



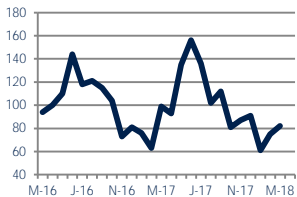
Focus On: Dale City Housing Market

March 2018

Zip Code(s): 22193

Units Sold

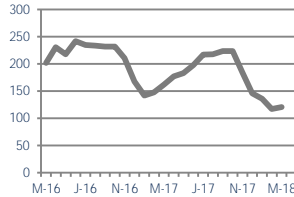
82



Down -17%
Vs. Year Ago

Active Inventory

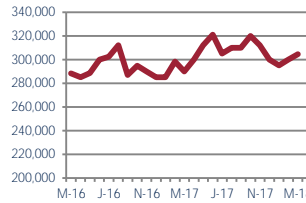
121



Down -25%
Vs. Year Ago

Median Sale Price

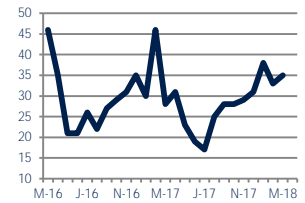
\$304,500



Up 5%
Vs. Year Ago

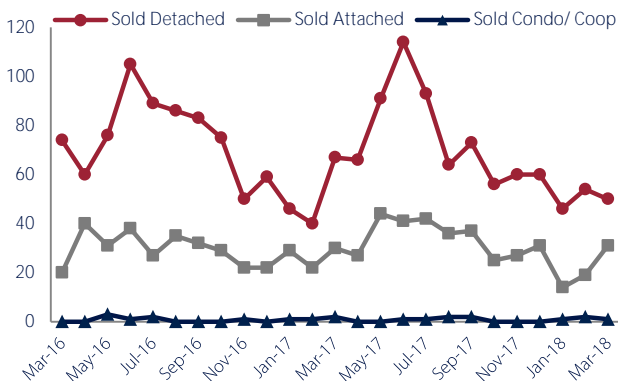
Days On Market

35



Up 25%
Vs. Year Ago

Units Sold*



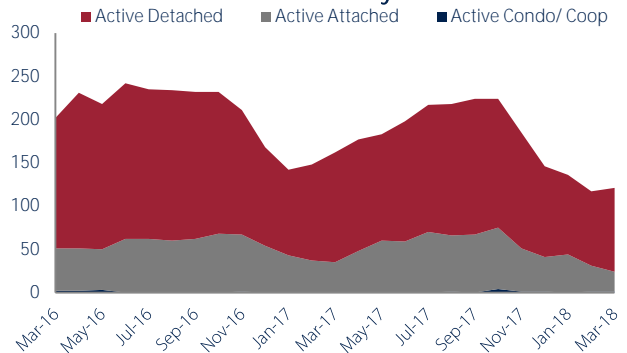
Units Sold

There was an increase in total units sold in March, with 82 sold this month in Dale City versus 75 last month, an increase of 9%. This month's total units sold was lower than at this time last year, a decrease of 17% versus March 2017.

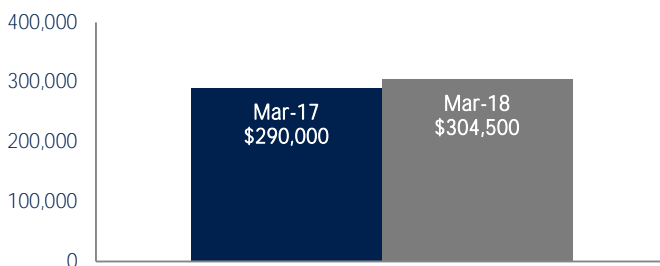
Active Inventory

Versus last year, the total number of homes available this month is lower by 41 units or 25%. The total number of active inventory this March was 121 compared to 162 in March 2017. This month's total of 121 is higher than the previous month's total supply of available inventory of 117, an increase of 3%.

Active Inventory*



Median Sale Price



Median Sale Price

Last March, the median sale price for Dale City Homes was \$290,000. This March, the median sale price was \$304,500, an increase of 5% or \$14,500 compared to last year. The current median sold price is 2% 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.



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.



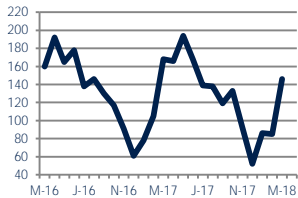
Focus On: Dale City Housing Market

March 2018

Zip Code(s): 22193

New Listings

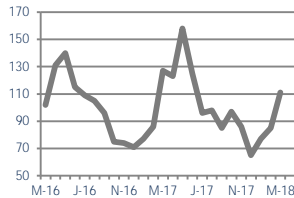
146



Down -13%
Vs. Year Ago

Current Contracts

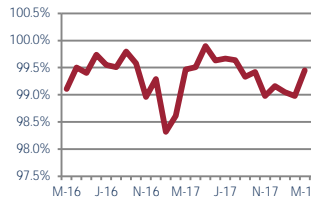
111



Down -13%
Vs. Year Ago

Sold Vs. List Price

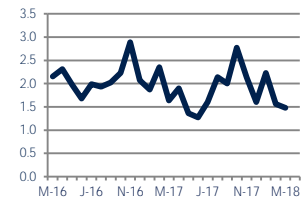
99.5%



No Change
Vs. Year Ago

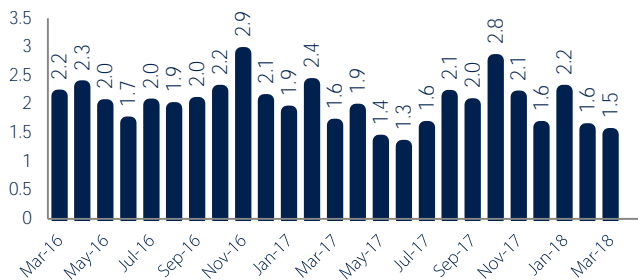
Months of Supply

1.5



Down -10%
Vs. Year Ago

Months Of Supply



Months of Supply

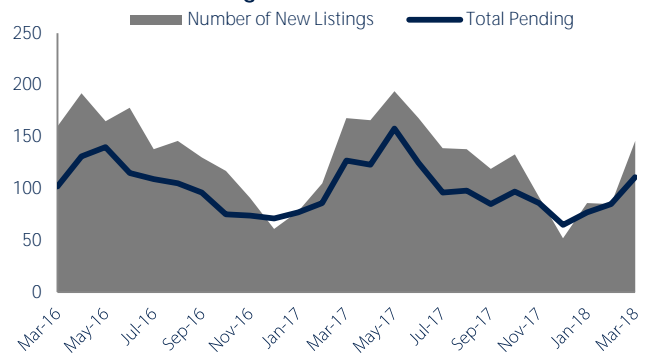
In March, there was 1.5 months of supply available in Dale City, compared to 1.6 in March 2017. That is a decrease of 10% versus a year ago.

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.

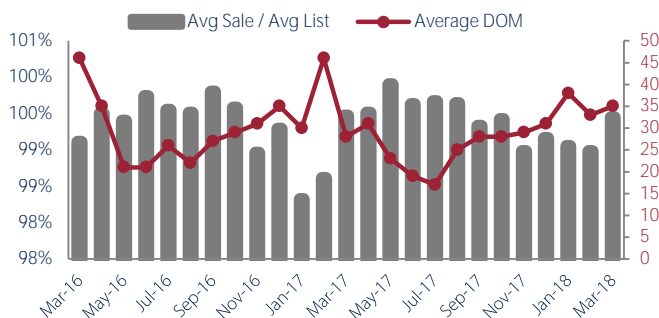
New Listings & Current Contracts

This month there were 146 homes newly listed for sale in Dale City compared to 168 in March 2017, a decrease of 13%. There were 111 current contracts pending sale this March compared to 127 a year ago. The number of current contracts is 13% 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 Dale City was 99.5% 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 35, higher than the average last year, which was 28, an increase of 25%.



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