



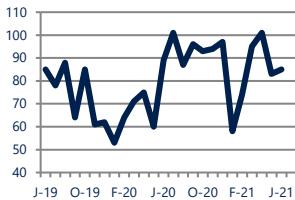
Focus On: Brightwood and Petworth Housing Market

June 2021

Zip Code(s): 20011

Units Sold

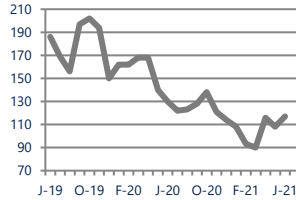
85



Down -4%
Vs. Year Ago

Active Inventory

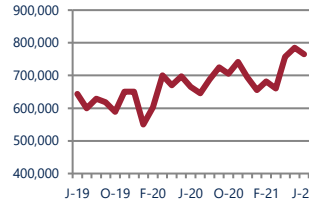
117



Down -10%
Vs. Year Ago

Median Sale Price

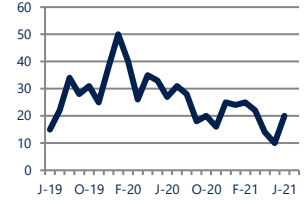
\$765,000



Up 15%
Vs. Year Ago

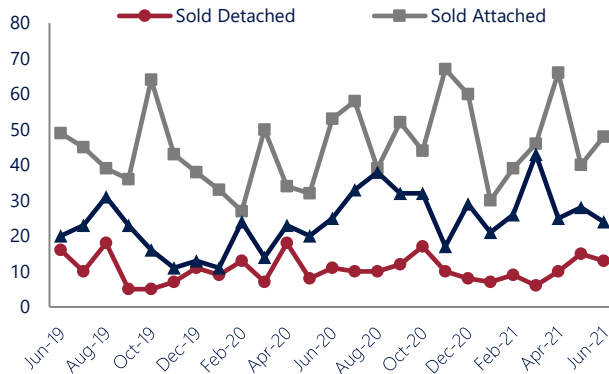
Days On Market

20



Down -26%
Vs. Year Ago

Units Sold*



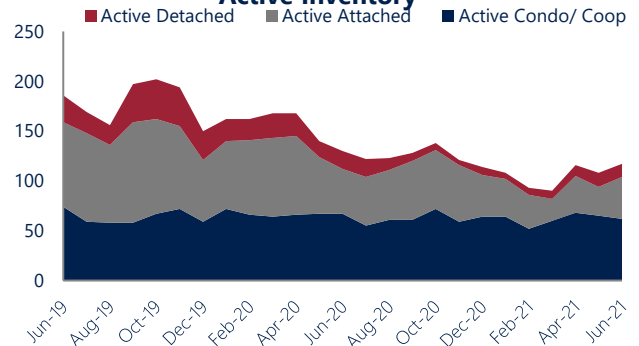
Units Sold

There was an increase in total units sold in June, with 85 sold this month in Brightwood and Petworth versus 83 last month, an increase of 2%. This month's total units sold was lower than at this time last year, a decrease of 4% versus June 2020.

Active Inventory

Versus last year, the total number of homes available this month is lower by 13 units or 10%. The total number of active inventory this June was 117 compared to 130 in June 2020. This month's total of 117 is higher than the previous month's total supply of available inventory of 108, an increase of 8%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Brightwood and Petworth Homes was \$665,000. This June, the median sale price was \$765,000, an increase of 15% or \$100,000 compared to last year. The current median sold price is 3% lower than in May.

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

Brightwood and Petworth are defined as properties listed in zip code/s 20011.

*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.





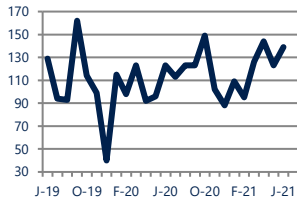
Focus On: Brightwood and Petworth Housing Market

June 2021

Zip Code(s): 20011

New Listings

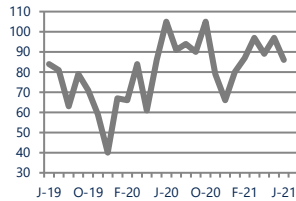
139



Up 13%
Vs. Year Ago

Current Contracts

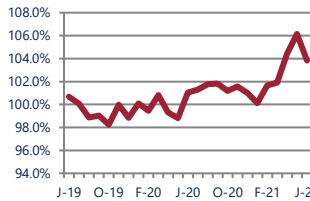
86



Down -18%
Vs. Year Ago

Sold Vs. List Price

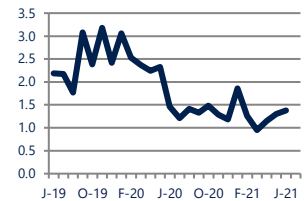
103.8%



Up 2.8%
Vs. Year Ago

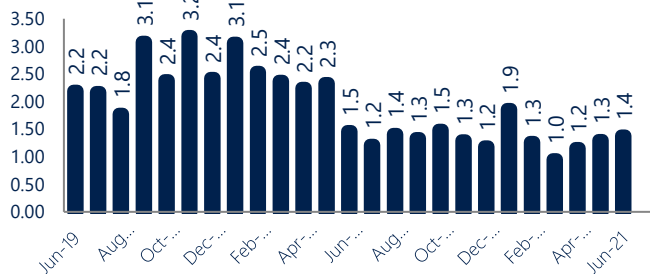
Months of Supply

1.4



No Change
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

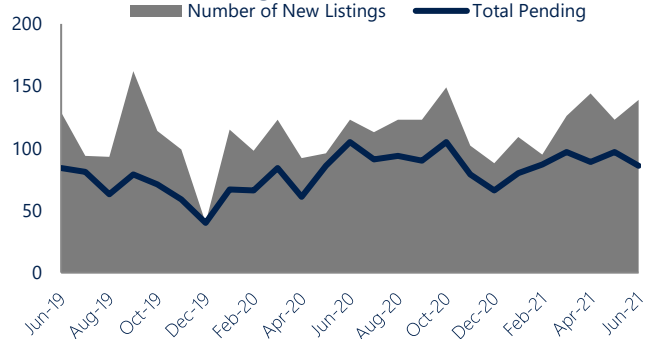
This month there were 139 homes newly listed for sale in Brightwood and Petworth compared to 123 in June 2020, an increase of 13%. There were 86 current contracts pending sale this June compared to 105 a year ago. The number of current contracts is 18% lower than last June.

Months of Supply

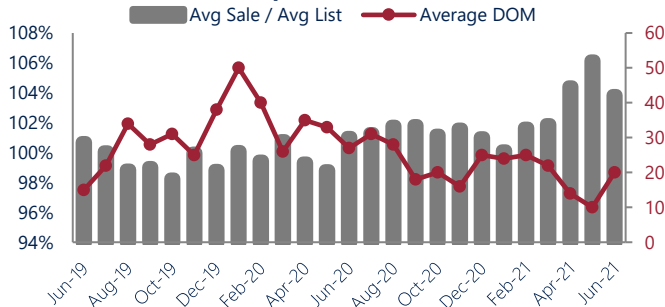
In June, there was 1.4 months of supply available in Brightwood and Petworth. The amount of supply is similar compared to a year ago.

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



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In June, the average sale price in Brightwood and Petworth was 103.8% of the average list price, which is 2.8% higher than at this time last year.

Days On Market

This month, the average number of days on market was 20, lower than the average last year, which was 27, a decrease of 26%.

Brightwood and Petworth are defined as properties listed in zip code/s 20011.

*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.

