

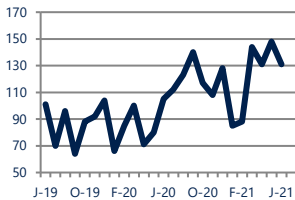


Focus On: Capitol Hill (NE) Housing Market

June 2021

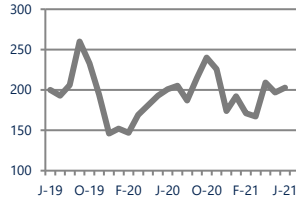
Zip Code(s): 20002

Units Sold
131



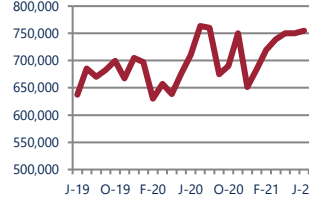
Up 25%
Vs. Year Ago

Active Inventory
203



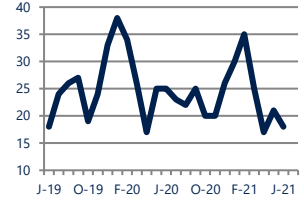
Up 1%
Vs. Year Ago

Median Sale Price
\$755,000



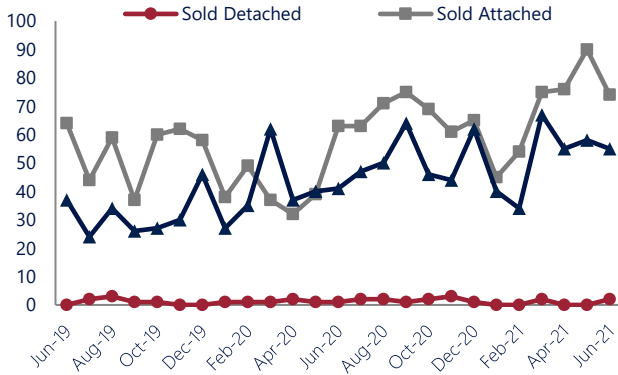
Up 6%
Vs. Year Ago

Days On Market
18



Down -28%
Vs. Year Ago

Units Sold*



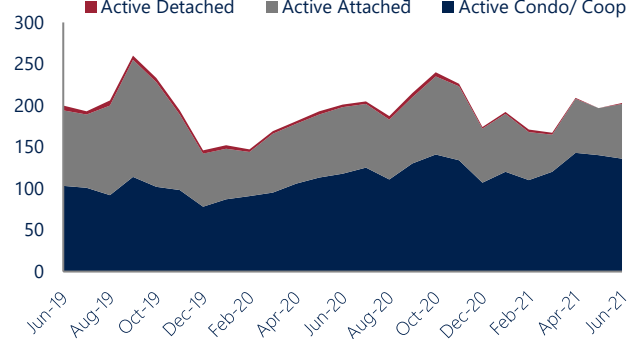
Units Sold

There was a decrease in total units sold in June, with 131 sold this month in Capitol Hill (NE) versus 148 last month, a decrease of 11%. This month's total units sold was higher than at this time last year, an increase of 25% versus June 2020.

Active Inventory

Versus last year, the total number of homes available this month is higher by 2 units or 1%. The total number of active inventory this June was 203 compared to 201 in June 2020. This month's total of 203 is higher than the previous month's total supply of available inventory of 197, an increase of 3%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Capitol Hill (NE) Homes was \$710,000. This June, the median sale price was \$755,000, an increase of 6% or \$45,000 compared to last year. The current median sold price is 1% higher 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.

Capitol Hill (NE) is defined as properties in zip code 20002.

*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.





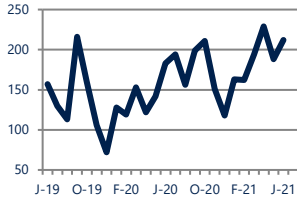
Focus On: Capitol Hill (NE) Housing Market

June 2021

Zip Code(s): 20002

New Listings

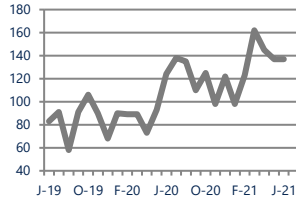
212



Up 16%
Vs. Year Ago

Current Contracts

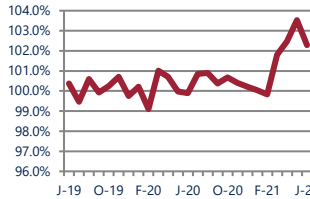
137



Up 10%
Vs. Year Ago

Sold Vs. List Price

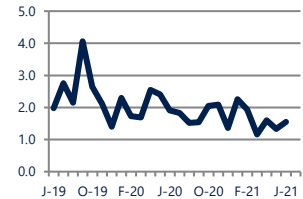
102.3%



Up 2.4%
Vs. Year Ago

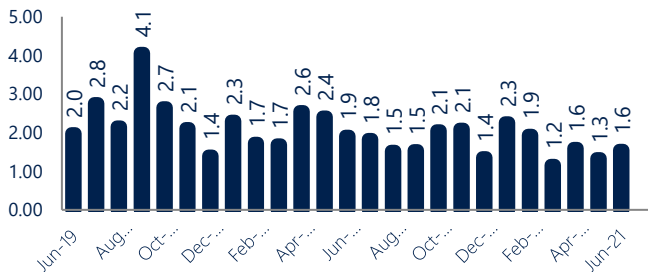
Months of Supply

1.6



Down -19%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

This month there were 212 homes newly listed for sale in Capitol Hill (NE) compared to 183 in June 2020, an increase of 16%.

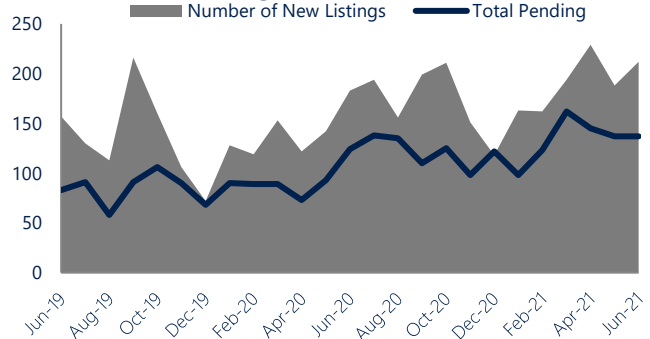
There were 137 current contracts pending sale this June compared to 124 a year ago. The number of current contracts remained stable as compared to last June.

Months of Supply

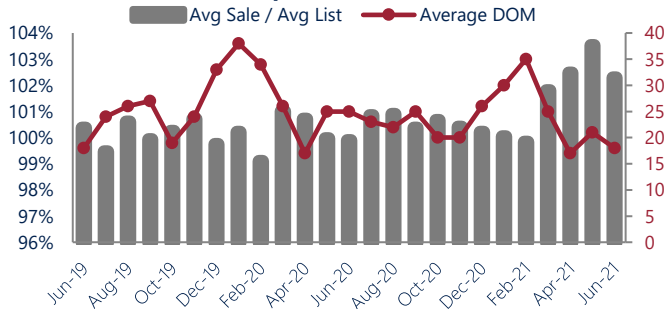
In June, there was 1.5 months of supply available in Capitol Hill (NE), compared to 1.9 in June 2020. That is a decrease of 19% versus a year ago.

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



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In June, the average sale price in Capitol Hill (NE) was 102.3% of the average list price, which is 2.4% 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 25, a decrease of 28%.

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