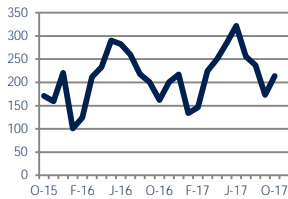


Units Sold

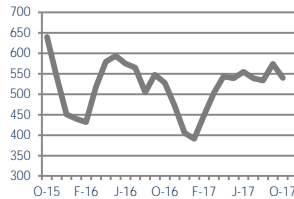
214



Up 32%
Vs. Year Ago

Active Inventory

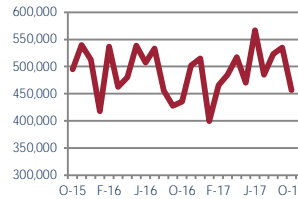
540



Up 2%
Vs. Year Ago

Median Sale Price

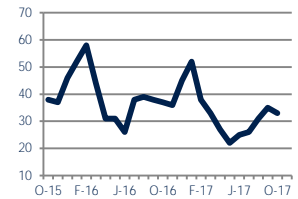
\$456,500



Up 5%
Vs. Year Ago

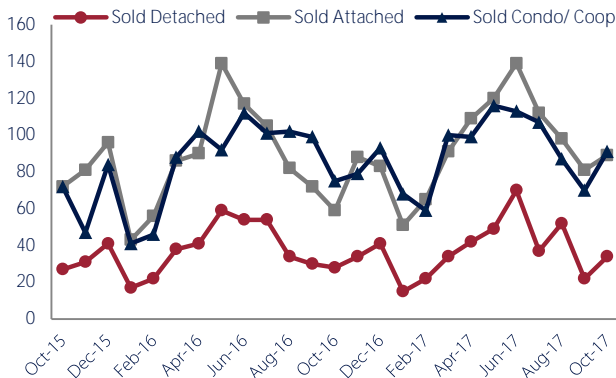
Days On Market

33



Down -11%
Vs. Year Ago

Units Sold*



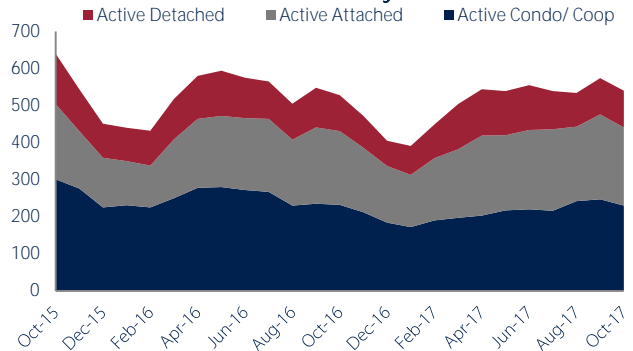
Units Sold

There was an increase in total units sold in October, with 214 sold this month in Alexandria City versus 173 last month, an increase of 24%. This month's total units sold was higher than at this time last year, an increase of 32% versus October 2016.

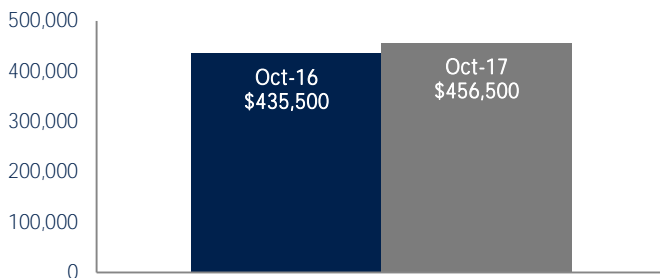
Active Inventory

Versus last year, the total number of homes available this month is higher by 12 units or 2%. The total number of active inventory this October was 540 compared to 528 in October 2016. This month's total of 540 is lower than the previous month's total supply of available inventory of 574, a decrease of 6%.

Active Inventory*



Median Sale Price



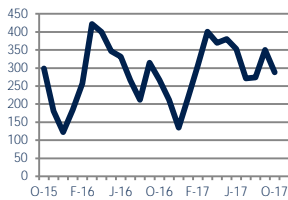
Median Sale Price

Last October, the median sale price for Alexandria City Homes was \$435,500. This October, the median sale price was \$456,500, an increase of 5% or \$21,000 compared to last year. The current median sold price is 15% 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.

New Listings

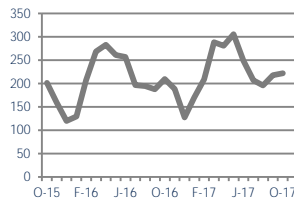
288



Up 8%
Vs. Year Ago

Current Contracts

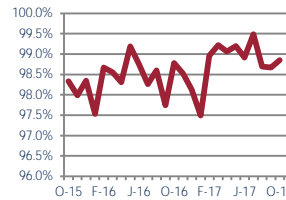
222



Up 6%
Vs. Year Ago

Sold Vs. List Price

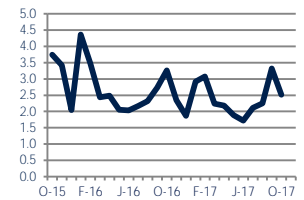
98.9%



No Change
Vs. Year Ago

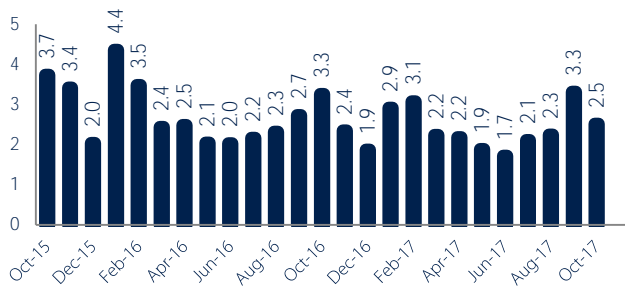
Months of Supply

2.5



Down -23%
Vs. Year Ago

Months Of Supply



Months of Supply

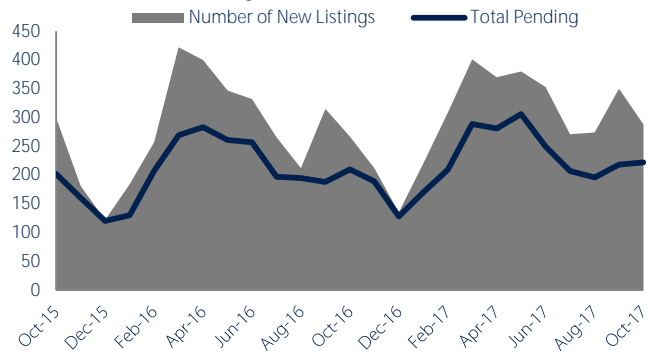
In October, there was 2.5 months of supply available in Alexandria City, compared to 3.3 in October 2016. That is a decrease of 23% versus a year ago.

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.

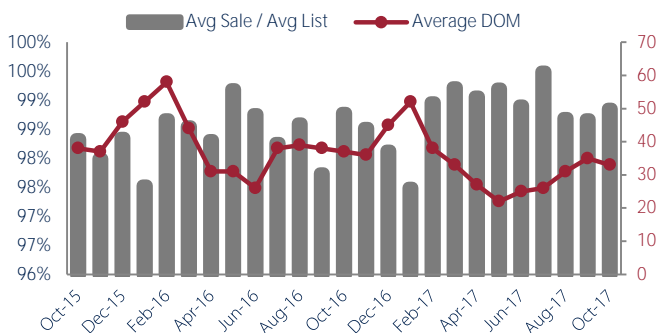
New Listings & Current Contracts

This month there were 288 homes newly listed for sale in Alexandria City compared to 267 in October 2016, an increase of 8%. There were 222 current contracts pending sale this October compared to 210 a year ago. The number of current contracts is 6% 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 Alexandria City was 98.9% 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 33, lower than the average last year, which was 37, a decrease of 11%.