

2023

Spotsylvania County, VA

Sold Summary

	2023	2022	% Change
Sold Dollar Volume	\$828,569,484	\$1,113,532,302	-25.59%
Avg Sold Price	\$477,682	\$462,916	3.19%
Median Sold Price	\$430,000	\$410,000	4.88%
Units Sold	1,737	2,430	-28.52%
Avg Days on Market	24	18	33.33%
Avg List Price for Solds	\$477,460	\$458,947	4.03%
Avg SP to OLP Ratio	99.7%	100.8%	-1.14%
Ratio of Avg SP to Avg OLP	99.2%	100.1%	-0.98%
Attached Avg Sold Price	\$352,660	\$318,008	10.90%
Detached Avg Sold Price	\$498,214	\$483,624	3.02%
Attached Units Sold	245	304	-19.41%
Detached Units Sold	1,491	2,125	-29.84%

Financing (Sold)

Assumption	3
Cash	223
Conventional	721
FHA	329
Other	11
Owner	2
VA	405

Days on Market (Sold)

0	71
1 to 10	802
11 to 20	248
21 to 30	125
31 to 60	223
61 to 90	94
91 to 120	57
121 to 180	74
181 to 360	39
361 to 720	4
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	3	0	0	0	0	0	0
\$100K to \$149,999	4	0	3	0	2	0	0
\$150K to \$199,999	1	0	13	1	1	0	0
\$200K to \$299,999	19	17	50	44	8	0	3
\$300K to \$399,999	7	24	269	74	98	18	9
\$400K to \$499,999	4	3	154	22	293	24	0
\$500K to \$599,999	1	0	47	1	212	5	0
\$600K to \$799,999	0	0	26	0	175	0	0
\$800K to \$999,999	0	0	7	0	46	0	0
\$1M to \$2,499,999	0	0	5	0	43	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
Total	39	44	574	142	878	47	12
Avg Sold Price	\$265,076	\$328,021	\$401,897	\$341,197	\$571,427	\$418,557	\$320,555
Prev Year - Avg Sold Price	\$357,027	\$297,041	\$383,481	\$321,376	\$554,504	\$372,022	\$255,983
Avg Sold % Change	-25.75%	10.43%	4.80%	6.17%	3.05%	12.51%	25.23%
Prev Year - # of Solds	73	82	796	189	1,256	27	6