



## Focus On: Wyndham Housing Market

June 2018

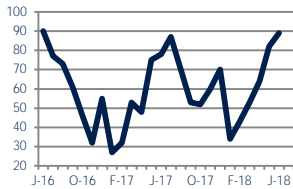
Zip Code(s): 23059

**Units Sold**  
89

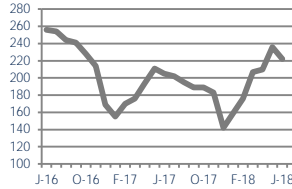
**Active Inventory**  
222

**Median Sale Price**  
\$439,900

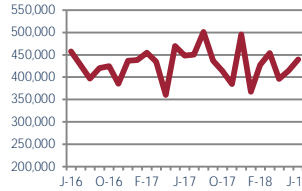
**Days On Market**  
23



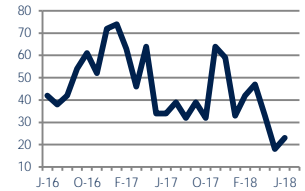
Up 14%  
Vs. Year Ago



Up 8%  
Vs. Year Ago

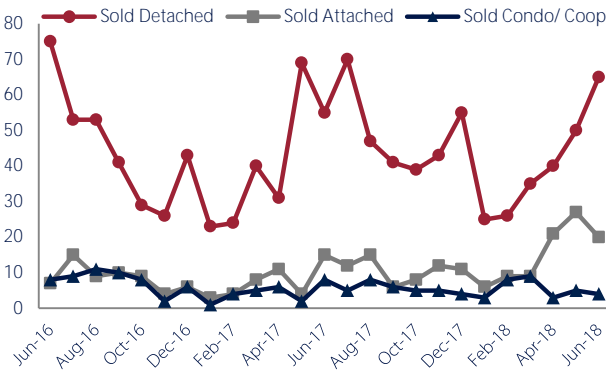


Down -2%  
Vs. Year Ago



Down -32%  
Vs. Year Ago

### Units Sold\*



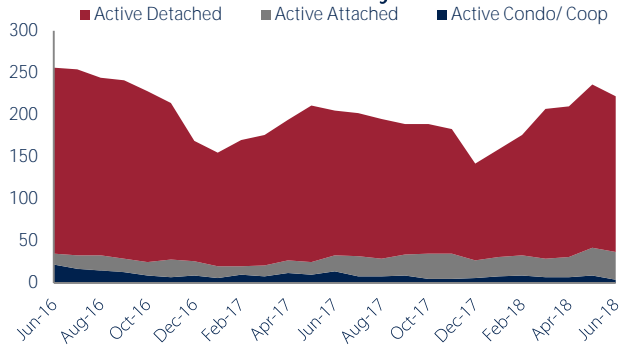
### Units Sold

There was an increase in total units sold in June, with 89 sold this month in Wyndham versus 82 last month, an increase of 9%. This month's total units sold was higher than at this time last year, an increase of 14% versus June 2017.

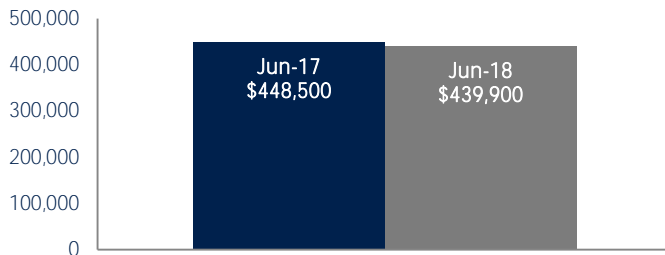
### Active Inventory

Versus last year, the total number of homes available this month is higher by 17 units or 8%. The total number of active inventory this June was 222 compared to 205 in June 2017. This month's total of 222 is lower than the previous month's total supply of available inventory of 236, a decrease of 6%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last June, the median sale price for Wyndham Homes was \$448,500. This June, the median sale price was \$439,900, a decrease of 2% or \$8,600 compared to last year. The current median sold price is 6% higher than in May.

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

Wyndham are defined as properties listed in zip code/s 23059.

\*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 CVRMLS 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 CVRMLS or Long & Foster Real Estate, Inc.



CHRISTIE'S  
INTERNATIONAL REAL ESTATE

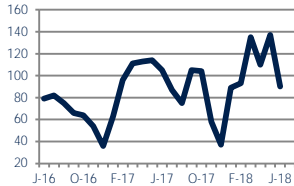




Zip Code(s): 23059

### New Listings

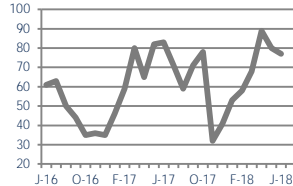
90



Down -14%  
Vs. Year Ago

### Current Contracts

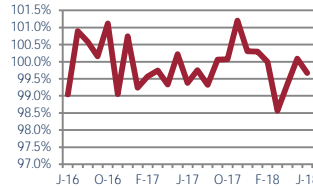
77



Down -7%  
Vs. Year Ago

### Sold Vs. List Price

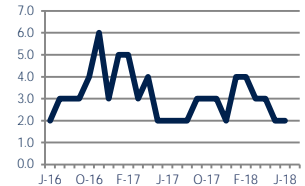
99.7%



No Change  
Vs. Year Ago

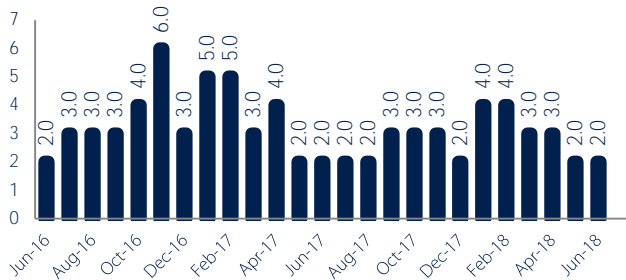
### Months of Supply

2.0



No Change  
Vs. Year Ago

### Months Of Supply



### Months of Supply

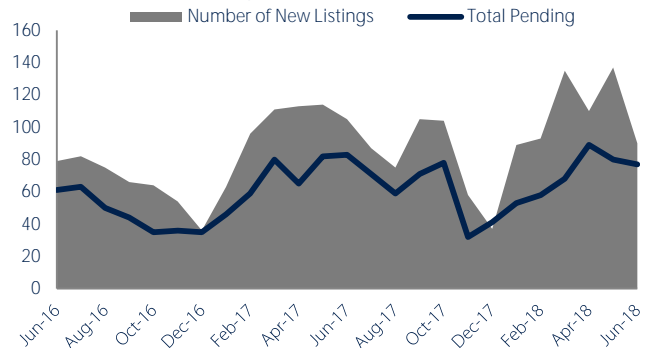
In June, there was 2.5 months of supply available in Wyndham, compared to 2.6 in June 2017. That is a decrease of 5% versus a year ago.

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.

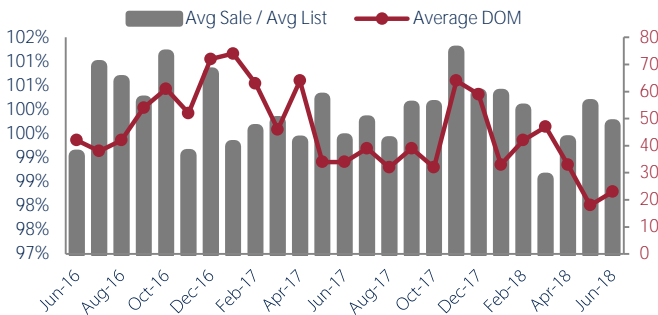
### New Listings & Current Contracts

This month there were 90 homes newly listed for sale in Wyndham compared to 105 in June 2017, a decrease of 14%. There were 77 current contracts pending sale this June compared to 83 a year ago. The number of current contracts is 7% lower than last June.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In June, the average sale price in Wyndham was 99.7% 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 23, lower than the average last year, which was 34, a decrease of 32%.



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