



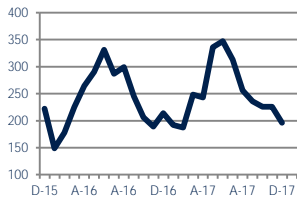
## Focus On: Alexandria Housing Market

December 2017

Zip Code(s): 22303, 22306, 22307, 22308, 22309, 22310, 22312 and 22315

### Units Sold

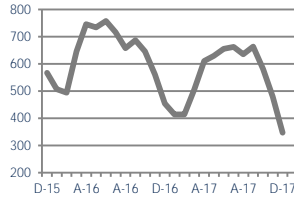
196



Down -8%  
Vs. Year Ago

### Active Inventory

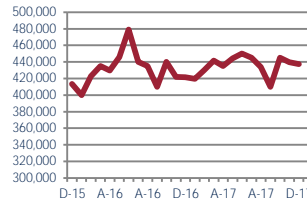
347



Down -24%  
Vs. Year Ago

### Median Sale Price

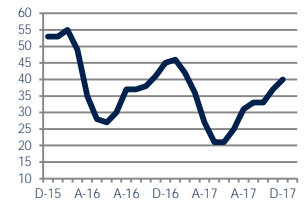
\$437,250



Up 4%  
Vs. Year Ago

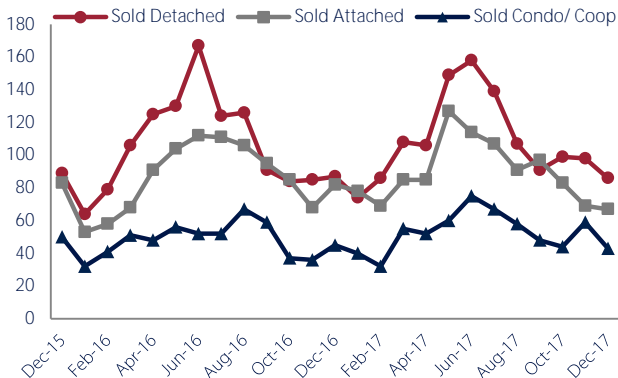
### Days On Market

40



Down -11%  
Vs. Year Ago

### Units Sold\*



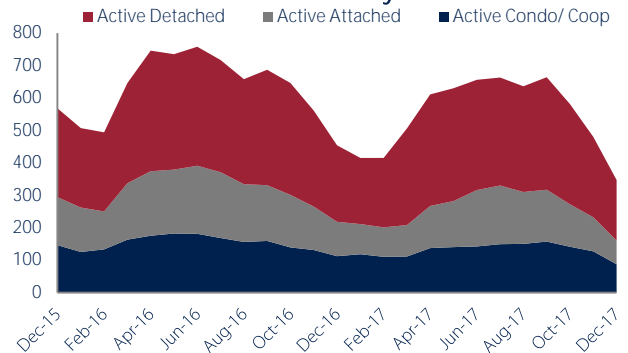
### Units Sold

There was a decrease in total units sold in December, with 196 sold this month in Alexandria versus 226 last month, a decrease of 13%. This month's total units sold was lower than at this time last year, a decrease of 8% versus December 2016.

### Active Inventory

Versus last year, the total number of homes available this month is lower by 107 units or 24%. The total number of active inventory this December was 347 compared to 454 in December 2016. This month's total of 347 is lower than the previous month's total supply of available inventory of 480, a decrease of 28%.

### Active Inventory\*



### Median Sale Price

Last December, the median sale price for Alexandria Homes was \$421,500. This December, the median sale price was \$437,250, an increase of 4% or \$15,750 compared to last year. The current median sold price is 1% lower than in November.

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

### Median Sale Price



Alexandria are defined as properties listed in zip code/s 22303, 22306, 22307, 22308, 22309, 22310, 22312 and 22315.

\*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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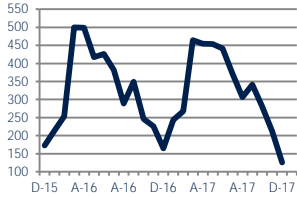
## Focus On: Alexandria Housing Market

December 2017

Zip Code(s): 22303, 22306, 22307, 22308, 22309, 22310, 22312 and 22315

### New Listings

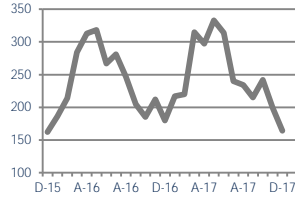
126



Down -24%  
Vs. Year Ago

### Current Contracts

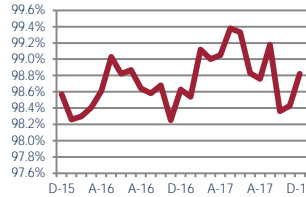
164



Down -9%  
Vs. Year Ago

### Sold Vs. List Price

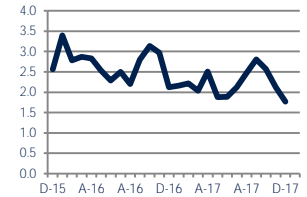
98.8%



No Change  
Vs. Year Ago

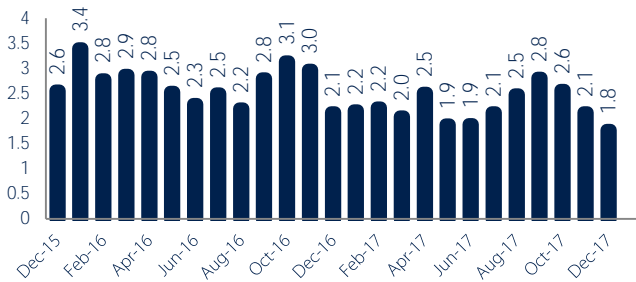
### Months of Supply

1.8



Down -17%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

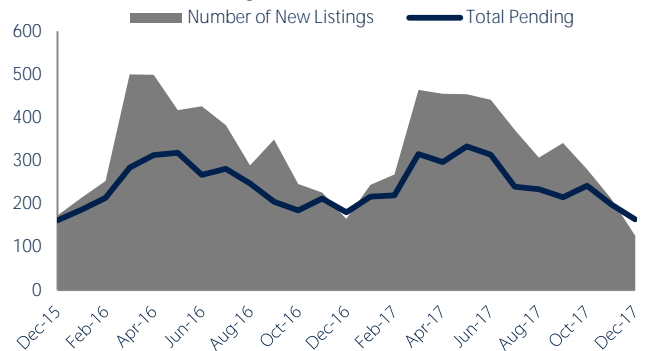
In December, there was 1.8 months of supply available in Alexandria, compared to 2.1 in December 2016. That is a decrease of 17% versus a year ago.

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.

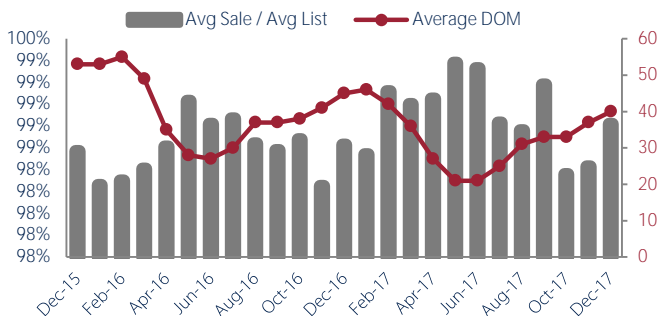
### New Listings & Current Contracts

This month there were 126 homes newly listed for sale in Alexandria compared to 165 in December 2016, a decrease of 24%. There were 164 current contracts pending sale this December compared to 180 a year ago. The number of current contracts is 9% lower than last December.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In December, the average sale price in Alexandria was 98.8% 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 40, lower than the average last year, which was 45, a decrease of 11%.

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