



Focus On: Foggy Bottom and West End Housing Market

July 2017

Zip Code(s): 20036 and 20037

Units Sold

36

Active Inventory

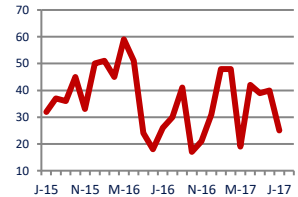
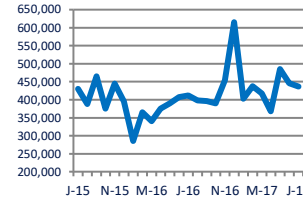
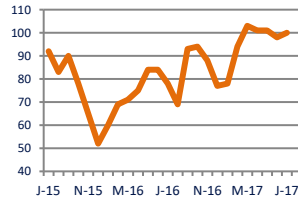
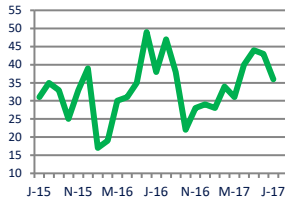
100

Median Sale Price

\$436,250

Days On Market

25



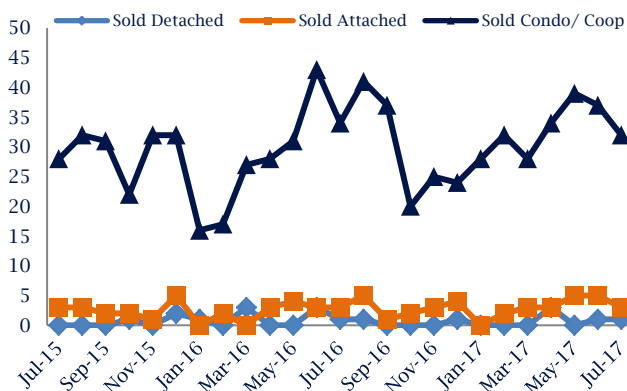
Down -5%
Vs. Year Ago

Up 28%
Vs. Year Ago

Up 6%
Vs. Year Ago

Down -4%
Vs. Year Ago

Units Sold*



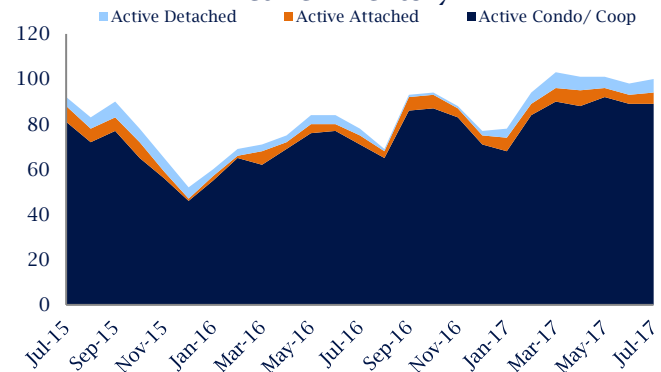
Units Sold

There was a decrease in total units sold in July, with 36 sold this month in Foggy Bottom and West End versus 43 last month, a decrease of 16%. This month's total units sold was lower than at this time last year, a decrease of 5% versus July 2016.

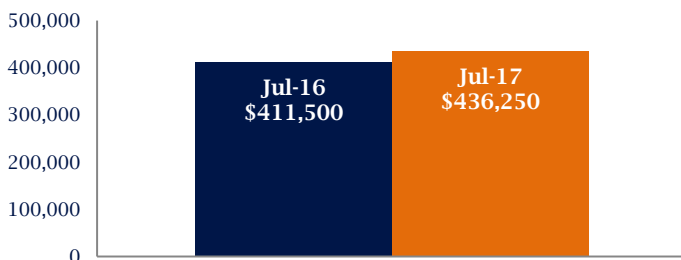
Active Inventory

Versus last year, the total number of homes available this month is higher by 22 units or 28%. The total number of active inventory this July was 100 compared to 78 in July 2016. This month's total of 100 is higher than the previous month's total supply of available inventory of 98, an increase of 2%.

Active Inventory*



Median Sale Price



Median Sale Price

Last July, the median sale price for Foggy Bottom and West End Homes was \$411,500. This July, the median sale price was \$436,250, an increase of 6% or \$24,750 compared to last year. The current median sold price is 2% lower than in June.

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

Foggy Bottom and West End are defined as properties in zip codes 20036/20037.

*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.



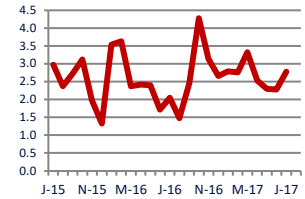
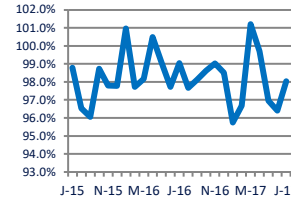
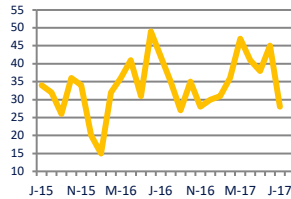
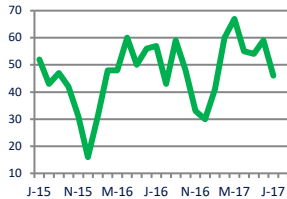


Focus On: Foggy Bottom and West End Housing Market

July 2017

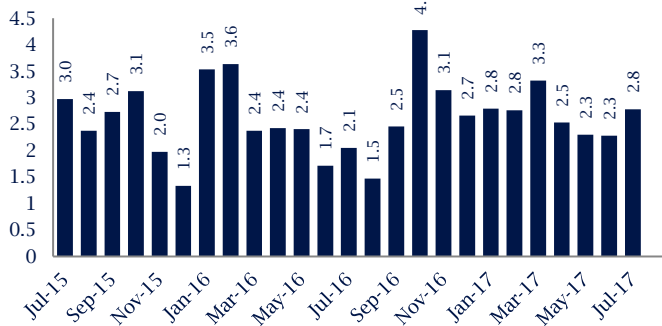
Zip Code(s): 20036 and 20037

New Listings 46	Current Contracts 28	Sold Vs. List Price 98.0%	Months of Supply 2.8
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Down -19% Vs. Year Ago	Down -33% Vs. Year Ago	Down -1% Vs. Year Ago	Up 36% Vs. Year Ago
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Months Of Supply



Months of Supply

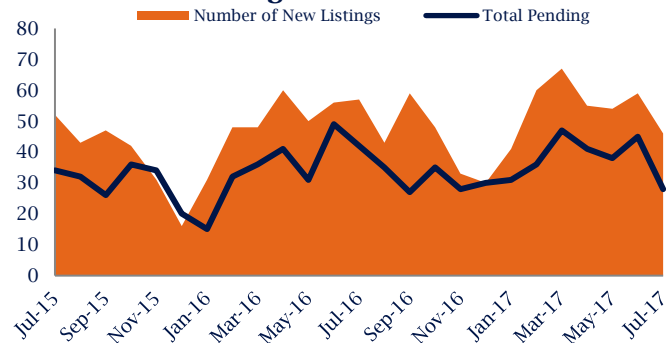
In July, there was 2.8 months of supply available in Foggy Bottom and West End, compared to 2.1 in July 2016. That is an increase of 35% versus a year ago.

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.

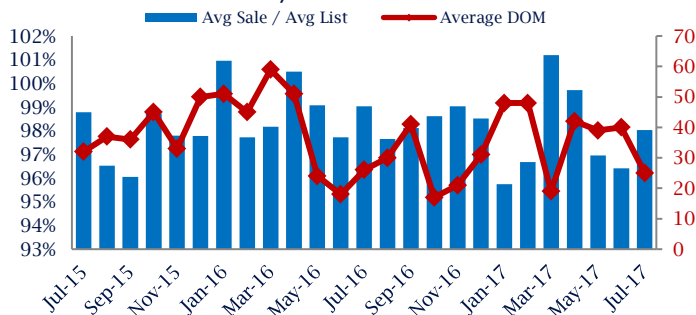
New Listings & Current Contracts

This month there were 46 homes newly listed for sale in Foggy Bottom and West End compared to 57 in July 2016, a decrease of 19%. There were 28 current contracts pending sale this July compared to 42 a year ago. The number of current contracts to list ratio is 33% lower than last July.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In July, the average sale price in Foggy Bottom and West End was 98.0% of the average list price, which is 1.0% lower than at this time last year.

Days On Market

This month, the average number of days on market was 25, lower than the average last year, which was 26, a decrease of 4%.

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