



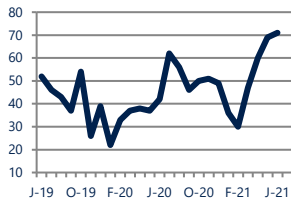
## Focus On: Rosehill Farms and Franconia Housing Market

June 2021

Zip Code(s): 22310

### Units Sold

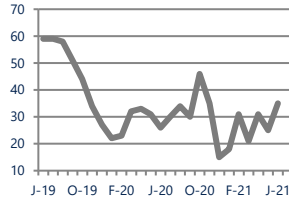
71



Up  
Vs. Year Ago

### Active Inventory

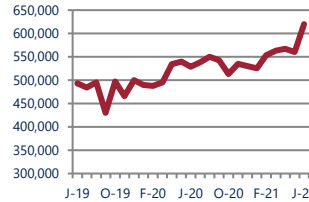
35



Up 35%  
Vs. Year Ago

### Median Sale Price

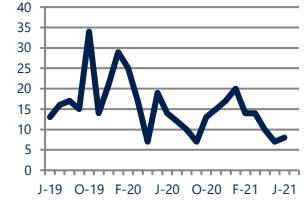
\$620,000



Up 17%  
Vs. Year Ago

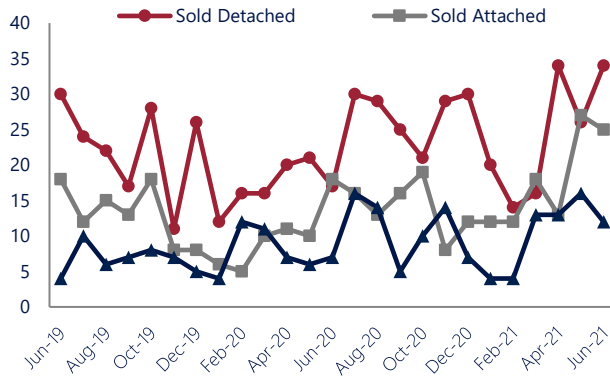
### Days On Market

8



Down -43%  
Vs. Year Ago

### Units Sold\*



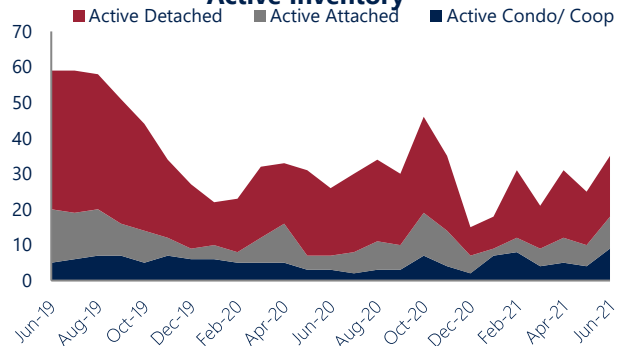
### Units Sold

There was an increase in total units sold in June, with 71 sold this month in Rosehill Farms and Franconia. This month's total units sold was higher than at this time last year.

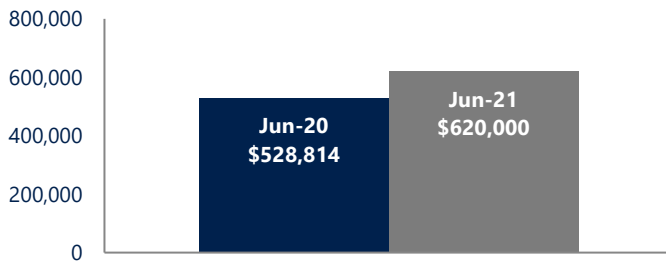
### Active Inventory

Versus last year, the total number of homes available this month is higher by 9 units or 35%. The total number of active inventory this June was 35 compared to 26 in June 2020. This month's total of 35 is higher than the previous month's total supply of available inventory of 25, an increase of 40%.

### Active Inventory\*



### Median Sale Price



### Median Sale Price

Last June, the median sale price for Rosehill Farms and Franconia Homes was \$528,814. This June, the median sale price was \$620,000, an increase of 17% or \$91,186 compared to last year. The current median sold price is 11% 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.

Rosehill Farms and Franconia are defined as properties listed in zip code/s 22310.

\*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.





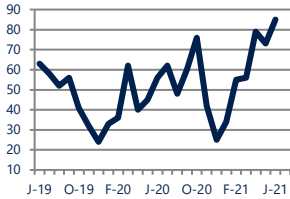
## Focus On: Rosehill Farms and Franconia Housing Market

June 2021

Zip Code(s): 22310

### New Listings

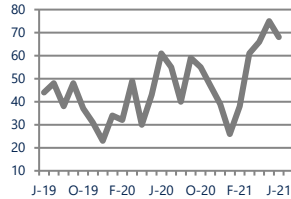
85



**Up 52%**  
Vs. Year Ago

### Current Contracts

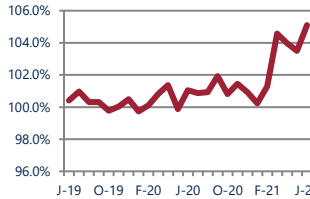
68



**Up 11%**  
Vs. Year Ago

### Sold Vs. List Price

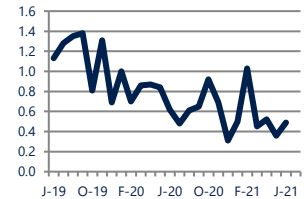
105.1%



**Up 4%**  
Vs. Year Ago

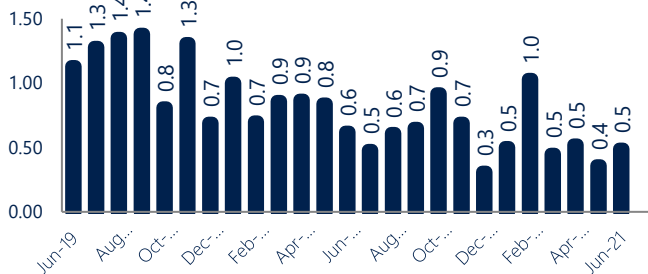
### Months of Supply

0.5



**Down -21%**  
Vs. Year Ago

### Months Of Supply



### New Listings & Current Contracts

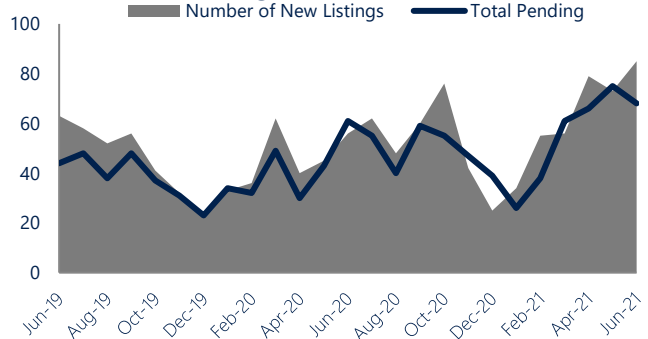
This month there were 85 homes newly listed for sale in Rosehill Farms and Franconia compared to 56 in June 2020, an increase of 52%. There were 68 current contracts pending sale this June compared to 61 a year ago. The number of current contracts is 11% higher than last June.

### Months of Supply

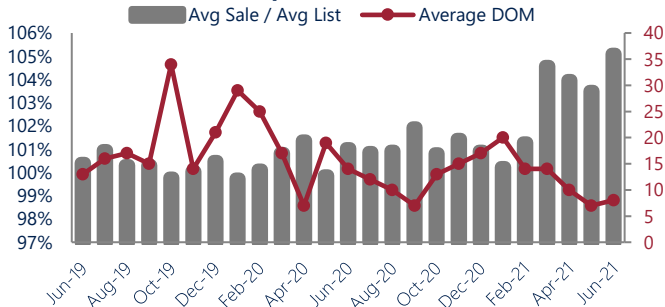
In June, there was 0.5 months of supply available in Rosehill Farms and Franconia, compared to 0.6 in June 2020. That is a decrease of 20% versus a year ago.

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 Rosehill Farms and Franconia was 105.1% of the average list price, which is 4.1% 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 14, a decrease of 43%.

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