



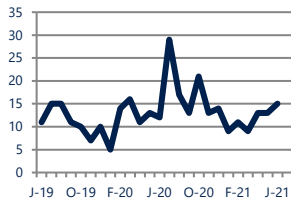
Focus On: Triangle Housing Market

June 2021

Zip Code(s): 22172

Units Sold

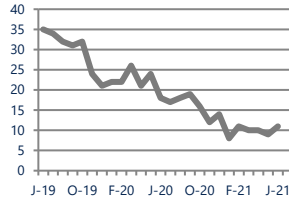
15



Up 25%
Vs. Year Ago

Active Inventory

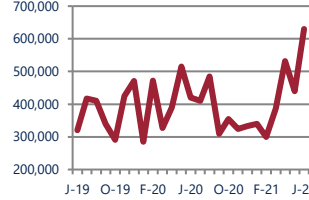
11



Down -39%
Vs. Year Ago

Median Sale Price

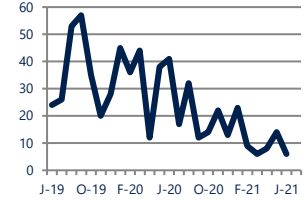
\$630,000



Up
Vs. Year Ago

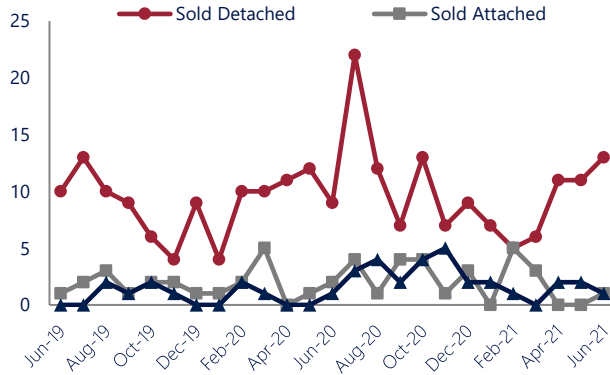
Days On Market

6



Down
Vs. Year Ago

Units Sold*



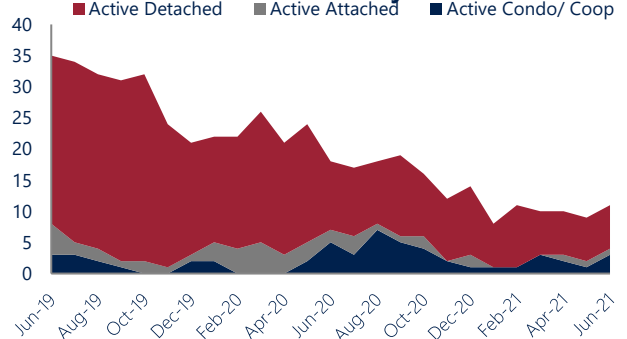
Units Sold

There was an increase in total units sold in June, with 15 sold this month in Triangle versus 13 last month, an increase of 15%. This month's total units sold was higher than at this time last year, an increase of 25% versus June 2020.

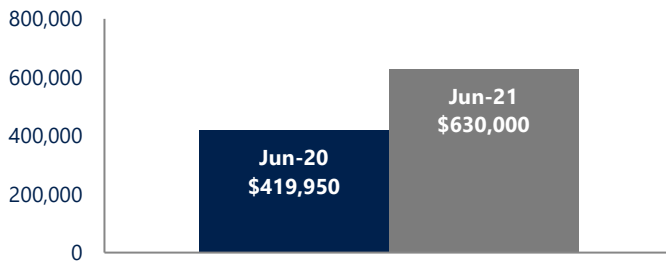
Active Inventory

Versus last year, the total number of homes available this month is lower by 7 units or 39%. The total number of active inventory this June was 11 compared to 18 in June 2020. This month's total of 11 is higher than the previous month's total supply of available inventory of 9, an increase of 22%.

Active Inventory*



Median Sale Price



Median Sale Price

Due to the relatively small number of units sold, the median sale price showed significant change this month. Last June, the median sale price for Triangle Homes was \$419,950. This June, the median sale price was \$630,000, an increase of \$210,050 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.

Triangle are defined as properties listed in zip code/s 22172.

*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.





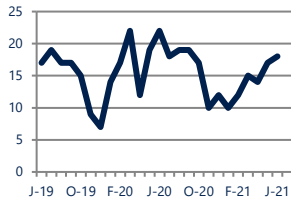
Focus On: Triangle Housing Market

June 2021

Zip Code(s): 22172

New Listings

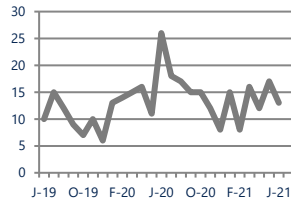
18



Down -18%
Vs. Year Ago

Current Contracts

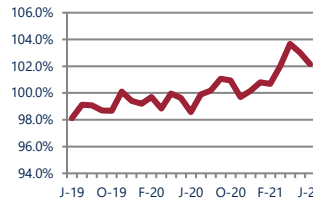
13



Down -50%
Vs. Year Ago

Sold Vs. List Price

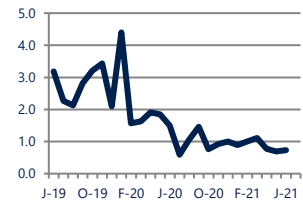
102.2%



Up 3.6%
Vs. Year Ago

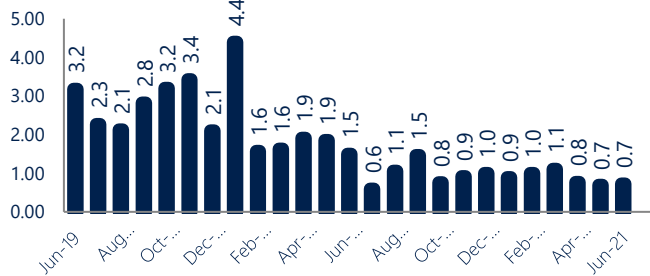
Months of Supply

0.7



Down -51%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

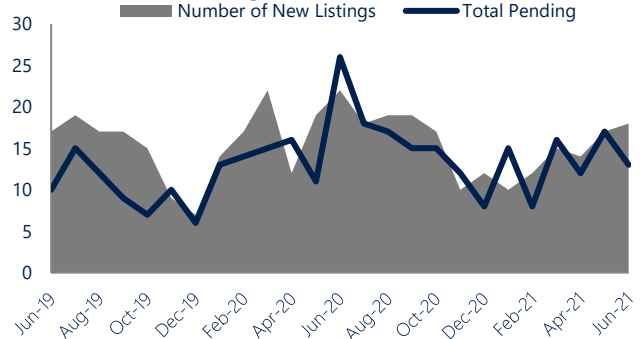
This month there were 18 homes newly listed for sale in Triangle compared to 22 in June 2020, a decrease of 18%. There were 13 current contracts pending sale this June compared to 26 a year ago. The number of current contracts is 50% lower than last June.

Months of Supply

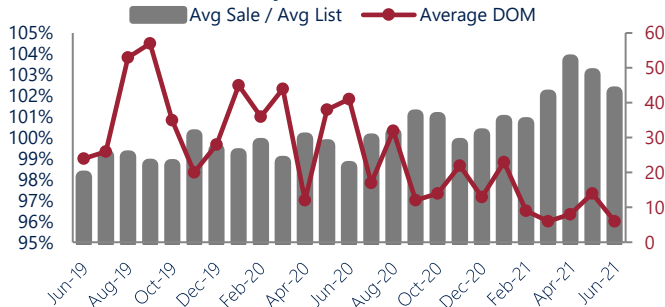
In June, there was 0.7 months of supply available in Triangle, compared to 1.5 in June 2020. That is a decrease of 51% versus a year ago.

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 Triangle was 102.2% of the average list price, which is 3.6% higher than at this time last year.

Days On Market

This month, the average number of days on market was 6, lower than the average last year, which was 41. This decrease was impacted by the limited number of sales.

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