



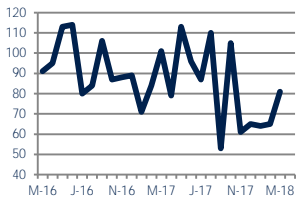
## Focus On: Capitol Hill (NE) Housing Market

March 2018

Zip Code(s): 20002

### Units Sold

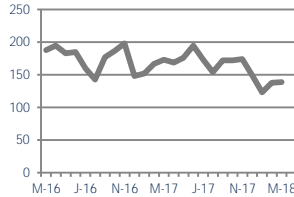
81



Down -20%  
Vs. Year Ago

### Active Inventory

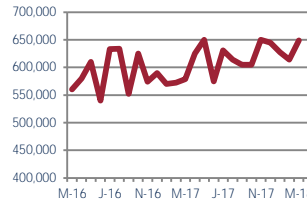
139



Down -20%  
Vs. Year Ago

### Median Sale Price

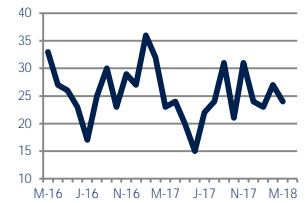
\$649,000



Up 12%  
Vs. Year Ago

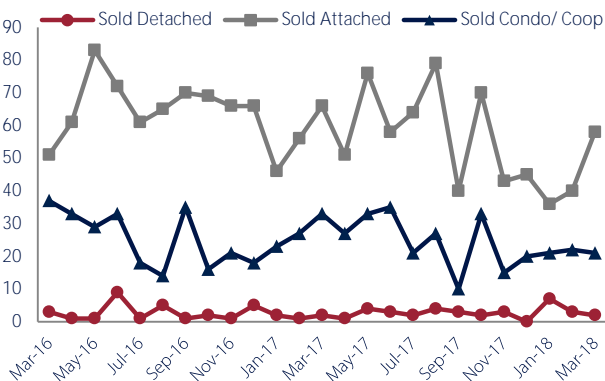
### Days On Market

24



Up 4%  
Vs. Year Ago

### Units Sold\*



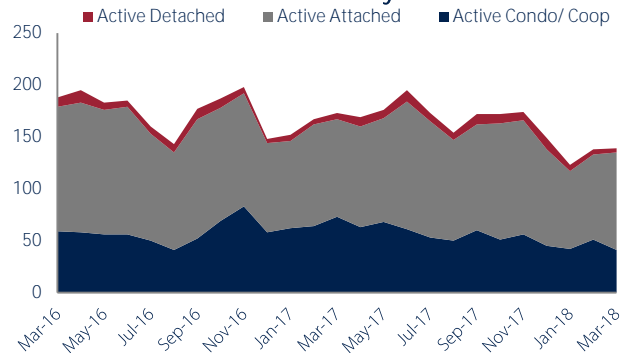
### Units Sold

There was an increase in total units sold in March, with 81 sold this month in Capitol Hill (NE) versus 65 last month, an increase of 25%. This month's total units sold was lower than at this time last year, a decrease of 20% versus March 2017.

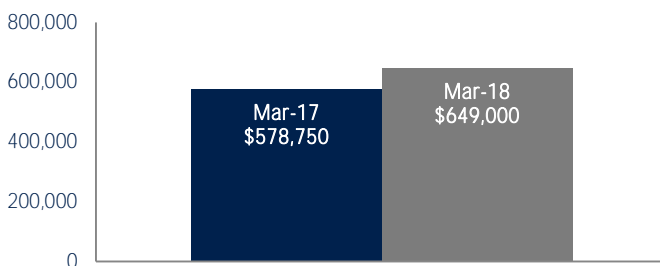
### Active Inventory

Versus last year, the total number of homes available this month is lower by 34 units or 20%. The total number of active inventory this March was 139 compared to 173 in March 2017. This month's total of 139 is higher than the previous month's total supply of available inventory of 138, an increase of 1%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last March, the median sale price for Capitol Hill (NE) Homes was \$578,750. This March, the median sale price was \$649,000, an increase of 12% or \$70,250 compared to last year. The current median sold price is 6% higher than in February.

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

Capitol Hill (NE) is defined as properties in zip code 20002.

\*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.



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INTERNATIONAL REAL ESTATE



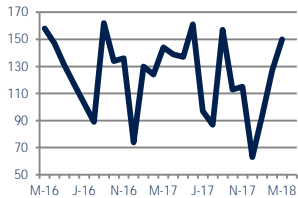
**Focus On:** Capitol Hill (NE) Housing Market

March 2018

Zip Code(s): 20002

**New Listings**

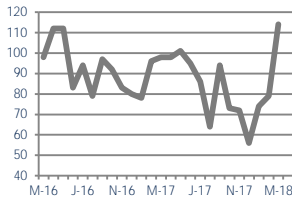
150



**Up 4%**  
Vs. Year Ago

**Current Contracts**

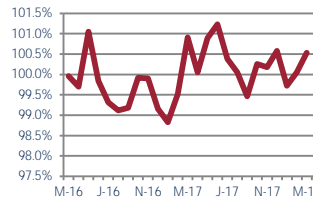
114



**Up 16%**  
Vs. Year Ago

**Sold Vs. List Price**

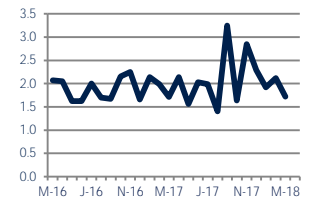
100.5%



**No Change**  
Vs. Year Ago

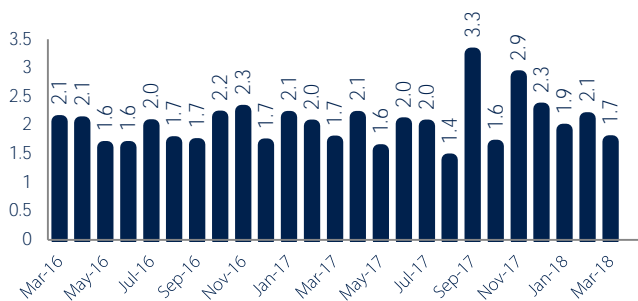
**Months of Supply**

1.7



**No Change**  
Vs. Year Ago

**Months Of Supply**



**Months of Supply**

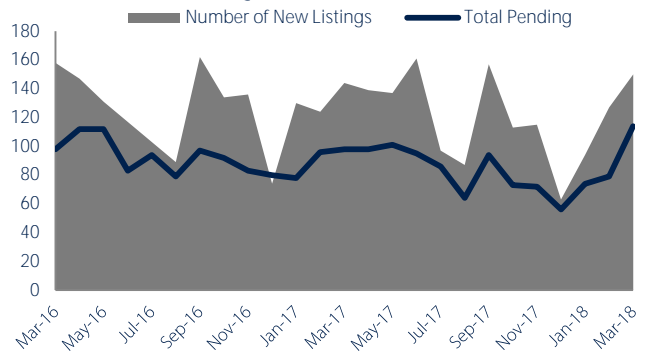
In March, there was 1.7 months of supply available in Capitol Hill (NE). The amount of supply is similar compared to a year ago.

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.

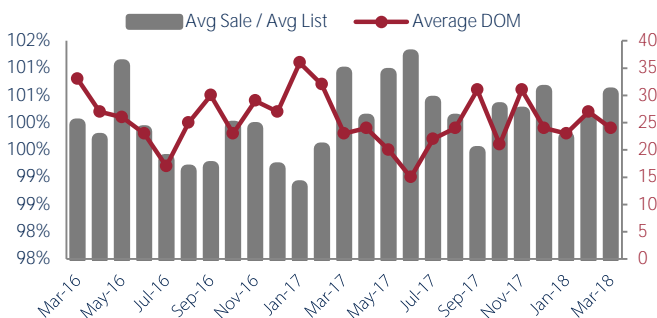
**New Listings & Current Contracts**

This month there were 150 homes newly listed for sale in Capitol Hill (NE) compared to 144 in March 2017, an increase of 4%. There were 114 current contracts pending sale this March compared to 98 a year ago. The number of current contracts is 16% higher than last March.

**New Listings & Current Contracts**



**Sale Price/ List Price & DOM**



**Sale Price to List Price Ratio**

In March, the average sale price in Capitol Hill (NE) was 100.5% 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 24, higher than the average last year, which was 23, an increase of 4%.



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