



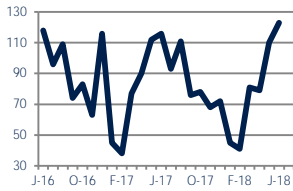
# The Long & Foster Market Minute™

## Focus On: Broadlands and Brambleton Housing Market

June 2018

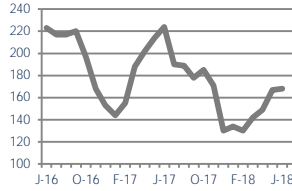
Zip Code(s): 20148

**Units Sold**  
123



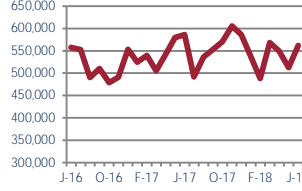
**Up 6%**  
Vs. Year Ago

**Active Inventory**  
168



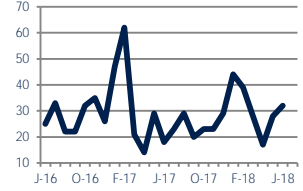
**Down -25%**  
Vs. Year Ago

**Median Sale Price**  
\$562,000



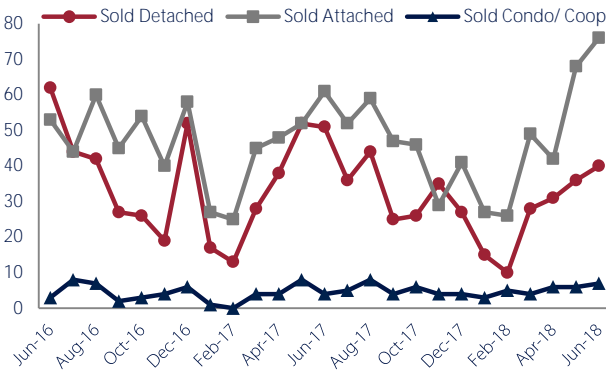
**Down -4%**  
Vs. Year Ago

**Days On Market**  
32



**Up 78%**  
Vs. Year Ago

### Units Sold\*



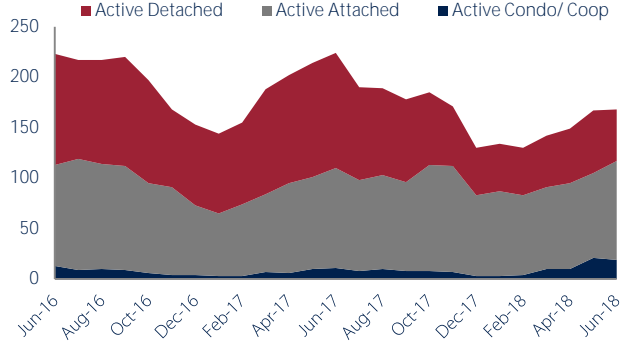
### Units Sold

There was an increase in total units sold in June, with 123 sold this month in Broadlands and Brambleton versus 110 last month, an increase of 12%. This month's total units sold was higher than at this time last year, an increase of 6% versus June 2017.

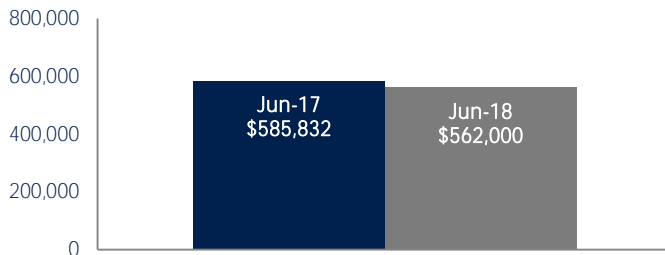
### Active Inventory

Versus last year, the total number of homes available this month is lower by 56 units or 25%. The total number of active inventory this June was 168 compared to 224 in June 2017. This month's total of 168 is higher than the previous month's total supply of available inventory of 167, an increase of 1%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last June, the median sale price for Broadlands and Brambleton Homes was \$585,832. This June, the median sale price was \$562,000, a decrease of 4% or \$23,832 compared to last year. The current median sold price is 10% higher than in May.

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



Broadlands and Brambleton are defined as properties listed in zip code/s 20148.

\*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.

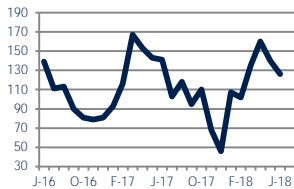
**CHRISTIE'S**  
INTERNATIONAL REAL ESTATE





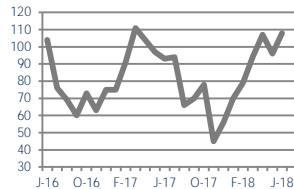
Zip Code(s): 20148

**New Listings**  
126



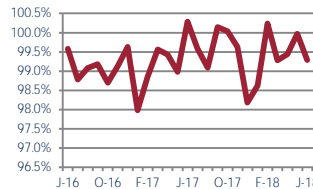
**Down -11%**  
Vs. Year Ago

**Current Contracts**  
108



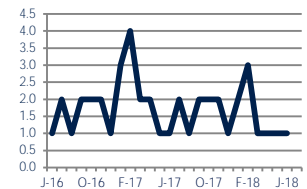
**Up 16%**  
Vs. Year Ago

**Sold Vs. List Price**  
99.3%



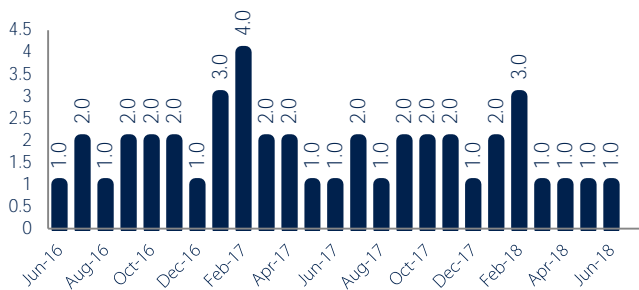
**Down -1%**  
Vs. Year Ago

**Months of Supply**  
1.0



**No Change**  
Vs. Year Ago

### Months Of Supply



### New Listings & Current Contracts

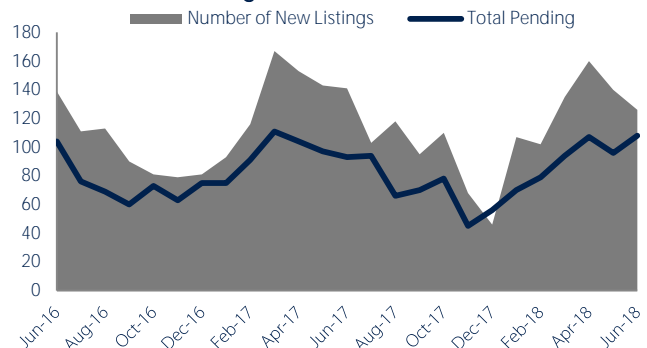
This month there were 126 homes newly listed for sale in Broadlands and Brambleton compared to 141 in June 2017, a decrease of 11%. There were 108 current contracts pending sale this June compared to 93 a year ago. The number of current contracts is 16% higher than last June.

### Months of Supply

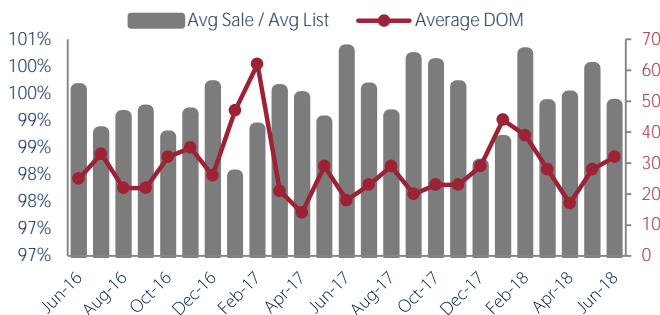
In June, there was 1.4 months of supply available in Broadlands and Brambleton, compared to 1.9 in June 2017. That is a decrease of 29% versus a year ago.

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



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In June, the average sale price in Broadlands and Brambleton was 99.3% of the average list price, which is 1.0% lower than at this time last year.

### Days On Market

This month, the average number of days on market was 32, higher than the average last year, which was 18, an increase of 78%.



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