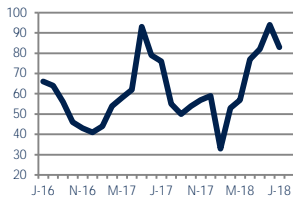


Zip Code(s): 22308 and 22309

### Units Sold

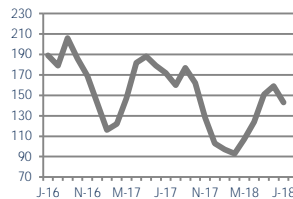
83



Up 9%  
Vs. Year Ago

### Active Inventory

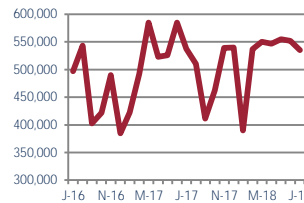
143



Down -17%  
Vs. Year Ago

### Median Sale Price

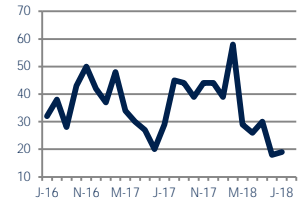
\$535,000



No Change  
Vs. Year Ago

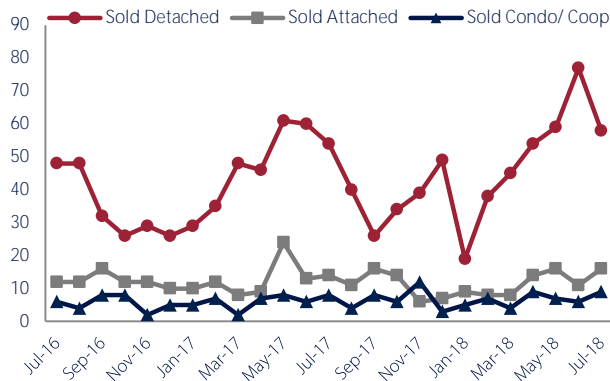
### Days On Market

19



Down -34%  
Vs. Year Ago

### Units Sold\*



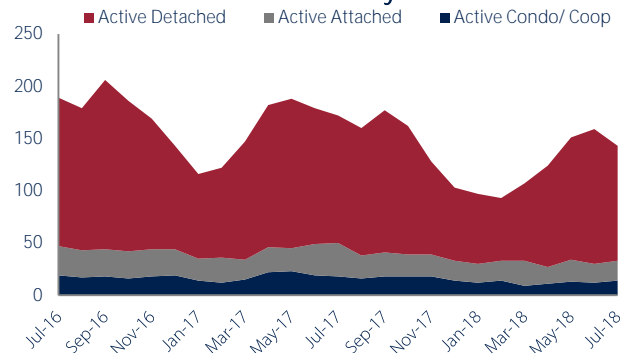
### Units Sold

There was a decrease in total units sold in July, with 83 sold this month in Mount Vernon and Fort Hunt versus 94 last month, a decrease of 12%. This month's total units sold was higher than at this time last year, an increase of 9% versus July 2017.

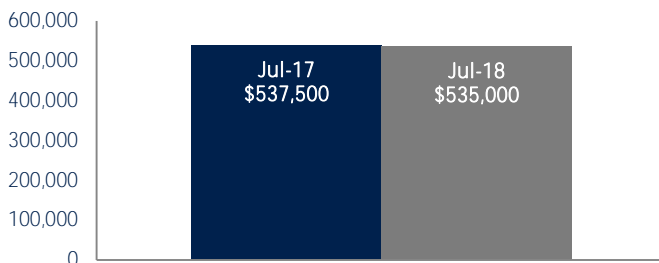
### Active Inventory

Versus last year, the total number of homes available this month is lower by 29 units or 17%. The total number of active inventory this July was 143 compared to 172 in July 2017. This month's total of 143 is lower than the previous month's total supply of available inventory of 159, a decrease of 10%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last July, the median sale price for Mount Vernon and Fort Hunt Homes was \$537,500. This July, the median sale price was \$535,000, which is similar compared to a year ago. The current median sold price is 3% lower than in June.

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

Mount Vernon and Fort Hunt are defined as properties listed in zip code/s 22308 and 22309.

\*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.

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CHRISTIE'S  
INTERNATIONAL REAL ESTATE

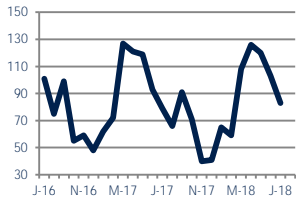




Zip Code(s): 22308 and 22309

### New Listings

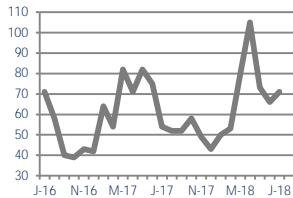
83



Up 5%  
Vs. Year Ago

### Current Contracts

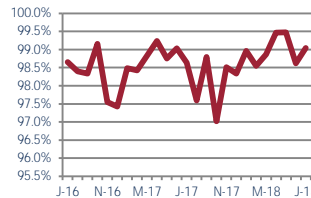
71



Up 31%  
Vs. Year Ago

### Sold Vs. List Price

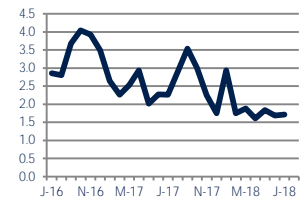
99.0%



No Change  
Vs. Year Ago

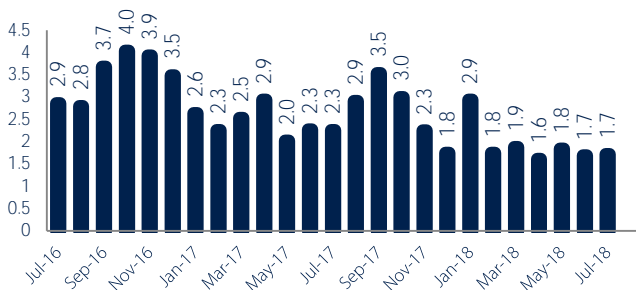
### Months of Supply

1.7



Down -24%  
Vs. Year Ago

### Months Of Supply



### Months of Supply

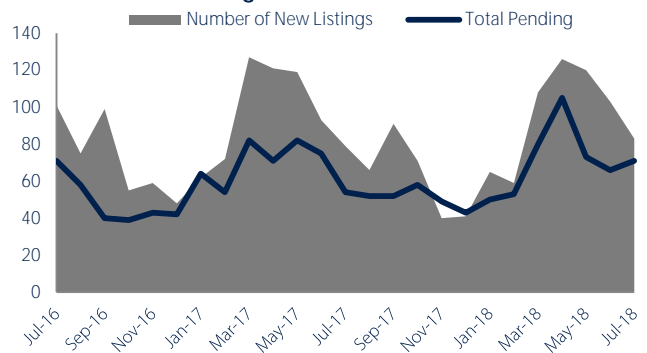
In July, there was 1.7 months of supply available in Mount Vernon and Fort Hunt, compared to 2.3 in July 2017. That is a decrease of 24% versus a year ago.

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.

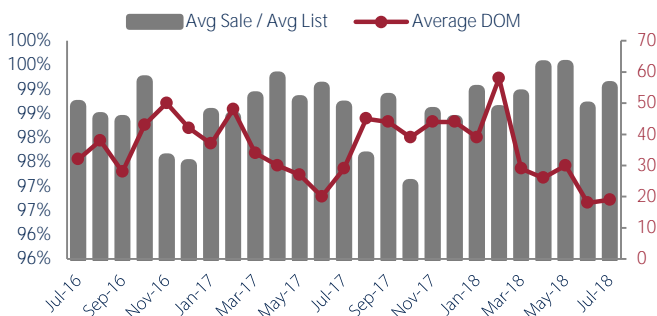
### New Listings & Current Contracts

This month there were 83 homes newly listed for sale in Mount Vernon and Fort Hunt compared to 79 in July 2017, an increase of 5%. There were 71 current contracts pending sale this July compared to 54 a year ago. The number of current contracts is 31% higher than last July.

### New Listings & Current Contracts



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In July, the average sale price in Mount Vernon and Fort Hunt was 99.0% 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 19, lower than the average last year, which was 29, a decrease of 34%.



Mount Vernon and Fort Hunt are defined as properties listed in zip code/s 22308 and 22309.

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