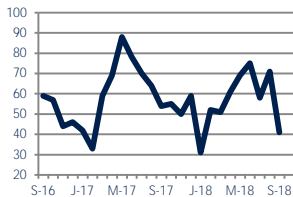


### Units Sold

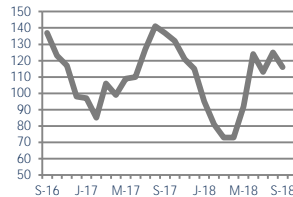
41



Down -24%  
Vs. Year Ago

### Active Inventory

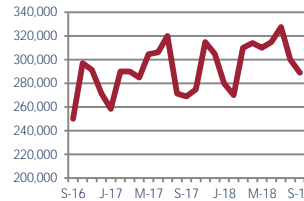
116



Down -15%  
Vs. Year Ago

### Median Sale Price

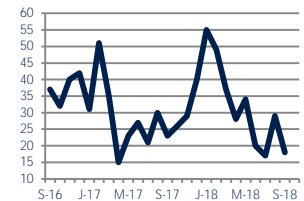
\$289,000



Up 7%  
Vs. Year Ago

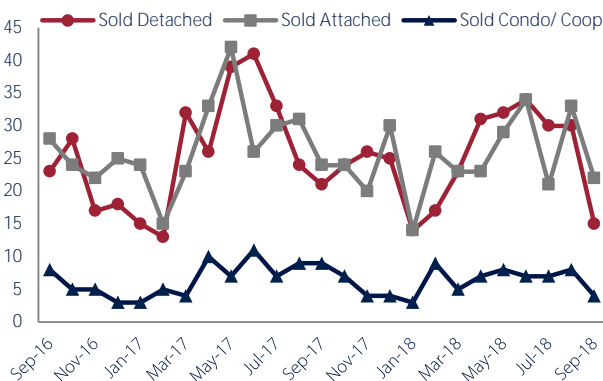
### Days On Market

18



Down -22%  
Vs. Year Ago

### Units Sold\*



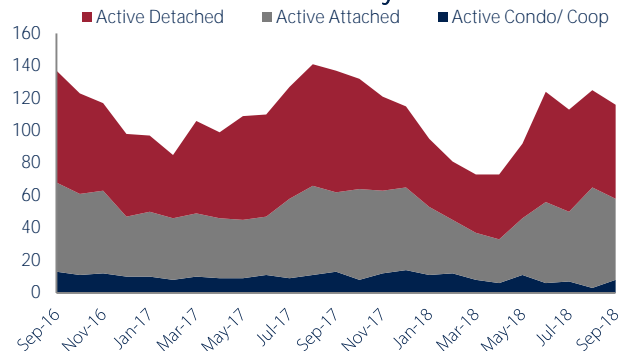
### Units Sold

There was a decrease in total units sold in September, with 41 sold this month in Manassas City. This month's total units sold was lower than at this time last year.

### Active Inventory

Versus last year, the total number of homes available this month is lower by 21 units or 15%. The total number of active inventory this September was 116 compared to 137 in September 2017. This month's total of 116 is lower than the previous month's total supply of available inventory of 125, a decrease of 7%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last September, the median sale price for Manassas City Homes was \$269,000. This September, the median sale price was \$289,000, an increase of 7% or \$20,000 compared to last year. The current median sold price is 4% lower than in August.

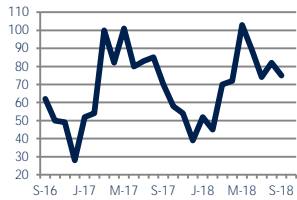
Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.



\*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.

### New Listings

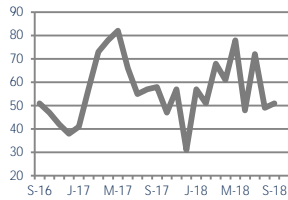
75



**Up 7%**  
Vs. Year Ago

### Current Contracts

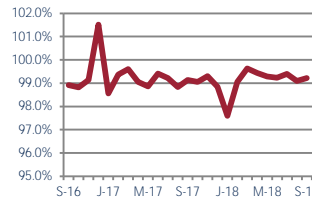
51



**Down -12%**  
Vs. Year Ago

### Sold Vs. List Price

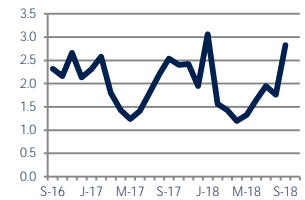
99.2%



**No Change**  
Vs. Year Ago

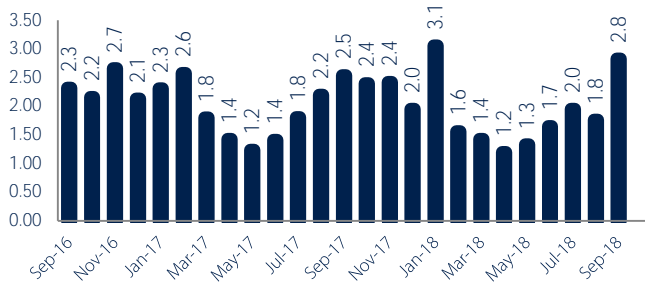
### Months of Supply

2.8



**Up 11%**  
Vs. Year Ago

### Months Of Supply



### Months of Supply

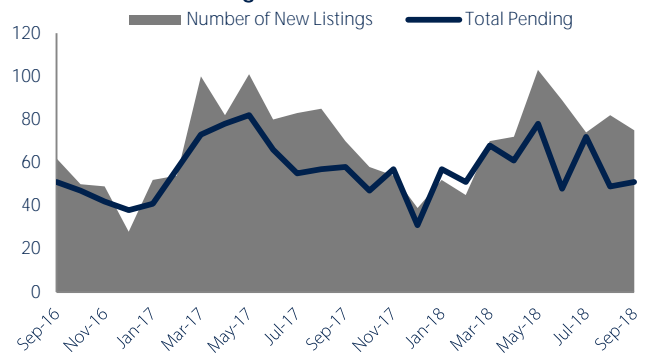
In September, there was 2.8 months of supply available in Manassas City, compared to 2.5 in September 2017. That is an increase of 12% versus a year ago.

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.

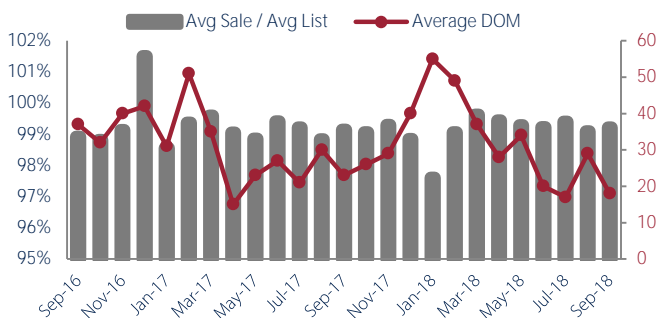
### New Listings & Current Contracts

This month there were 75 homes newly listed for sale in Manassas City compared to 70 in September 2017, an increase of 7%. There were 51 current contracts pending sale this September compared to 58 a year ago. The number of current contracts is 12% lower 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 Manassas City was 99.2% 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 18, lower than the average last year, which was 23, a decrease of 22%.



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