



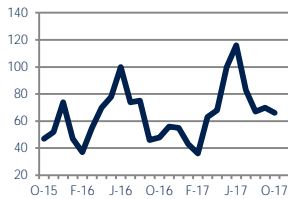
Focus On: North Arlington Housing Market

October 2017

Zip Code(s): 22207, 22205 and 22213

Units Sold

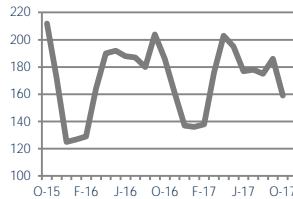
66



Up
Vs. Year Ago

Active Inventory

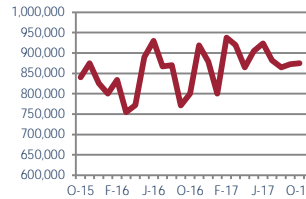
159



Down -15%
Vs. Year Ago

Median Sale Price

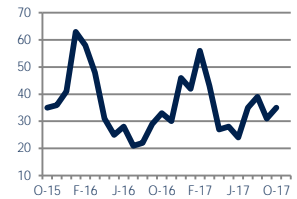
\$875,000



Up 9%
Vs. Year Ago

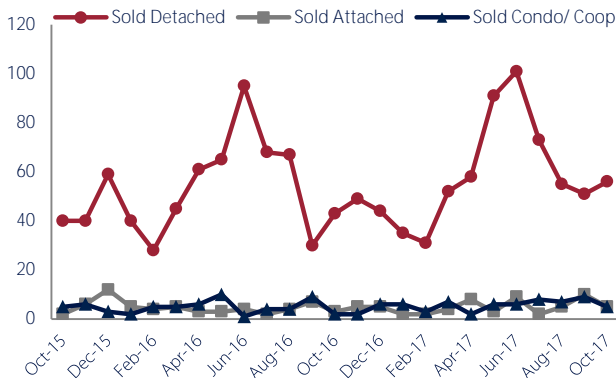
Days On Market

35



Up 6%
Vs. Year Ago

Units Sold*



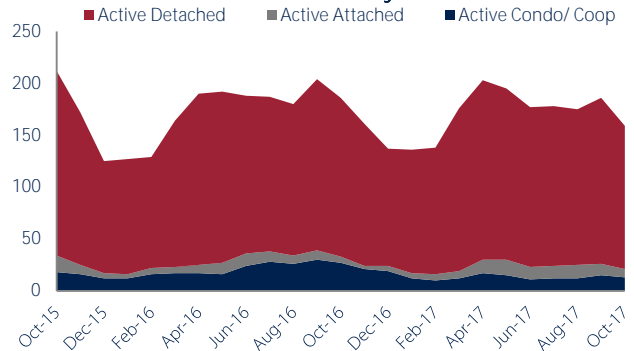
Units Sold

There was a decrease in total units sold in October, with 66 sold this month in North Arlington. This month's total units sold was higher than at this time last year.

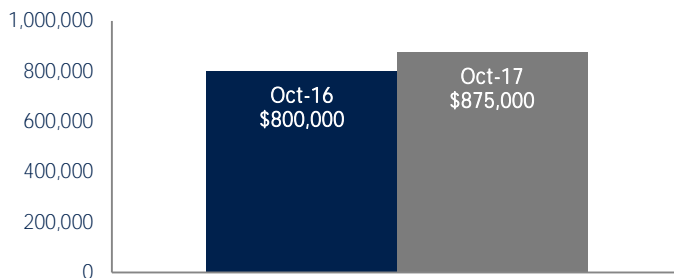
Active Inventory

Versus last year, the total number of homes available this month is lower by 27 units or 15%. The total number of active inventory this October was 159 compared to 186 in October 2016. This month's total of 159 is lower than the previous month's total supply of available inventory of 186, a decrease of 15%.

Active Inventory*



Median Sale Price



Median Sale Price

Last October, the median sale price for North Arlington Homes was \$800,000. This October, the median sale price was \$875,000, an increase of 9% or \$75,000 compared to last year. The current median sold price is approximately the same as the median price in September.

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



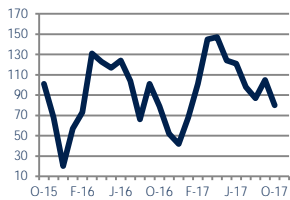
Focus On: North Arlington Housing Market

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New Listings

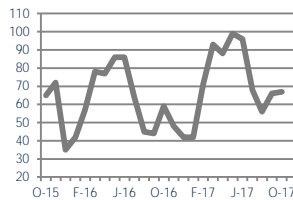
80



Up 1%
Vs. Year Ago

Current Contracts

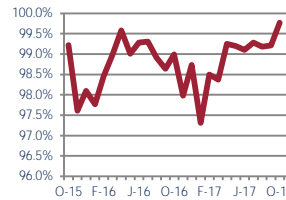
67



Up 14%
Vs. Year Ago

Sold Vs. List Price

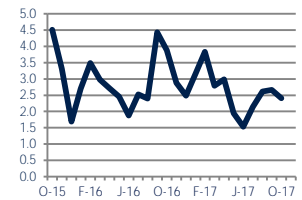
99.8%



Up 0.8%
Vs. Year Ago

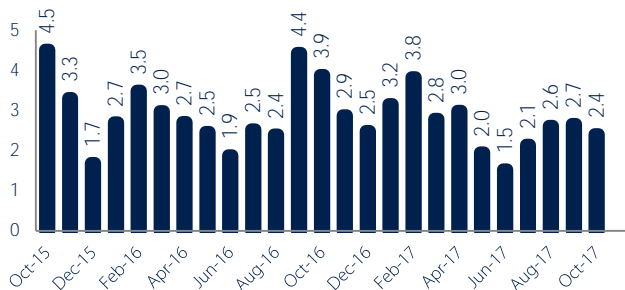
Months of Supply

2.4



Down -38%
Vs. Year Ago

Months Of Supply



Months of Supply

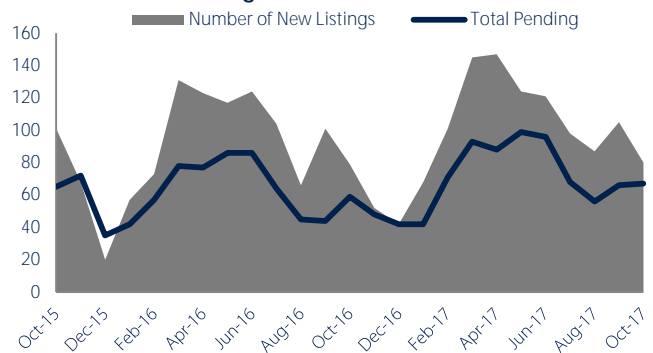
In October, there was 2.4 months of supply available in North Arlington, compared to 3.9 in October 2016. That is a decrease of 38% versus a year ago.

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.

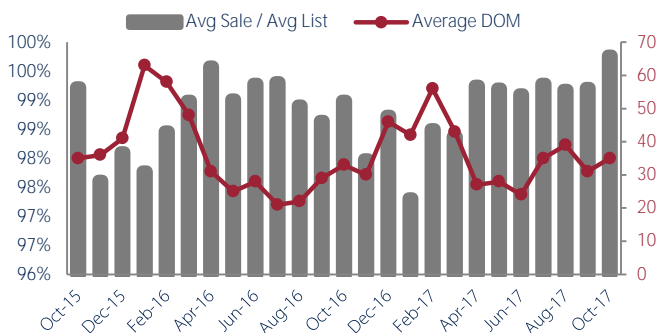
New Listings & Current Contracts

This month there were 80 homes newly listed for sale in North Arlington compared to 79 in October 2016, an increase of 1%. There were 67 current contracts pending sale this October compared to 59 a year ago. The number of current contracts is 14% 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 North Arlington was 99.8% of the average list price, which is 0.8% higher than at this time last year.

Days On Market

This month, the average number of days on market was 35, higher than the average last year, which was 33, an increase of 6%.