



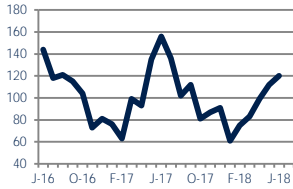
The Long & Foster Market Minute™

Focus On: Dale City Housing Market

June 2018

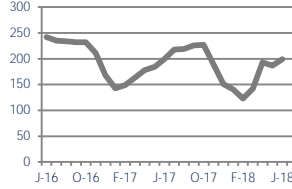
Zip Code(s): 22193

Units Sold
120



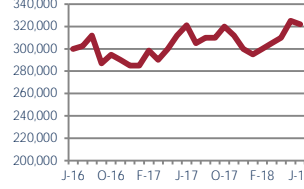
Down -23%
Vs. Year Ago

Active Inventory
199



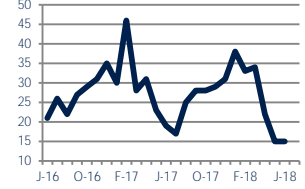
No Change
Vs. Year Ago

Median Sale Price
\$322,000

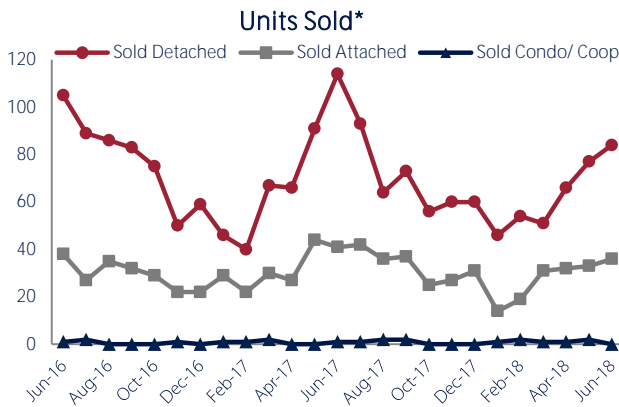


No Change
Vs. Year Ago

Days On Market
15



Down -21%
Vs. Year Ago

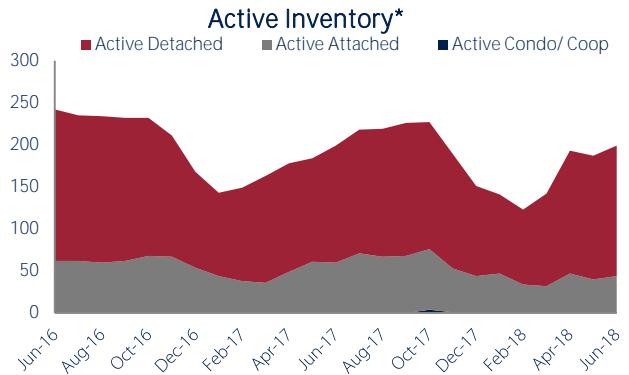


Units Sold

There was an increase in total units sold in June, with 120 sold this month in Dale City versus 112 last month, an increase of 7%. This month's total units sold was lower than at this time last year, a decrease of 23% versus June 2017.

Active Inventory

The total number of homes available this month is 199 units, which is similar compared to a year ago. This month's total of 199 is higher than the previous month's total supply of available inventory of 187, an increase of 6%.



Median Sale Price



Median Sale Price

Last June, the median sale price for Dale City Homes was \$321,000. This June, the median sale price was \$322,000, which is similar compared to a year ago. The current median sold price is 1% 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.



Dale City are defined as properties listed in zip code/s 22193.

*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.



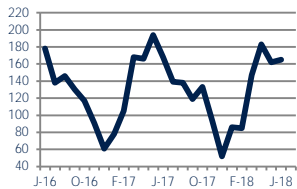


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June 2018

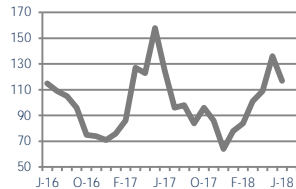
Zip Code(s): 22193

New Listings
165



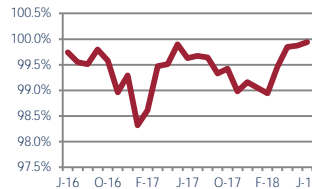
Down -2%
Vs. Year Ago

Current Contracts
117



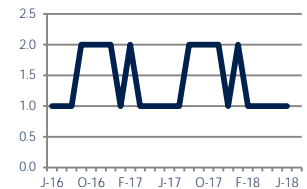
Down -6%
Vs. Year Ago

Sold Vs. List Price
99.9%



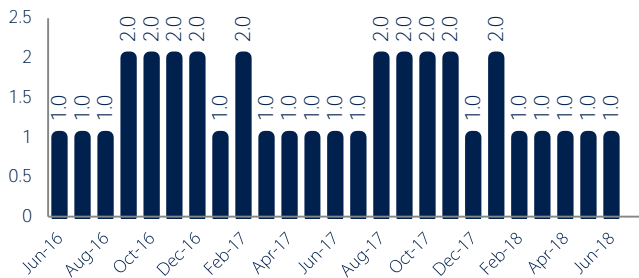
No Change
Vs. Year Ago

Months of Supply
1.0



No Change
Vs. Year Ago

Months Of Supply



Months of Supply

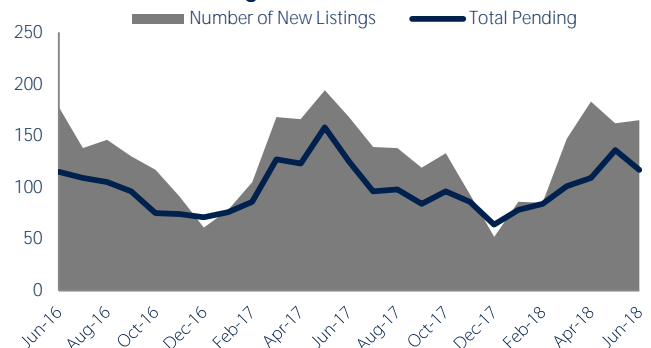
In June, there was 1.7 months of supply available in Dale City, compared to 1.3 in June 2017. That is an increase of 30% versus a year ago.

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.

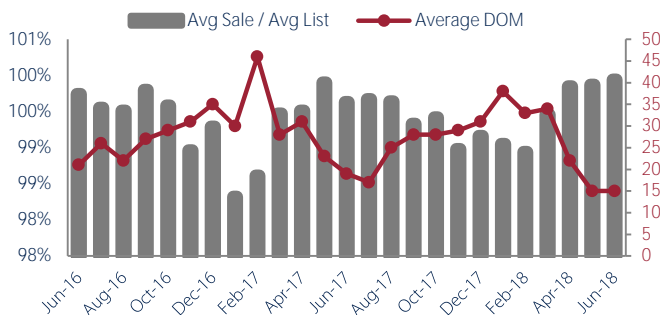
New Listings & Current Contracts

This month there were 165 homes newly listed for sale in Dale City compared to 168 in June 2017, a decrease of 2%. There were 117 current contracts pending sale this June compared to 125 a year ago. The number of current contracts is 6% lower than last June.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In June, the average sale price in Dale City was 99.9% 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 15, lower than the average last year, which was 19, a decrease of 21%.



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