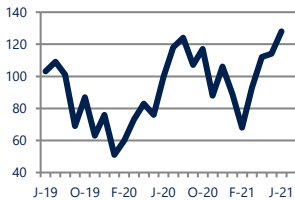




Zip Code(s): 22191

### Units Sold

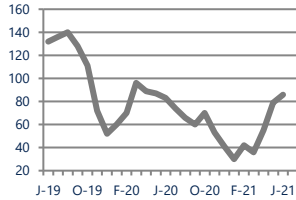
128



Up 28%  
Vs. Year Ago

### Active Inventory

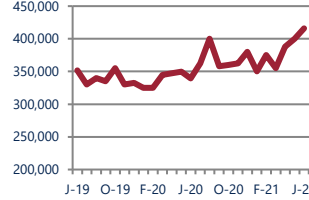
86



Up 4%  
Vs. Year Ago

### Median Sale Price

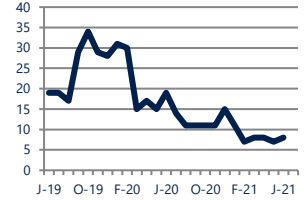
\$416,000



Up 23%  
Vs. Year Ago

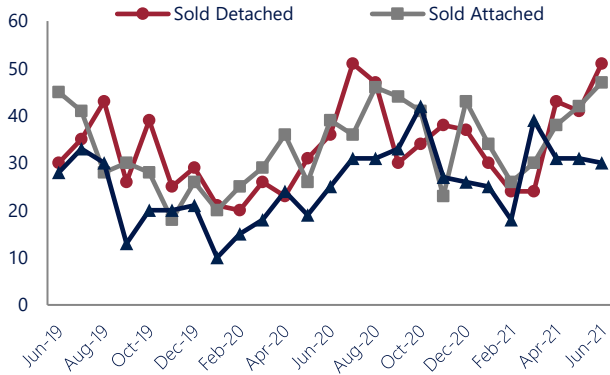
### Days On Market

8



Down -58%  
Vs. Year Ago

### Units Sold\*



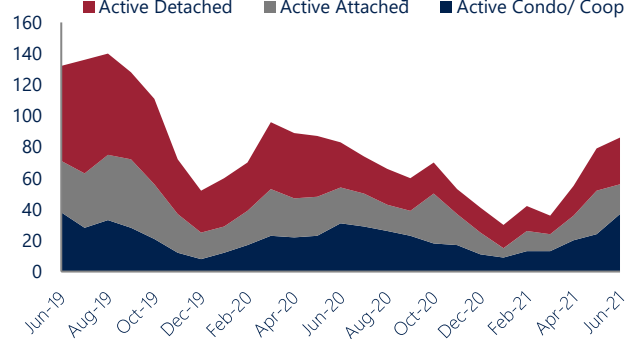
### Units Sold

There was an increase in total units sold in June, with 128 sold this month in Featherstone, River Bend Estates, and Southern Woodbridge versus 114 last month, an increase of 12%. This month's total units sold was higher than at this time last year, an increase of 28% versus June 2020.

### Active Inventory

Versus last year, the total number of homes available this month is higher by 3 units or 4%. The total number of active inventory this June was 86 compared to 83 in June 2020. This month's total of 86 is higher than the previous month's total supply of available inventory of 79, an increase of 9%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last June, the median sale price for Featherstone, River Bend Estates, and Southern Woodbridge Homes was \$339,500. This June, the median sale price was \$416,000, an increase of 23% or \$76,500 compared to last year. The current median sold price is 4% 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.

Featherstone, River Bend Estates, and Southern Woodbridge are defined as properties listed in zip code/s 22191.

\*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.

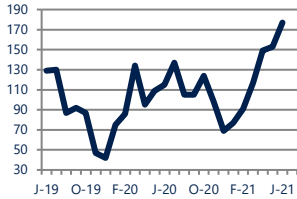




Zip Code(s): 22191

### New Listings

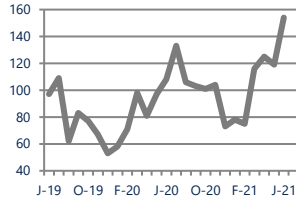
177



**Up 54%**  
Vs. Year Ago

### Current Contracts

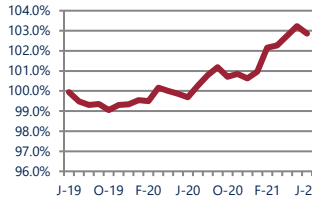
154



**Up 43%**  
Vs. Year Ago

### Sold Vs. List Price

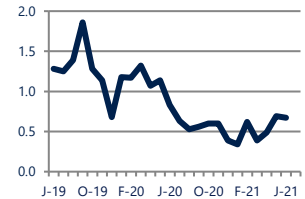
102.9%



**Up 3.2%**  
Vs. Year Ago

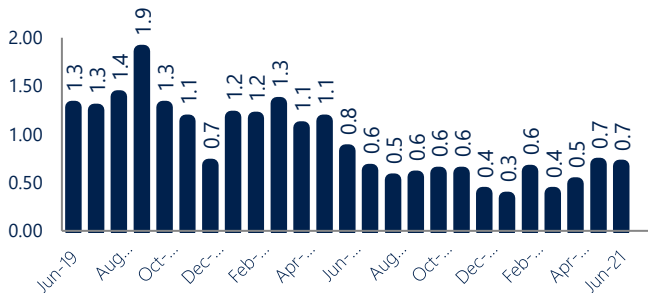
### Months of Supply

0.7



**Down -19%**  
Vs. Year Ago

### Months of Supply



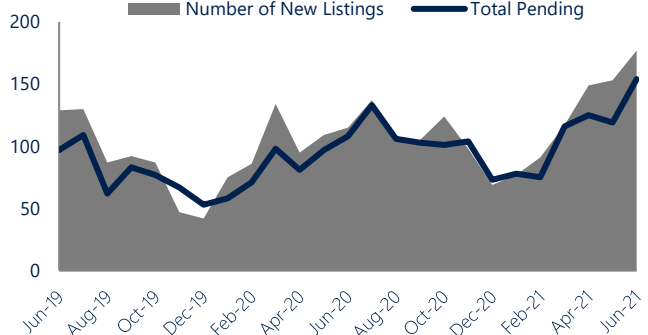
### Months of Supply

In June, there was 0.7 months of supply available in Featherstone, River Bend Estates, and Southern Woodbridge, compared to 0.8 in June 2020. That is a decrease of 19% 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.

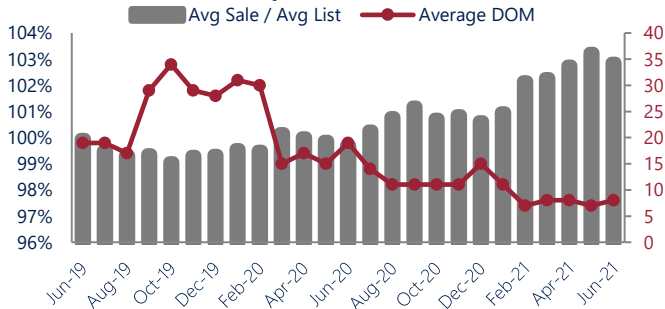
### New Listings & Current Contracts

This month there were 177 homes newly listed for sale in Featherstone, River Bend Estates, and Southern Woodbridge compared to 115 in June 2020, an increase of 54%. There were 154 current contracts pending sale this June compared to 108 a year ago. The number of current contracts is 43% 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 Featherstone, River Bend Estates, and Southern Woodbridge was 102.9% of the average list price, which is 3.2% higher than at this time last year.

### Days On Market

This month, the average number of days on market was 8, lower than the average last year, which was 19, a decrease of 58%.



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