

January thru February 2025 YTD

22553, Spotsylvania, VA

Sold Summary

	2025	2024	% Change
Sold Dollar Volume	\$7,160,500	\$6,247,700	14.61%
Avg Sold Price	\$506,258	\$481,692	5.10%
Median Sold Price	\$417,500	\$435,000	-4.02%
Units Sold	14	13	7.69%
Avg Days on Market	31	21	47.62%
Avg List Price for Solds	\$511,464	\$480,592	6.42%
Avg SP to OLP Ratio	96.9%	100.2%	-3.22%
Ratio of Avg SP to Avg OLP	97.0%	99.9%	-2.86%
Attached Avg Sold Price	\$387,500	\$356,500	8.70%
Detached Avg Sold Price	\$526,052	\$504,454	4.28%
Attached Units Sold	2	2	0.00%
Detached Units Sold	12	11	9.09%

Financing (Sold)

Assumption	0
Cash	1
Conventional	8
FHA	3
Other	0
Owner	0
VA	2

Days on Market (Sold)

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

Active 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	0	0	0
\$150K to \$199,999	0	0	0	0	0	0	0	0	0	0
\$200K to \$299,999	0	0	0	0	0	0	0	0	0	0
\$300K to \$399,999	0	0	5	1	0	0	0	3	2	0
\$400K to \$499,999	0	0	0	1	2	0	0	5	1	0
\$500K to \$599,999	0	0	0	0	3	0	0	2	0	0
\$600K to \$799,999	0	0	0	0	1	0	0	6	0	0
\$800K to \$999,999	0	0	0	0	0	0	0	3	0	0
\$1M to \$2,499,999	0	0	0	0	1	0	0	3	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
Total	0	0	5	2	7	0	0	22	3	0
Avg Sold Price	\$0	\$0	\$368,560	\$387,500	\$638,546	\$0	\$0			
Prev Year - Avg Sold Price	\$0	\$350,000	\$458,333	\$363,000	\$521,750	\$0	\$0			
Avg Sold % Change	0.00%	0.00%	-19.59%	6.75%	22.39%	0.00%	0.00%			
Prev Year - # of Solds	0	1	3	1	8	0	0			