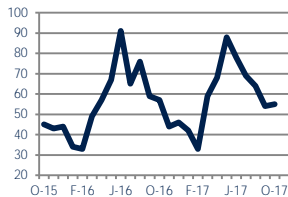


Units Sold

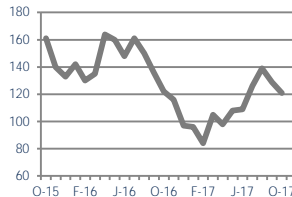
55



Down -4%
Vs. Year Ago

Active Inventory

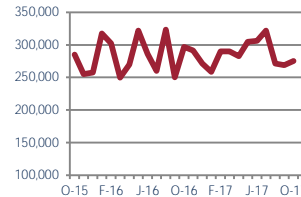
121



Down -1%
Vs. Year Ago

Median Sale Price

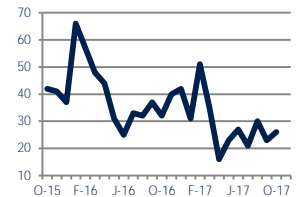
\$275,000



Down -7%
Vs. Year Ago

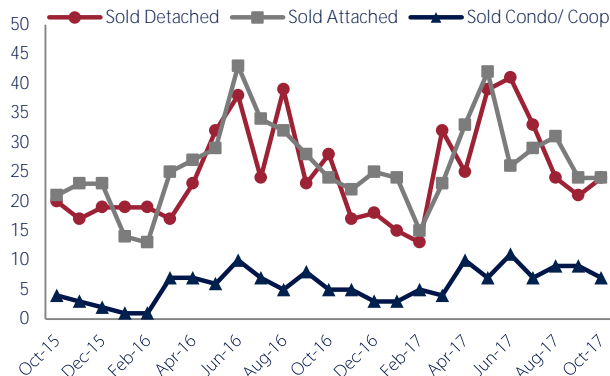
Days On Market

26



Down -19%
Vs. Year Ago

Units Sold*



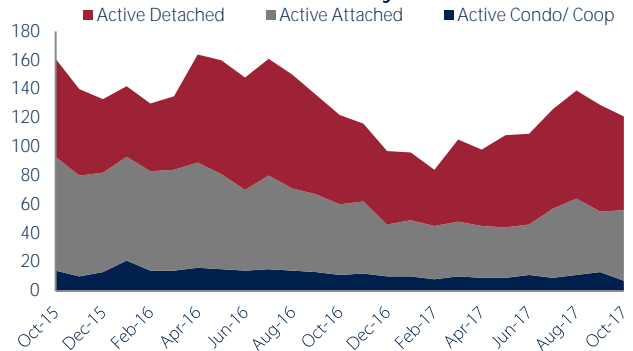
Units Sold

There was an increase in total units sold in October, with 55 sold this month in Manassas City versus 54 last month, an increase of 2%. This month's total units sold was lower than at this time last year, a decrease of 4% versus October 2016.

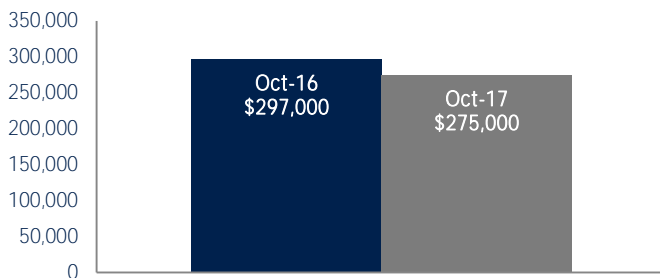
Active Inventory

Versus last year, the total number of homes available this month is lower by 1 units or 1%. The total number of active inventory this October was 121 compared to 122 in October 2016. This month's total of 121 is lower than the previous month's total supply of available inventory of 129, a decrease of 6%.

Active Inventory*



Median Sale Price



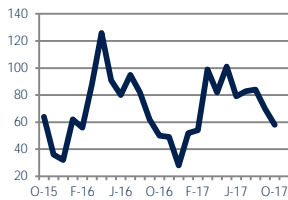
Median Sale Price

Last October, the median sale price for Manassas City Homes was \$297,000. This October, the median sale price was \$275,000, a decrease of 7% or \$22,000 compared to last year. The current median sold price is 2% higher than in September.

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

New Listings

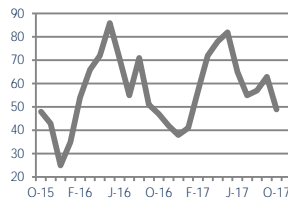
58



Up 16%
Vs. Year Ago

Current Contracts

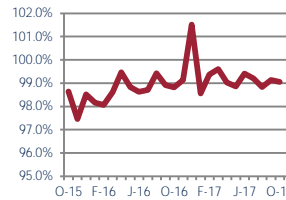
49



Up 4%
Vs. Year Ago

Sold Vs. List Price

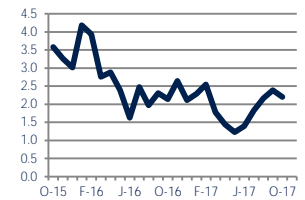
99.1%



No Change
Vs. Year Ago

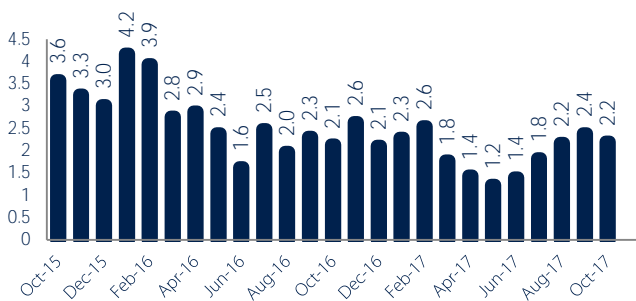
Months of Supply

2.2



No Change
Vs. Year Ago

Months Of Supply



Months of Supply

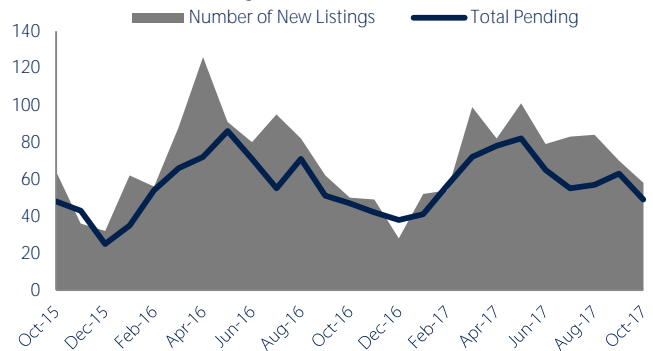
In October, there was 2.2 months of supply available in Manassas City. The amount of supply is similar compared to a year ago.

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.

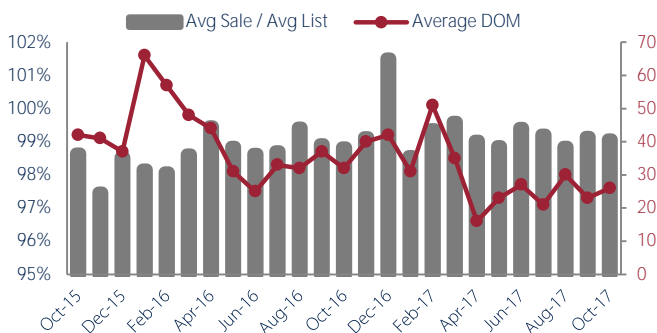
New Listings & Current Contracts

This month there were 58 homes newly listed for sale in Manassas City compared to 50 in October 2016, an increase of 16%. There were 49 current contracts pending sale this October compared to 47 a year ago. The number of current contracts is 4% higher than last October.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In October, the average sale price in Manassas City was 99.1% 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 26, lower than the average last year, which was 32, a decrease of 19%.