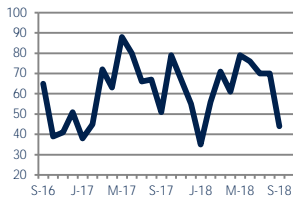


Zip Code(s): 20001

Units Sold

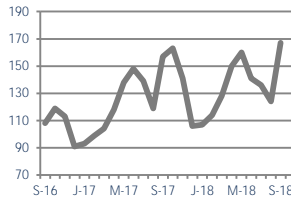
44



Down -14%
Vs. Year Ago

Active Inventory

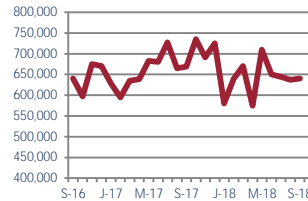
167



Up 6%
Vs. Year Ago

Median Sale Price

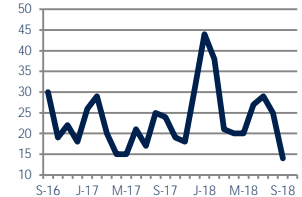
\$640,000



Down -4%
Vs. Year Ago

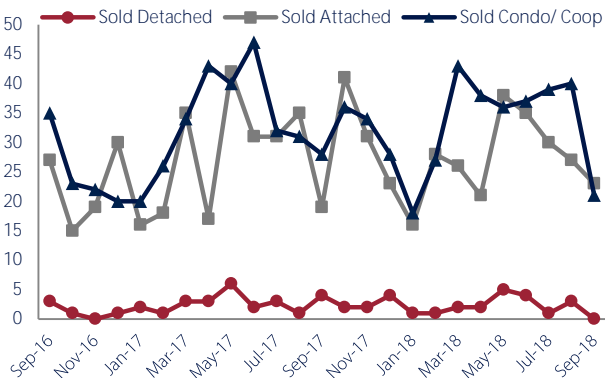
Days On Market

14



Down -42%
Vs. Year Ago

Units Sold*



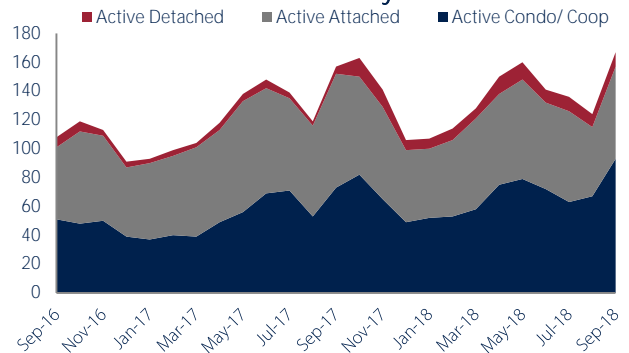
Units Sold

There was a decrease in total units sold in September, with 44 sold this month in Penn Quarter and Shaw. This month's total units sold was lower than at this time last year.

Active Inventory

Versus last year, the total number of homes available this month is higher by 10 units or 6%. The total number of active inventory this September was 167 compared to 157 in September 2017. This month's total of 167 is higher than the previous month's total supply of available inventory of 124, an increase of 35%.

Active Inventory*



Median Sale Price



Median Sale Price

Last September, the median sale price for Penn Quarter and Shaw Homes was \$669,000. This September, the median sale price was \$640,000, a decrease of 4% or \$29,000 compared to last year. The current median sold price is approximately the same as the median price in August.

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



Penn Quarter and Shaw are defined as properties in zip code 20001 and includes, but is not limited to these neighborhoods: Penn Quarter, Shaw, and LeDroit Park.

*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.

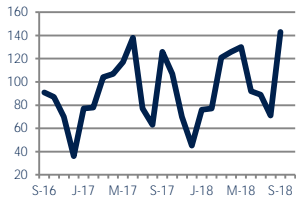
Information included in this report is based on data supplied by MRIS and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently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



Zip Code(s): 20001

New Listings

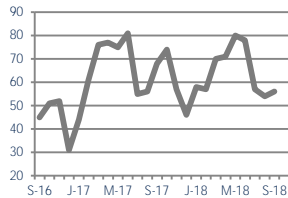
143



Up 13%
Vs. Year Ago

Current Contracts

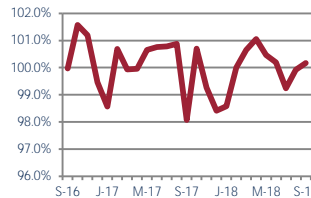
56



Down -18%
Vs. Year Ago

Sold Vs. List Price

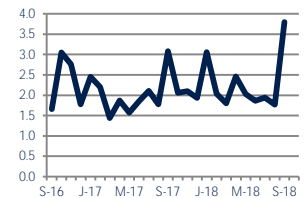
100.2%



Up 2.1%
Vs. Year Ago

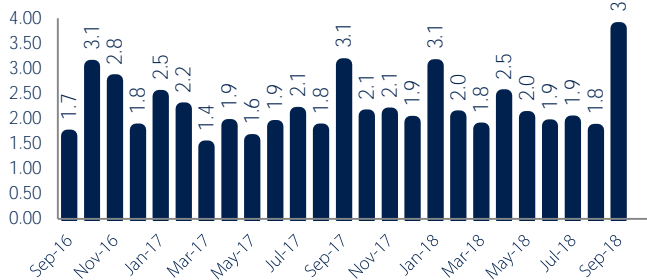
Months of Supply

3.8



Up 23%
Vs. Year Ago

Months Of Supply



Months of Supply

In September, there was 3.8 months of supply available in Penn Quarter and Shaw, compared to 3.1 in September 2017. That is an increase of 23% versus a year ago.

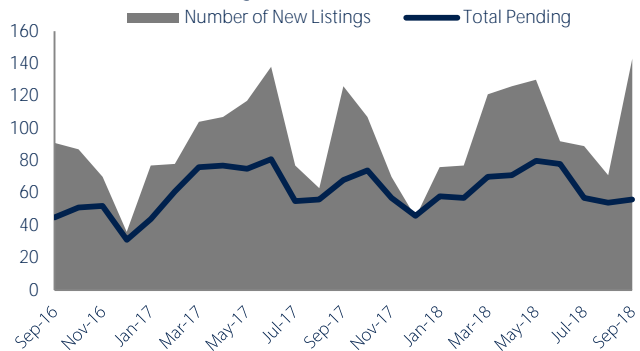
Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

New Listings & Current Contracts

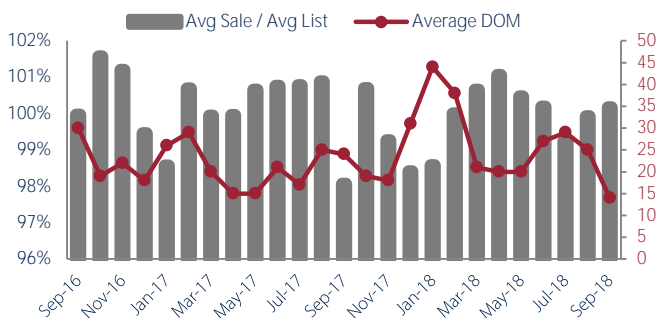
This month there were 143 homes newly listed for sale in Penn Quarter and Shaw compared to 126 in September 2017, an increase of 13%.

There were 56 current contracts pending sale this September compared to 68 a year ago. The number of current contracts is 18% lower than last September.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In September, the average sale price in Penn Quarter and Shaw was 100.2% of the average list price, which is 2.1% higher than at this time last year.

Days On Market

This month, the average number of days on market was 14, lower than the average last year, which was 24, a decrease of 42%.



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