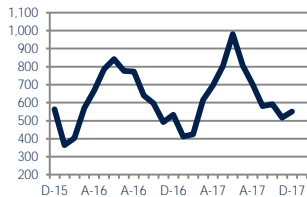


**Units Sold**

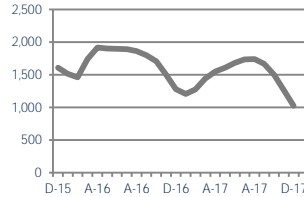
551



Up 4%  
Vs. Year Ago

**Active Inventory**

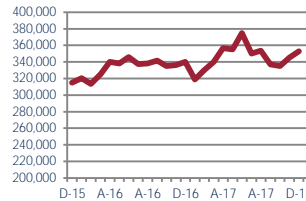
1,024



Down -20%  
Vs. Year Ago

**Median Sale Price**

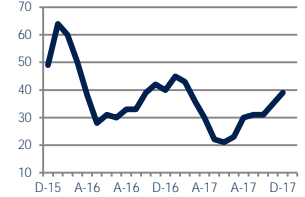
\$353,000



Up 4%  
Vs. Year Ago

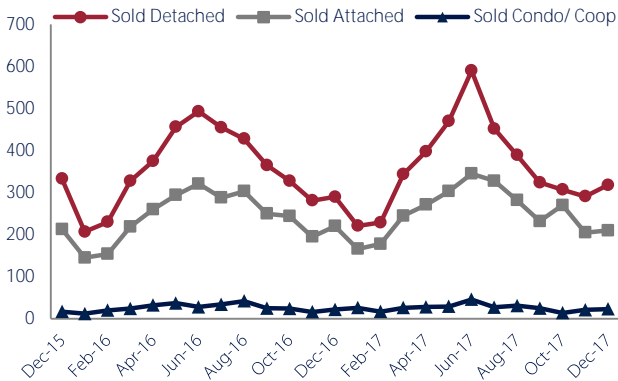
**Days On Market**

39



Down -3%  
Vs. Year Ago

**Units Sold\***



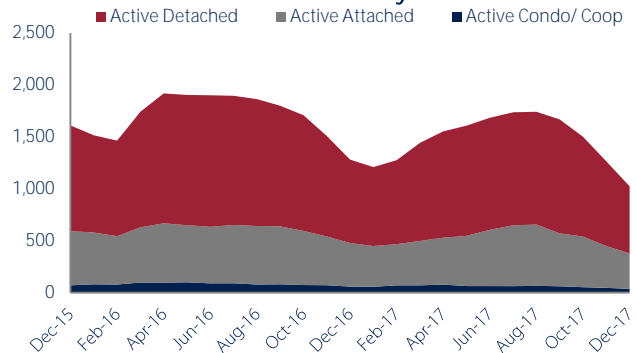
**Units Sold**

There was an increase in total units sold in December, with 551 sold this month in Prince William County versus 517 last month, an increase of 7%. This month's total units sold was higher than at this time last year, an increase of 4% versus December 2016.

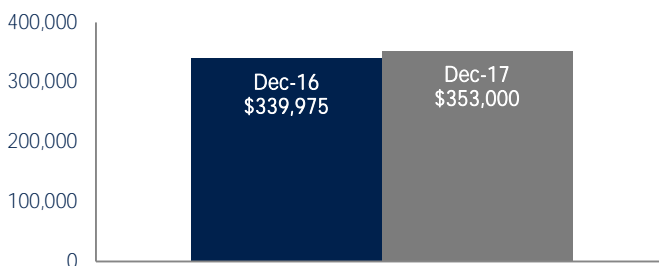
**Active Inventory**

Versus last year, the total number of homes available this month is lower by 257 units or 20%. The total number of active inventory this December was 1,024 compared to 1,281 in December 2016. This month's total of 1,024 is lower than the previous month's total supply of available inventory of 1,264, a decrease of 19%.

**Active Inventory\***



**Median Sale Price**



**Median Sale Price**

Last December, the median sale price for Prince William County Homes was \$339,975. This December, the median sale price was \$353,000, an increase of 4% or \$13,025 compared to last year. The current median sold price is 2% higher than in November.

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

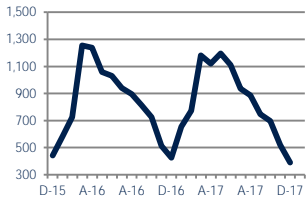


\*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by MRIS and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

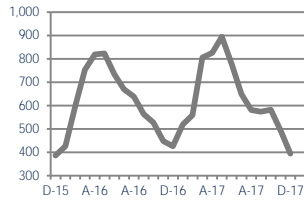
390



Down -8%  
Vs. Year Ago

**Current Contracts**

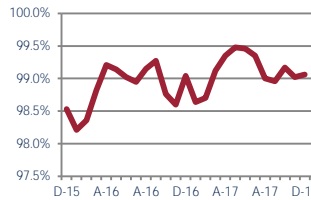
395



Down -7%  
Vs. Year Ago

**Sold Vs. List Price**

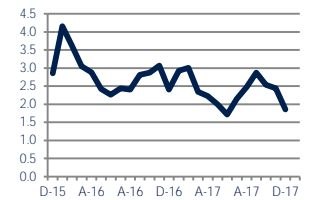
99.1%



No Change  
Vs. Year Ago

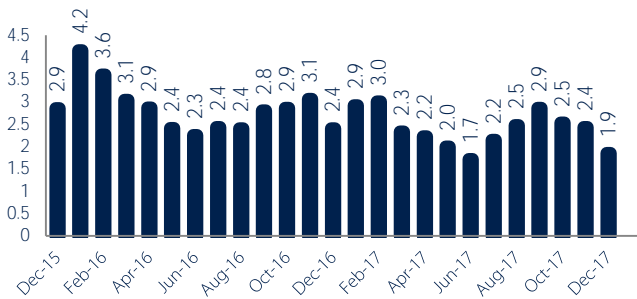
**Months of Supply**

1.9



Down -23%  
Vs. Year Ago

**Months Of Supply**



**Months of Supply**

In December, there was 1.9 months of supply available in Prince William County, compared to 2.4 in December 2016. That is a decrease of 23% versus a year ago.

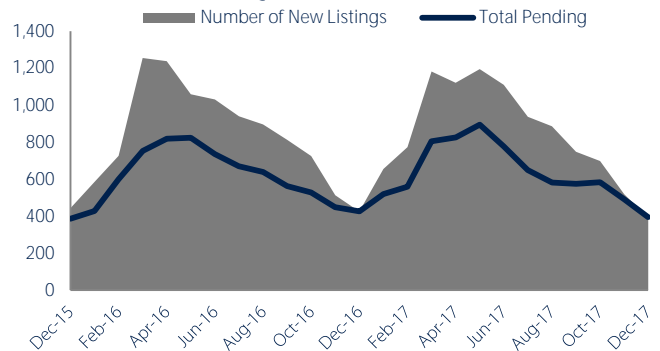
Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

**New Listings & Current Contracts**

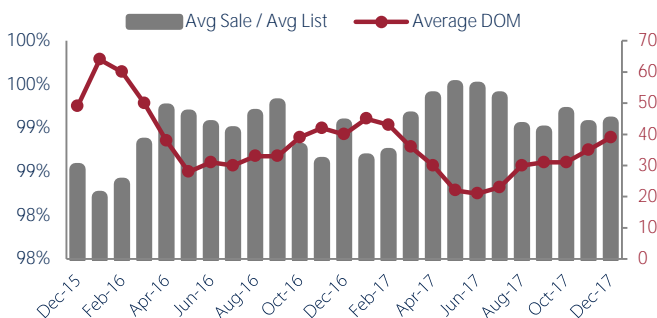
This month there were 390 homes newly listed for sale in Prince William County compared to 425 in December 2016, a decrease of 8%.

There were 395 current contracts pending sale this December compared to 426 a year ago. The number of current contracts is 7% lower than last December.

**New Listings & Current Contracts**



**Sale Price/ List Price & DOM**



**Sale Price to List Price Ratio**

In December, the average sale price in Prince William County 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 39, lower than the average last year, which was 40, a decrease of 3%.



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