

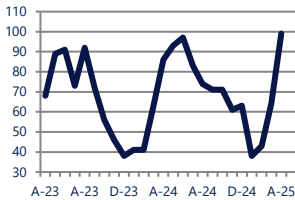
THE LONG & FOSTER MARKET MINUTE™

FOCUS ON: **HERNDON HOUSING MARKET**

APRIL 2025

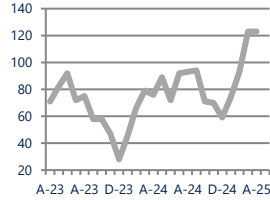
Zip Code(s): 20170 and 20171

Units Sold
99



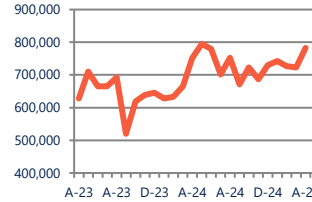
Up 15%
Vs. Year Ago

Active Inventory
123



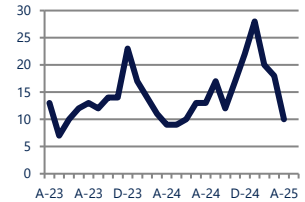
Up 62%
Vs. Year Ago

Median Sale Price
\$782,500



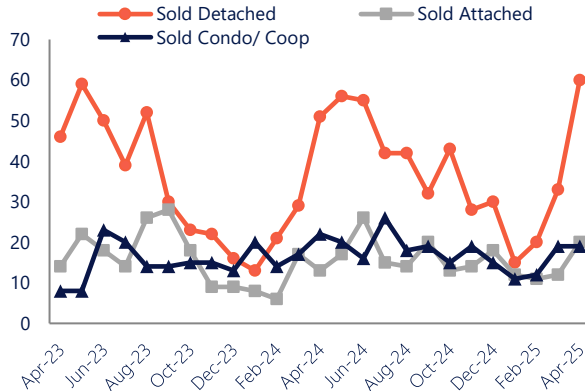
Up 4%
Vs. Year Ago

Days On Market
10



Up 11%
Vs. Year Ago

Units Sold*



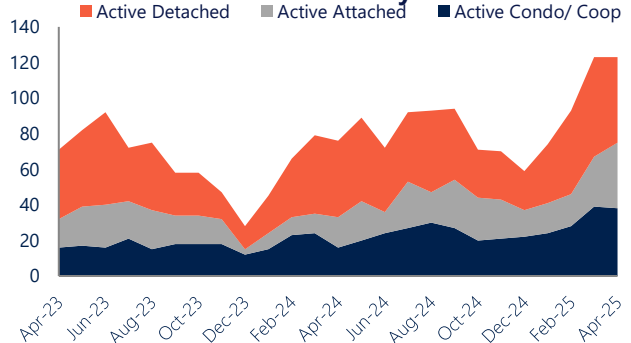
Units Sold

There was an increase in total units sold in April, with 99 sold this month in Herndon. This month's total units sold was higher than at this time last year.

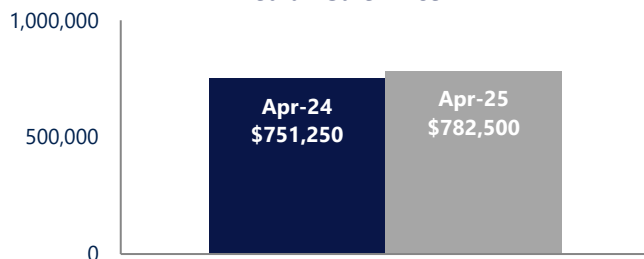
Active Inventory

Versus last year, the total number of homes available this month is higher by 47 units or 62%. The total number of active inventory this April was 123 compared to 76 in April 2024. This month's supply remained stable as compared to last month.

Active Inventory*



Median Sale Price



Median Sale Price

Last April, the median sale price for Herndon Homes was \$751,250. This April, the median sale price was \$782,500, an increase of 4% or \$31,250 compared to last year. The current median sold price is 8% higher than in March.

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

Herndon are defined as properties listed in zip code/s 20170 and 20171.

*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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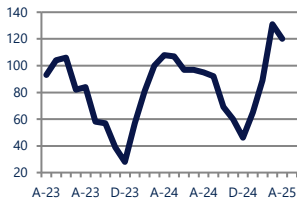
FOCUS ON: **HERNDON HOUSING MARKET**

APRIL 2025

Zip Code(s): 20170 and 20171

New Listings

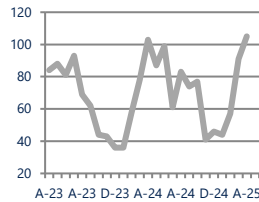
120



Up 11%
Vs. Year Ago

Current Contracts

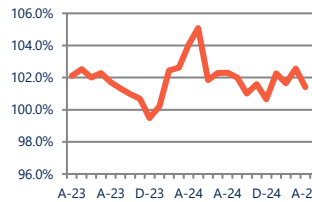
105



Up 2%
Vs. Year Ago

Sold Vs. List Price

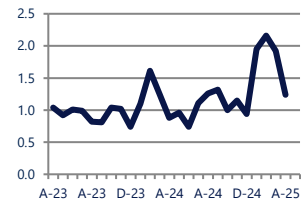
101.4%



Down -2.5%
Vs. Year Ago

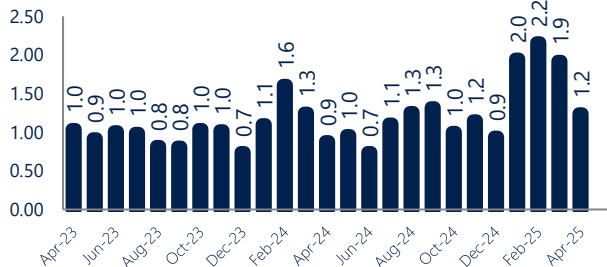
Months of Supply

1.2



Up 41%
Vs. Year Ago

Months Of Supply



Months of Supply

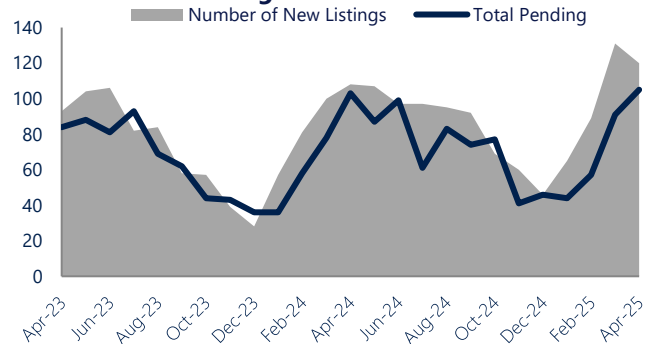
In April, there was 1.2 months of supply available in Herndon, compared to 0.9 in April 2024. That is an increase of 41% versus a year ago.

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.

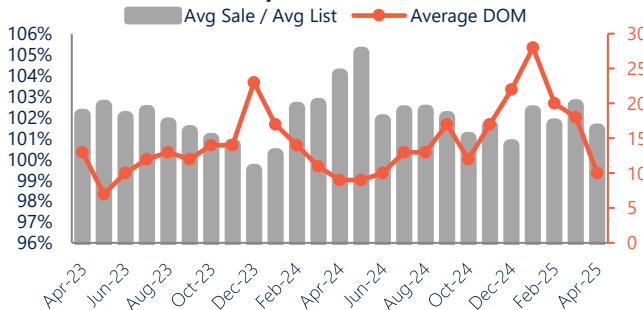
New Listings & Current Contracts

This month there were 120 homes newly listed for sale in Herndon compared to 108 in April 2024, an increase of 11%. There were 105 current contracts pending sale this April compared to 103 a year ago. The number of current contracts is 2% higher than last April.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In April, the average sale price in Herndon was 101.4% of the average list price, which is 2.6% lower than at this time last year.

Days On Market

This month, the average number of days on market was 10, higher than the average last year, which was 9, an increase of 11%.

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