

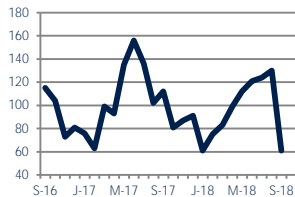
## Focus On: Dale City Housing Market

September 2018

Zip Code(s): 22193

### Units Sold

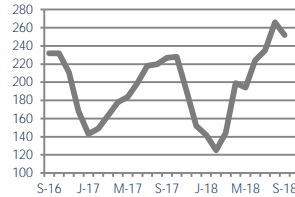
61



Down  
Vs. Year Ago

### Active Inventory

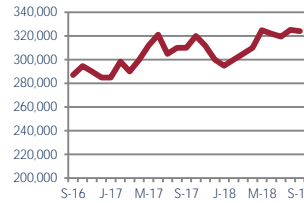
252



Up 11%  
Vs. Year Ago

### Median Sale Price

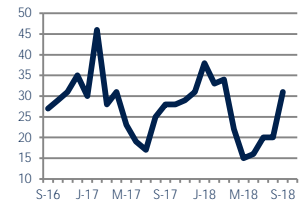
\$324,000



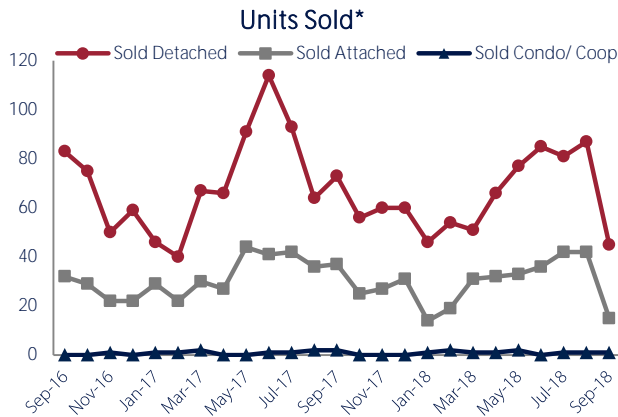
Up 5%  
Vs. Year Ago

### Days On Market

31



Up 11%  
Vs. Year Ago

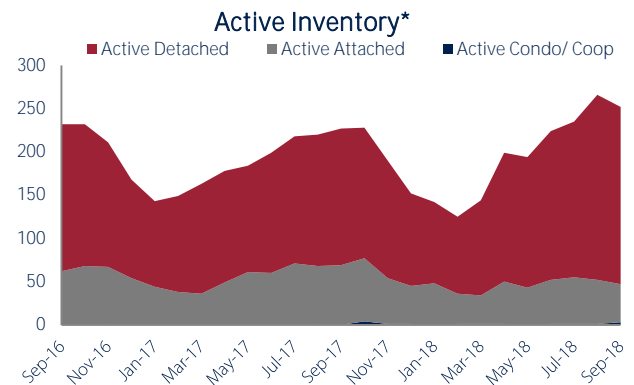


### Units Sold

There was a decrease in total units sold in September, with 61 sold this month in Dale City. This month's total units sold was lower than at this time last year.

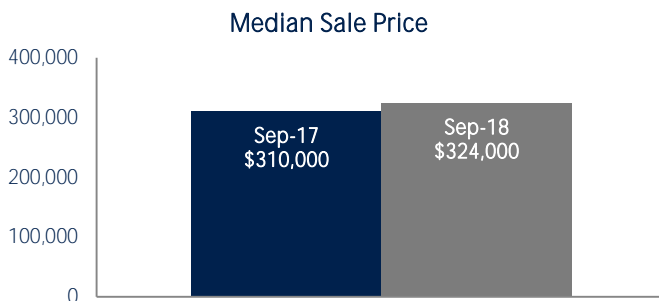
### Active Inventory

Versus last year, the total number of homes available this month is higher by 25 units or 11%. The total number of active inventory this September was 252 compared to 227 in September 2017. This month's total of 252 is lower than the previous month's total supply of available inventory of 266, a decrease of 5%.



### Median Sale Price

Last September, the median sale price for Dale City Homes was \$310,000. This September, the median sale price was \$324,000, an increase of 5% or \$14,000 compared to last year. The current median sold price is approximately the same as the median price in August.



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



Dale City are defined as properties listed in zip code/s 22193.

\*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.



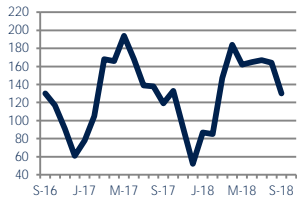
## Focus On: Dale City Housing Market

September 2018

Zip Code(s): 22193

### New Listings

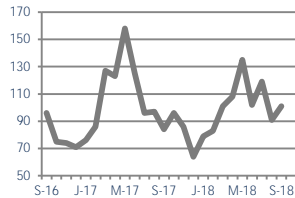
130



Up 9%  
Vs. Year Ago

### Current Contracts

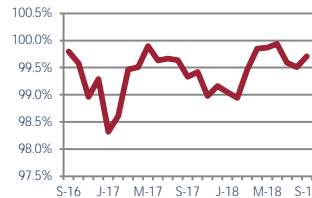
101



Up 20%  
Vs. Year Ago

### Sold Vs. List Price

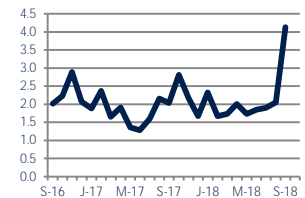
99.7%



No Change  
Vs. Year Ago

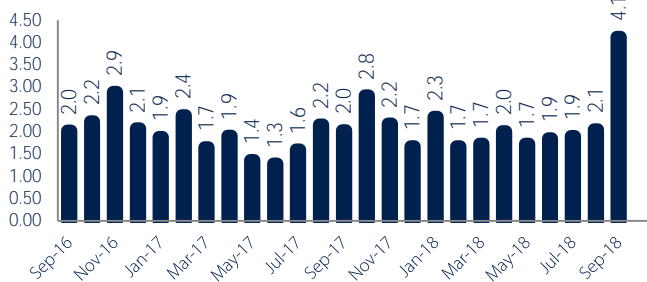
### Months of Supply

4.1



Up 103%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

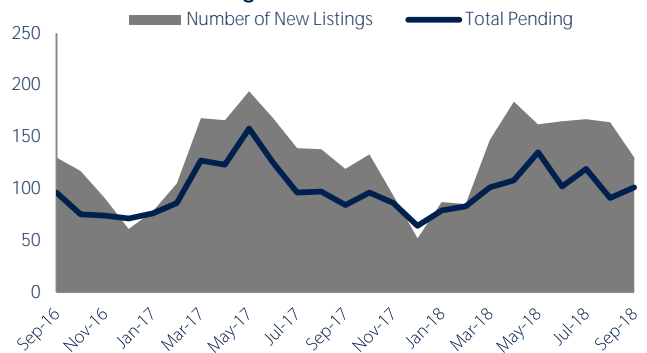
In September, there was 4.1 months of supply available in Dale City, compared to 2.0 in September 2017. That is an increase of 104% versus a year ago.

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.

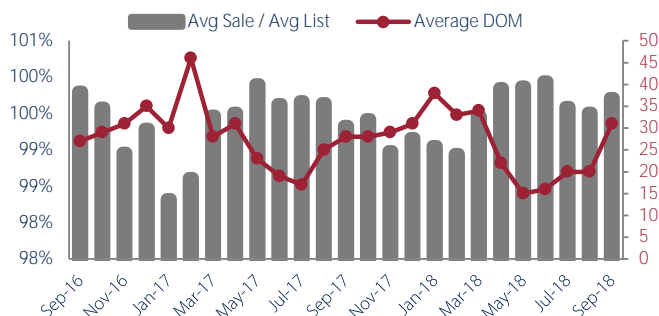
### New Listings & Current Contracts

This month there were 130 homes newly listed for sale in Dale City compared to 119 in September 2017, an increase of 9%. There were 101 current contracts pending sale this September compared to 84 a year ago. The number of current contracts is 20% higher than last September.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In September, the average sale price in Dale City 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 31, higher than the average last year, which was 28, an increase of 11%.



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