



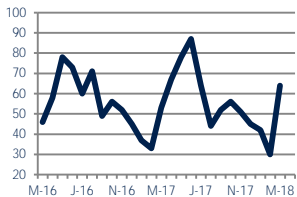
Focus On: Annandale Housing Market

March 2018

Zip Code(s): 22003

Units Sold

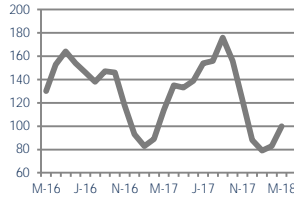
64



Up 21%
Vs. Year Ago

Active Inventory

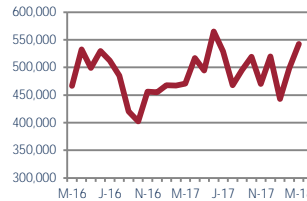
100



Down -12%
Vs. Year Ago

Median Sale Price

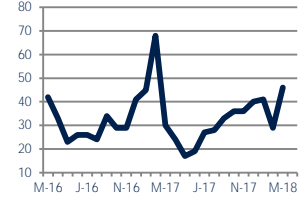
\$542,500



Up 15%
Vs. Year Ago

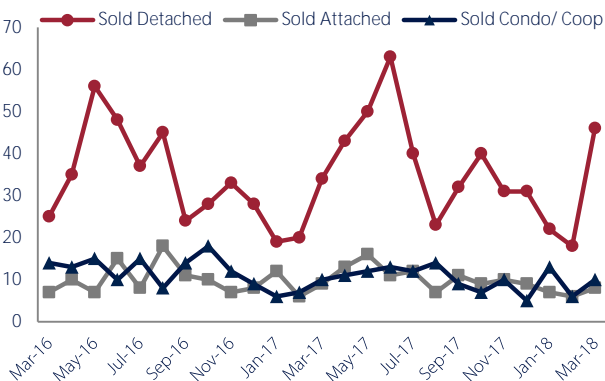
Days On Market

46



Up 53%
Vs. Year Ago

Units Sold*



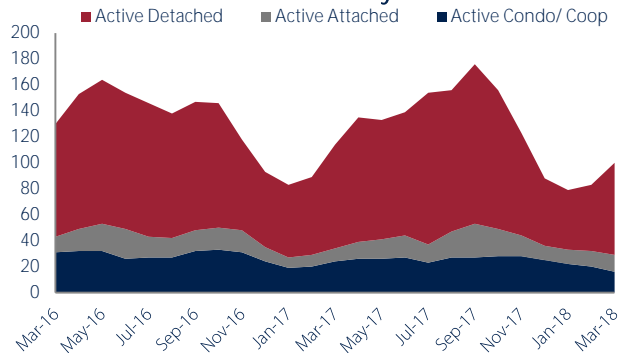
Units Sold

There was an increase in total units sold in March, with 64 sold this month in Annandale. This month's total units sold was higher than at this time last year.

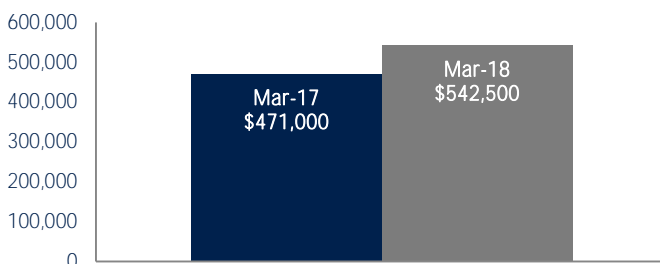
Active Inventory

Versus last year, the total number of homes available this month is lower by 14 units or 12%. The total number of active inventory this March was 100 compared to 114 in March 2017. This month's total of 100 is higher than the previous month's total supply of available inventory of 83, an increase of 20%.

Active Inventory*



Median Sale Price



Median Sale Price

Last March, the median sale price for Annandale Homes was \$471,000. This March, the median sale price was \$542,500, an increase of 15% or \$71,500 compared to last year. The current median sold price is 9% higher than in February.

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



Annandale are defined as properties listed in zip code/s 22003.

*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.



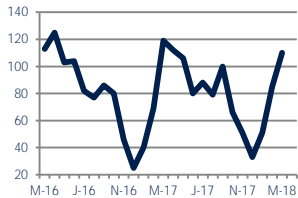
Focus On: Annandale Housing Market

March 2018

Zip Code(s): 22003

New Listings

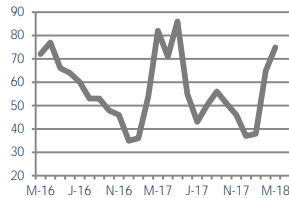
110



Down -8%
Vs. Year Ago

Current Contracts

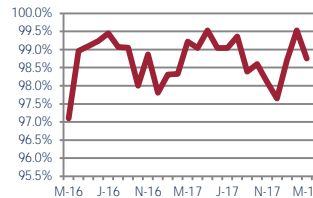
75



Down -9%
Vs. Year Ago

Sold Vs. List Price

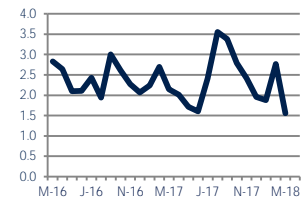
98.8%



No Change
Vs. Year Ago

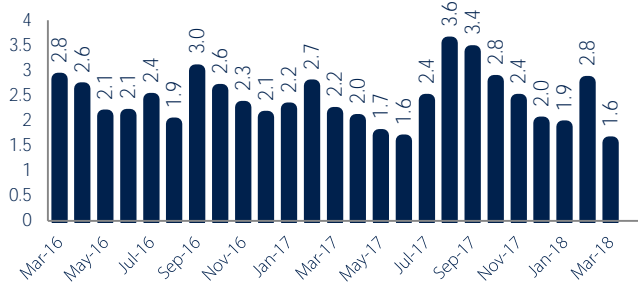
Months of Supply

1.6



Down -27%
Vs. Year Ago

Months Of Supply



Months of Supply

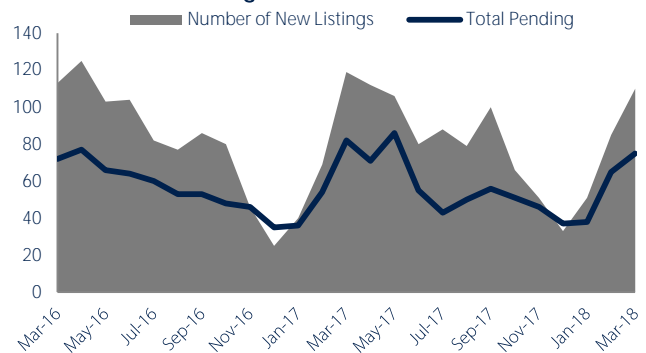
In March, there was 1.6 months of supply available in Annandale, compared to 2.2 in March 2017. That is a decrease of 27% versus a year ago.

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.

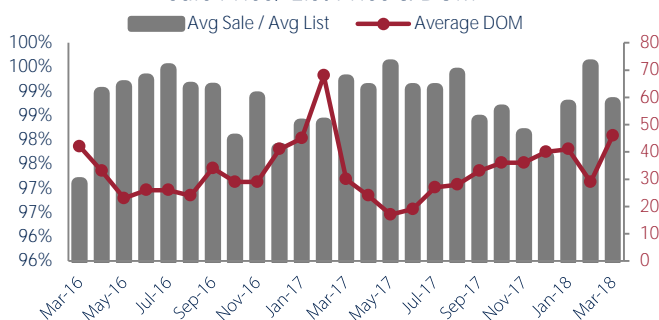
New Listings & Current Contracts

This month there were 110 homes newly listed for sale in Annandale compared to 119 in March 2017, a decrease of 8%. There were 75 current contracts pending sale this March compared to 82 a year ago. The number of current contracts is 9% lower than last March.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In March, the average sale price in Annandale 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 46, higher than the average last year, which was 30, an increase of 53%.



Annandale are defined as properties listed in zip code/s 22003.

*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.

