

# July 2022 FAAR Housing Report

## Area Overview

	Compared to July '21
Median Home Price	
<b>\$438,200</b>	<b>↑ 12%</b>
Units Sold	
<b>631</b>	<b>↓ 31%</b>
Total Sold \$ Volume	
<b>\$307,964,273</b>	<b>↓ 19%</b>
Months of Inventory	
<b>1.44</b>	<b>↑ 43%</b>
Days on Market	
<b>18</b>	<b>↑ 64%</b>

## Local Breakdown

City / County			
Median Home Price	Compared to July '21	Units Sold	Compared to July '21
Caroline County			
<b>\$326,402</b>	<b>+15%</b>	<b>36</b>	<b>-45%</b>
City of Fredericksburg			
<b>\$350,000</b>	<b>-18%</b>	<b>19</b>	<b>-60%</b>
King George County			
<b>\$450,000</b>	<b>+21%</b>	<b>29</b>	<b>-45%</b>
Orange County			
<b>\$340,000</b>	<b>-4%</b>	<b>71</b>	<b>-25%</b>
Spotsylvania County			
<b>\$425,000</b>	<b>+16%</b>	<b>235</b>	<b>-21%</b>
Stafford County			
<b>\$490,000</b>	<b>+9%</b>	<b>241</b>	<b>-31%</b>
Town of Colonial Beach			
<b>\$285,000</b>	<b>+1%</b>	<b>35</b>	<b>+6%</b>

## Inventory Comparison with July 2021

Active Listings	New Listings	New Pendings
<b>↑ 33%</b>	<b>↓ 16%</b>	<b>↓ 23%</b>

This analysis of the Fredericksburg, Virginia area housing market has been prepared by the Fredericksburg Area Association of REALTORS® based on data provided by Bright MLS.



# FAAR

FREDERICKSBURG AREA ASSOCIATION OF REALTORS®