

**DMV**

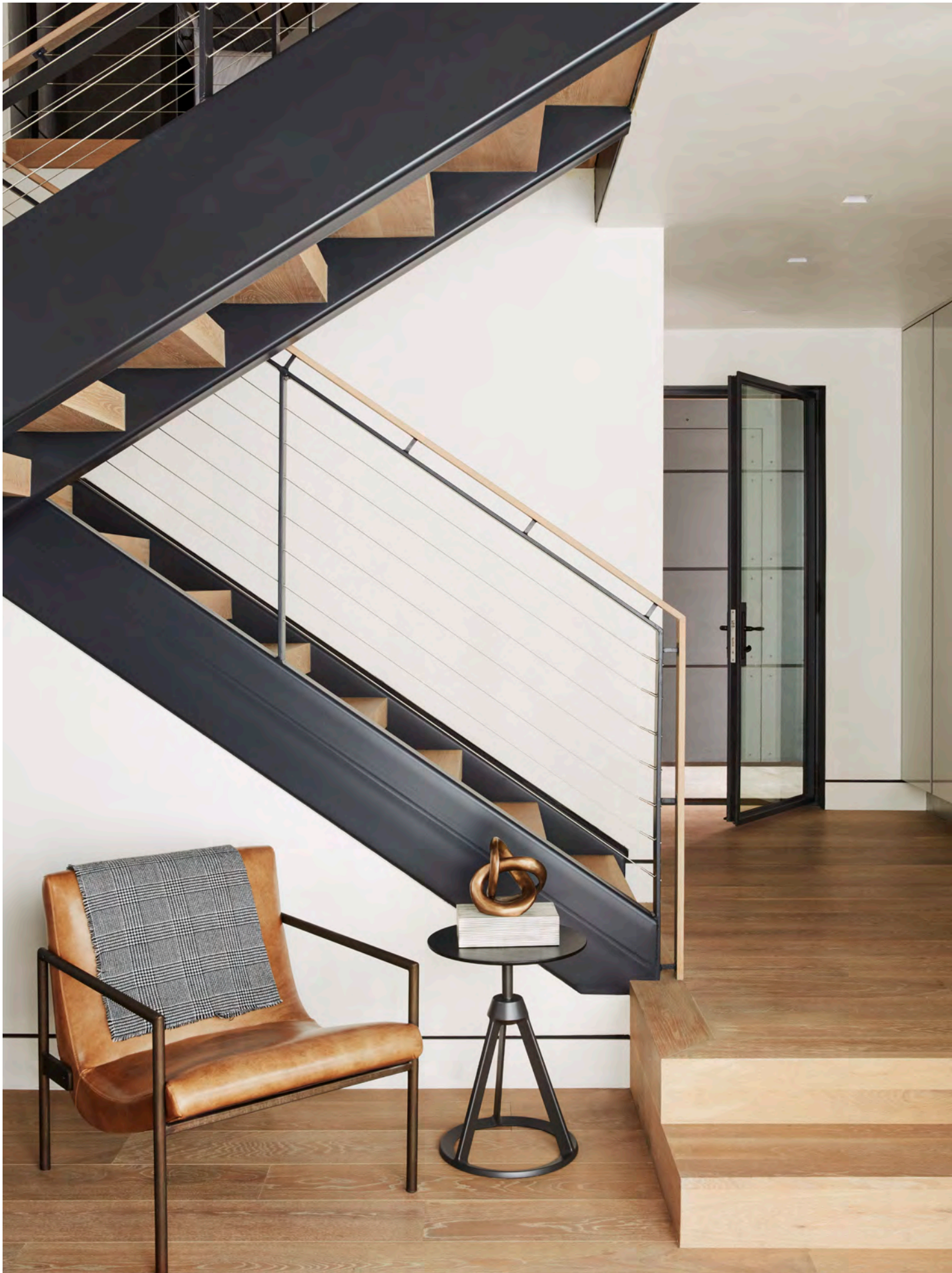
**JANUARY-JUNE 2019 MARKET REPORT**



*Rina Kunk* | COMPASS

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# DMV Area Map



Washington, DC



Northern Virginia



Maryland

## DMV Area Map

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### Washington, DC

16th Street Heights

Anacostia

AU Park

Bloomingdale / LeDroit Park

Burleith

Capitol Hill

Chevy Chase, DC

Cleveland Park

Dupont Circle

Forest Hills

Georgetown

Glover Park

Kalorama

Kent

Logan Circle

Mass Ave Heights

Mount Pleasant

Navy Yard

Palisades

Shaw

Spring Valley

Wesley Heights

Woodridge

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### Northern Virginia

Alexandria

Arlington

Fairfax

Falls Church

Great Falls

Loudoun

McLean

Reston

Vienna

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### Maryland

Annapolis

Bethesda

Chevy Chase, MD

Darnestown

Edgewater

Gaithersburg

Germantown

Potomac

Rockville

Severna Park

Silver Spring

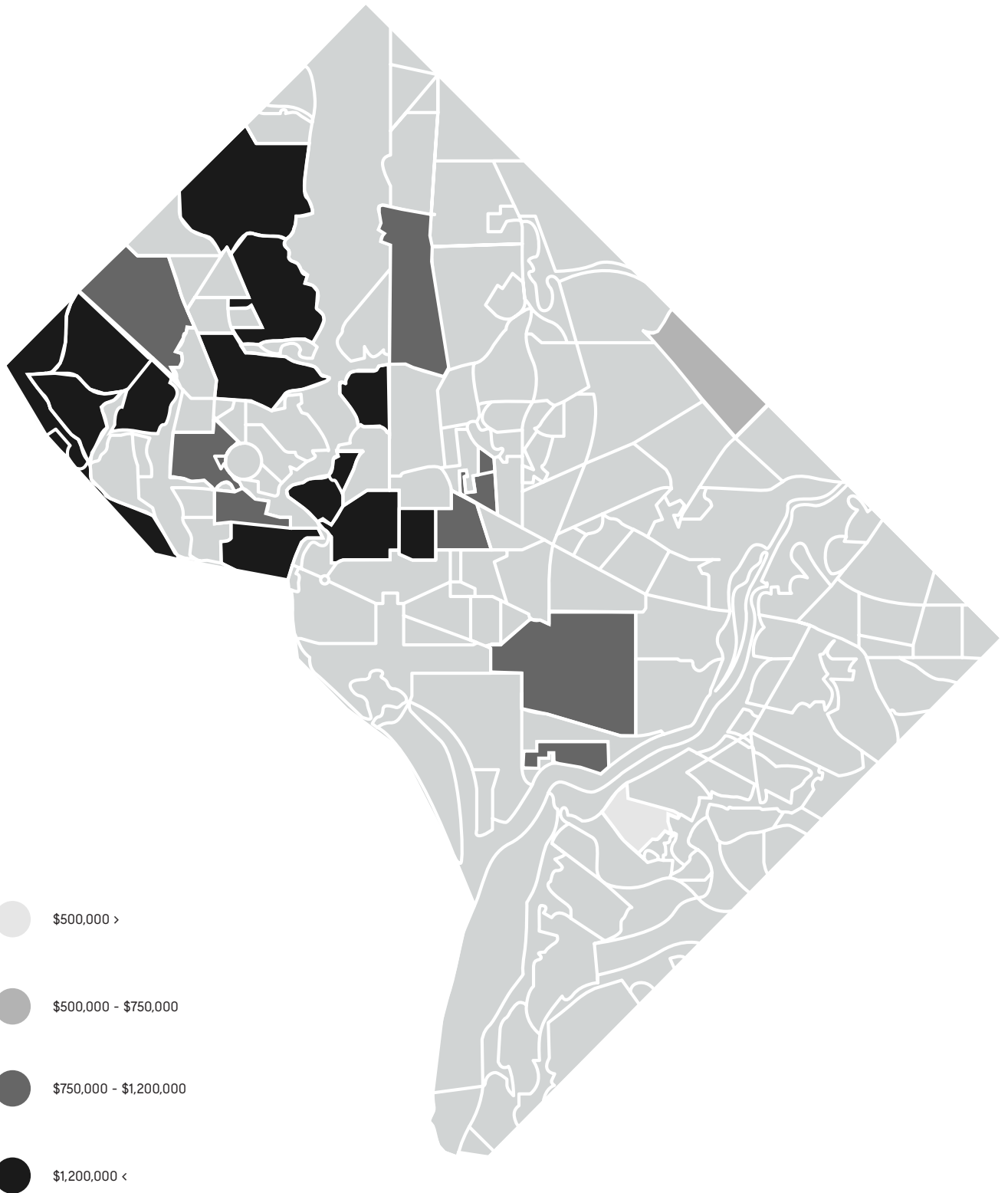
# Washington, DC

JANUARY-JUNE 2019 MARKET REPORT





# Average Sale Price By Neighborhood Washington, DC





## Average Sale Price By Neighborhood Washington, DC

16th Street Heights	\$1,036,060
Anacostia	\$494,688
AU Park	\$1,130,094
Bloomingdale / LeDroit Park	\$938,475
Burleith	\$1,078,846
Capitol Hill	\$1,198,292
Chevy Chase, DC	\$1,303,910
Cleveland Park	\$1,948,180
Dupont Circle	\$1,593,650
Forest Hills	\$1,798,850
Georgetown	\$2,212,657
Glover Park	\$1,037,917
Kalorama	\$3,437,500
Kent	\$1,915,667
Logan Circle	\$1,300,843
Mass Ave Heights	\$4,718,400
Mount Pleasant	\$2,100,000
Navy Yard	\$1,039,807
Palisades	\$1,510,819
Shaw	\$1,090,052
Spring Valley	\$2,099,977
Wesley Heights	\$2,055,273
Woodridge	\$551,517

\*Avg Sale Price of Single Family Homes. Regions in which single family home sales do not apply are reflected by average townhome sale price.

## 16th Street Heights

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	47	\$925,760	\$941,205	31	99.6%
Condo / Co-Op	19	\$294,037	\$297,663	15	100.9%
Townhomes	48	\$738,467	\$741,450	30	101.2%

## Anacostia

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	19	\$414,316	\$428,642	47	99.1%
Condo / Co-Op	9	\$206,455	229,698	96	96.1%
Townhomes	66	\$384,257	\$389,694	39	101.3%

## AU Park

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	81	\$1,130,094	\$1,119,834	25	102.9%
Condo / Co-Op	19	\$515,058	\$546,174	58	98%
Townhomes	9	\$911,388	\$901,666	10	101.2%

## Bloomingdale / LeDroit Park

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	2	\$1,725,000	\$1,950,000	15	101.7%
Condo / Co-Op	32	\$591,291	\$597,595	31	100.8%
Townhomes	44	\$930,412	\$934,795	27	101.3%

## Burleith

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	N/A	N/A	N/A	N/A	N/A
Condo / Co-Op	N/A	N/A	N/A	N/A	N/A
Townhomes	36	\$1,448,132	\$1,473,636	27	100.1%

## Capitol Hill

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	13	\$1,256,462	\$1,307,300	32	97%
Condo / Co-Op	217	\$542,333	\$541,102	23	100.9%
Townhomes	305	\$1,043,407	\$1,048,664	22	101.3%

## Chevy Chase, DC

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	143	\$1,256,336	\$1,253,900	19	101.9%
Condo / Co-Op	29	\$589,480	\$641,953	48	97.8%
Townhomes	N/A	N/A	N/A	N/A	N/A

## Cleveland Park

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	32	\$1,948,180	\$2,058,020	43	98.4%
Condo / Co-Op	144	\$409,876	\$419,241	31	99.4%
Townhomes	16	\$1,070,250	\$1,033,644	19	104.4%

## Dupont Circle

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	N/A	N/A	N/A	N/A	N/A
Condo / Co-Op	84	\$575,955	\$574,588	22	100.9%
Townhomes	10	\$1,593,650	\$1,677,350	40	97.9%

## Forest Hills

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	30	\$1,798,850	\$1,887,790	37	99.1%
Condo / Co-Op	69	\$417,629	\$423,614	32	99.1%
Townhomes	3	\$901,667	\$913,000	10	98.8%

## Georgetown

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	25	\$2,212,657	\$2,550,672	125	96.2%
Condo / Co-Op	88	\$904,475	\$974,196	57	97.6%
Townhomes	113	\$1,833,093	\$1,922,782	41	99%

## Glover Park

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	1	\$1,050,000	\$1,050,000	9	100%
Condo / Co-Op	61	\$344,380	\$350,468	32	99.8%
Townhomes	50	\$995,517	\$982,766	13	102%

## Kalorama

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	9	\$4,314,222	\$4,862,000	167	91.8%
Condo / Co-Op	185	\$594,368	\$605,590	26	100.4%
Townhomes	60	\$1,339,115	\$1,404,117	43	99.6%

## Kent

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	45	\$2,223,196	\$2,383,460	54	98.1%
Condo / Co-Op	1	\$1,421,000	\$1,495,000	7	95.1%
Townhomes	1	\$725,000	\$639,900	4	113.3%

## Logan Circle

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	N/A	N/A	N/A	N/A	N/A
Condo / Co-Op	152	\$760,536	\$768,672	21	100.3%
Townhomes	34	\$1,136,180	\$1,168,585	37	99.7%

## Mass Ave Heights

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	9	\$2,715,111	\$2,906,000	133	97.8%
Condo / Co-Op	N/A	N/A	N/A	N/A	N/A
Townhomes	N/A	N/A	N/A	N/A	N/A

## Mount Pleasant

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	2	\$1,330,000	\$1,342,500	4	98.9%
Condo / Co-Op	125	\$519,716	\$520,354	22	100.4%
Townhomes	66	\$1,148,986	\$1,146,550	25	101.6%

## Navy Yard

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	N/A	N/A	N/A	N/A	N/A
Condo / Co-Op	22	\$507,582	\$509,314	17	99.9%
Townhomes	9	\$1,126,183	\$1,150,333	12	98.1%

## Palisades

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	28	\$1,443,103	\$1,474,850	29	99.4%
Condo / Co-Op	14	\$361,477	\$373,136	44	99.3%
Townhomes	10	\$1,090,590	\$1,113,490	23	98.7%

## Shaw

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	2	\$585,000	\$599,999	47	97.5%
Condo / Co-Op	53	\$791,453	\$805,168	24	99.9%
Townhomes	28	\$1,004,982	\$1,015,664	19	100.9%

## Spring Valley

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	36	\$1,718,329	\$1,805,686	45	99.1%
Condo / Co-Op	N/A	N/A	N/A	N/A	N/A
Townhomes	1	\$1,050,000	\$1,199,000	95	95.9%

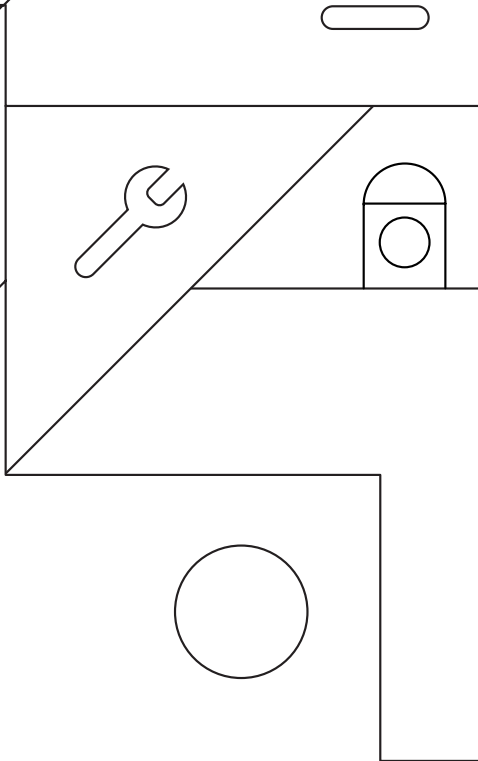
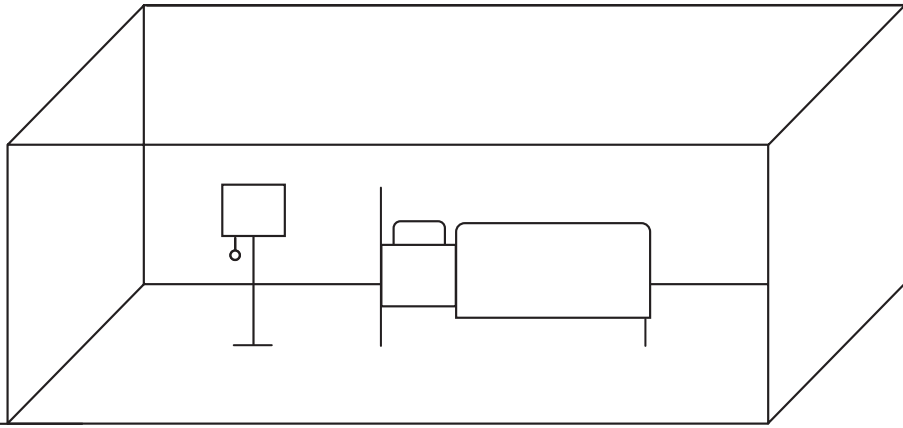
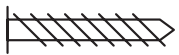
## Wesley Heights

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	13	\$1,873,596	\$1,894,461	13	98.9%
Condo / Co-Op	82	\$470,858	\$486,773	48	98.2%
Townhomes	13	\$916,838	\$942,692	41	98.4%

## Woodridge

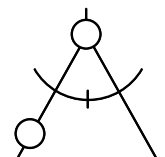
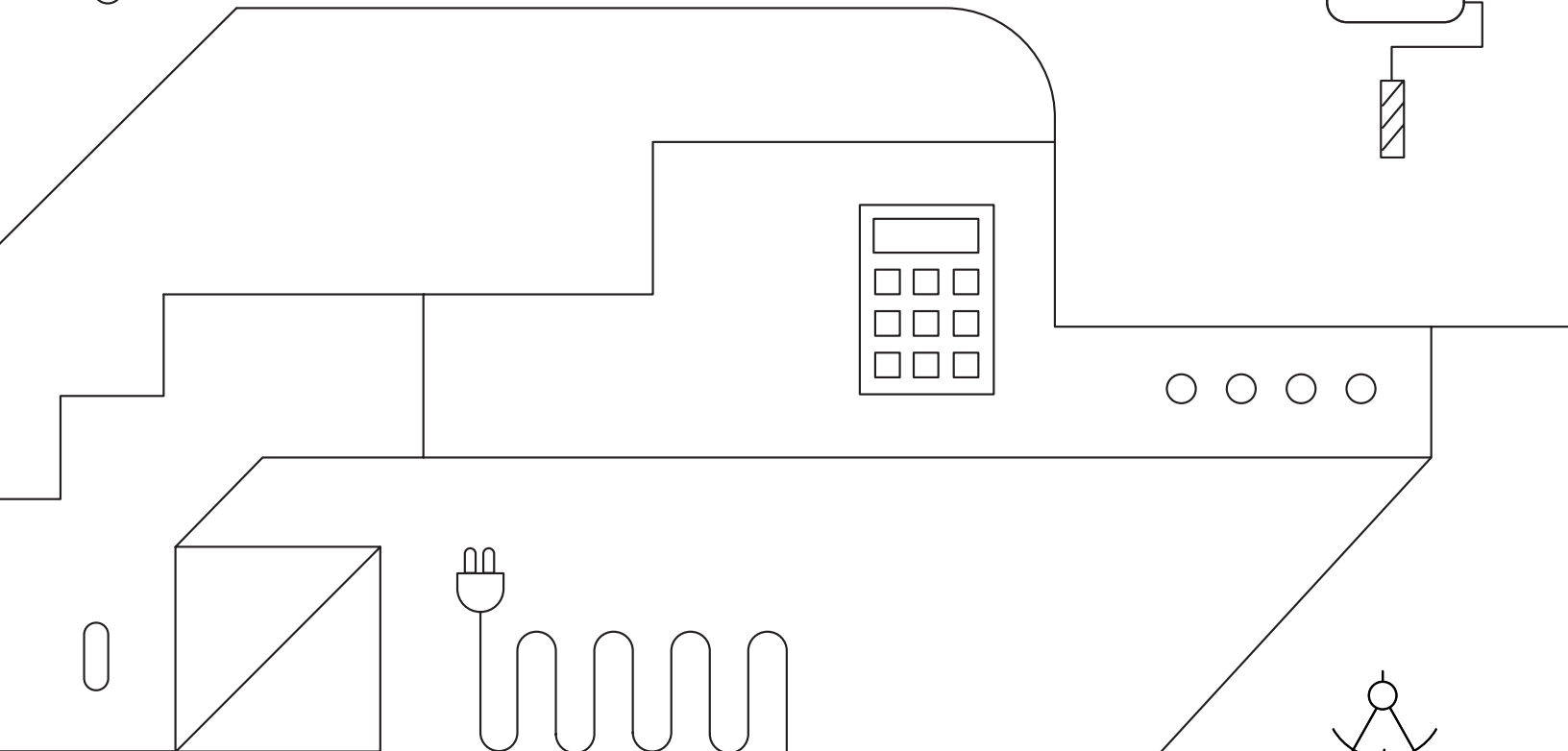
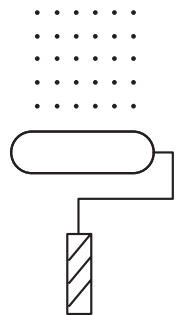
Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	104	\$574,044	\$597,012	36	98.3%
Condo / Co-Op	4	\$327,090	\$315,850	11	102.9%
Townhomes	11	\$468,773	\$481,768	28	101.6%





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Exclusive to our clients, Compass Concierge fronts the cost of services to prepare your home for sale with no hidden fees and no interest charged. From staging to cosmetic improvements and more, Concierge allows you to sell your home faster and for more money.





**Before**



**After**



**Compass  
Concierge**

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Home must qualify under Compass Concierge guidelines.

# Northern Virginia

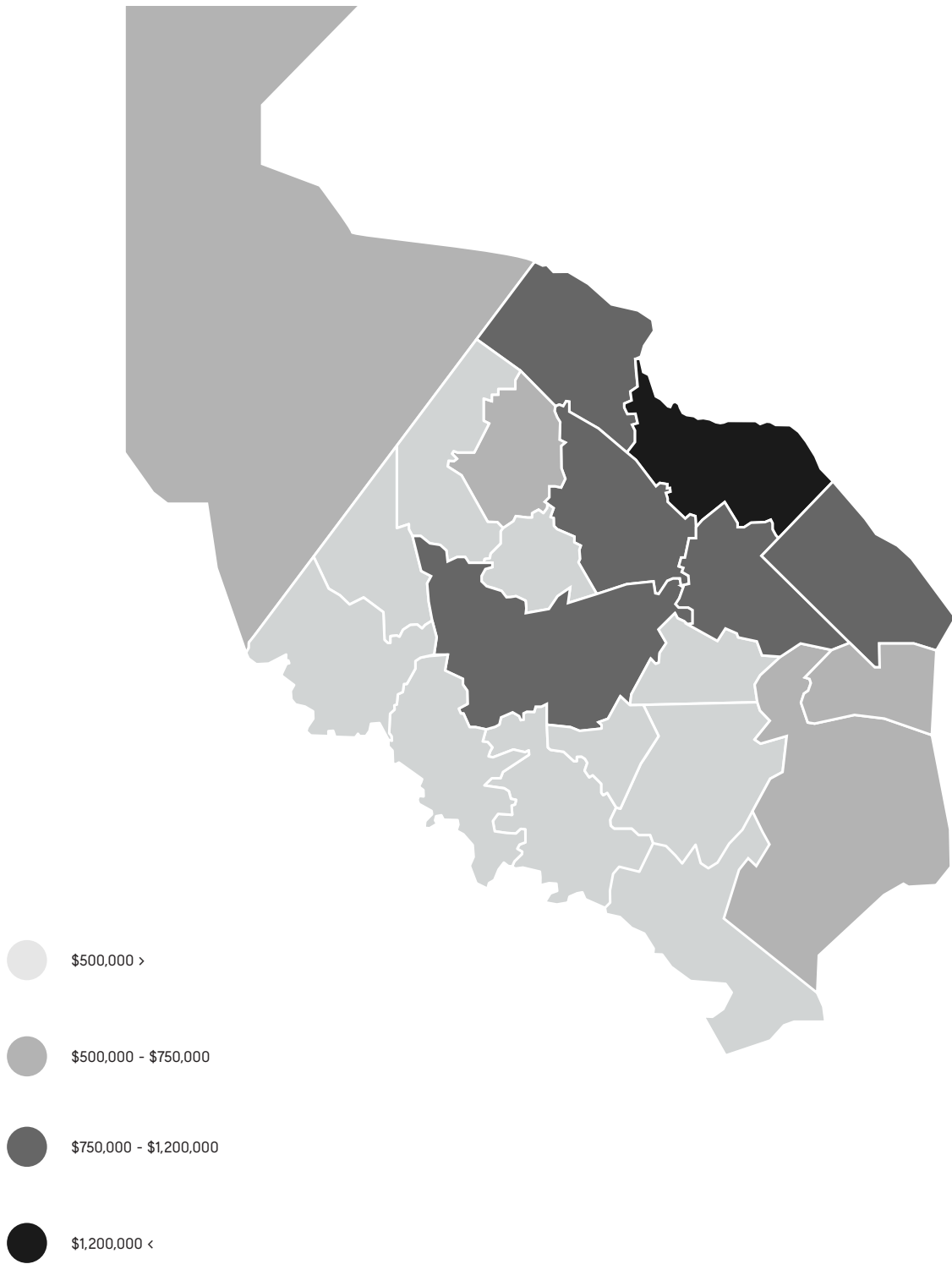
JANUARY-JUNE 2019 MARKET REPORT





# Average Sale Price By Neighborhood

## NORTHERN VIRGINIA



## Average Sale Price By Neighborhood NORTHERN VIRGINIA

Alexandria	\$710,817
Arlington	\$1,066,053
Fairfax	\$774,761
Falls Church	\$806,074
Great Falls	\$1,173,897
Loudoun	\$673,049
McLean	\$1,431,189
Reston	\$720,400
Vienna	\$958,119

\*Avg Sale Price of Single Family Homes. Regions in which single family home sales do not apply are reflected by average townhome sale price.

## Alexandria

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	1839	\$699,064	\$719,356	34	99.1%
Condo / Co-Op	2075	\$318,895	\$325,926	36	99%
Townhomes	1788	\$603,631	\$613,583	27	99.5%

## Arlington

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	1062	\$1,024,928	\$1,048,698	33	99.3%
Condo / Co-Op	1751	\$426,369	\$438,086	34	98.9%
Townhomes	241	\$790,854	\$800,440	30	99.6%

## Fairfax

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	7,764	\$769,565	\$793,080	36	N/A
Condo / Co-Op	3,401	\$296,517	\$303,170	33	98.8%
Townhomes	5,114	\$457,801	\$459,297	23	N/A

## Falls Church

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	757	\$775,319	\$790,833	34	99.7%
Condo / Co-Op	566	\$277,213	\$284,188	34	98.6%
Townhomes	201	\$624,131	\$629,840	25	99.7%

## Great Falls

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	244	\$1,070,417	\$1,138,075	68	97.3%
Condo / Co-Op	N/A	N/A	N/A	N/A	N/A
Townhomes	N/A	N/A	N/A	N/A	N/A

## Loudoun

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	3197	\$650,997	\$664,813	37	99.4%
Condo / Co-Op	1174	\$316,828	\$321,799	28	99.2%
Townhomes	2505	\$454,762	\$458,815	26	99.7%

## McLean

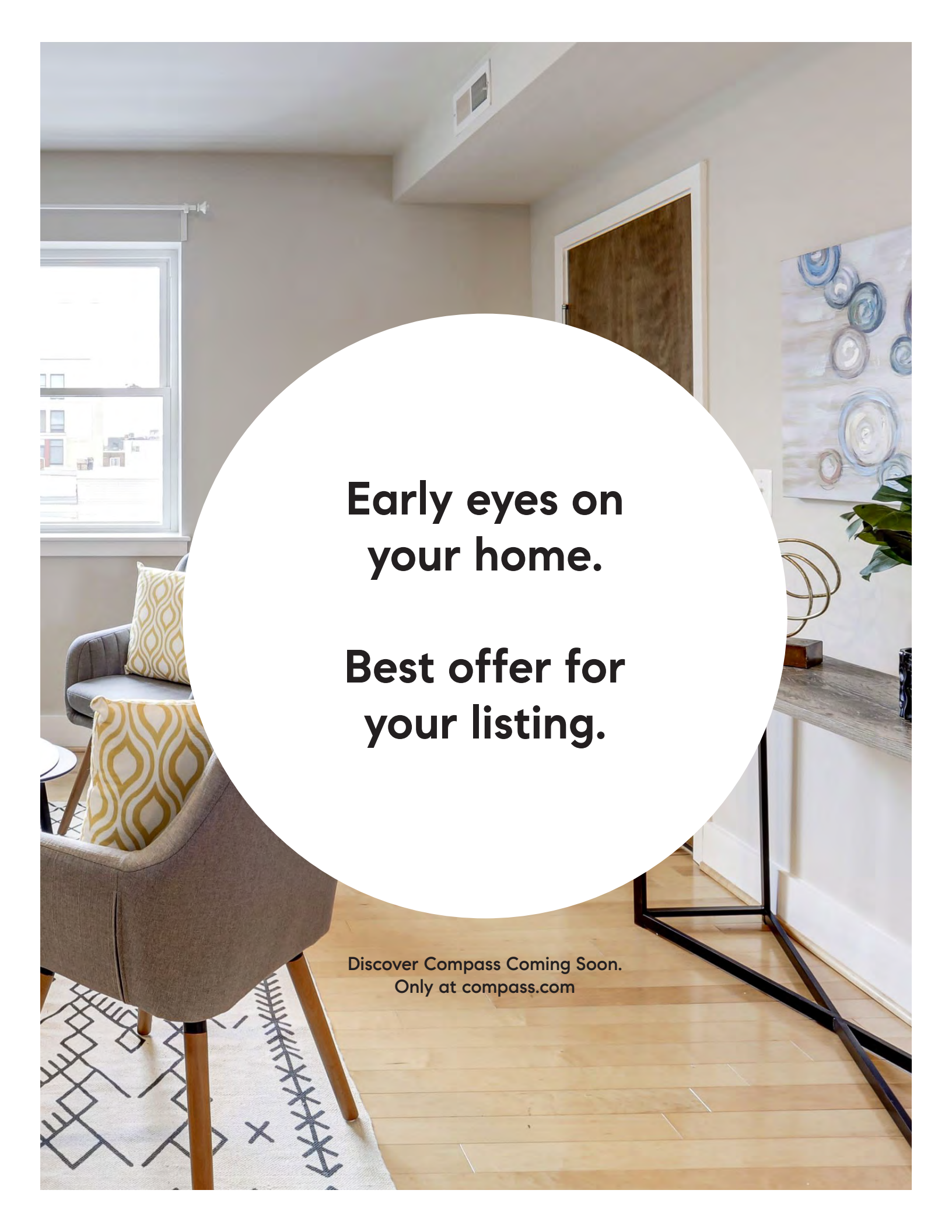
Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	534	\$1,627,716	\$1,738,746	59	97.6%
Condo / Co-Op	290	\$426,421	\$438,703	40	98.6%
Townhomes	72	\$843,334	\$869,562	43	98.7%

## Reston

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	264	\$725,428	\$745,633	34	99%
Condo / Co-Op	511	\$326,177	\$336,365	39	98.6%
Townhomes	555	\$488,399	\$494,167	24	99.8%

## Vienna

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	616	\$968,731	\$993,794	38	98.9%
Condo / Co-Op	120	\$377,527	\$384,252	48	98.7%
Townhomes	168	\$648,161	\$657,718	24	99.5%



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906 Beverly Drive



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811 Otis Place NW

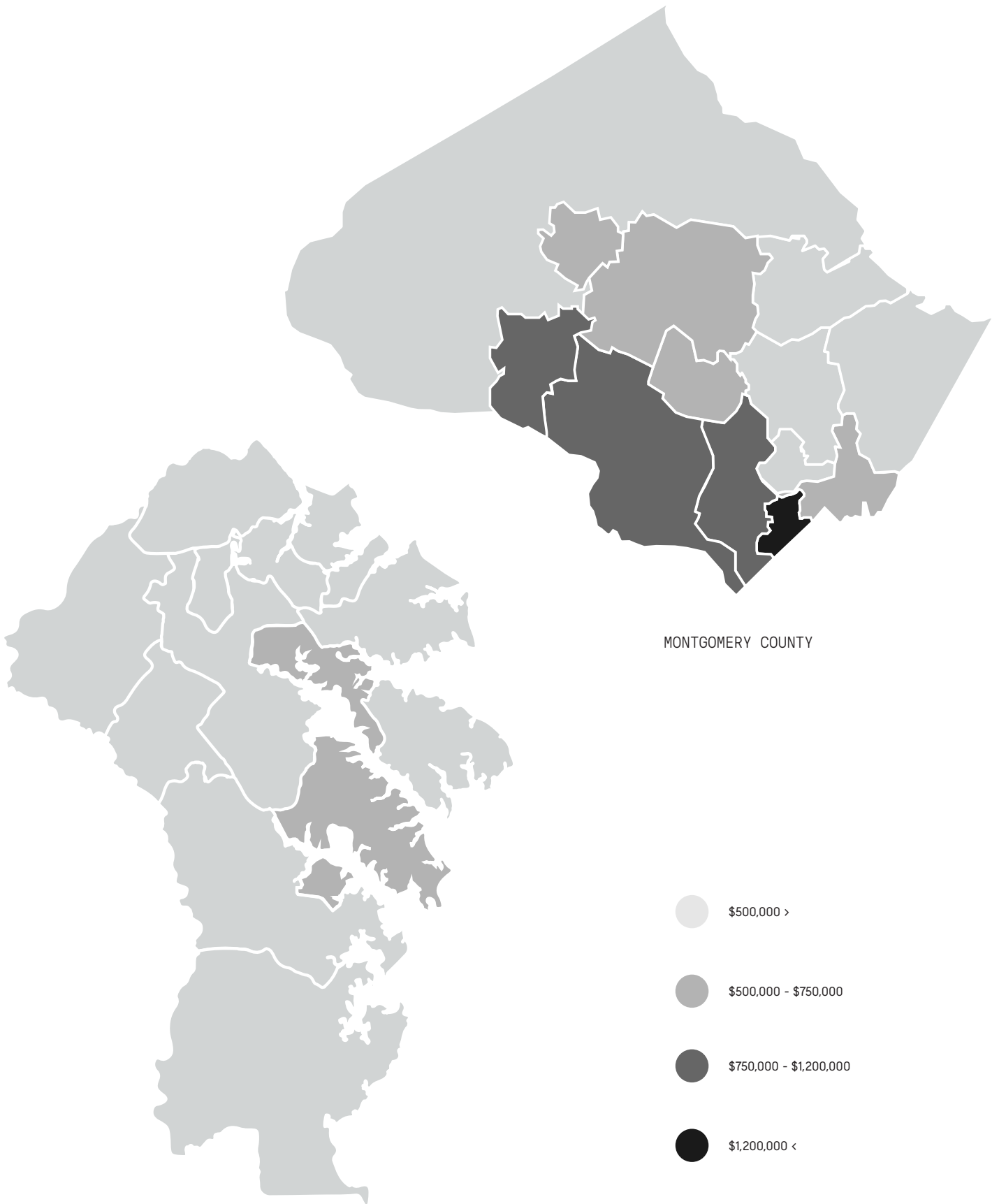
# Maryland

JANUARY-JUNE 2019 MARKET REPORT





# Average Sale Price By Neighborhood Maryland



MONTGOMERY COUNTY

ANNE ARUNDEL COUNTY

## Average Sale Price By Neighborhood Maryland

Annapolis	\$663,187
Bethesda	\$1,157,241
Chevy Chase, MD	\$1,359,719
Darnestown	\$785,468
Edgewater	\$628,000
Gaithersburg	\$562,056
Germantown	\$524,317
Potomac	\$1,106,993
Rockville	\$586,830
Severna Park	\$610,070
Silver Spring	\$504,870

\*Avg Sale Price of Single Family Homes. Regions in which single family home sales do not apply are reflected by average townhome sale price.

## Annapolis

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	961	\$641,123	\$685,356	64	97.8%
Condo / Co-Op	351	\$341,014	\$354,573	60	98%
Townhomes	367	\$375,277	\$390,029	48	98.6%

## Bethesda

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	796	\$1,167,011	\$1,210,729	42	98.9%
Condo / Co-Op	331	\$441,526	\$458,326	52	98.1%
Townhomes	102	\$807,806	\$815,658	30	99.6%

## Chevy Chase, MD

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	246	\$1,417,122	\$1,467,308	40	99.5%
Condo / Co-Op	159	\$612,394	\$660,768	71	97.1%
Townhomes	27	\$826,540	\$837,577	23	99.3%

## Darnestown

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	47	\$791,445	\$810,746	40	99.1%
Condo / Co-Op	N/A	N/A	N/A	N/A	N/A
Townhomes	2	\$383,000	\$367,000	189	99.6%

## Edgewater

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	333	\$508,008	\$543,872	60	98.2%
Condo / Co-Op	32	\$358,823	\$368,887	41	98.5%
Townhomes	47	\$422,494	\$446,298	68	98.3%

## Gaithersburg

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	641	\$560,513	\$582,040	43	99.2%
Condo / Co-Op	408	\$228,731	\$235,091	34	98.7%
Townhomes	759	\$365,786	\$371,345	32	99.4%

## Germantown

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	277	\$511,662	\$522,810	36	99.1%
Condo / Co-Op	384	\$220,081	\$225,765	32	98.6%
Townhomes	658	\$298,572	\$302,737	30	99.6%

## Potomac

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	471	\$1,114,949	\$1,194,149	51	97.8%
Condo / Co-Op	8	\$898,750	\$970,875	65	96.9%
Townhomes	94	\$814,351	\$841,156	51	98%

## Rockville

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	919	\$585,263	\$599,523	31	99.3%
Condo / Co-Op	415	\$324,526	\$334,378	39	98.3%
Townhomes	326	\$548,699	\$559,607	33	99.1%

## Severna Park

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	387	\$588,498	\$627,602	55	98.5%
Condo / Co-Op	15	\$306,920	\$323,007	66	94.4%
Townhomes	6	\$326,190	\$352,332	31	95%

## Silver Spring

Property Type	Number of units sold	Avg Sold Price	Avg List Price	Avg Days on Market	Sold/List Price
Single Family Homes	1674	\$496,452	\$503,848	33	99.9%
Condo / Co-Op	857	\$217,903	\$225,188	40	98.2%
Townhomes	552	\$347,307	\$352,966	33	99.6%





# Compass DMV Offices

**Alexandria**  
106 N. Lee Street,  
Alexandria, VA 22314

**Annapolis**  
24 Annapolis Street  
Annapolis, MD 20814

**Arlington**  
3001 Washington Boulevard, Suite 400  
Arlington, VA 22201

**Bethesda**  
7200 Wisconsin Avenue, Suite 950  
Bethesda, MD 20814

**Capitol Hill**  
660 Pennsylvania Avenue SE, Suite 300  
Washington, DC 20003

**Chevy Chase**  
5471 Wisconsin Avenue, Suite 300  
Chevy Chase, MD 20815

**Georgetown**  
1232 31st Street NW  
Washington, DC 20007

**Logan Circle**  
1313 14th Street NW  
Washington, DC 20005

**McLean**  
6849 Old Dominion Drive, Suite 360  
McLean, VA 22101

Information provided by BrokerMetrics®

Source: Bright MLS Sales with close dates 1/1/2019 through 6/30/2019. Neighborhoods defined as indicated in Bright MLS.

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