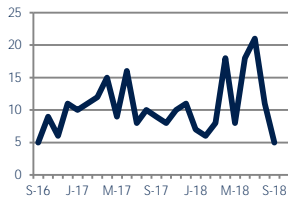


Zip Code(s): 22172

Units Sold

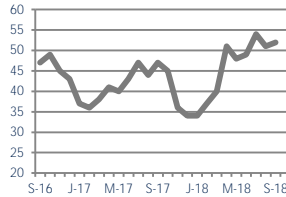
5



Down
Vs. Year Ago

Active Inventory

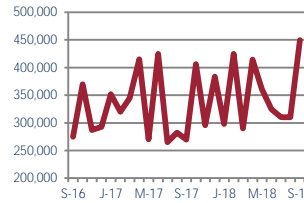
52



Up 11%
Vs. Year Ago

Median Sale Price

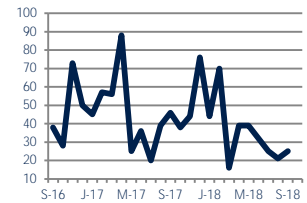
\$449,900



Up
Vs. Year Ago

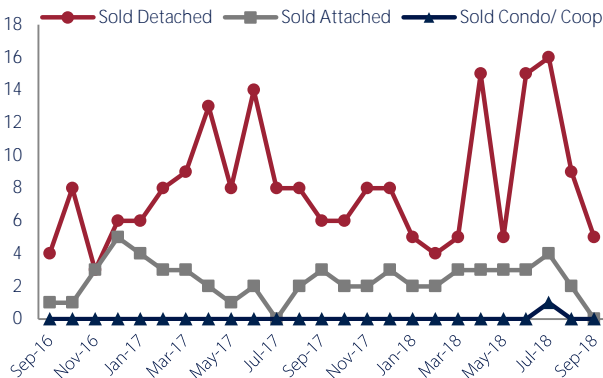
Days On Market

25



Down -46%
Vs. Year Ago

Units Sold*



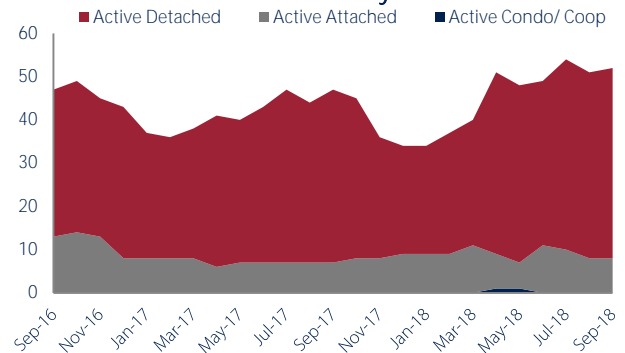
Units Sold

With relatively few transactions, there was a decrease in total units sold in September, with 5 sold this month in Triangle. This month's total units sold was lower than at this time last year, a decrease from September 2017.

Active Inventory

Versus last year, the total number of homes available this month is higher by 5 units or 11%. The total number of active inventory this September was 52 compared to 47 in September 2017. This month's total of 52 is higher than the previous month's total supply of available inventory of 51, an increase of 2%.

Active Inventory*



Median Sale Price



Median Sale Price

Due to the relatively small number of units sold, the median sale price showed significant change this month. Last September, the median sale price for Triangle Homes was \$269,500. This September, the median sale price was \$449,900, an increase of \$180,400 compared to last year. The current median sold price is higher 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.

Triangle are defined as properties listed in zip code/s 22172.

*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.



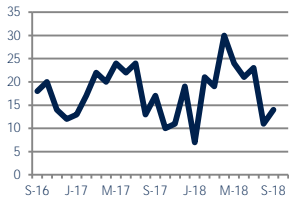
Focus On: Triangle Housing Market

September 2018

Zip Code(s): 22172

New Listings

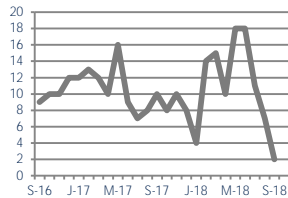
14



Down -18%
Vs. Year Ago

Current Contracts

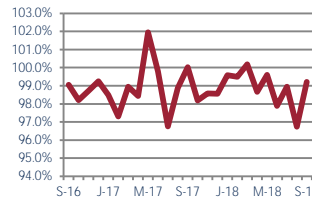
2



Down -80%
Vs. Year Ago

Sold Vs. List Price

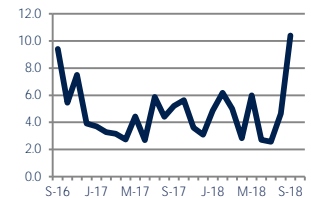
99.2%



Down -0.8%
Vs. Year Ago

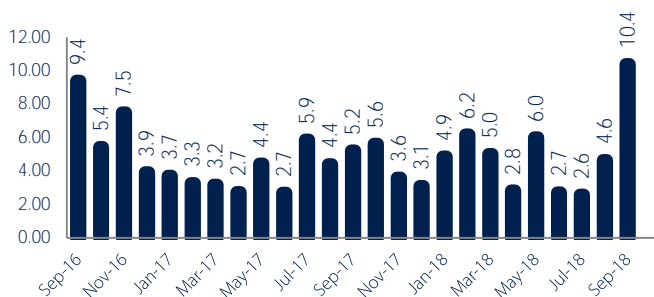
Months of Supply

10.4



Up
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

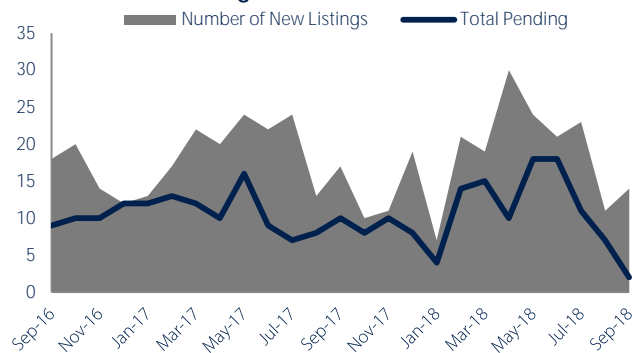
This month there were 14 homes newly listed for sale in Triangle compared to 17 in September 2017, a decrease of 18%. There were 2 current contracts pending sale this September compared to 10 a year ago. The number of current contracts is 80% lower than last September.

Months of Supply

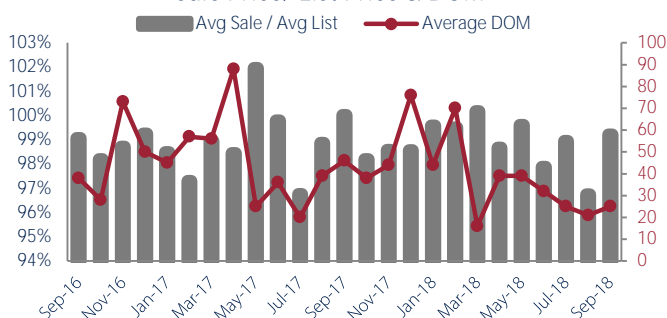
In September, there was 10.4 months of supply available in Triangle, compared to 5.2 in September 2017. That is an increase versus a year ago.

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



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In September, the average sale price in Triangle was 99.2% of the average list price, which is 0.8% lower than at this time last year.

Days On Market

This month, the average number of days on market was 25, lower than the average last year, which was 46, a decrease of 46%.



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