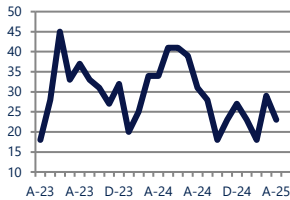


# THE LONG & FOSTER MARKET MINUTE™

FOCUS ON: **KING GEORGE COUNTY HOUSING MARKET**

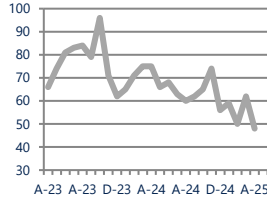
APRIL 2025

## Units Sold 23



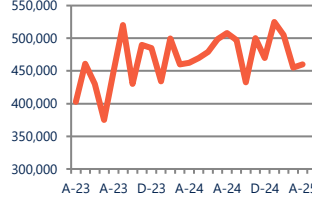
**Down -32%**  
Vs. Year Ago

## Active Inventory 48



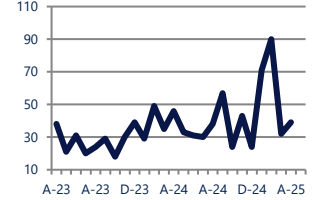
**Down -36%**  
Vs. Year Ago

## Median Sale Price \$460,000



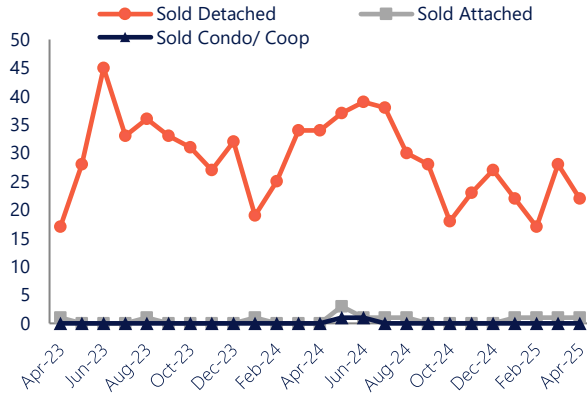
**Down -1%**  
Vs. Year Ago

## Days On Market 39



**Down -15%**  
Vs. Year Ago

### Units Sold\*



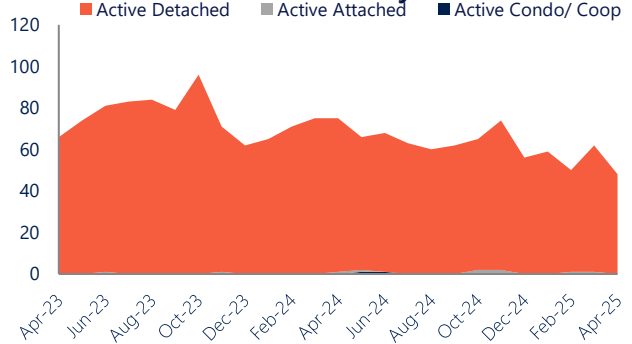
## Units Sold

There was a decrease in total units sold in April, with 23 sold this month in King George County versus 29 last month, a decrease of 21%. This month's total units sold was lower than at this time last year, a decrease of 32% versus April 2024.

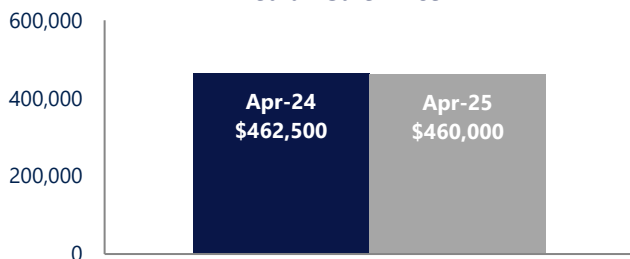
## Active Inventory

Versus last year, the total number of homes available this month is lower by 27 units or 36%. The total number of active inventory this April was 48 compared to 75 in April 2024. This month's total of 48 is lower than the previous month's total supply of available inventory of 62, a decrease of 23%.

### Active Inventory\*



### Median Sale Price



## Median Sale Price

Last April, the median sale price for King George County Homes was \$462,500. This April, the median sale price was \$460,000, a decrease of 1% or \$2,500 compared to last year. The current median sold price is 1% higher than in March.

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

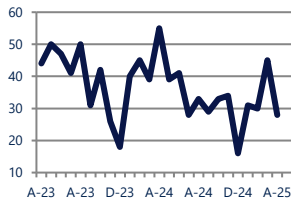
# THE LONG & FOSTER MARKET MINUTE™

FOCUS ON: **KING GEORGE COUNTY HOUSING MARKET**

APRIL 2025

## New Listings

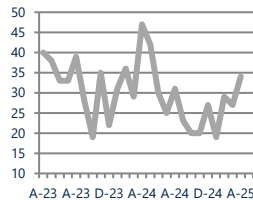
28



**Down -49%**  
Vs. Year Ago

## Current Contracts

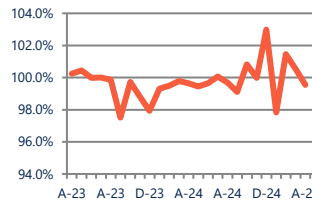
34



**Down -28%**  
Vs. Year Ago

## Sold Vs. List Price

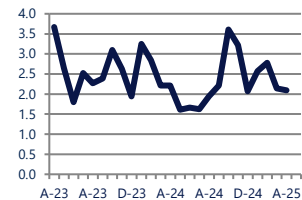
99.6%



**No Change**  
Vs. Year Ago

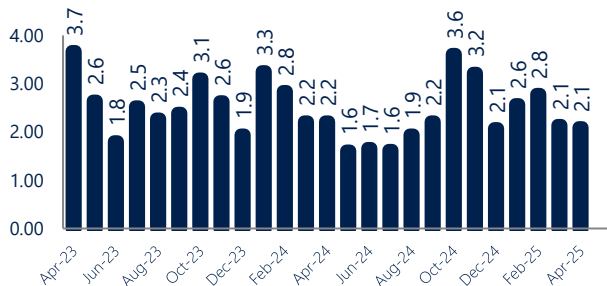
## Months of Supply

2.1



**Down -5%**  
Vs. Year Ago

## Months Of Supply



## Months of Supply

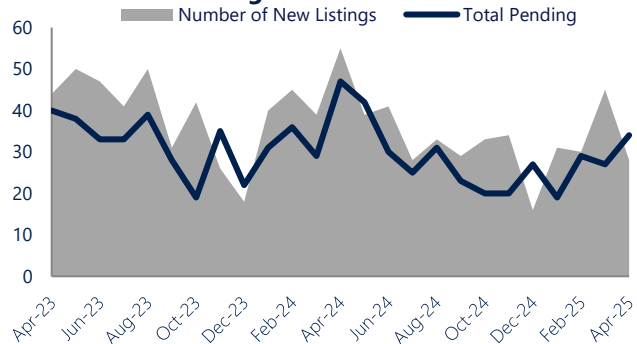
In April, there was 2.1 months of supply available in King George County, compared to 2.2 in April 2024. That is a decrease of 5% versus a year ago.

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.

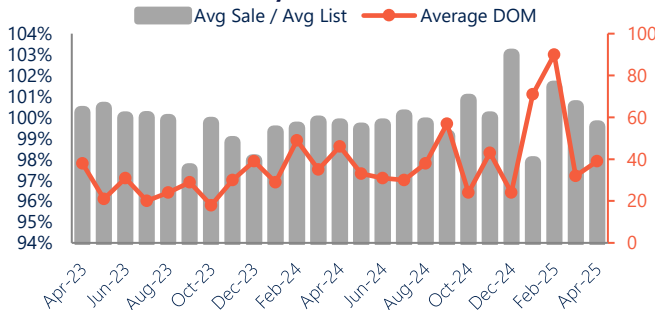
## New Listings & Current Contracts

This month there were 28 homes newly listed for sale in King George County compared to 55 in April 2024, a decrease of 49%. There were 34 current contracts pending sale this April compared to 47 a year ago. The number of current contracts is 28% lower than last April.

## New Listings & Current Contracts



## Sale Price/ List Price & DOM



## Sale Price to List Price Ratio

In April, the average sale price in King George County was 99.6% 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 39, lower than the average last year, which was 46, a decrease of 15%.