

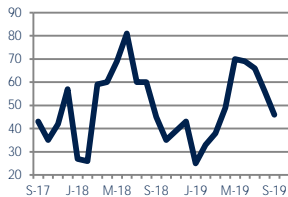
Focus On: Haymarket and Catharpin Housing Market

September 2019

Zip Code(s): 20169, 20168 and 20143

Units Sold

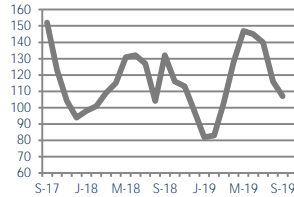
46



Up 2%
Vs. Year Ago

Active Inventory

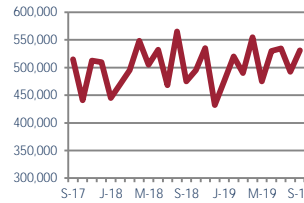
107



Down -19%
Vs. Year Ago

Median Sale Price

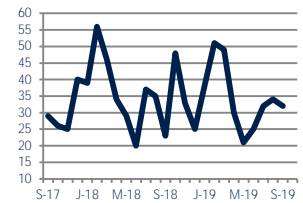
\$531,000



Up 12%
Vs. Year Ago

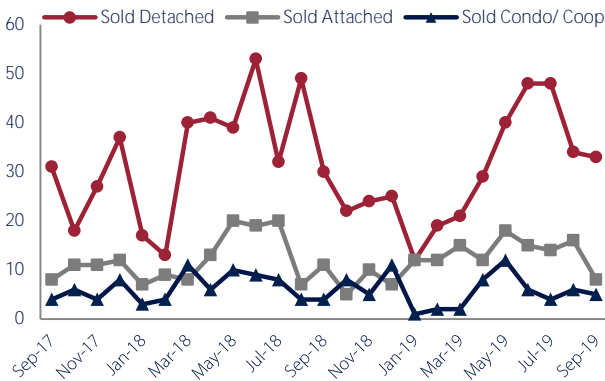
Days On Market

32



Up 39%
Vs. Year Ago

Units Sold*



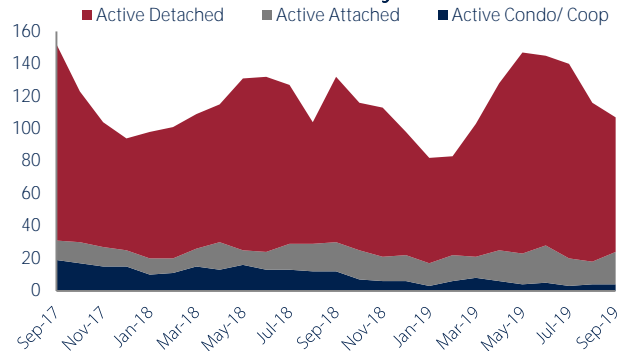
Units Sold

There was a decrease in total units sold in September, with 46 sold this month in Haymarket and Catharpin versus 56 last month, a decrease of 18%. This month's total units sold was higher than at this time last year, an increase of 2% versus September 2018.

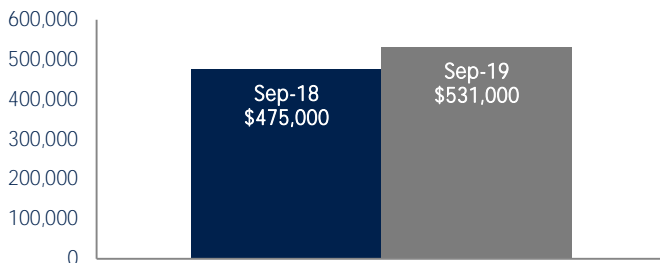
Active Inventory

Versus last year, the total number of homes available this month is lower by 25 units or 19%. The total number of active inventory this September was 107 compared to 132 in September 2018. This month's total of 107 is lower than the previous month's total supply of available inventory of 116, a decrease of 8%.

Active Inventory*



Median Sale Price



Median Sale Price

Last September, the median sale price for Haymarket and Catharpin Homes was \$475,000. This September, the median sale price was \$531,000, an increase of 12% or \$56,000 compared to last year. The current median sold price is 8% 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.

Haymarket and Catharpin are defined as properties listed in zip code/s 20169, 20168 and 20143.

*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 BRIGHTMLS 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 BRIGHTMLS or Long & Foster Real Estate, Inc.



CHRISTIE'S INTERNATIONAL REAL ESTATE





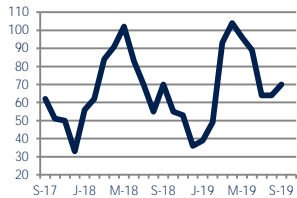
Focus On: Haymarket and Catharpin Housing Market

September 2019

Zip Code(s): 20169, 20168 and 20143

New Listings

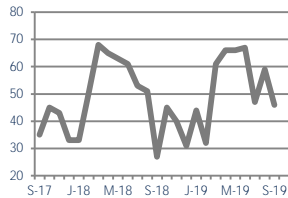
70



No Change
Vs. Year Ago

Current Contracts

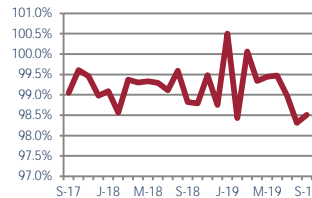
46



Up 70%
Vs. Year Ago

Sold Vs. List Price

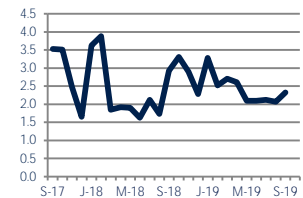
98.5%



No Change
Vs. Year Ago

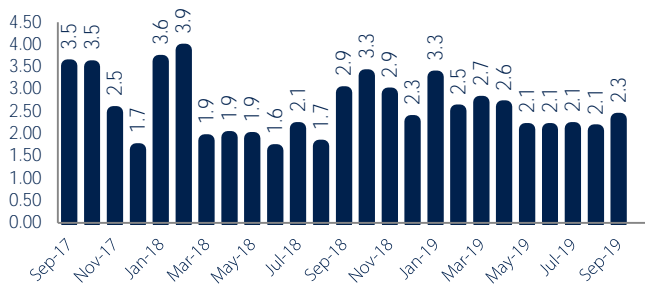
Months of Supply

2.3



Down -20%
Vs. Year Ago

Months Of Supply



Months of Supply

In September, there was 2.3 months of supply available in Haymarket and Catharpin, compared to 2.9 in September 2018. That is a decrease of 21% versus a year ago.

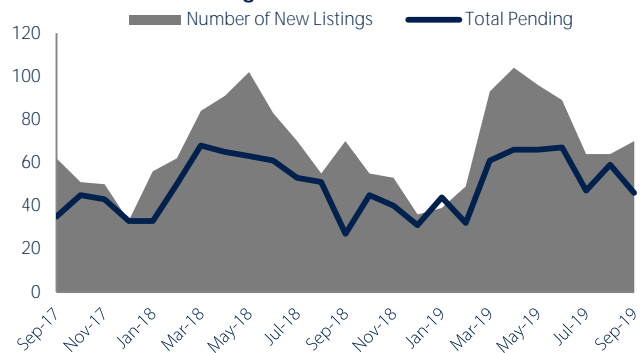
Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

New Listings & Current Contracts

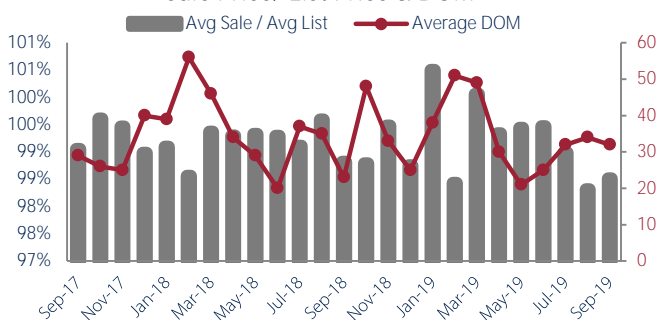
This month there were 70 homes newly listed for sale in Haymarket and Catharpin, which is similar to the amount in September 2018.

There were 46 current contracts pending sale this September compared to 27 a year ago. The number of current contracts is 70% 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 Haymarket and Catharpin was 98.5% 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 32, higher than the average last year, which was 23, an increase of 39%.



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