



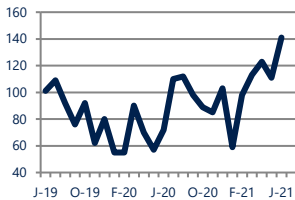
Focus On: Clarendon, Ballston, and Rosslyn Housing Market

June 2021

Zip Code(s): 22201, 22203 and 22209

Units Sold

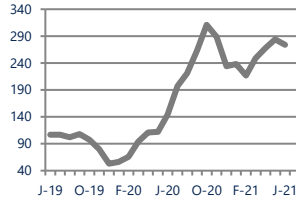
141



Up
Vs. Year Ago

Active Inventory

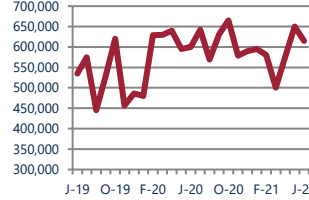
274



Up 90%
Vs. Year Ago

Median Sale Price

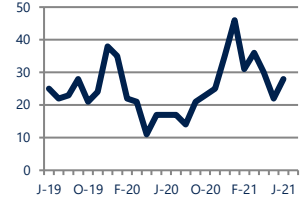
\$615,000



Up 2%
Vs. Year Ago

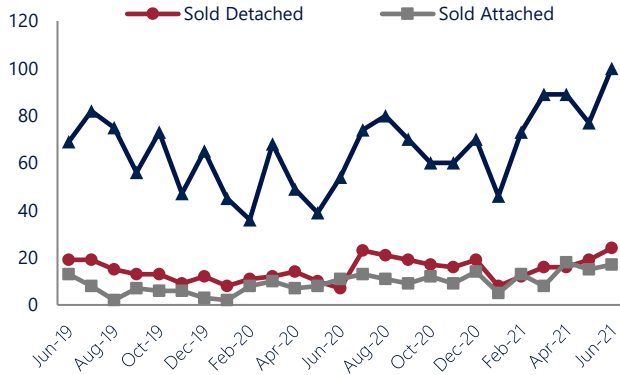
Days On Market

28



Up 65%
Vs. Year Ago

Units Sold*



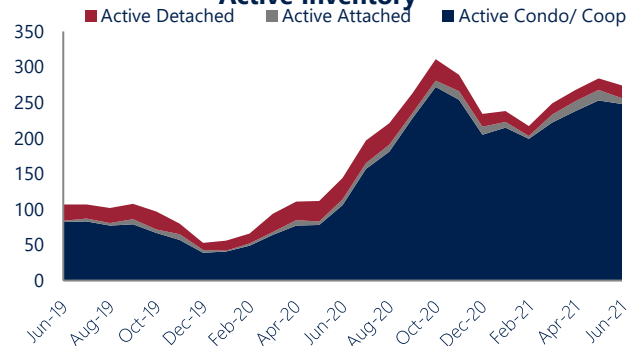
Units Sold

There was an increase in total units sold in June, with 141 sold this month in Clarendon, Ballston, and Rosslyn. This month's total units sold was higher than at this time last year.

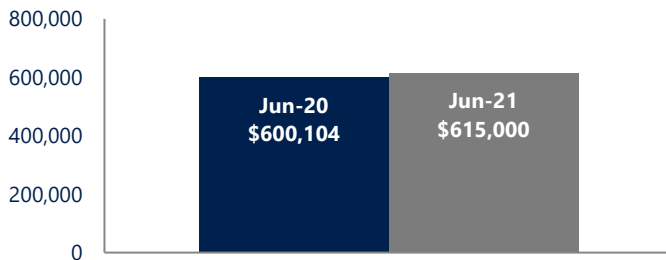
Active Inventory

Versus last year, the total number of homes available this month is higher by 130 units or 90%. The total number of active inventory this June was 274 compared to 144 in June 2020. This month's total of 274 is lower than the previous month's total supply of available inventory of 284, a decrease of 4%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Clarendon, Ballston, and Rosslyn Homes was \$600,104. This June, the median sale price was \$615,000, an increase of 2% or \$14,896 compared to last year. The current median sold price is 5% 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.

Clarendon, Ballston, and Rosslyn are defined as properties listed in zip code/s 22201, 22203 and 22209.

*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.





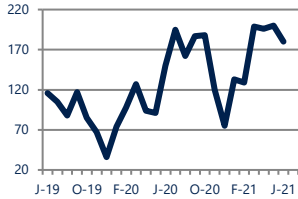
Focus On: Clarendon, Ballston, and Rosslyn Housing Market

June 2021

Zip Code(s): 22201, 22203 and 22209

New Listings

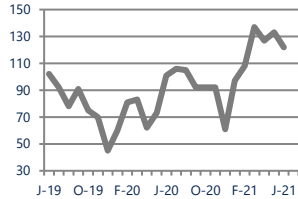
180



Up 20%
Vs. Year Ago

Current Contracts

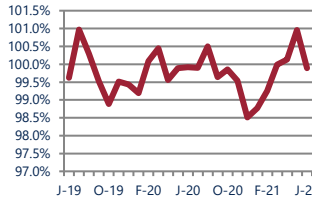
122



Up 21%
Vs. Year Ago

Sold Vs. List Price

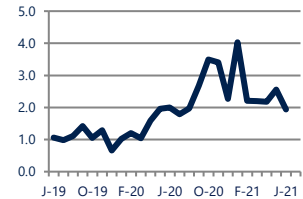
99.9%



No Change
Vs. Year Ago

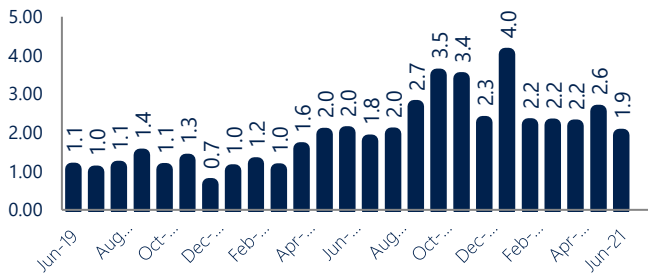
Months of Supply

1.9



No Change
Vs. Year Ago

Months Of Supply



Months of Supply

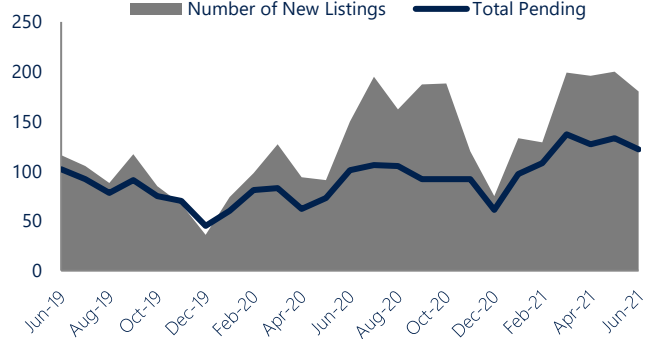
In June, there was 1.9 months of supply available in Clarendon, Ballston, and Rosslyn. The amount of supply is similar compared to a year ago.

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.

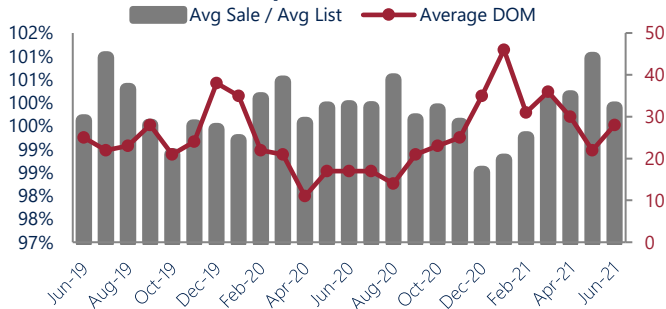
New Listings & Current Contracts

This month there were 180 homes newly listed for sale in Clarendon, Ballston, and Rosslyn compared to 150 in June 2020, an increase of 20%. There were 122 current contracts pending sale this June compared to 101 a year ago. The number of current contracts is 21% 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 Clarendon, Ballston, and Rosslyn was 99.9% of the average list price, which is similar compared to a year ago.

Days On Market

This month, the average number of days on market was 28, higher than the average last year, which was 17, an increase of 65%.



Clarendon, Ballston, and Rosslyn are defined as properties listed in zip code/s 22201, 22203 and 22209.

*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.

