

January thru June 2026 YTD

Mc Lean, VA

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lenorerubino.com**Sold Summary**

	2026	2025	% Change
Sold Dollar Volume	\$770,428,528	\$670,433,138	14.92%
Avg Sold Price	\$1,891,195	\$1,747,893	8.20%
Median Sold Price	\$1,554,950	\$1,375,000	13.09%
Units Sold	399	374	6.68%
Avg Days on Market	34	38	-10.53%
Avg List Price for Solds	\$1,935,750	\$1,797,407	7.70%
Avg SP to OLP Ratio	97.9%	97.3%	0.64%
Ratio of Avg SP to Avg OLP	96.7%	95.0%	1.76%
Attached Avg Sold Price	\$828,617	\$713,770	16.09%
Detached Avg Sold Price	\$2,675,368	\$2,550,570	4.89%
Attached Units Sold	169	164	3.05%
Detached Units Sold	230	210	9.52%

Financing (Sold)

Assumption	1
Cash	152
Conventional	208
FHA	7
Other	11
Owner	0
VA	20

Days on Market (Sold)

0	28
1 to 10	173
11 to 20	38
21 to 30	22
31 to 60	45
61 to 90	28
91 to 120	16
121 to 180	17
181 to 360	23
361 to 720	8
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	1	0	0	0
\$200K to \$299,999	0	1	0	0	0	0	11	0	0	12
\$300K to \$399,999	0	1	0	0	0	0	41	0	0	18
\$400K to \$499,999	0	0	0	0	0	0	18	0	1	21
\$500K to \$599,999	0	0	0	0	0	0	16	0	0	8
\$600K to \$799,999	1	0	0	0	0	0	8	0	0	7
\$800K to \$999,999	0	0	1	11	0	1	4	0	0	7
\$1M to \$2,499,999	1	1	11	10	123	15	28	30	9	13
\$2.5M to \$4,999,999	0	0	0	0	79	2	0	62	0	9
\$5,000,000+	0	0	0	0	14	0	0	34	0	0
Total	2	3	12	21	216	18	127	126	10	95
Avg Sold Price	\$950,000	\$919,500	\$1,255,083	\$1,144,560	\$2,770,690	\$1,518,222	\$676,489			
Prev Year - Avg Sold Price	\$1,036,767	\$765,583	\$1,462,442	\$1,200,659	\$2,638,638	\$1,241,807	\$572,306			
Avg Sold % Change	-8.37%	20.10%	-14.18%	-4.67%	5.00%	22.26%	18.20%			
Prev Year - # of Solds	2	6	13	21	195	13	124			

June 2026

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91**↑ 31.4%**from Jun 2025:
70

YTD	2026	2025	+/-
	667	663	0.6%

5-year Jun average: **94****New Pendings****79****↓ -29.5%**from May 2026:
112**↑ 11.3%**from Jun 2025:
71

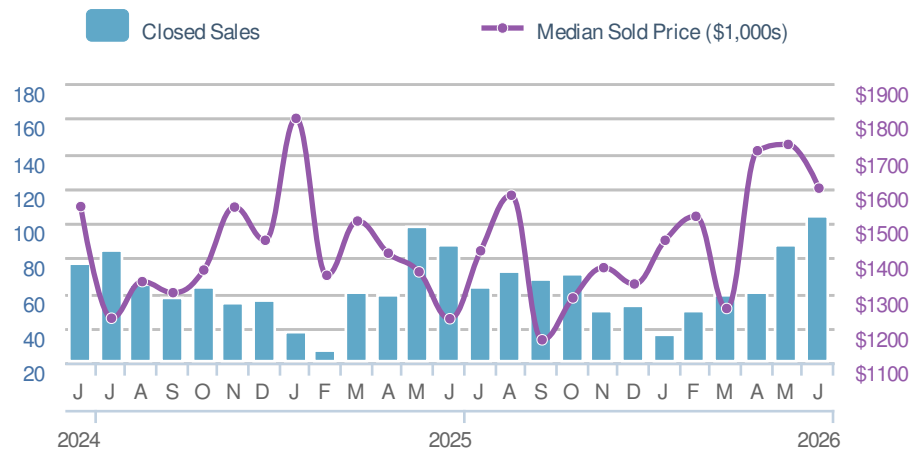
YTD	2026	2025	+/-
	449	392	14.5%

5-year Jun average: **78****Closed Sales****104****↑ 19.5%**from May 2026:
87**↑ 19.5%**from Jun 2025:
87

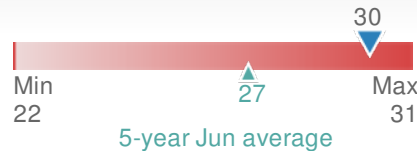
YTD	2026	2025	+/-
	399	374	6.7%

5-year Jun average: **90****Median Sold Price****\$1,600,000****↓ -7.2%**from May 2026:
\$1,725,000**↑ 30.6%**from Jun 2025:
\$1,225,000

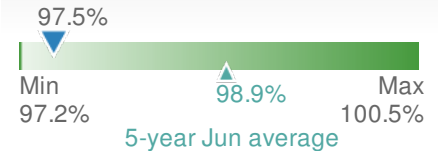
YTD	2026	2025	+/-
	\$1,554,950	\$1,375,000	13.1%

5-year Jun average: **\$1,415,999****Active Listings****231**

May 2026	Jun 2025
220	223

Avg DOM**30**

May 2026	Jun 2025	YTD
24	29	34

Avg Sold to OLP Ratio**97.5%**

May 2026	Jun 2025	YTD
98.0%	97.2%	97.9%