

**October 2015**

Jefferson County, WV

**Sold Summary**

|                            | Oct 2015     | Oct 2014     | % Change |
|----------------------------|--------------|--------------|----------|
| Sold Dollar Volume         | \$14,033,872 | \$16,543,351 | -15.17%  |
| Avg Sold Price             | \$219,279    | \$243,285    | -9.87%   |
| Median Sold Price          | \$188,900    | \$183,450    | 2.97%    |
| Units Sold                 | 64           | 68           | -5.88%   |
| Avg Days on Market         | 74           | 100          | -26.00%  |
| Avg List Price for Solds   | \$230,525    | \$265,271    | -13.10%  |
| Avg SP to OLP Ratio        | 92.9%        | 92.1%        | 0.87%    |
| Ratio of Avg SP to Avg OLP | 93.2%        | 86.6%        | 7.55%    |
| Attached Avg Sold Price    | \$150,886    | \$148,686    | 1.48%    |
| Detached Avg Sold Price    | \$227,678    | \$254,140    | -10.41%  |
| Attached Units Sold        | 7            | 7            | 0.00%    |
| Detached Units Sold        | 57           | 61           | -6.56%   |

## 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**

|                     | Oct 2015 | Oct 2014 | % Change |
|---------------------|----------|----------|----------|
| Active Listings     | 392      | 358      | 9.50%    |
| New Listings        | 101      | 76       | 32.89%   |
| New Under Contracts | 31       | 30       | 3.33%    |
| New Contingents     | 42       | 30       | 40.00%   |
| New Pendings        | 73       | 60       | 21.67%   |
| All Pendings        | 144      | 106      | 35.85%   |

**Financing (Sold)**

|              |    |
|--------------|----|
| Assumption   | 0  |
| Cash         | 8  |
| Conventional | 25 |
| FHA          | 10 |
| Other        | 12 |
| Owner        | 0  |
| VA           | 9  |

**Days on Market (Sold)**

|            |    |
|------------|----|
| 0          | 3  |
| 1 to 10    | 8  |
| 11 to 20   | 12 |
| 21 to 30   | 6  |
| 31 to 60   | 13 |
| 61 to 90   | 7  |
| 91 to 120  | 6  |
| 121 to 180 | 2  |
| 181 to 360 | 5  |
| 361 to 720 | 2  |
| 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                 | 1            | 1           | 0         | 0           | 0            | 0           | 0          | 5               | 0           | 0          |
| \$50K to \$99,999          | 3            | 0           | 1         | 0           | 0            | 0           | 0          | 21              | 1           | 0          |
| \$100K to \$149,999        | 2            | 0           | 5         | 1           | 0            | 0           | 0          | 24              | 6           | 0          |
| \$150K to \$199,999        | 2            | 1           | 13        | 3           | 2            | 1           | 0          | 43              | 13          | 0          |
| \$200K to \$299,999        | 0            | 0           | 7         | 0           | 7            | 0           | 0          | 121             | 3           | 0          |
| \$300K to \$399,999        | 0            | 0           | 2         | 0           | 8            | 0           | 0          | 79              | 0           | 0          |
| \$400K to \$499,999        | 0            | 0           | 0         | 0           | 4            | 0           | 0          | 40              | 0           | 0          |
| \$500K to \$599,999        | 0            | 0           | 0         | 0           | 0            | 0           | 0          | 12              | 0           | 0          |
| \$600K to \$799,999        | 0            | 0           | 0         | 0           | 0            | 0           | 0          | 6               | 0           | 0          |
| \$800K to \$999,999        | 0            | 0           | 0         | 0           | 0            | 0           | 0          | 9               | 0           | 0          |
| \$1M to \$2,499,999        | 0            | 0           | 0         | 0           | 0            | 0           | 0          | 8               | 0           | 0          |
| \$2.5M to \$4,999,999      | 0            | 0           | 0         | 0           | 0            | 0           | 0          | 1               | 0           | 0          |
| \$5,000,000+               | 0            | 0           | 0         | 0           | 0            | 0           | 0          | 0               | 0           | 0          |
| Total                      | 8            | 2           | 28        | 4           | 21           | 1           | 0          | 369             | 23          | 0          |
| Avg Sold Price             | \$105,438    | \$107,650   | \$192,274 | \$162,750   | \$321,453    | \$189,900   | \$0        |                 |             |            |
| Prev Year - Avg Sold Price | \$155,925    | \$175,000   | \$189,371 | \$150,460   | \$400,295    | \$113,500   | \$0        |                 |             |            |
| Avg Sold % Change          | -32.38%      | -38.49%     | 1.53%     | 8.17%       | -19.70%      | 67.31%      | 0.00%      |                 |             |            |
| Prev Year - # of Solds     | 8            | 1           | 33        | 5           | 20           | 1           | 0          |                 |             |            |

**Active Detail**