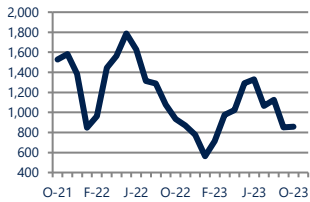


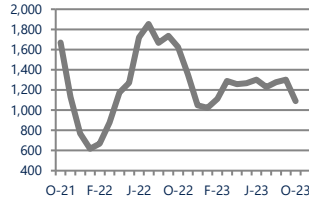


**Units Sold**  
857



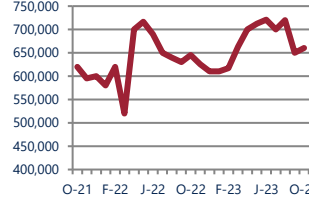
**Down -8%**  
Vs. Year Ago

**Active Inventory**  
1,088



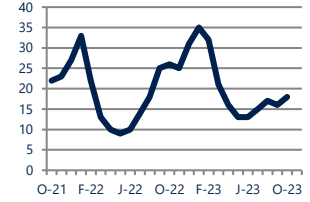
**Down -33%**  
Vs. Year Ago

**Median Sale Price**  
\$660,000



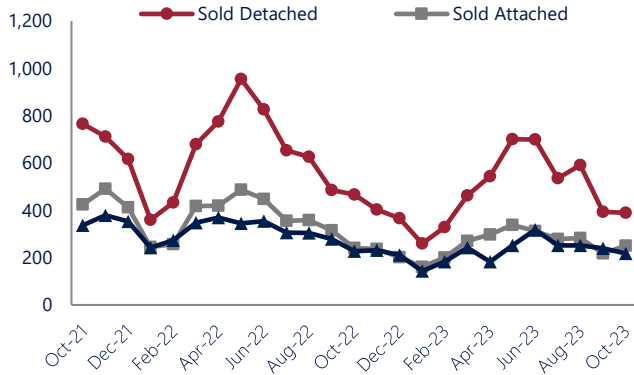
**Up 2%**  
Vs. Year Ago

**Days On Market**  
18



**Down -31%**  
Vs. Year Ago

**Units Sold\***



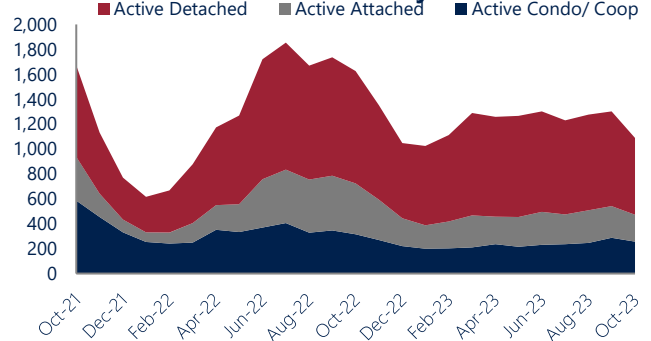
**Units Sold**

There was an increase in total units sold in October, with 857 sold this month in Fairfax County versus 851 last month, an increase of 1%. This month's total units sold was lower than at this time last year, a decrease of 8% versus October 2022.

**Active Inventory**

Versus last year, the total number of homes available this month is lower by 537 units or 33%. The total number of active inventory this October was 1,088 compared to 1,625 in October 2022. This month's total of 1,088 is lower than the previous month's total supply of available inventory of 1,303, a decrease of 17%.

**Active Inventory\***



**Median Sale Price**



**Median Sale Price**

Last October, the median sale price for Fairfax County Homes was \$645,000. This October, the median sale price was \$660,000, an increase of 2% or \$15,000 compared to last year. The current median sold price is 2% higher than in September.

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



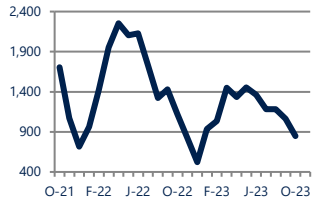
\*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by BRIGHTMLS 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.





### New Listings

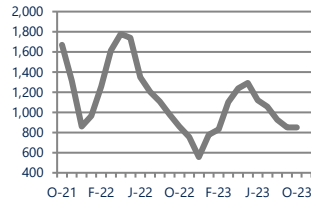
849



**Down -24%**  
Vs. Year Ago

### Current Contracts

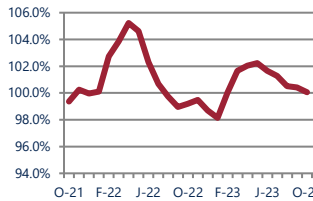
851



**Down -1%**  
Vs. Year Ago

### Sold Vs. List Price

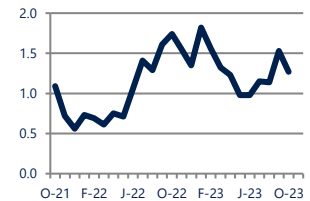
100.1%



**Up 0.9%**  
Vs. Year Ago

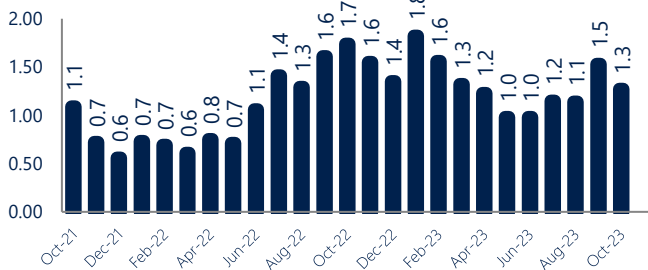
### Months of Supply

1.3



**Down -27%**  
Vs. Year Ago

### Months Of Supply



### Months of Supply

In October, there was 1.3 months of supply available in Fairfax County, compared to 1.7 in October 2022. That is a decrease of 27% versus a year ago.

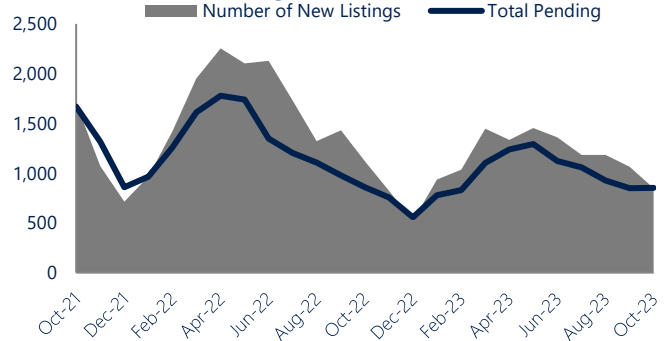
Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

### New Listings & Current Contracts

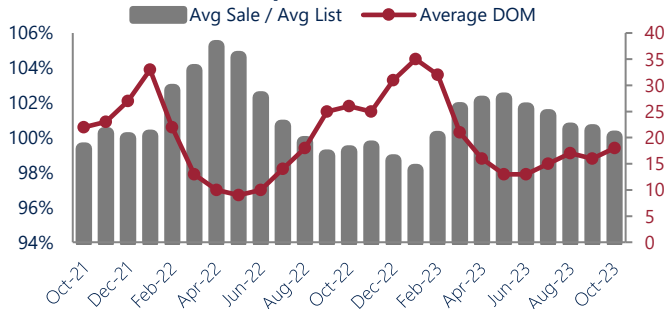
This month there were 849 homes newly listed for sale in Fairfax County compared to 1,120 in October 2022, a decrease of 24%.

There were 851 current contracts pending sale this October compared to 859 a year ago. The number of current contracts remained stable as compared to last October.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In October, the average sale price in Fairfax County was 100.1% of the average list price, which is 0.9% higher 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 26, a decrease of 31%.



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