

## July 2016

### Northern Virginia

**New Listings** **4,672**

↓ **-14.0%** ↓ **-13.4%**  
 from Jun 2016: **5,433** from Jul 2015: **5,398**

YTD	2016	2015	+/-
	<b>35,774</b>	<b>37,269</b>	-4.0%

5-year Jul average: **4,626**

**New Pendings** **3,668**

↓ **-10.9%** ↑ **3.6%**  
 from Jun 2016: **4,116** from Jul 2015: **3,542**

YTD	2016	2015	+/-
	<b>27,121</b>	<b>26,053</b>	4.1%

5-year Jul average: **3,438**

**Closed Sales** **3,803**

↓ **-12.8%** ↓ **-4.4%**  
 from Jun 2016: **4,363** from Jul 2015: **3,980**

YTD	2016	2015	+/-
	<b>22,546</b>	<b>21,714</b>	3.8%

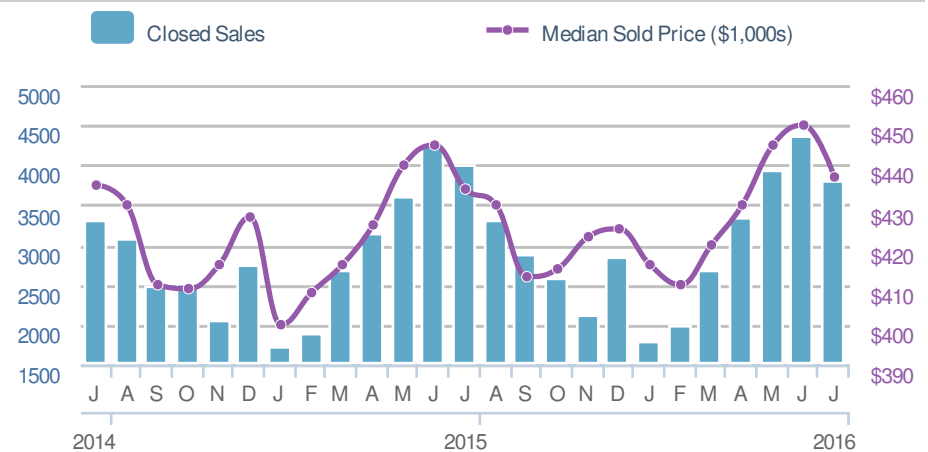
5-year Jul average: **3,548**

**Median Sold Price** **\$437,000**

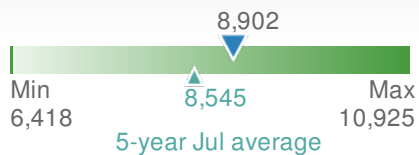
↓ **-2.9%** ↑ **0.7%**  
 from Jun 2016: **\$450,000** from Jul 2015: **\$434,000**

YTD	2016	2015	+/-
	<b>\$431,500</b>	<b>\$430,000</b>	0.3%

5-year Jul average: **\$426,300**

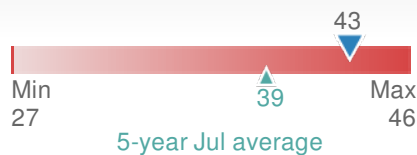


**Active Listings** **8,902**



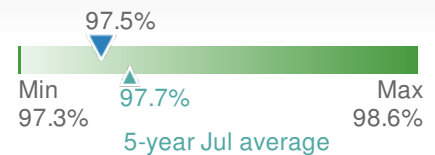
Jun 2016	Jul 2015
<b>9,152</b>	<b>10,925</b>

**Avg DOM** **43**



Jun 2016	Jul 2015	YTD
<b>38</b>	<b>43</b>	<b>52</b>

**Avg Sold to OLP Ratio** **97.5%**



Jun 2016	Jul 2015	YTD
<b>98.0%</b>	<b>97.4%</b>	<b>97.5%</b>