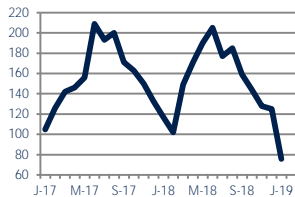




Units Sold

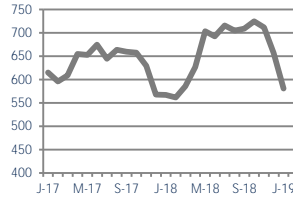
76



Down
Vs. Year Ago

Active Inventory

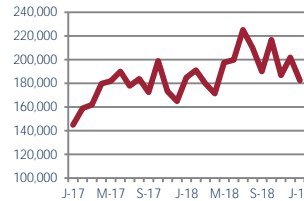
581



Up 2%
Vs. Year Ago

Median Sale Price

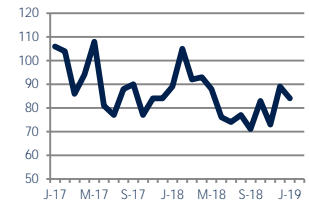
\$182,450



Down -1%
Vs. Year Ago

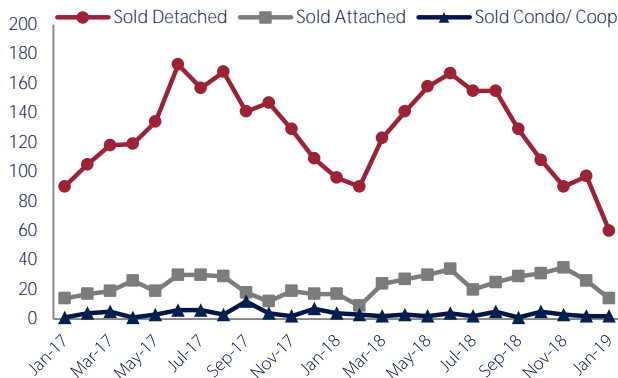
Days On Market

84



Down -6%
Vs. Year Ago

Units Sold*



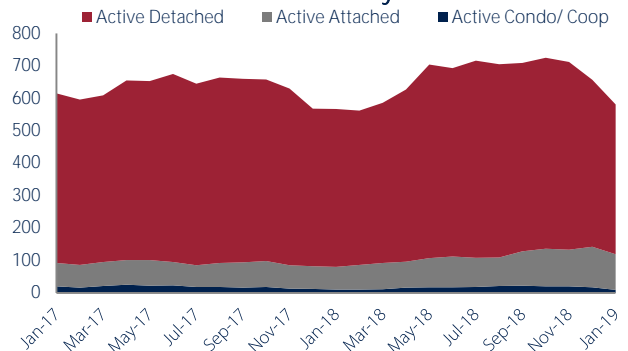
Units Sold

There was a decrease in total units sold in January, with 76 sold this month in Washington County. This month's total units sold was lower than at this time last year.

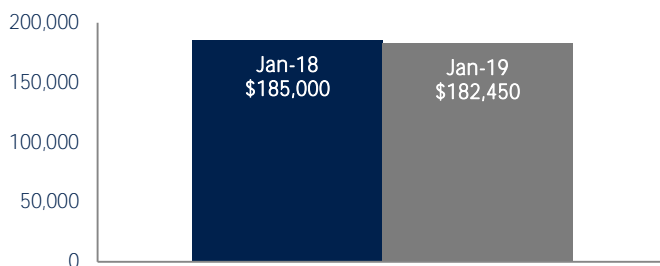
Active Inventory

Versus last year, the total number of homes available this month is higher by 14 units or 2%. The total number of active inventory this January was 581 compared to 567 in January 2018. This month's total of 581 is lower than the previous month's total supply of available inventory of 657, a decrease of 12%.

Active Inventory*



Median Sale Price



Median Sale Price

Last January, the median sale price for Washington County Homes was \$185,000. This January, the median sale price was \$182,450, a decrease of 1% or \$2,550 compared to last year. The current median sold price is 10% lower than in December.

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



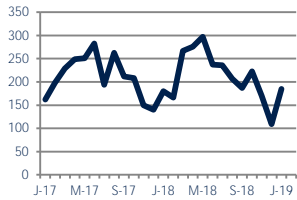
*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by BRIGHTMLS 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 BRIGHTMLS or Long & Foster Real Estate, Inc.





New Listings

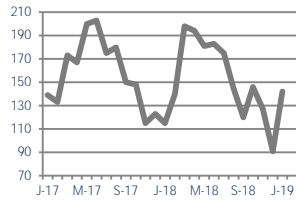
185



Up 3%
Vs. Year Ago

Current Contracts

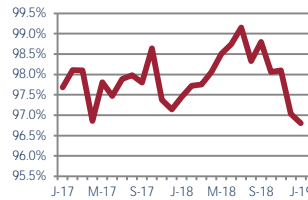
142



Up 23%
Vs. Year Ago

Sold Vs. List Price

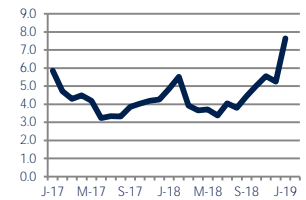
96.8%



Down -0.7%
Vs. Year Ago

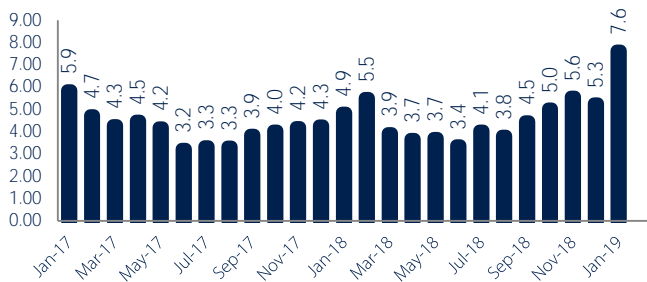
Months of Supply

7.6



Up 58%
Vs. Year Ago

Months Of Supply



Months of Supply

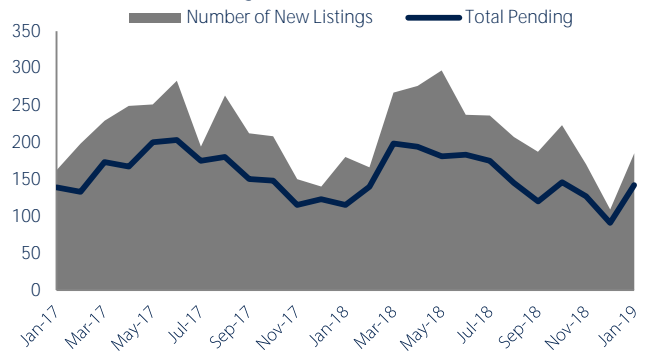
In January, there was 7.6 months of supply available in Washington County, compared to 4.8 in January 2018. That is an increase of 58% versus a year ago.

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.

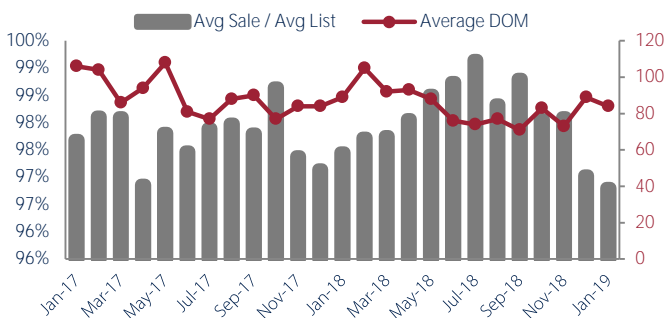
New Listings & Current Contracts

This month there were 185 homes newly listed for sale in Washington County compared to 180 in January 2018, an increase of 3%. There were 142 current contracts pending sale this January compared to 115 a year ago. The number of current contracts is 23% higher than last January.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In January, the average sale price in Washington County was 96.8% of the average list price, which is 0.7% lower than at this time last year.

Days On Market

This month, the average number of days on market was 84, lower than the average last year, which was 89, a decrease of 6%.



*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.
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