

2020

DC Metro

Sold Summary

	2020	2019	% Change
Sold Dollar Volume	\$34,582,864,469	\$30,970,954,592	11.66%
Avg Sold Price	\$604,101	\$556,634	8.53%
Median Sold Price	\$500,000	\$459,900	8.72%
Units Sold	57,266	55,428	3.32%
Avg Days on Market	23	29	-20.69%
Avg List Price for Solds	\$604,830	\$560,448	7.92%
Avg SP to OLP Ratio	99.6%	98.6%	1.05%
Ratio of Avg SP to Avg OLP	99.0%	98.0%	1.02%
Attached Avg Sold Price	\$490,317	\$457,791	7.10%
Detached Avg Sold Price	\$738,334	\$670,443	10.13%
Attached Units Sold	30,972	29,641	4.49%
Detached Units Sold	26,284	25,776	1.97%

Financing (Sold)

Assumption	24
Cash	6,504
Conventional	38,599
FHA	5,694
Other	905
Owner	9
VA	4,901

Days on Market (Sold)

0	1,700
1 to 10	30,323
11 to 20	7,519
21 to 30	4,041
31 to 60	6,013
61 to 90	2,878
91 to 120	1,636
121 to 180	1,622
181 to 360	1,283
361 to 720	238
721+	9

Notes:

- SP = Sold Price
- OLP = Original List Price
- LP = List Price (at time of sale)
- Garage/Parking Spaces are not included in Detached/Attached section totals.

Sold Detail

Price Ranges	Residential						Condo/Coop
	2 or Less BR		3 BR		4 or More BR		All
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached
< \$50,000	2	0	3	4	0	0	32
\$50K to \$99,999	10	16	16	0	5	1	283
\$100K to \$149,999	24	26	23	12	9	1	707
\$150K to \$199,999	52	61	85	83	37	7	1,348
\$200K to \$299,999	139	423	686	1,203	440	204	3,771
\$300K to \$399,999	116	491	1,215	2,012	2,181	433	3,398
\$400K to \$499,999	82	316	1,099	2,374	2,394	607	2,133
\$500K to \$599,999	62	175	846	1,443	2,718	450	1,335
\$600K to \$799,999	86	355	933	1,528	5,101	590	1,671
\$800K to \$999,999	37	136	539	608	2,961	531	516
\$1M to \$2,499,999	22	59	257	430	3,846	735	373
\$2.5M to \$4,999,999	3	0	1	2	224	40	42
\$5,000,000+	2	0	0	0	28	1	4
Total	637	2,058	5,703	9,699	19,944	3,601	15,614
Avg Sold Price	\$498,991	\$468,515	\$526,062	\$518,265	\$806,622	\$767,411	\$411,937
Prev Year - Avg Sold Price	\$413,328	\$430,921	\$488,178	\$485,678	\$735,654	\$729,197	\$387,860
Avg Sold % Change	20.73%	8.72%	7.76%	6.71%	9.65%	5.24%	6.21%
Prev Year - # of Solds	697	2,033	5,881	9,209	19,196	3,175	15,222