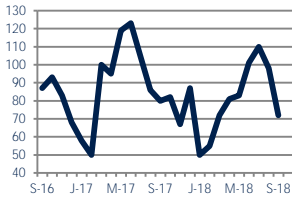


Zip Code(s): 22191

### Units Sold

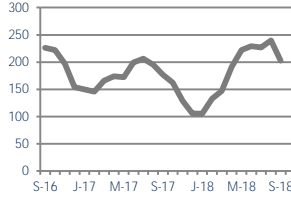
72



Down -10%  
Vs. Year Ago

### Active Inventory

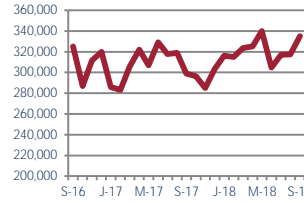
203



Up 15%  
Vs. Year Ago

### Median Sale Price

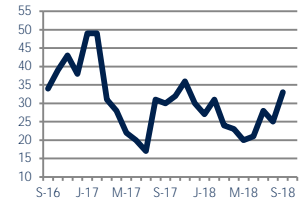
\$335,000



Up 12%  
Vs. Year Ago

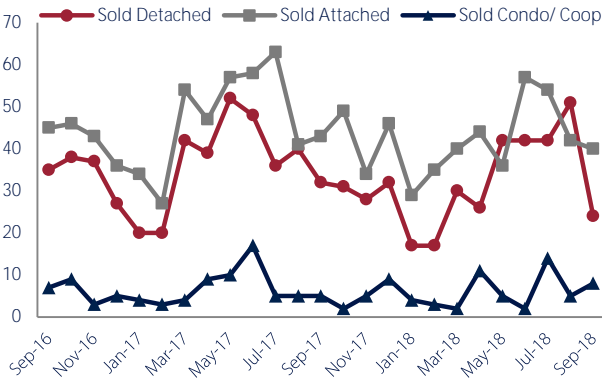
### Days On Market

33



Up 10%  
Vs. Year Ago

### Units Sold\*



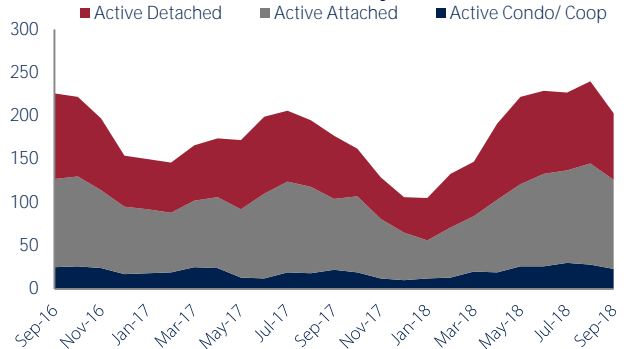
### Units Sold

There was a decrease in total units sold in September, with 72 sold this month in Featherstone, River Bend Estates, and Southern Woodbridge versus 98 last month, a decrease of 27%. This month's total units sold was lower than at this time last year, a decrease of 10% versus September 2017.

### Active Inventory

Versus last year, the total number of homes available this month is higher by 26 units or 15%. The total number of active inventory this September was 203 compared to 177 in September 2017. This month's total of 203 is lower than the previous month's total supply of available inventory of 240, a decrease of 15%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last September, the median sale price for Featherstone, River Bend Estates, and Southern Woodbridge Homes was \$299,000. This September, the median sale price was \$335,000, an increase of 12% or \$36,000 compared to last year. The current median sold price is 6% higher than in August.

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



Featherstone, River Bend Estates, and Southern Woodbridge are defined as properties listed in zip code/s 22191.

\*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.

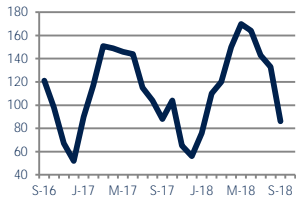
Information included in this report is based on data supplied by MRIS and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently verified, and does not constitute an opinion of MRIS or Long & Foster Real Estate, Inc.



Zip Code(s): 22191

### New Listings

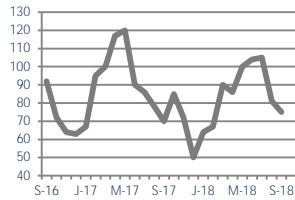
86



**Down -2%**  
Vs. Year Ago

### Current Contracts

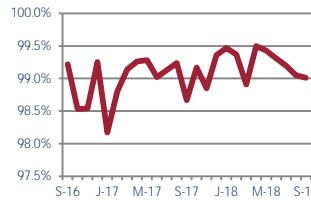
75



**Up 7%**  
Vs. Year Ago

### Sold Vs. List Price

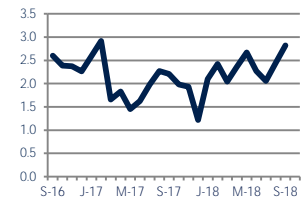
99.0%



**No Change**  
Vs. Year Ago

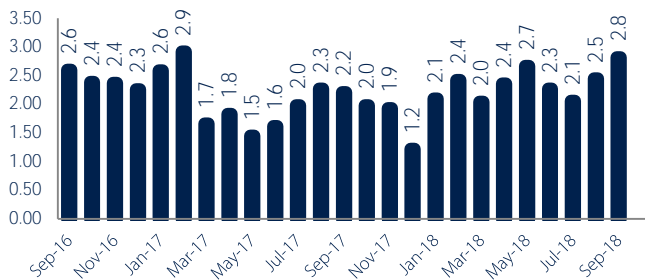
### Months of Supply

2.8



**Up 28%**  
Vs. Year Ago

### Months Of Supply



### Months of Supply

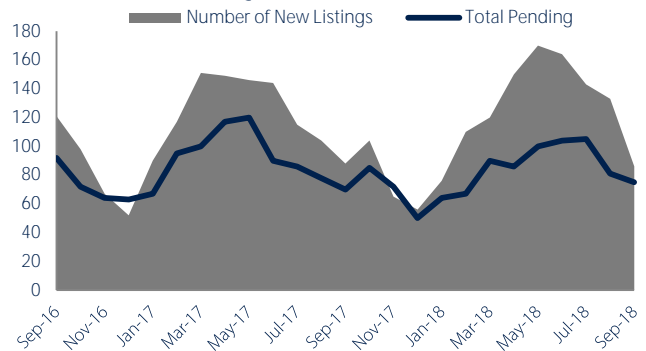
In September, there was 2.8 months of supply available in Featherstone, River Bend Estates, and Southern Woodbridge, compared to 2.2 in September 2017. That is an increase of 27% versus a year ago.

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.

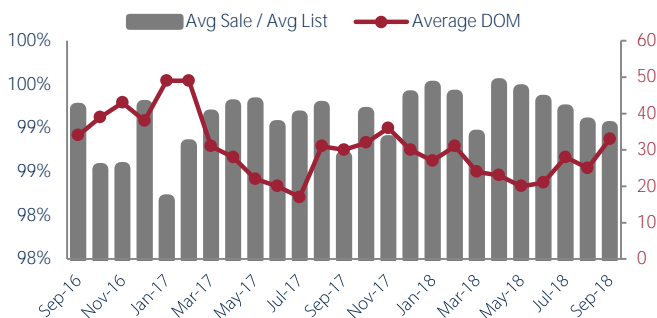
### New Listings & Current Contracts

This month there were 86 homes newly listed for sale in Featherstone, River Bend Estates, and Southern Woodbridge compared to 88 in September 2017, a decrease of 2%. There were 75 current contracts pending sale this September compared to 70 a year ago. The number of current contracts is 7% higher than last September.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In September, the average sale price in Featherstone, River Bend Estates, and Southern Woodbridge was 99.0% 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 33, higher than the average last year, which was 30, an increase of 10%.



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