

January thru May 2026 YTD

Mc Lean, VA

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Sold Summary

	2026	2025	% Change
Sold Dollar Volume	\$559,082,093	\$544,636,996	2.65%
Avg Sold Price	\$1,869,435	\$1,866,039	0.18%
Median Sold Price	\$1,550,000	\$1,415,000	9.54%
Units Sold	293	284	3.17%
Avg Days on Market	35	40	-12.50%
Avg List Price for Solds	\$1,914,664	\$1,924,512	-0.51%
Avg SP to OLP Ratio	98.1%	97.3%	0.81%
Ratio of Avg SP to Avg OLP	96.7%	94.6%	2.25%
Attached Avg Sold Price	\$816,644	\$718,312	13.69%
Detached Avg Sold Price	\$2,691,126	\$2,686,837	0.16%
Attached Units Sold	128	119	7.56%
Detached Units Sold	165	165	0.00%

Financing (Sold)

Assumption	1
Cash	110
Conventional	155
FHA	5
Other	8
Owner	0
VA	14

Days on Market (Sold)

0	22
1 to 10	140
11 to 20	25
21 to 30	13
31 to 60	28
61 to 90	19
91 to 120	11
121 to 180	11
181 to 360	17
361 to 720	6
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	1	0	0	0	0	8	0	0	5
\$300K to \$399,999	0	1	0	0	0	0	38	0	0	7
\$400K to \$499,999	0	0	0	0	0	0	13	0	0	19
\$500K to \$599,999	0	0	0	0	0	0	13	0	0	10
\$600K to \$799,999	1	0	0	0	0	0	1	0	0	8
\$800K to \$999,999	0	0	1	7	0	1	3	0	2	7
\$1M to \$2,499,999	1	0	7	7	89	11	23	35	8	14
\$2.5M to \$4,999,999	0	0	0	0	55	1	0	55	0	10
\$5,000,000+	0	0	0	0	11	0	0	40	0	0
Total	2	2	8	14	155	13	99	130	10	80
Avg Sold Price	\$950,000	\$329,250	\$1,254,375	\$1,176,357	\$2,788,375	\$1,450,615	\$692,373			
Prev Year - Avg Sold Price	\$1,036,767	\$828,800	\$1,513,341	\$1,220,814	\$2,793,473	\$1,326,875	\$559,636			
Avg Sold % Change	-8.37%	-60.27%	-17.11%	-3.64%	-0.18%	9.33%	23.72%			
Prev Year - # of Solds	2	5	11	17	152	8	89			

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