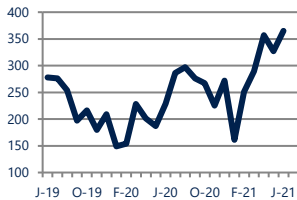




Focus On: **Arlington County Housing Market**

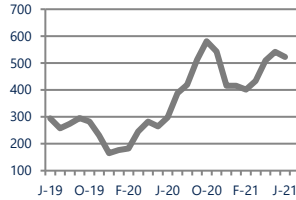
June 2021

Units Sold
365



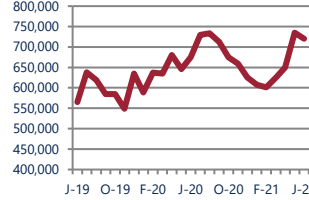
Up
Vs. Year Ago

Active Inventory
523



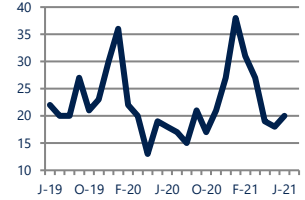
Up 76%
Vs. Year Ago

Median Sale Price
\$720,000



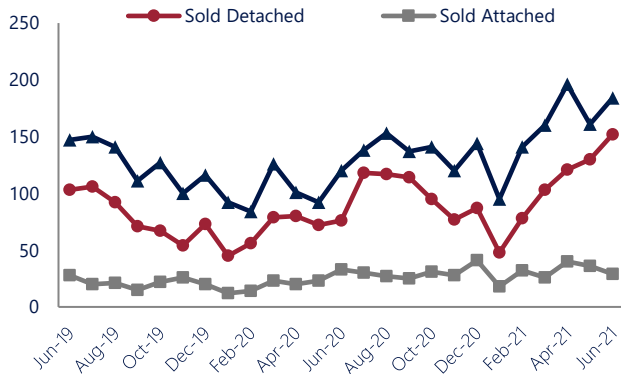
Up 7%
Vs. Year Ago

Days On Market
20



Up 11%
Vs. Year Ago

Units Sold*



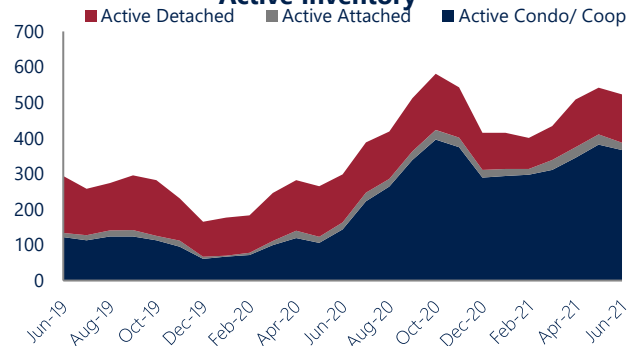
Units Sold

There was an increase in total units sold in June, with 365 sold this month in Arlington County. This month's total units sold was higher than at this time last year.

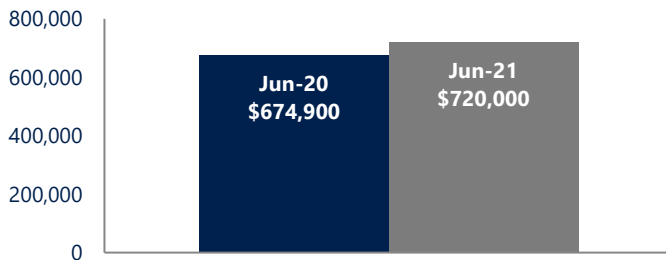
Active Inventory

Versus last year, the total number of homes available this month is higher by 225 units or 76%. The total number of active inventory this June was 523 compared to 298 in June 2020. This month's total of 523 is lower than the previous month's total supply of available inventory of 542, a decrease of 4%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Arlington County Homes was \$674,900. This June, the median sale price was \$720,000, an increase of 7% or \$45,100 compared to last year. The current median sold price is 2% 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.



*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.



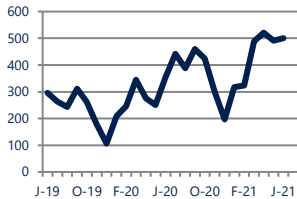


Focus On: Arlington County Housing Market

June 2021

New Listings

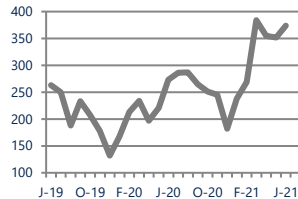
500



Up 42%
Vs. Year Ago

Current Contracts

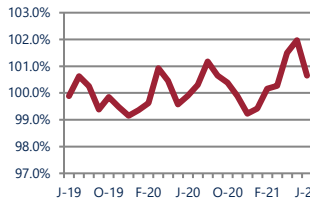
374



Up 37%
Vs. Year Ago

Sold Vs. List Price

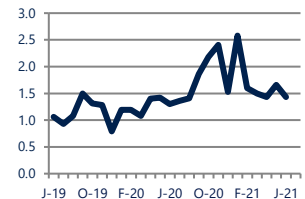
100.7%



Up 0.8%
Vs. Year Ago

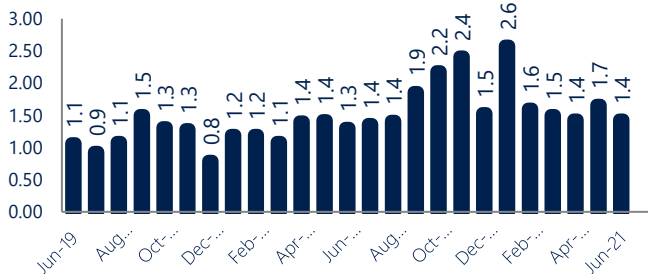
Months of Supply

1.4



Up 10%
Vs. Year Ago

Months of Supply



Months of Supply

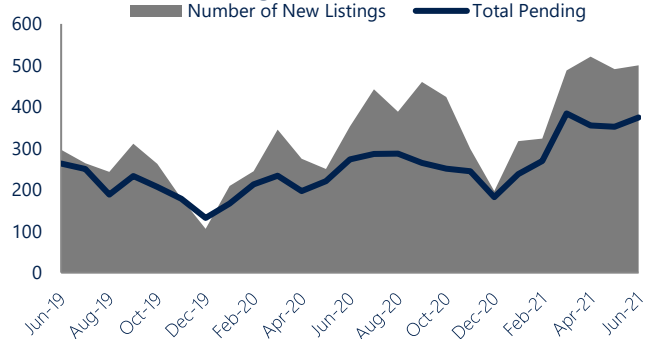
In June, there was 1.4 months of supply available in Arlington County, compared to 1.3 in June 2020. That is an increase of 10% versus a year ago.

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.

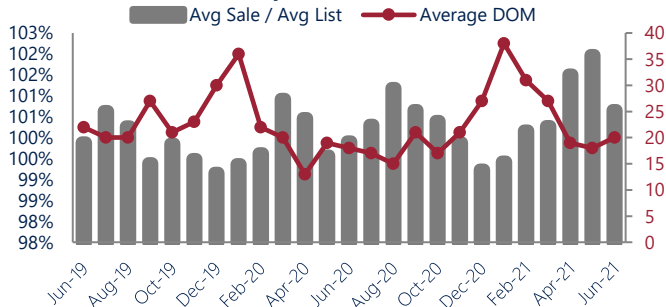
New Listings & Current Contracts

This month there were 500 homes newly listed for sale in Arlington County compared to 353 in June 2020, an increase of 42%. There were 374 current contracts pending sale this June compared to 273 a year ago. The number of current contracts is 37% higher than last June.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In June, the average sale price in Arlington County was 100.7% of the average list price, which is 0.7% higher than at this time last year.

Days On Market

This month, the average number of days on market was 20, higher than the average last year, which was 18, an increase of 11%.



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