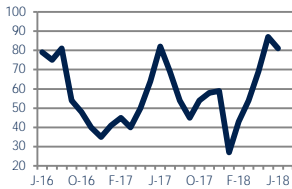


## Focus On: Dumfries Housing Market

June 2018

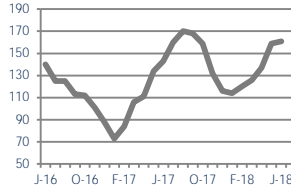
Zip Code(s): 22025 and 22026

**Units Sold**  
81



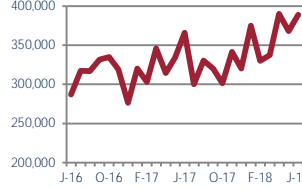
Down -1%  
Vs. Year Ago

**Active Inventory**  
161



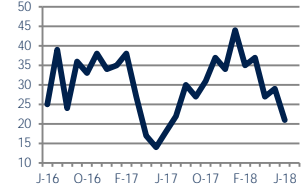
Up 13%  
Vs. Year Ago

**Median Sale Price**  
\$389,000



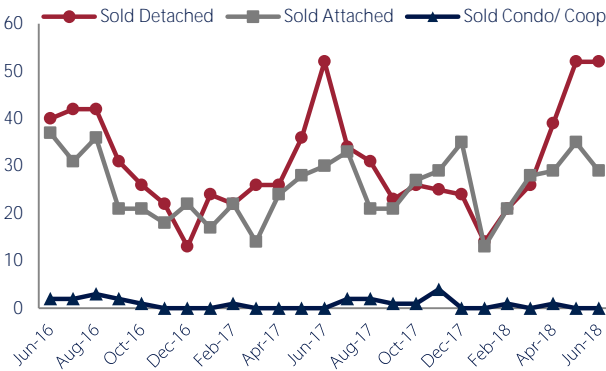
Up 6%  
Vs. Year Ago

**Days On Market**  
21



Up 17%  
Vs. Year Ago

### Units Sold\*



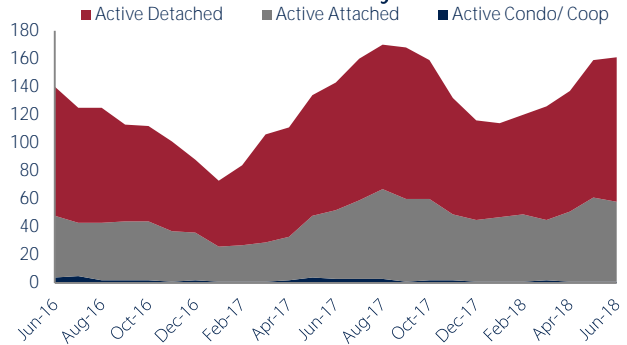
### Units Sold

There was a decrease in total units sold in June, with 81 sold this month in Dumfries versus 87 last month, a decrease of 7%. This month's total units sold was lower than at this time last year, a decrease of 1% versus June 2017.

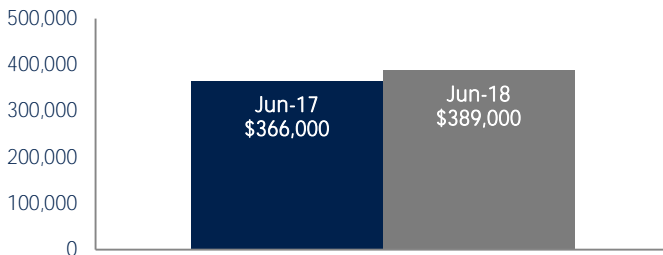
### Active Inventory

Versus last year, the total number of homes available this month is higher by 18 units or 13%. The total number of active inventory this June was 161 compared to 143 in June 2017. This month's total of 161 is higher than the previous month's total supply of available inventory of 159, an increase of 1%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last June, the median sale price for Dumfries Homes was \$366,000. This June, the median sale price was \$389,000, an increase of 6% or \$23,000 compared to last year. The current median sold price is 6% 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.

Dumfries are defined as properties listed in zip code/s 22025 and 22026.

\*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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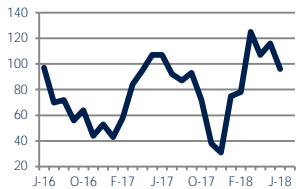
## Focus On: Dumfries Housing Market

June 2018

Zip Code(s): 22025 and 22026

### New Listings

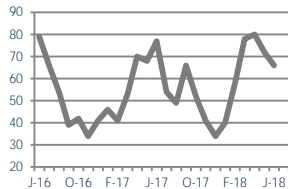
96



Down -10%  
Vs. Year Ago

### Current Contracts

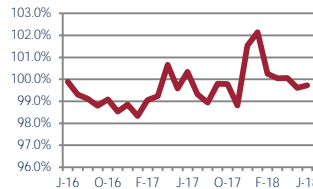
66



Down -14%  
Vs. Year Ago

### Sold Vs. List Price

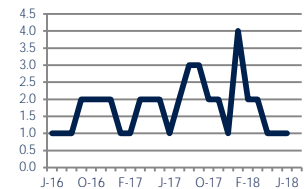
99.7%



Down -0.6%  
Vs. Year Ago

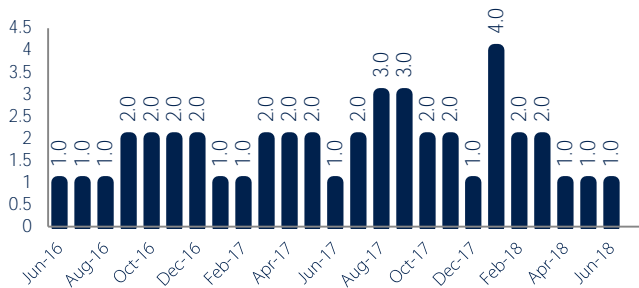
### Months of Supply

1.0



No Change  
Vs. Year Ago

### Months Of Supply



### Months of Supply

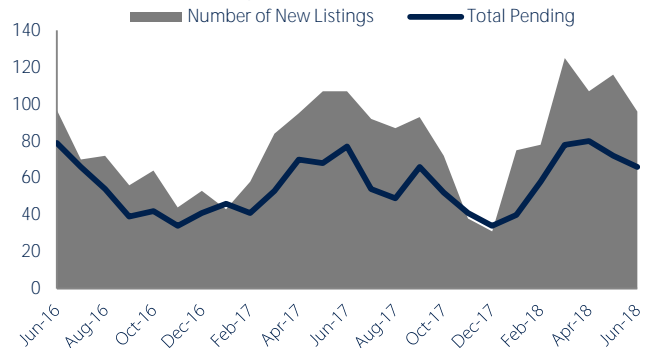
In June, there was 2.0 months of supply available in Dumfries, compared to 1.7 in June 2017. That is an increase of 14% versus a year ago.

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.

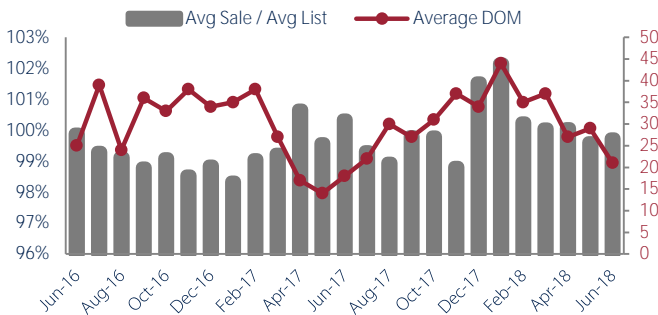
### New Listings & Current Contracts

This month there were 96 homes newly listed for sale in Dumfries compared to 107 in June 2017, a decrease of 10%. There were 66 current contracts pending sale this June compared to 77 a year ago. The number of current contracts is 14% 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 Dumfries was 99.7% of the average list price, which is 0.6% lower than at this time last year.

### Days On Market

This month, the average number of days on market was 21, higher than the average last year, which was 18, an increase of 17%.



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