

2018

Spotsylvania County, VA

## Sold Summary

	2018	2017	% Change
Sold Dollar Volume	\$691,508,306	\$676,621,791	2.20%
Avg Sold Price	\$304,495	\$293,545	3.73%
Median Sold Price	\$275,000	\$265,000	3.77%
Units Sold	2,271	2,305	-1.48%
Avg Days on Market	73	82	-10.98%
Avg List Price for Solds	\$309,083	\$297,881	3.76%
Avg SP to OLP Ratio	97.0%	97.0%	-0.01%
Ratio of Avg SP to Avg OLP	96.9%	96.8%	0.03%
Attached Avg Sold Price	\$211,093	\$201,490	4.77%
Detached Avg Sold Price	\$315,073	\$303,258	3.90%
Attached Units Sold	228	220	3.64%
Detached Units Sold	2,040	2,085	-2.16%

## Financing (Sold)

Assumption	1
Cash	217
Conventional	799
FHA	535
Other	206
Owner	3
VA	496

## Days on Market (Sold)

0	62
1 to 10	207
11 to 20	258
21 to 30	247
31 to 60	577
61 to 90	343
91 to 120	194
121 to 180	180
181 to 360	171
361 to 720	28
721+	3

## Notes:

- SP = Sold Price
- OLP = Original List Price
- LP = List Price (at time of sale)
- Garage/Parking Spaces are not included in Detached/Attached section totals.

## Sold Detail

Price Ranges	Residential						Condo/Coop
	2 or Less BR		3 BR		4 or More BR		All
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached
< \$50,000	2	0	1	0	0	0	0
\$50K to \$99,999	8	0	9	1	3	0	0
\$100K to \$149,999	12	3	25	9	5	0	0
\$150K to \$199,999	20	34	123	60	20	1	0
\$200K to \$299,999	40	15	508	77	365	14	3
\$300K to \$399,999	10	1	108	8	430	2	0
\$400K to \$499,999	2	0	34	0	165	0	0
\$500K to \$599,999	0	0	12	0	60	0	0
\$600K to \$799,999	0	0	3	0	49	0	0
\$800K to \$999,999	0	0	2	0	15	0	0
\$1M to \$2,499,999	0	0	0	0	9	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0
\$5,000,000+	0	0	0	0	0	0	0
<b>Total</b>	94	53	825	155	1,121	17	3
Avg Sold Price	\$209,038	\$190,599	\$259,776	\$211,728	\$364,661	\$262,955	\$246,467
Prev Year - Avg Sold Price	\$199,846	\$178,140	\$248,964	\$201,279	\$351,447	\$259,730	\$208,333
Avg Sold % Change	4.60%	6.99%	4.34%	5.19%	3.76%	1.24%	18.30%
Prev Year - # of Solds	78	57	865	137	1,142	23	3