

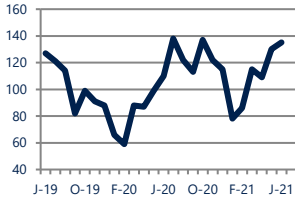


Focus On: Dale City Housing Market

June 2021

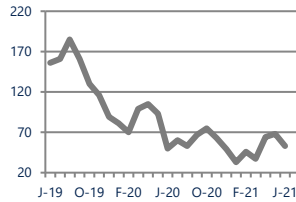
Zip Code(s): 22193

Units Sold
135



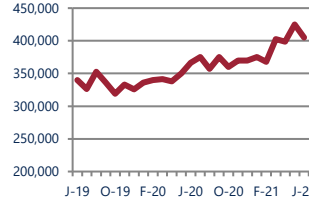
Up 23%
Vs. Year Ago

Active Inventory
53



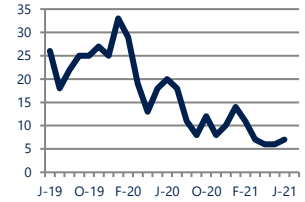
Up 6%
Vs. Year Ago

Median Sale Price
\$405,000



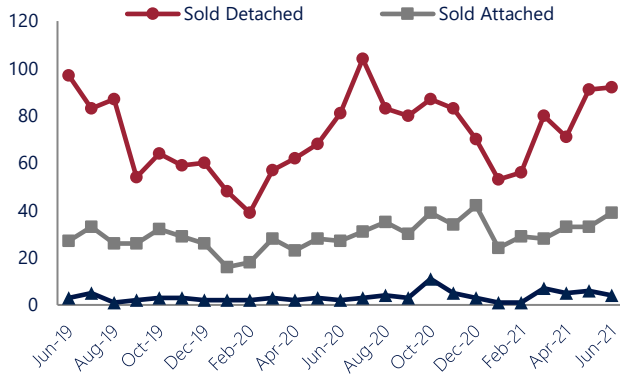
Up 11%
Vs. Year Ago

Days On Market
7



Down -65%
Vs. Year Ago

Units Sold*



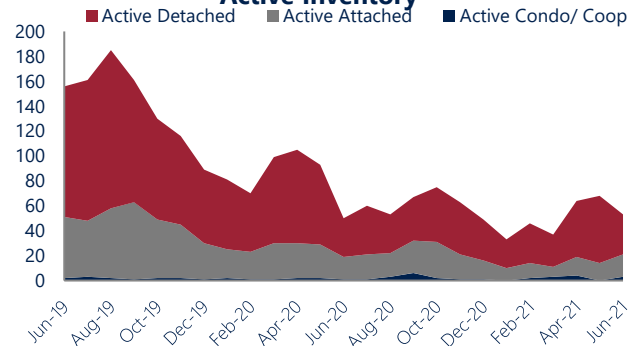
Units Sold

There was an increase in total units sold in June, with 135 sold this month in Dale City versus 130 last month, an increase of 4%. This month's total units sold was higher than at this time last year, an increase of 23% versus June 2020.

Active Inventory

Versus last year, the total number of homes available this month is higher by 3 units or 6%. The total number of active inventory this June was 53 compared to 50 in June 2020. This month's total of 53 is lower than the previous month's total supply of available inventory of 68, a decrease of 22%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Dale City Homes was \$366,500. This June, the median sale price was \$405,000, an increase of 11% or \$38,500 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.

Dale City are defined as properties listed in zip code/s 22193.

*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.





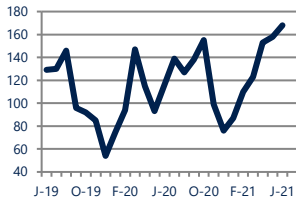
Focus On: Dale City Housing Market

June 2021

Zip Code(s): 22193

New Listings

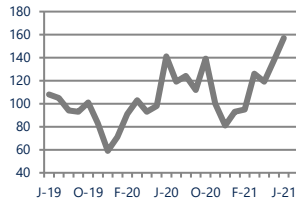
168



Up 45%
Vs. Year Ago

Current Contracts

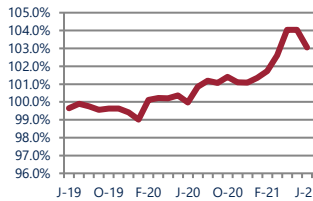
157



Up 11%
Vs. Year Ago

Sold Vs. List Price

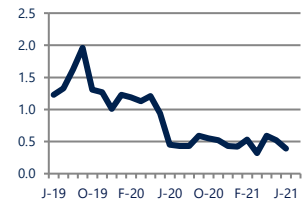
103.1%



Up 3.1%
Vs. Year Ago

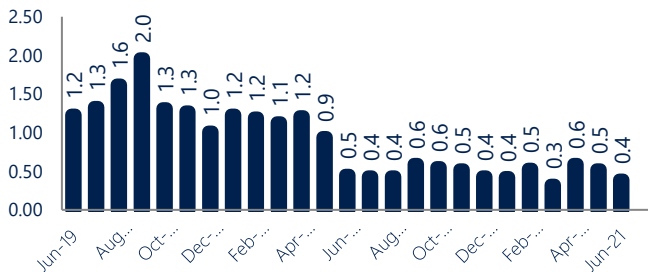
Months of Supply

0.4



No Change
Vs. Year Ago

Months of Supply



Months of Supply

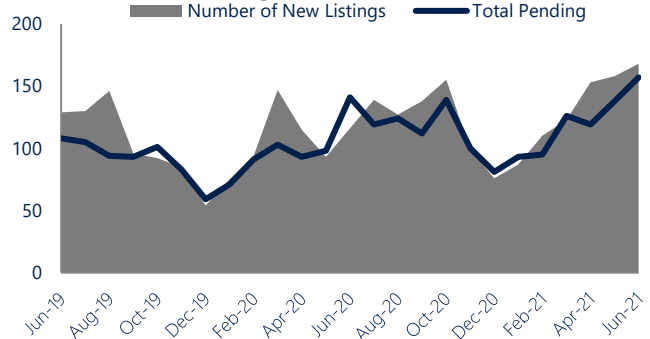
In June, there was 0.4 months of supply available in Dale City. The amount of supply is similar compared to a year ago.

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.

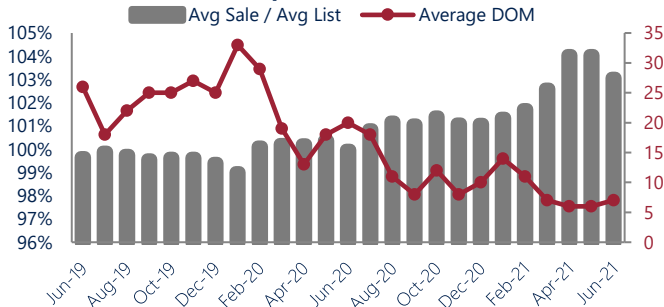
New Listings & Current Contracts

This month there were 168 homes newly listed for sale in Dale City compared to 116 in June 2020, an increase of 45%. There were 157 current contracts pending sale this June compared to 141 a year ago. The number of current contracts is 11% 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 Dale City was 103.1% of the average list price, which is 3.1% higher than at this time last year.

Days On Market

This month, the average number of days on market was 7, lower than the average last year, which was 20, a decrease of 65%.



Dale City are defined as properties listed in zip code/s 22193.

*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.

