SmartCharts
MarketStats by ShowingTime

3rd Quarter 2026

Stafford County, VA

Sold Summary

	Q3 2026	Q3 2025	% Change
Sold Dollar Volume	$314,230,426	$288,350,328	8.98%
Avg Sold Price	$574,225	$560,126	2.52%
Median Sold Price	$545,000	$535,000	1.87%
Units Sold	546	514	6.23%
Avg Days on Market	31	28	10.71%
Avg List Price for Solds	$576,569	$562,086	2.58%
Avg SP to OLP Ratio	98.1%	98.5%	-0.39%
Ratio of Avg SP to Avg OLP	97.8%	98.3%	-0.51%
Attached Avg Sold Price	$417,408	$413,358	0.98%
Detached Avg Sold Price	$614,787	$597,897	2.82%
Attached Units Sold	112	105	6.67%
Detached Units Sold	434	409	6.11%

Financing (Sold)

Assumption	4
Cash	57
Conventional	215
FHA	75
Other	3
Owner	0
VA	183

Days on Market (Sold)

0	10
1 to 10	175
11 to 20	79
21 to 30	58
31 to 60	109
61 to 90	62
91 to 120	23
121 to 180	15
181 to 360	11
361 to 720	4
721+	0

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

Active Detail

	Residential						Condo/Coop	Active Listings		
	2 or Less BR		3 BR		4 or More BR		All	Residential		Condo/Coop
Price Ranges	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached	Detached	Attached/TH	Attached
< $50,000	0	0	0	0	0	0	0	0	0	0
$50K to $99,999	0	0	1	0	0	0	0	1	0	0
$100K to $149,999	0	0	0	0	0	0	0	5	0	0
$150K to $199,999	0	0	1	0	0	0	0	2	0	0
$200K to $299,999	1	0	0	4	0	0	5	5	2	4
$300K to $399,999	7	6	18	26	5	5	4	19	26	11
$400K to $499,999	6	6	41	25	30	6	5	57	25	7
$500K to $599,999	2	0	31	10	88	9	0	88	10	0
$600K to $799,999	0	0	10	0	137	1	0	145	4	0
$800K to $999,999	0	0	0	0	39	0	0	90	0	0
$1M to $2,499,999	0	0	1	0	16	0	0	21	0	0
$2.5M to $4,999,999	0	0	0	0	0	0	0	0	0	0
$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	16	12	103	65	315	21	14	433	67	22
Avg Sold Price	$405,618	$396,528	$485,075	$418,858	$667,995	$472,276	$346,271			
Prev Year - Avg Sold Price	$456,399	$372,833	$471,422	$410,138	$647,705	$473,000	$375,675			
Avg Sold % Change	-11.13%	6.36%	2.90%	2.13%	3.13%	-0.15%	-7.83%			
Prev Year - # of Solds	15	6	100	56	294	21	22			

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Data Source: Bright MLS. Statistics calculated October 08, 2026.