

2020

Stafford County, VA

## Sold Summary

	2020	2019	% Change
Sold Dollar Volume	\$1,295,513,698	\$1,005,176,749	28.88%
Avg Sold Price	\$400,106	\$369,492	8.29%
Median Sold Price	\$385,000	\$358,000	7.54%
Units Sold	3,246	2,704	20.04%
Avg Days on Market	24	40	-40.00%
Avg List Price for Solds	\$399,603	\$372,287	7.34%
Avg SP to OLP Ratio	99.8%	98.1%	1.71%
Ratio of Avg SP to Avg OLP	99.7%	98.0%	1.70%
Attached Avg Sold Price	\$285,433	\$269,263	6.01%
Detached Avg Sold Price	\$427,655	\$394,633	8.37%
Attached Units Sold	628	542	15.87%
Detached Units Sold	2,618	2,161	21.15%

## Financing (Sold)

Assumption	5
Cash	153
Conventional	1,194
FHA	580
Other	53
Owner	1
VA	1,177

## Days on Market (Sold)

0	137
1 to 10	1,790
11 to 20	389
21 to 30	202
31 to 60	312
61 to 90	146
91 to 120	100
121 to 180	71
181 to 360	81
361 to 720	11
721+	6

## 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	0	0	1	0	1	0	0
\$50K to \$99,999	4	0	2	0	0	0	0
\$100K to \$149,999	5	0	2	1	1	0	5
\$150K to \$199,999	9	1	14	22	6	3	17
\$200K to \$299,999	33	46	188	189	60	51	47
\$300K to \$399,999	16	5	287	151	553	33	25
\$400K to \$499,999	2	0	66	23	773	5	4
\$500K to \$599,999	4	0	18	0	350	0	0
\$600K to \$799,999	0	0	5	0	186	0	0
\$800K to \$999,999	0	0	1	0	21	0	0
\$1M to \$2,499,999	0	0	0	0	10	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>73</b>	<b>52</b>	<b>584</b>	<b>386</b>	<b>1,961</b>	<b>92</b>	<b>98</b>
Avg Sold Price	\$272,233	\$254,769	\$334,790	\$295,208	\$461,101	\$288,792	\$260,052
Prev Year - Avg Sold Price	\$251,375	\$235,901	\$311,025	\$275,957	\$424,076	\$277,907	\$258,202
Avg Sold % Change	8.30%	8.00%	7.64%	6.98%	8.73%	3.92%	0.72%
Prev Year - # of Solds	55	46	479	316	1,627	71	109