

2013

Heritage Hunt, Gainesville, VA (Advertised)

## Sold Summary

	2013	2012	% Change
Sold Dollar Volume	\$38,534,787	\$37,257,400	3.43%
Avg Sold Price	\$414,353	\$380,178	8.99%
Median Sold Price	\$415,000	\$382,500	8.50%
Units Sold	93	98	-5.10%
Avg Days on Market	37	63	-41.27%
Avg List Price for Solds	\$419,144	\$389,982	7.48%
Avg SP to OLP Ratio	98.0%	95.4%	2.71%
Ratio of Avg SP to Avg OLP	97.9%	95.1%	3.00%
Attached Avg Sold Price	\$348,445	\$287,500	21.20%
Detached Avg Sold Price	\$422,293	\$395,624	6.74%
Attached Units Sold	10	14	-28.57%
Detached Units Sold	83	84	-1.19%

## Financing (Sold)

Assumption	0
Cash	31
Conventional	54
FHA	2
Other	1
Owner	0
VA	5

## Days on Market (Sold)

0	9
1 to 10	40
11 to 20	5
21 to 30	5
31 to 60	17
61 to 90	7
91 to 120	3
121 to 180	3
181 to 360	3
361 to 720	1
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

Price Ranges	Residential						Condo/Coop
	2 or Less BR		3 BR		4 or More BR		All
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0
\$50K to \$99,999	0	0	0	0	0	0	0
\$100K to \$149,999	0	0	0	0	0	0	0
\$150K to \$199,999	0	0	0	0	0	0	0
\$200K to \$299,999	6	1	0	0	0	0	2
\$300K to \$399,999	2	1	18	2	8	1	0
\$400K to \$499,999	5	0	18	2	8	1	0
\$500K to \$599,999	1	0	10	0	6	0	0
\$600K to \$799,999	0	0	0	0	1	0	0
\$800K to \$999,999	0	0	0	0	0	0	0
\$1M to \$2,499,999	0	0	0	0	0	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0
\$5,000,000+	0	0	0	0	0	0	0
<b>Total</b>	14	2	46	4	23	2	2
Avg Sold Price	\$364,421	\$313,000	\$426,718	\$393,725	\$448,670	\$400,000	\$241,777
Prev Year - Avg Sold Price	\$323,275	\$306,917	\$409,673	\$299,480	\$425,231	\$275,000	\$205,550
Avg Sold % Change	12.73%	1.98%	4.16%	31.47%	5.51%	45.45%	17.62%
Prev Year - # of Solds	16	6	55	5	13	1	2