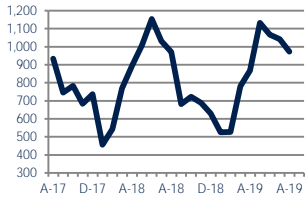
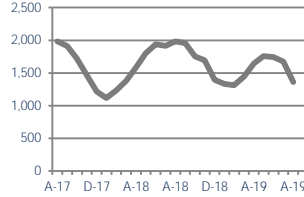


### Units Sold 973



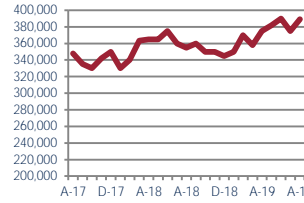
No Change  
Vs. Year Ago

### Active Inventory 1,360



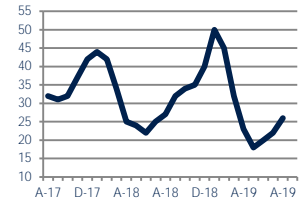
Down -31%  
Vs. Year Ago

### Median Sale Price \$389,000



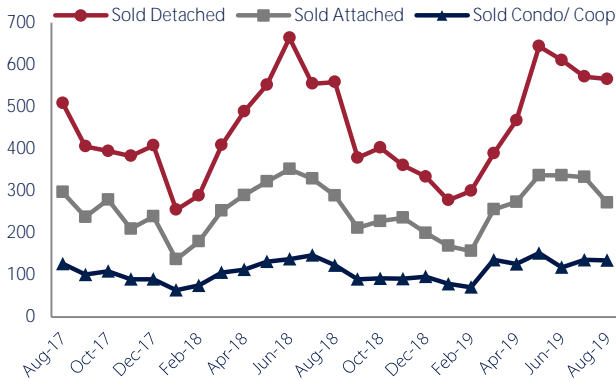
Up 10%  
Vs. Year Ago

### Days On Market 26



Down -4%  
Vs. Year Ago

### Units Sold\*



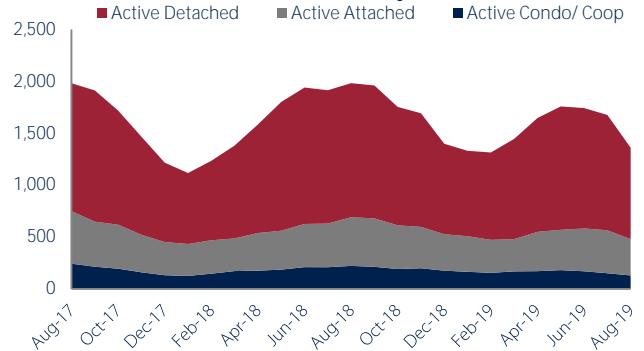
### Units Sold

There was a decrease in total units sold in August, with 973 sold this month in Prince William County, Manassas and Manassas Park, a decrease of 7%. This month's total units sold is similar compared to a year ago.

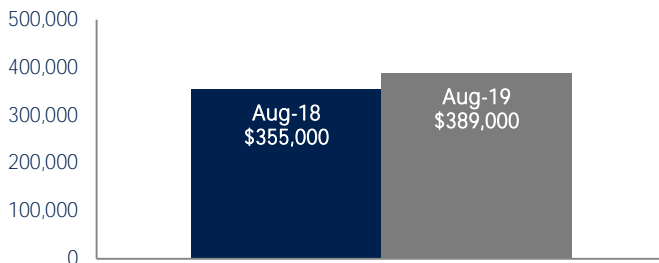
### Active Inventory

Versus last year, the total number of homes available this month is lower by 622 units or 31%. The total number of active inventory this August was 1,360 compared to 1,982 in August 2018. This month's total of 1,360 is lower than the previous month's total supply of available inventory of 1,676, a decrease of 19%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last August, the median sale price for Prince William County, Manassas and Manassas Park Homes was \$355,000. This August, the median sale price was \$389,000, an increase of 10% or \$34,000 compared to last year. The current median sold price is 4% higher than in July.

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

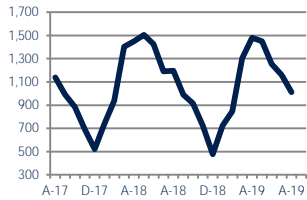


\*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by BRIGHTMLS 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.



### New Listings

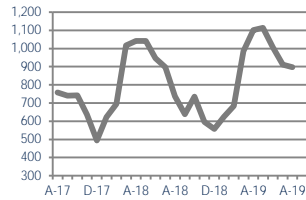
1,012



Down -15%  
Vs. Year Ago

### Current Contracts

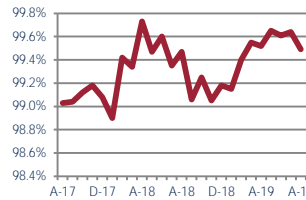
898



Up 22%  
Vs. Year Ago

### Sold Vs. List Price

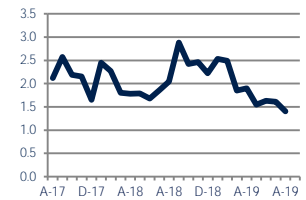
99.5%



No Change  
Vs. Year Ago

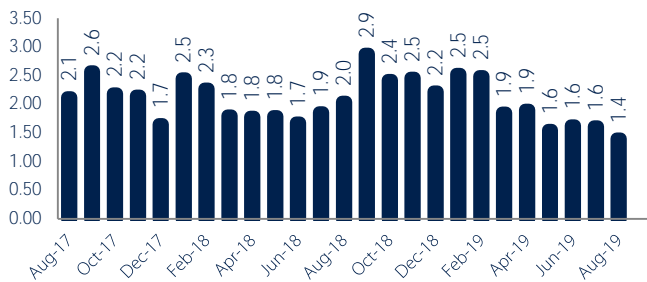
### Months of Supply

1.4



Down -31%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

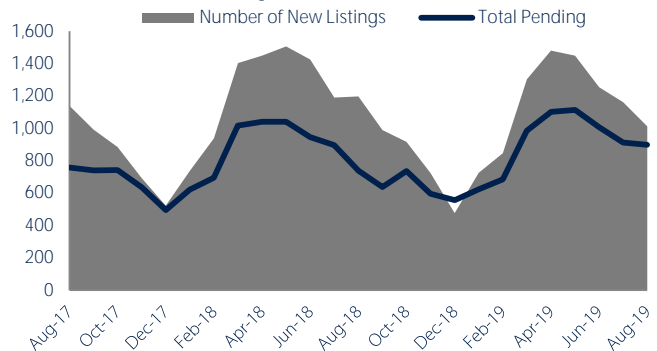
In August, there was 1.4 months of supply available in Prince William County, Manassas and Manassas Park, compared to 2.0 in August 2018. That is a decrease of 32% versus a year ago.

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.

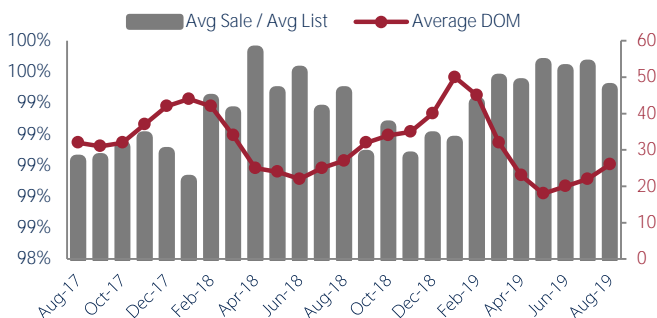
### New Listings & Current Contracts

This month there were 1,012 homes newly listed for sale in Prince William County, Manassas and Manassas Park compared to 1,197 in August 2018, a decrease of 15%. There were 898 current contracts pending sale this August compared to 737 a year ago. The number of current contracts is 22% higher than last August.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In August, the average sale price in Prince William County, Manassas and Manassas Park was 99.5% 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 26, lower than the average last year, which was 27, a decrease of 4%.



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