



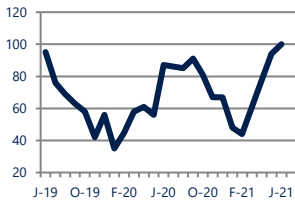
Focus On: Dumfries Housing Market

June 2021

Zip Code(s): 22025 and 22026

Units Sold

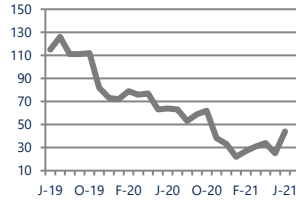
100



Up 15%
Vs. Year Ago

Active Inventory

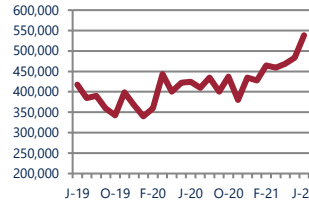
44



Down -31%
Vs. Year Ago

Median Sale Price

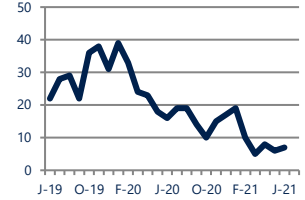
\$538,500



Up 27%
Vs. Year Ago

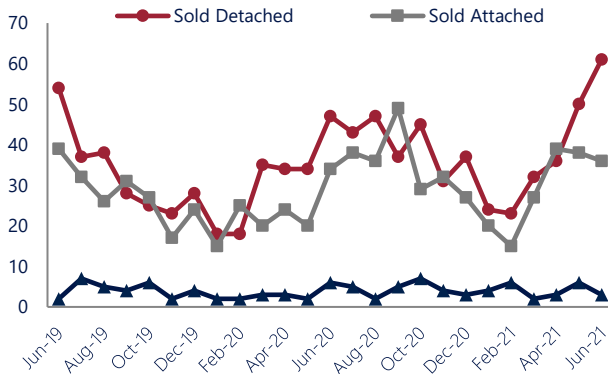
Days On Market

7



Down -56%
Vs. Year Ago

Units Sold*



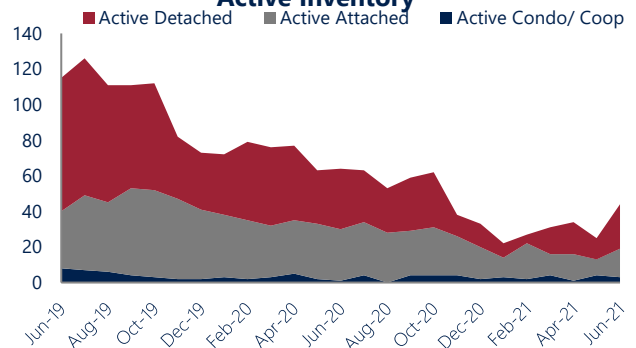
Units Sold

There was an increase in total units sold in June, with 100 sold this month in Dumfries versus 94 last month, an increase of 6%. This month's total units sold was higher than at this time last year, an increase of 15% versus June 2020.

Active Inventory

Versus last year, the total number of homes available this month is lower by 20 units or 31%. The total number of active inventory this June was 44 compared to 64 in June 2020. This month's total of 44 is higher than the previous month's total supply of available inventory of 25, an increase of 76%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Dumfries Homes was \$425,000. This June, the median sale price was \$538,500, an increase of \$113,500 compared to last year. The current median sold price is 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.

Dumfries are defined as properties listed in zip code/s 22025 and 22026.

*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.





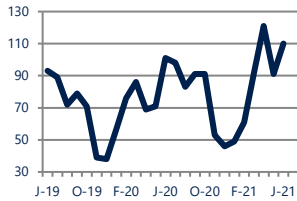
Focus On: Dumfries Housing Market

June 2021

Zip Code(s): 22025 and 22026

New Listings

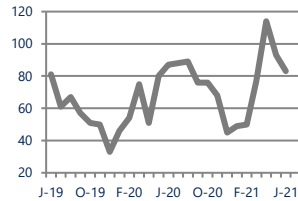
110



Up 9%
Vs. Year Ago

Current Contracts

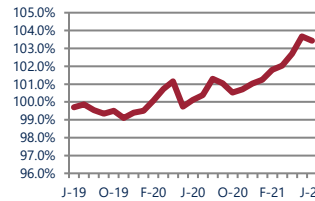
83



Down -5%
Vs. Year Ago

Sold Vs. List Price

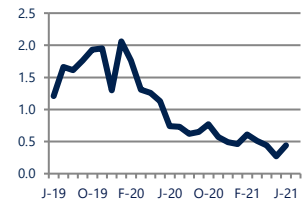
103.4%



Up 3.3%
Vs. Year Ago

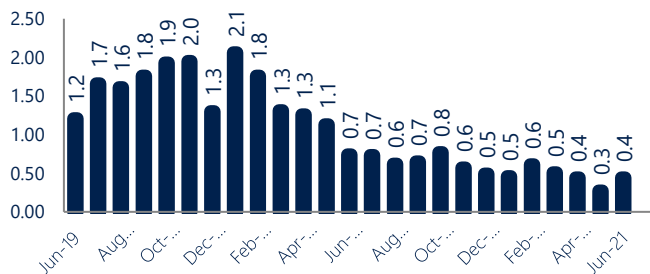
Months of Supply

0.4



Down -41%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

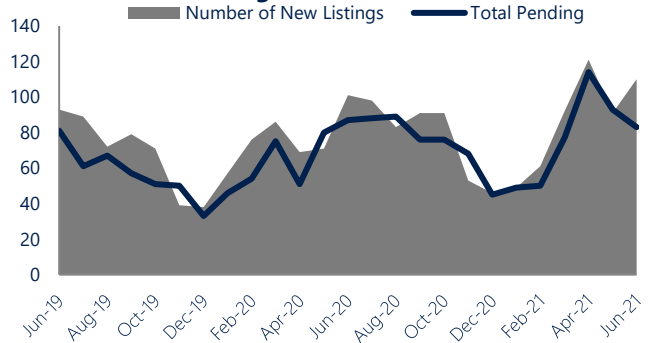
This month there were 110 homes newly listed for sale in Dumfries compared to 101 in June 2020, an increase of 9%. There were 83 current contracts pending sale this June compared to 87 a year ago. The number of current contracts is 5% lower than last June.

Months of Supply

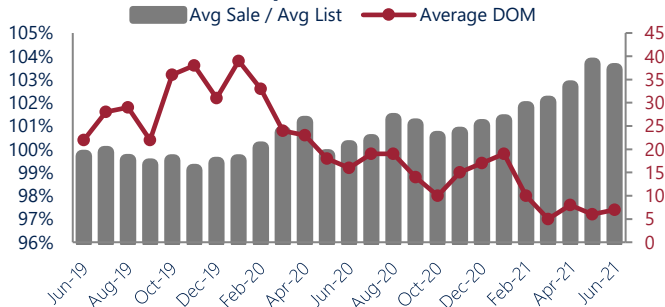
In June, there was 0.4 months of supply available in Dumfries, compared to 0.7 in June 2020. That is a decrease of 40% versus a year ago.

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 Dumfries was 103.4% of the average list price, which is 3.3% 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 16, a decrease of 56%.

Dumfries are defined as properties listed in zip code/s 22025 and 22026.

*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.

