



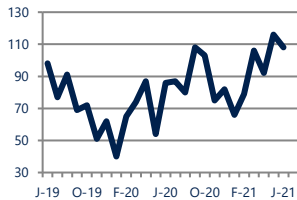
Focus On: Alexandria West and Landmark Housing Market

June 2021

Zip Code(s): 22304, 22311

Units Sold

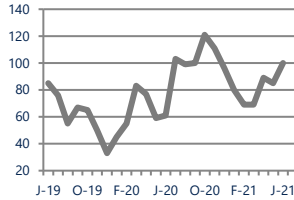
108



Up 26%
Vs. Year Ago

Active Inventory

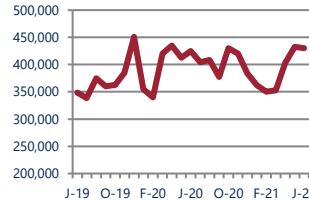
100



Up 64%
Vs. Year Ago

Median Sale Price

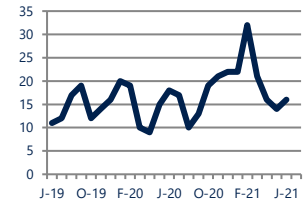
\$430,250



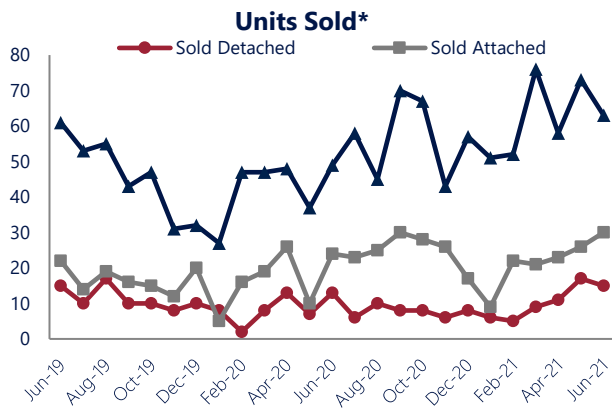
Up 1%
Vs. Year Ago

Days On Market

16

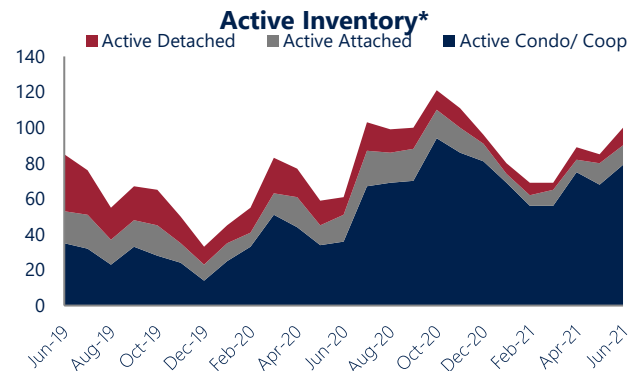


Down -11%
Vs. Year Ago



Units Sold

There was a decrease in total units sold in June, with 108 sold this month in Alexandria West and Landmark versus 116 last month, a decrease of 7%. This month's total units sold was higher than at this time last year, an increase of 26% versus June 2020.



Active Inventory

Versus last year, the total number of homes available this month is higher by 39 units or 64%. The total number of active inventory this June was 100 compared to 61 in June 2020. This month's total of 100 is higher than the previous month's total supply of available inventory of 85, an increase of 18%.

Median Sale Price



Median Sale Price

Last June, the median sale price for Alexandria West and Landmark Homes was \$425,000. This June, the median sale price was \$430,250, an increase of 1% or \$5,250 compared to last year. The current median sold price is 1% 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.

Alexandria West and Landmark are defined as properties listed in zip code/s 22304, 22311.

*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.



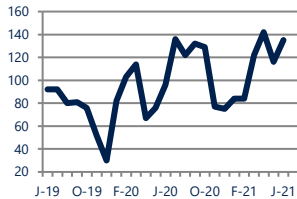
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June 2021

Zip Code(s): 22304, 22311

New Listings

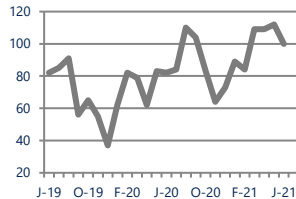
135



Up 41%
Vs. Year Ago

Current Contracts

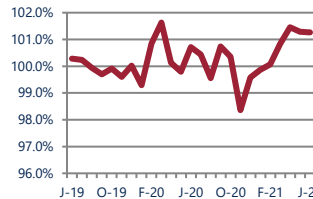
100



Up 22%
Vs. Year Ago

Sold Vs. List Price

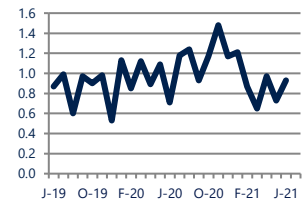
101.3%



Up 0.5%
Vs. Year Ago

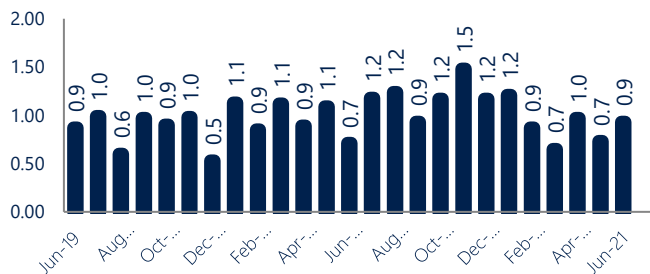
Months of Supply

0.9



Up 31%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

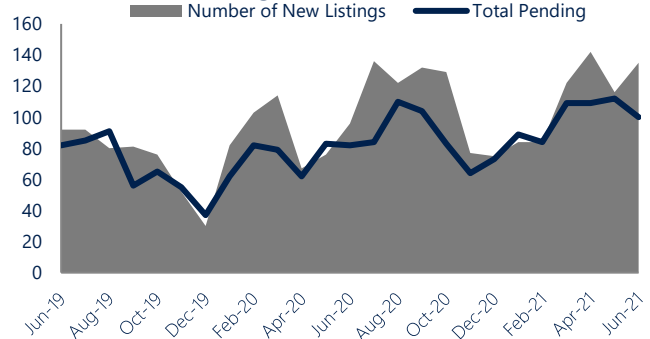
This month there were 135 homes newly listed for sale in Alexandria West and Landmark compared to 96 in June 2020, an increase of 41%. There were 100 current contracts pending sale this June compared to 82 a year ago. The number of current contracts is 22% higher than last June.

Months of Supply

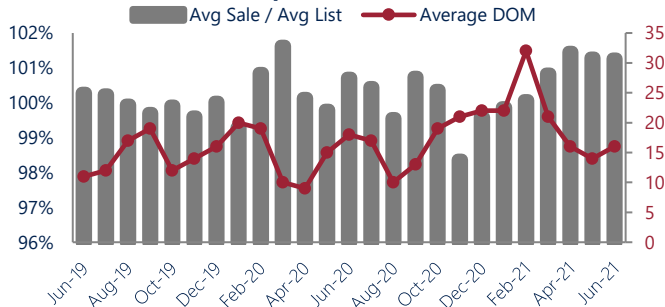
In June, there was 0.9 months of supply available in Alexandria West and Landmark, compared to 0.7 in June 2020. That is an increase of 31% versus a year ago.

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 Alexandria West and Landmark was 101.3% of the average list price, which is 0.5% higher than at this time last year.

Days On Market

This month, the average number of days on market was 16, lower than the average last year, which was 18, a decrease of 11%.



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