

June 2022

Spotsylvania County, VA

Sold Summary

	Jun 2022	Jun 2021	% Change
Sold Dollar Volume	\$109,904,586	\$136,053,602	-19.22%
Avg Sold Price	\$475,016	\$411,563	15.42%
Median Sold Price	\$420,000	\$366,250	14.68%
Units Sold	236	338	-30.18%
Avg Days on Market	11	10	10.00%
Avg List Price for Solds	\$465,697	\$402,525	15.69%
Avg SP to OLP Ratio	102.0%	103.0%	-0.94%
Ratio of Avg SP to Avg OLP	101.6%	102.5%	-0.87%
Attached Avg Sold Price	\$325,896	\$280,727	16.09%
Detached Avg Sold Price	\$497,566	\$428,136	16.22%
Attached Units Sold	31	38	-18.42%
Detached Units Sold	205	300	-31.67%

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	286	257	11.28%
New Listings	292	391	-25.32%
New Under Contracts	0	0	0%
New Contingents	0	0	0%
New Pending	238	308	-22.73%
All Pending	319	405	-21.23%

Financing (Sold)

Assumption	0
Cash	26
Conventional	107
FHA	43
Other	1
Owner	0
VA	50

Days on Market (Sold)

0	9
1 to 10	153
11 to 20	40
21 to 30	15
31 to 60	11
61 to 90	4
91 to 120	3
121 to 180	1
181 to 360	0
361 to 720	0
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	0	0	0	0	0	0	0	0
\$100K to \$149,999	0	0	0	0	0	0	0	1	0	0
\$150K to \$199,999	1	0	1	0	0	0	0	1	0	0
\$200K to \$299,999	1	5	13	7	2	0	0	6	3	1
\$300K to \$399,999	2	6	44	8	9	0	0	49	14	0
\$400K to \$499,999	1	1	12	3	36	1	0	54	5	0
\$500K to \$599,999	1	0	4	0	40	0	0	64	0	0
\$600K to \$799,999	0	0	3	0	23	0	0	53	0	0
\$800K to \$999,999	0	0	0	0	7	0	0	16	0	0
\$1M to \$2,499,999	0	0	0	0	5	0	0	17	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	2	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	6	12	77	18	122	1	0	263	22	1
Avg Sold Price	\$351,333	\$315,658	\$367,160	\$325,827	\$587,063	\$450,000	\$0			
Prev Year - Avg Sold Price	\$283,213	\$281,923	\$332,131	\$275,804	\$491,387	\$306,000	\$305,000			
Avg Sold % Change	24.05%	11.97%	10.55%	18.14%	19.47%	47.06%	0.00%			
Prev Year - # of Solds	7	11	110	23	183	3	1			

Active Detail