

# THE LONG & FOSTER MARKET MINUTE™

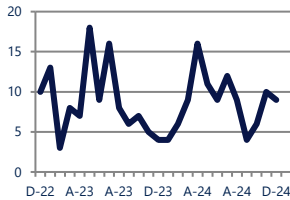
FOCUS ON: **TRIANGLE HOUSING MARKET**

DECEMBER 2024

Zip Code(s): 22172

## Units Sold

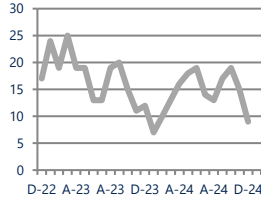
9



**Up**  
Vs. Year Ago

## Active Inventory

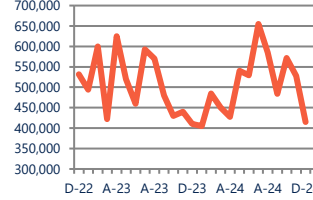
9



**Down -25%**  
Vs. Year Ago

## Median Sale Price

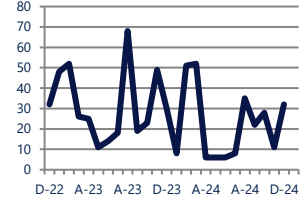
\$415,000



**Up 1%**  
Vs. Year Ago

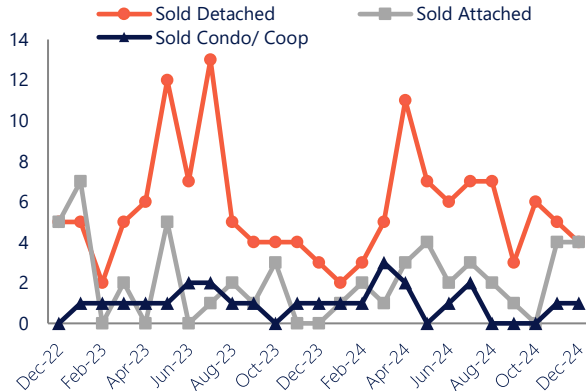
## Days On Market

32



**Up 7%**  
Vs. Year Ago

## Units Sold\*



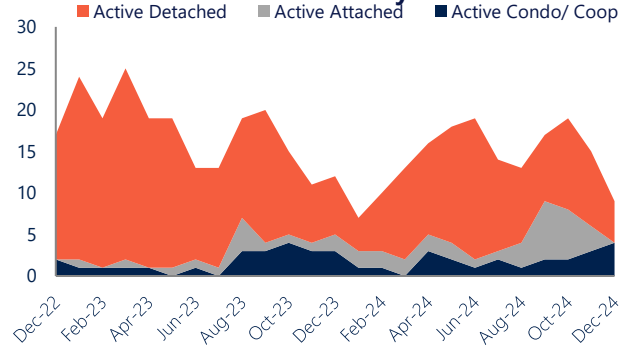
## Units Sold

With relatively few transactions, there was a decrease in total units sold in December, with 9 sold this month in Triangle. This month's total units sold was higher than at this time last year, an increase from December 2023.

## Active Inventory

Versus last year, the total number of homes available this month is lower by 3 units or 25%. The total number of active inventory this December was 9 compared to 12 in December 2023. This month's total of 9 is lower than the previous month's total supply of available inventory of 15, a decrease of 40%.

## Active Inventory\*



## Median Sale Price



## Median Sale Price

Last December, the median sale price for Triangle Homes was \$410,000. This December, the median sale price was \$415,000, an increase of 1% or \$5,000 compared to last year. The current median sold price is 21% lower 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.

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 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.

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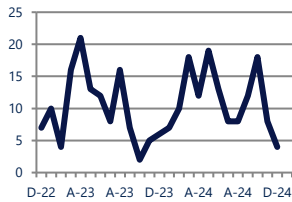
FOCUS ON: **TRIANGLE HOUSING MARKET**

DECEMBER 2024

Zip Code(s): 22172

## New Listings

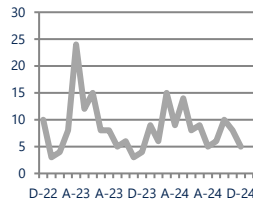
4



**Down -33%**  
Vs. Year Ago

## Current Contracts

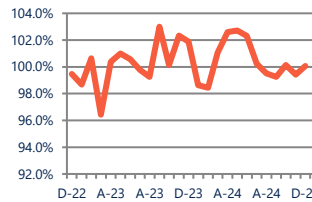
5



**Up 25%**  
Vs. Year Ago

## Sold Vs. List Price

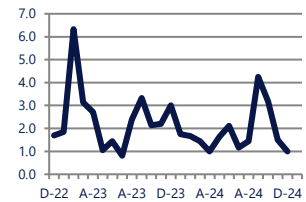
100.1%



**Down -1.8%**  
Vs. Year Ago

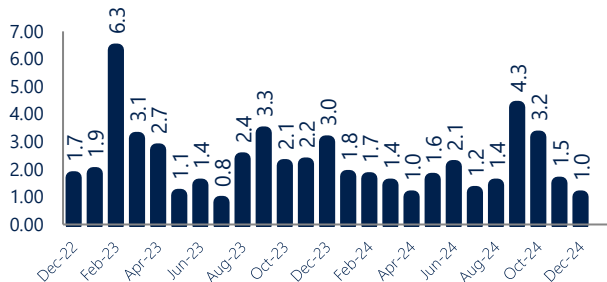
## Months of Supply

1.0



**Down -67%**  
Vs. Year Ago

## Months Of Supply



## Months of Supply

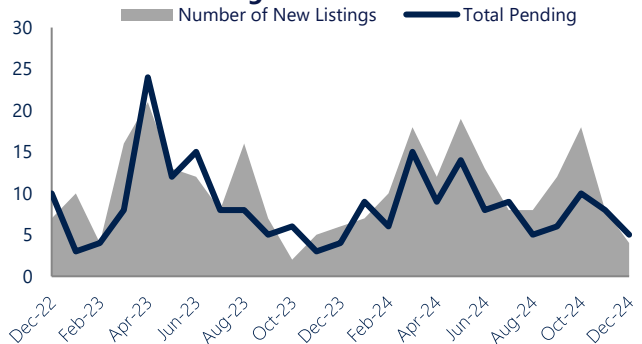
In December, there was 1.0 months of supply available in Triangle, compared to 3.0 in December 2023. That is a decrease of 67% versus a year ago.

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.

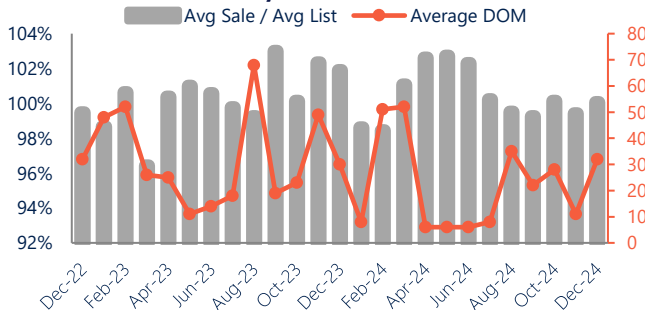
## New Listings & Current Contracts

This month there were 4 homes newly listed for sale in Triangle compared to 6 in December 2023, a decrease of 33%. There were 5 current contracts pending sale this December compared to 4 a year ago. The number of current contracts is 25% higher 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 Triangle was 100.1% of the average list price, which is 1.8% lower than at this time last year.

## Days On Market

This month, the average number of days on market was 32, higher than the average last year, which was 30, an increase of 7%.

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