

THE LONG & FOSTER MARKET MINUTE™

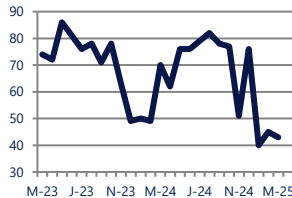
FOCUS ON: **DALE CITY HOUSING MARKET**

MARCH 2025

Zip Code(s): 22193

Units Sold

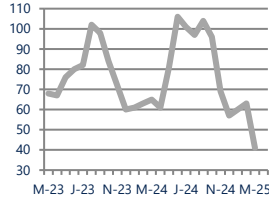
43



Down
Vs. Year Ago

Active Inventory

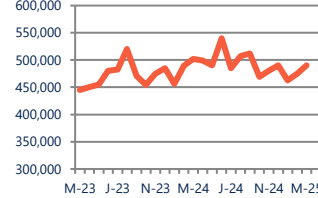
41



Down -37%
Vs. Year Ago

Median Sale Price

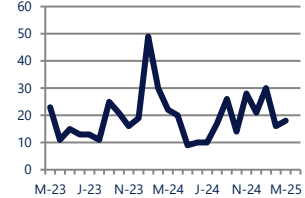
\$490,000



Down -2%
Vs. Year Ago

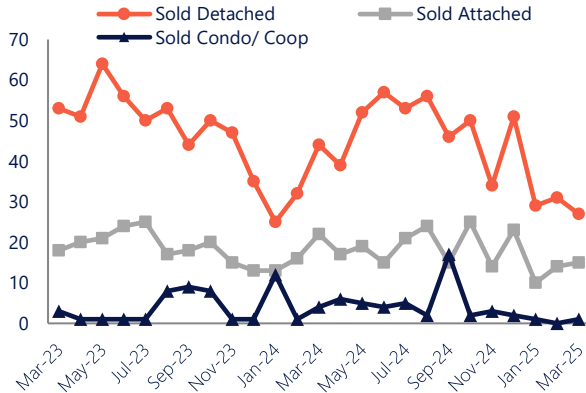
Days On Market

18



Down -18%
Vs. Year Ago

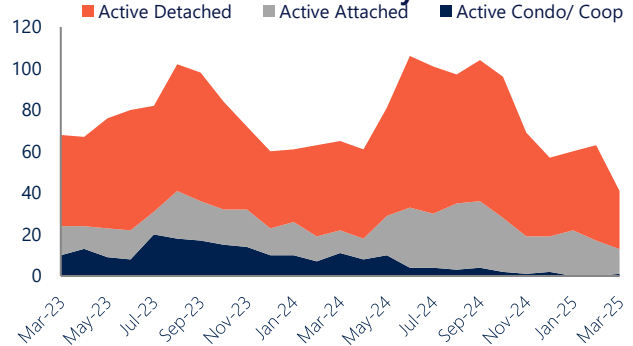
Units Sold*



Units Sold

There was a decrease in total units sold in March, with 43 sold this month in Dale City. This month's total units sold was lower than at this time last year.

Active Inventory*



Active Inventory

Versus last year, the total number of homes available this month is lower by 24 units or 37%. The total number of active inventory this March was 41 compared to 65 in March 2024.

This month's total of 41 is lower than the previous month's total supply of available inventory of 63, a decrease of 35%.

Median Sale Price



Median Sale Price

Last March, the median sale price for Dale City Homes was \$502,000. This March, the median sale price was \$490,000, a decrease of 2% or \$12,000 compared to last year. The current median sold price is 3% 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.

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 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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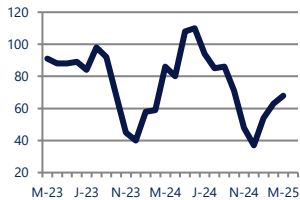
FOCUS ON: **DALE CITY HOUSING MARKET**

MARCH 2025

Zip Code(s): 22193

New Listings

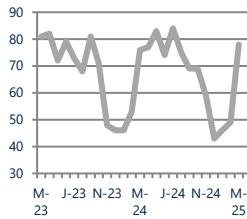
68



Down -21%
Vs. Year Ago

Current Contracts

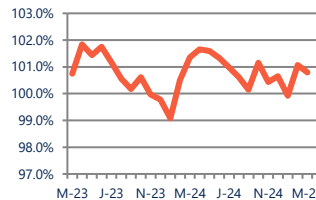
78



Up 3%
Vs. Year Ago

Sold Vs. List Price

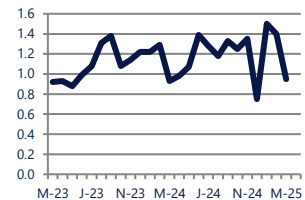
100.8%



Down -0.6%
Vs. Year Ago

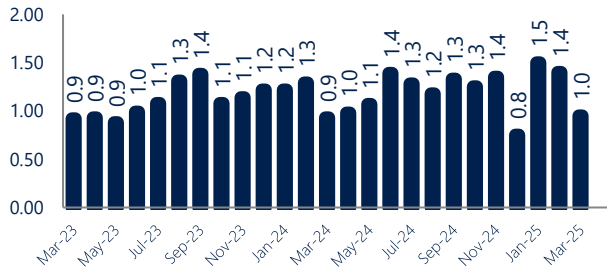
Months of Supply

1.0



No Change
Vs. Year Ago

Months Of Supply



Months of Supply

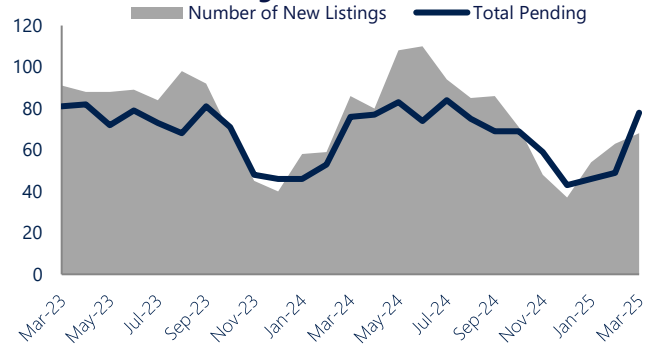
In March, there was 1.0 months of supply available in Dale City. The amount of supply is similar compared to a year ago.

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.

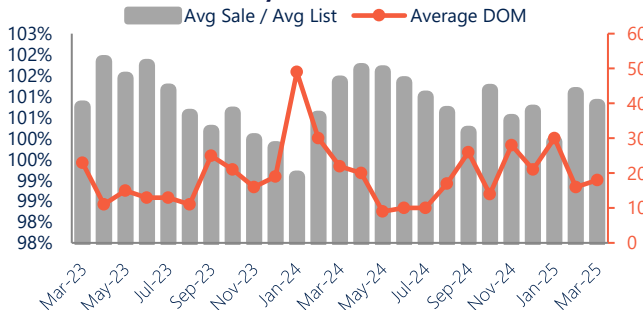
New Listings & Current Contracts

This month there were 68 homes newly listed for sale in Dale City compared to 86 in March 2024, a decrease of 21%. There were 78 current contracts pending sale this March compared to 76 a year ago. The number of current contracts is 3% 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 Dale City was 100.8% of the average list price, which is 0.6% lower than at this time last year.

Days On Market

This month, the average number of days on market was 18, lower than the average last year, which was 22, a decrease of 18%.

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