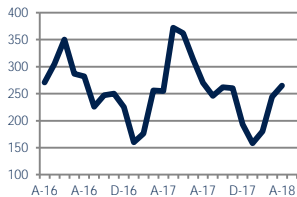




Units Sold

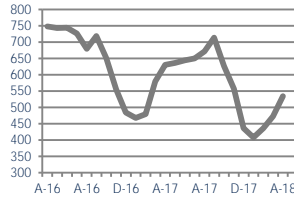
265



Up 4%
Vs. Year Ago

Active Inventory

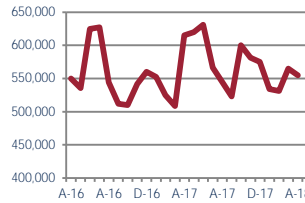
535



Down -15%
Vs. Year Ago

Median Sale Price

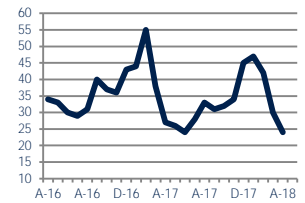
\$555,000



Down -10%
Vs. Year Ago

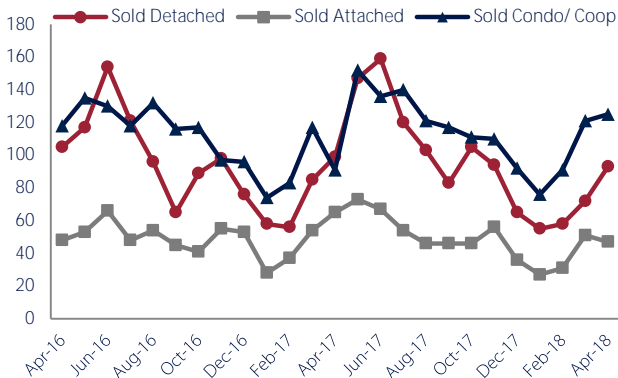
Days On Market

24



Down -11%
Vs. Year Ago

Units Sold*



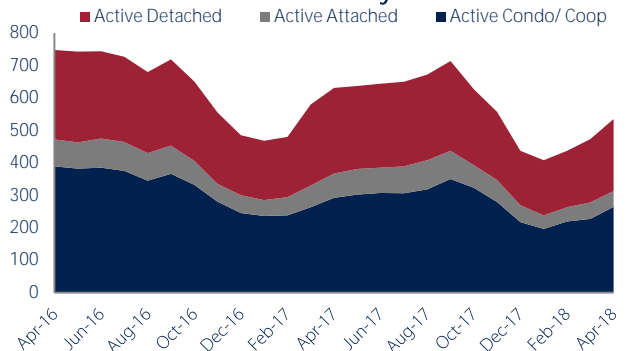
Units Sold

There was an increase in total units sold in April, with 265 sold this month in Arlington County versus 244 last month, an increase of 9%. This month's total units sold was higher than at this time last year, an increase of 4% versus April 2017.

Active Inventory

Versus last year, the total number of homes available this month is lower by 96 units or 15%. The total number of active inventory this April was 535 compared to 631 in April 2017. This month's total of 535 is higher than the previous month's total supply of available inventory of 473, an increase of 13%.

Active Inventory*



Median Sale Price



Median Sale Price

Last April, the median sale price for Arlington County Homes was \$615,000. This April, the median sale price was \$555,000, a decrease of 10% or \$60,000 compared to last year. The current median sold price is 2% lower than in March.

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

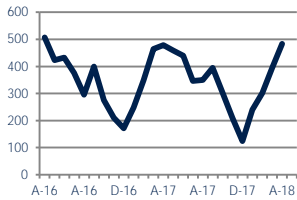


*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by MRIS and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



New Listings

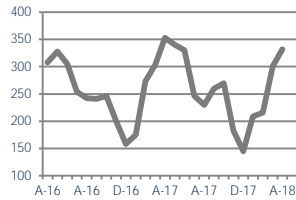
483



Up 1%
Vs. Year Ago

Current Contracts

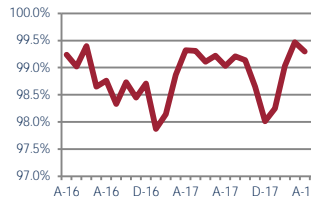
332



Down -6%
Vs. Year Ago

Sold Vs. List Price

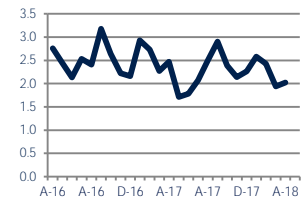
99.3%



No Change
Vs. Year Ago

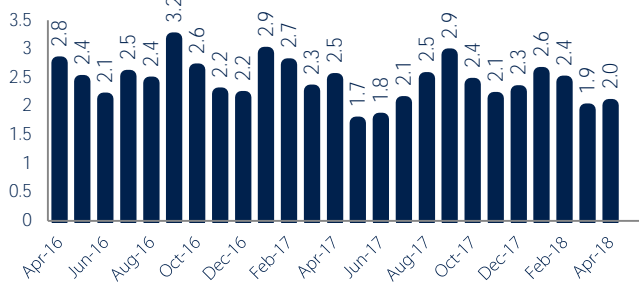
Months of Supply

2.0



Down -18%
Vs. Year Ago

Months Of Supply



Months of Supply

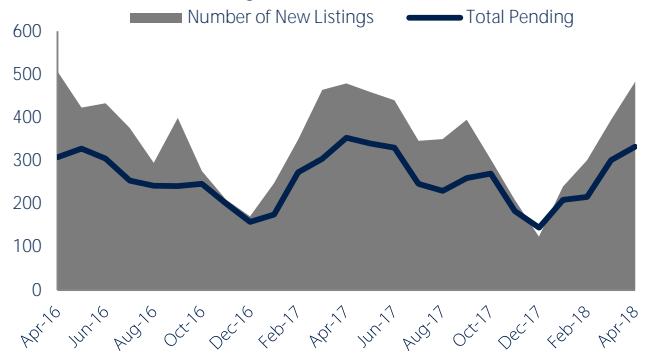
In April, there was 2.0 months of supply available in Arlington County, compared to 2.5 in April 2017. That is a decrease of 18% versus a year ago.

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.

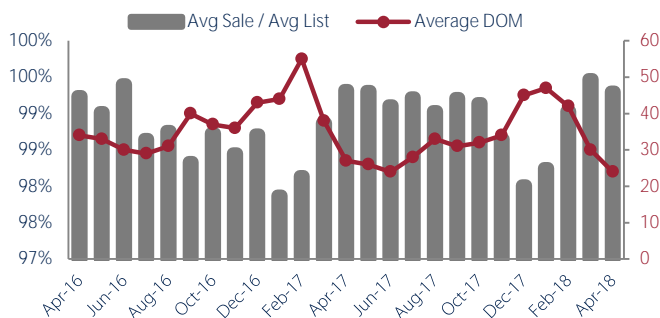
New Listings & Current Contracts

This month there were 483 homes newly listed for sale in Arlington County compared to 479 in April 2017, an increase of 1%. There were 332 current contracts pending sale this April compared to 353 a year ago. The number of current contracts is 6% lower than last April.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In April, the average sale price in Arlington County was 99.3% 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 24, lower than the average last year, which was 27, a decrease of 11%.



*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.

