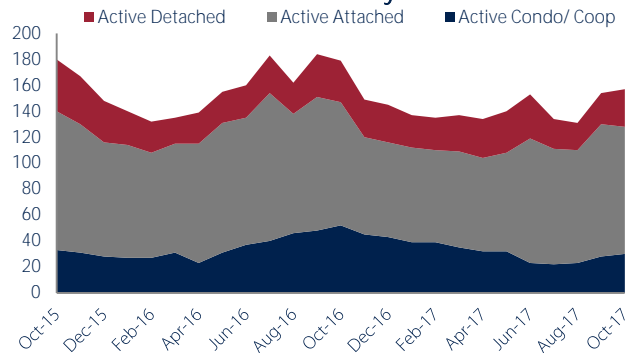
### Units Sold

There was an increase in total units sold in October, with 73 sold this month in Brightwood and Petworth versus 65 last month, an increase of 12%. This month's total units sold was higher than at this time last year, an increase of 26% versus October 2016.

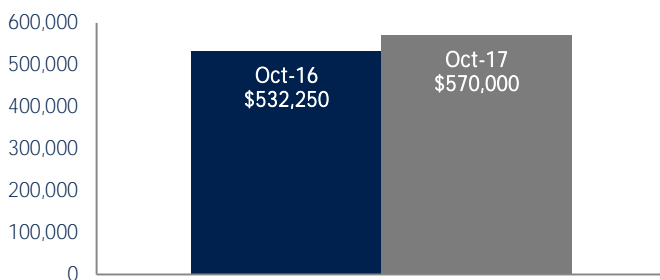
### Active Inventory

Versus last year, the total number of homes available this month is lower by 22 units or 12%. The total number of active inventory this October was 157 compared to 179 in October 2016. This month's total of 157 is higher than the previous month's total supply of available inventory of 154, an increase of 2%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last October, the median sale price for Brightwood and Petworth Homes was \$532,250. This October, the median sale price was \$570,000, an increase of 7% or \$37,750 compared to last year. The current median sold price is 3% lower than in September.

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

**LONG & FOSTER**  
REAL ESTATE

**CHRISTIE'S**  
INTERNATIONAL REAL ESTATE

Brightwood and Petworth are defined as properties listed in zip code/s 20011.

\*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.



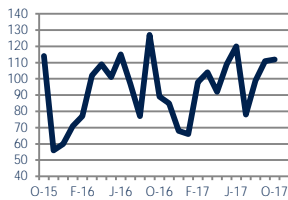
## Focus On: Brightwood and Petworth Housing Market

October 2017

Zip Code(s): 20011

### New Listings

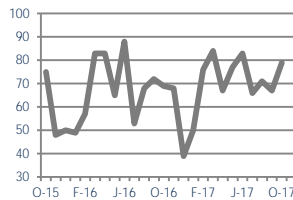
112



Up 26%  
Vs. Year Ago

### Current Contracts

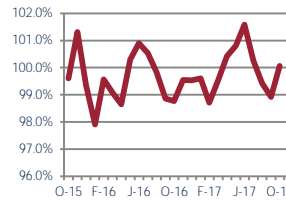
79



Up 14%  
Vs. Year Ago

### Sold Vs. List Price

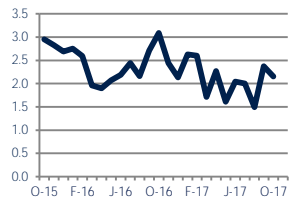
100.1%



Up 1.3%  
Vs. Year Ago

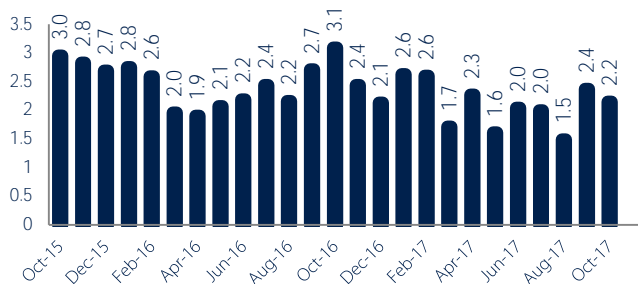
### Months of Supply

2.2



Down -30%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

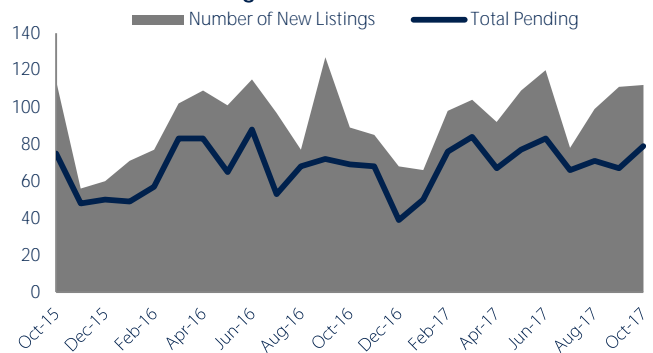
In October, there was 2.2 months of supply available in Brightwood and Petworth, compared to 3.1 in October 2016. That is a decrease of 30% versus a year ago.

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.

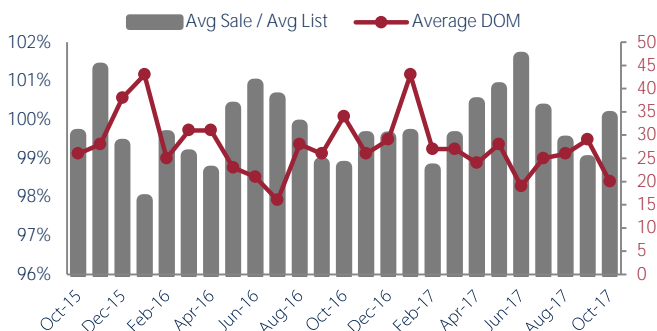
### New Listings & Current Contracts

This month there were 112 homes newly listed for sale in Brightwood and Petworth compared to 89 in October 2016, an increase of 26%. There were 79 current contracts pending sale this October compared to 69 a year ago. The number of current contracts is 14% higher than last October.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In October, the average sale price in Brightwood and Petworth was 100.1% of the average list price, which is 1.3% higher than at this time last year.

### Days On Market

This month, the average number of days on market was 20, lower than the average last year, which was 34, a decrease of 41%.