



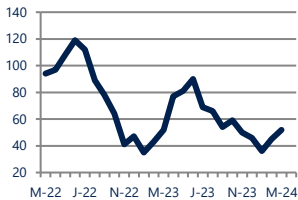
Focus On: Ashburn Housing Market

March 2024

Zip Code(s): 20147 and 20146

Units Sold

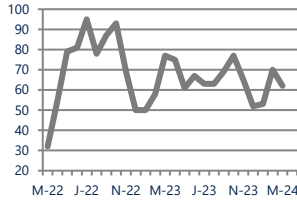
52



No Change
Vs. Year Ago

Active Inventory

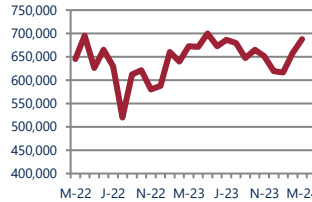
62



Down -19%
Vs. Year Ago

Median Sale Price

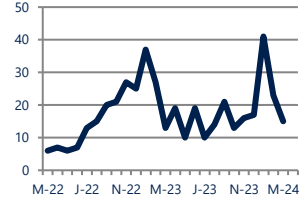
\$687,500



Up 2%
Vs. Year Ago

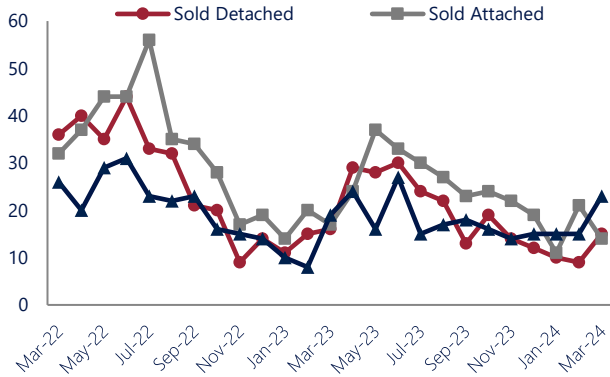
Days On Market

15



Up 15%
Vs. Year Ago

Units Sold*



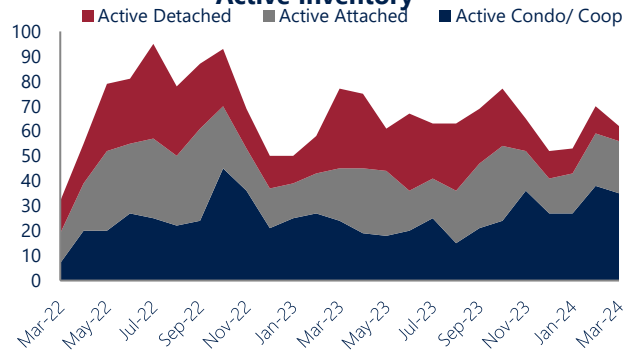
Units Sold

There was an increase in total units sold in March, with 52 sold this month in Ashburn, an increase of 16%. This month's total units sold is similar compared to a year ago.

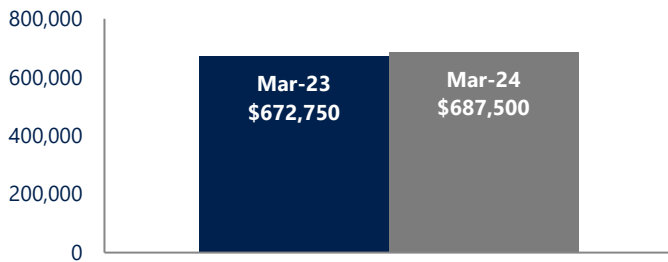
Active Inventory

Versus last year, the total number of homes available this month is lower by 15 units or 19%. The total number of active inventory this March was 62 compared to 77 in March 2023. This month's total of 62 is lower than the previous month's total supply of available inventory of 70, a decrease of 11%.

Active Inventory*



Median Sale Price



Median Sale Price

Last March, the median sale price for Ashburn Homes was \$672,750. This March, the median sale price was \$687,500, an increase of 2% or \$14,750 compared to last year. The current median sold price is 4% higher than in February.

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

Ashburn are defined as properties listed in zip code/s 20147 and 20146.

*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.



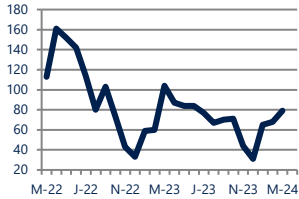
Focus On: Ashburn Housing Market

March 2024

Zip Code(s): 20147 and 20146

New Listings

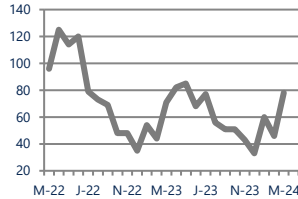
79



Down -24%
Vs. Year Ago

Current Contracts

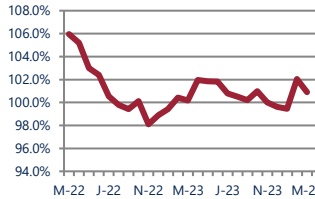
78



Up 10%
Vs. Year Ago

Sold Vs. List Price

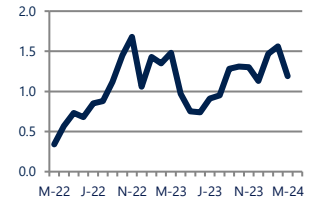
100.9%



Up 0.7%
Vs. Year Ago

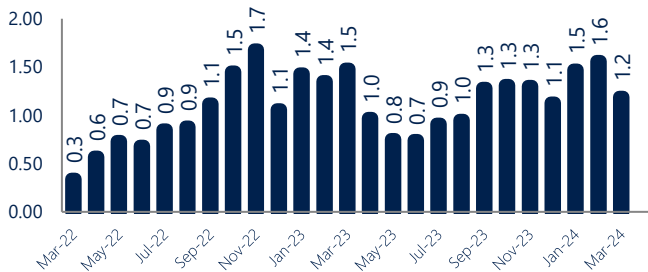
Months of Supply

1.2



Down -20%
Vs. Year Ago

Months Of Supply



Months of Supply

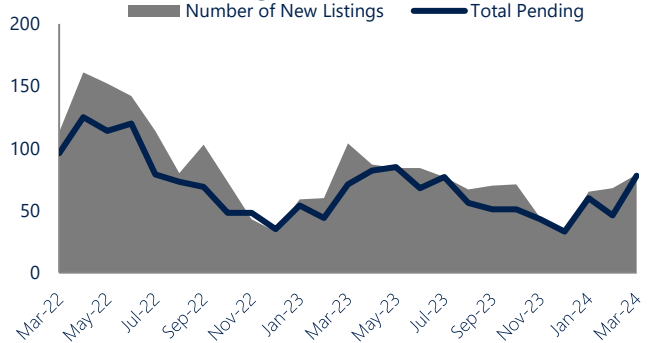
In March, there was 1.2 months of supply available in Ashburn, compared to 1.5 in March 2023. That is a decrease of 19% versus a year ago.

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.

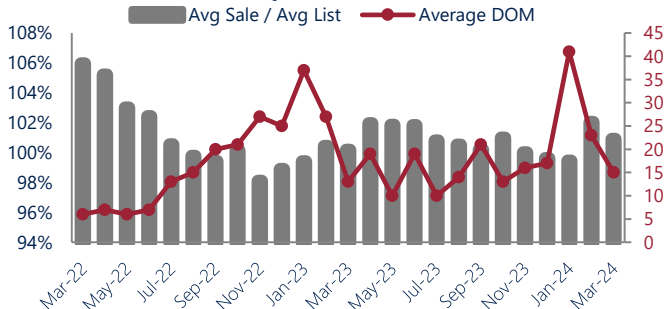
New Listings & Current Contracts

This month there were 79 homes newly listed for sale in Ashburn compared to 104 in March 2023, a decrease of 24%. There were 78 current contracts pending sale this March compared to 71 a year ago. The number of current contracts is 10% higher than last March.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In March, the average sale price in Ashburn was 100.9% of the average list price, which is 0.7% higher than at this time last year.

Days On Market

This month, the average number of days on market was 15, higher than the average last year, which was 13, an increase of 15%.

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