

2020

Colonial Beach, VA

## Sold Summary

	2020	2019	% Change
Sold Dollar Volume	\$76,414,598	\$49,203,922	55.30%
Avg Sold Price	\$249,367	\$207,611	20.11%
Median Sold Price	\$223,250	\$192,000	16.28%
Units Sold	302	237	27.43%
Avg Days on Market	59	71	-16.90%
Avg List Price for Solds	\$253,028	\$212,713	18.95%
Avg SP to OLP Ratio	97.4%	95.4%	2.10%
Ratio of Avg SP to Avg OLP	97.0%	95.8%	1.18%
Attached Avg Sold Price	\$208,236	\$192,019	8.45%
Detached Avg Sold Price	\$253,079	\$209,370	20.88%
Attached Units Sold	25	18	38.89%
Detached Units Sold	277	218	27.06%

## Financing (Sold)

Assumption	0
Cash	53
Conventional	133
FHA	41
Other	4
Owner	0
VA	32

## Days on Market (Sold)

0	6
1 to 10	98
11 to 20	37
21 to 30	18
31 to 60	49
61 to 90	27
91 to 120	14
121 to 180	21
181 to 360	21
361 to 720	10
721+	1

## 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	1	0	1	0	0	0	0
\$50K to \$99,999	4	0	1	0	0	0	0
\$100K to \$149,999	9	0	7	0	0	0	0
\$150K to \$199,999	16	1	54	1	2	0	10
\$200K to \$299,999	11	1	96	2	23	7	3
\$300K to \$399,999	1	0	20	0	6	0	0
\$400K to \$499,999	4	0	3	0	3	0	0
\$500K to \$599,999	1	0	3	0	5	0	0
\$600K to \$799,999	0	0	1	0	3	0	0
\$800K to \$999,999	0	0	1	0	1	0	0
\$1M to \$2,499,999	0	0	0	0	0	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>	<b>47</b>	<b>2</b>	<b>187</b>	<b>3</b>	<b>43</b>	<b>7</b>	<b>13</b>
Avg Sold Price	\$195,991	\$192,500	\$241,939	\$239,666	\$363,923	\$241,786	\$185,338
Prev Year - Avg Sold Price	\$147,072	\$202,500	\$209,680	\$253,200	\$288,280	\$209,492	\$161,000
Avg Sold % Change	33.26%	-4.94%	15.38%	-5.35%	26.24%	15.42%	15.12%
Prev Year - # of Solds	40	2	147	2	31	6	8