

2021

Spotsylvania County, VA

## Sold Summary

	2021	2020	% Change
Sold Dollar Volume	\$1,235,961,314	\$1,026,053,712	20.46%
Avg Sold Price	\$406,928	\$353,067	15.26%
Median Sold Price	\$360,000	\$320,000	12.50%
Units Sold	3,079	2,900	6.17%
Avg Days on Market	14	27	-48.15%
Avg List Price for Solds	\$402,069	\$354,055	13.56%
Avg SP to OLP Ratio	101.5%	99.3%	2.14%
Ratio of Avg SP to Avg OLP	101.2%	99.1%	2.08%
Attached Avg Sold Price	\$279,927	\$251,171	11.45%
Detached Avg Sold Price	\$425,592	\$366,205	16.22%
Attached Units Sold	395	331	19.34%
Detached Units Sold	2,682	2,569	4.40%

## Financing (Sold)

Assumption	1
Cash	255
Conventional	1,356
FHA	636
Other	64
Owner	2
VA	595

## Days on Market (Sold)

0	131
1 to 10	1,988
11 to 20	420
21 to 30	181
31 to 60	189
61 to 90	80
91 to 120	34
121 to 180	29
181 to 360	21
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

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	0	0	2	0	0
\$50K to \$99,999	2	0	5	0	0	0	0
\$100K to \$149,999	6	0	4	0	1	0	0
\$150K to \$199,999	14	2	19	12	3	0	1
\$200K to \$299,999	32	77	368	127	67	6	2
\$300K to \$399,999	10	30	528	107	425	27	4
\$400K to \$499,999	10	0	116	0	485	0	0
\$500K to \$599,999	5	0	38	0	231	0	0
\$600K to \$799,999	0	0	25	0	175	0	0
\$800K to \$999,999	0	0	6	0	59	0	0
\$1M to \$2,499,999	0	0	1	0	45	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>79</b>	<b>109</b>	<b>1,110</b>	<b>246</b>	<b>1,493</b>	<b>33</b>	<b>7</b>
Avg Sold Price	\$275,790	\$259,870	\$338,214	\$283,134	\$498,618	\$322,426	\$279,181
Prev Year - Avg Sold Price	\$269,159	\$234,092	\$295,495	\$253,746	\$420,295	\$283,532	\$224,263
Avg Sold % Change	2.46%	11.01%	14.46%	11.58%	18.64%	13.72%	24.49%
Prev Year - # of Solds	69	89	1,030	190	1,470	41	11