

June 2022

Caroline County, VA

Sold Summary

	Jun 2022	Jun 2021	% Change
Sold Dollar Volume	\$19,965,158	\$21,525,183	-7.25%
Avg Sold Price	\$344,181	\$299,466	14.93%
Median Sold Price	\$322,500	\$305,000	5.74%
Units Sold	58	73	-20.55%
Avg Days on Market	19	8	137.50%
Avg List Price for Solds	\$344,226	\$294,865	16.74%
Avg SP to OLP Ratio	101.2%	101.7%	-0.51%
Ratio of Avg SP to Avg OLP	100.0%	102.1%	-2.05%
Attached Avg Sold Price	\$280,000	\$227,000	23.35%
Detached Avg Sold Price	\$345,307	\$301,508	14.53%
Attached Units Sold	1	2	-50.00%
Detached Units Sold	57	71	-19.72%

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.

Inventory

	Jun 2022	Jun 2021	% Change
Active Listings	88	50	76.00%
New Listings	76	71	7.04%
New Under Contracts	0	0	0%
New Contingents	0	0	0%
New Pendings	46	61	-24.59%
All Pendings	84	122	-31.15%

Financing (Sold)

Assumption	0
Cash	3
Conventional	24
FHA	14
Other	0
Owner	0
VA	14

Days on Market (Sold)

0	2
1 to 10	31
11 to 20	9
21 to 30	4
31 to 60	1
61 to 90	2
91 to 120	2
121 to 180	3
181 to 360	1
361 to 720	3
721+	0

Sold Detail

Price Ranges	Residential						Condo/Coop	Active Listings		
	2 or Less BR		3 BR		4 or More BR		All	Residential		Condo/Coop
	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	0	0	0
\$100K to \$149,999	0	0	0	0	0	0	0	0	0	0
\$150K to \$199,999	1	0	0	0	0	0	0	1	0	0
\$200K to \$299,999	3	0	18	0	1	1	0	16	0	0
\$300K to \$399,999	2	0	8	0	12	0	0	31	0	0
\$400K to \$499,999	0	0	3	0	4	0	0	32	0	0
\$500K to \$599,999	0	0	1	0	1	0	0	6	0	0
\$600K to \$799,999	0	0	0	0	1	0	0	2	0	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	0	0
\$1M to \$2,499,999	0	0	0	0	1	0	0	0	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
<b>Total</b>	<b>6</b>	<b>0</b>	<b>31</b>	<b>0</b>	<b>20</b>	<b>1</b>	<b>0</b>	<b>88</b>	<b>0</b>	<b>0</b>
Avg Sold Price	\$261,983	\$0	\$301,867	\$0	\$437,637	\$280,000	\$0			
Prev Year - Avg Sold Price	\$151,999	\$0	\$271,728	\$205,000	\$360,070	\$249,000	\$0			
Avg Sold % Change	72.36%	0.00%	11.09%	0.00%	21.54%	12.45%	0.00%			
Prev Year - # of Solds	3	0	40	1	28	1	0			

Active Detail