

Mc Lean 22101

ZIP code · VA · Virginia > Fairfax County

SELLER'S MARKET

\$1.7M

MEDIAN SALE PRICE

+5.5%

1-YR CHANGE

448

SALES (12 MO)

\$1.7M

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 62 / 100



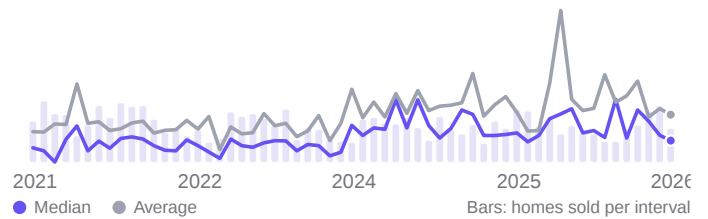
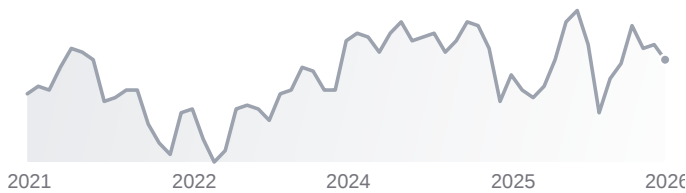
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

62 / 100

Sale prices

Median \$1.5M · Average \$2M

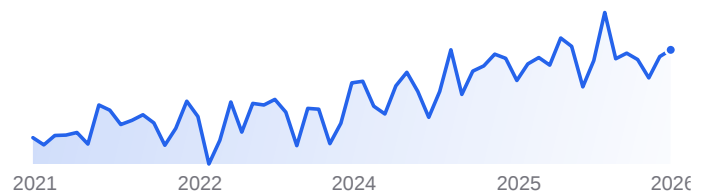
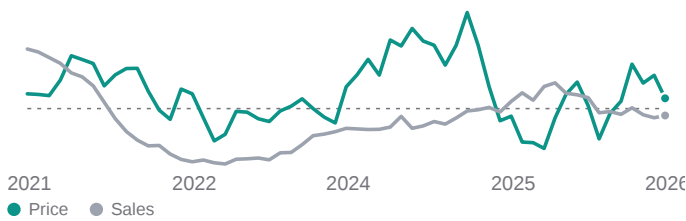


Growth (year over year)

Price +5.5% · Sales -3.7%

Price per square foot

\$677/ft²

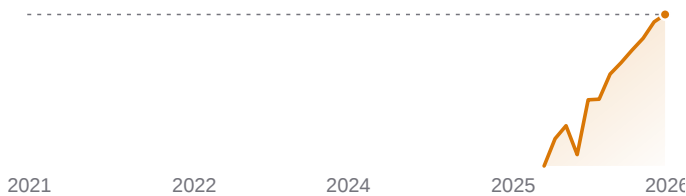


Sale premium vs estimated value

+0.0%

Annual turnover (share of homes sold)

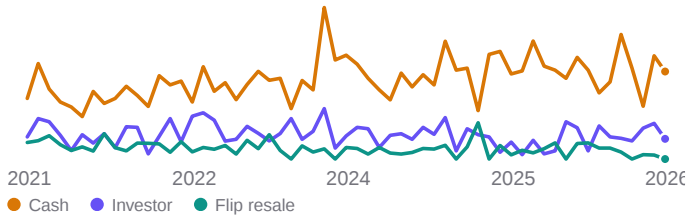
4.1%



BUYERS & OUTCOMES

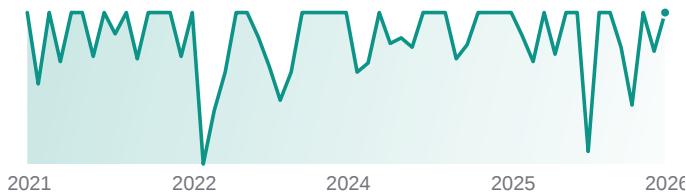
Buyer mix

Cash 36% · Investor 8.3% · Flip resale 0%



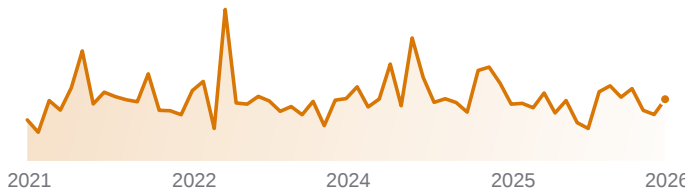
Sellers who sold at a gain

100%

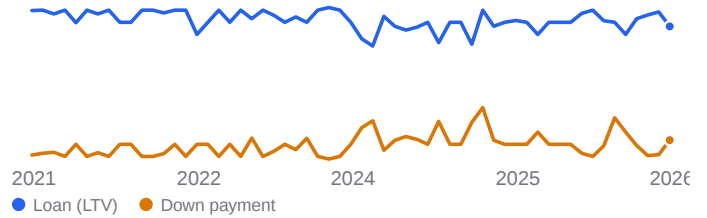


Median annualized return at resale

+5.3%

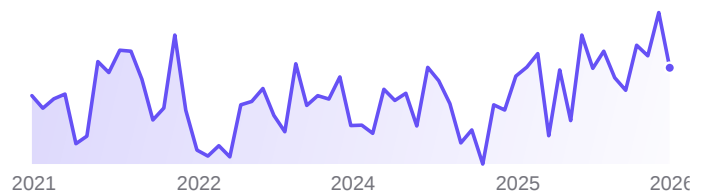


Financing (share of purchase price) Loan (LTV) 73% · Down payment 27%



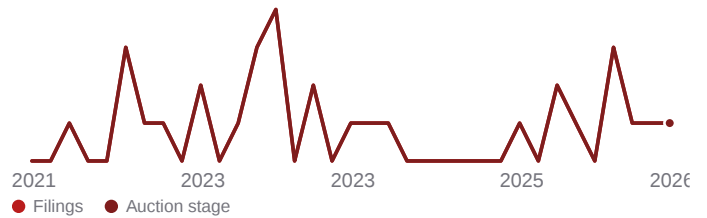
Typical hold before selling

7.0 yrs



Preforeclosure filings

Filings 2 · Auction stage 2



HOUSING STOCK

Homes	10,942
Median value (AVM)	\$1.7M
Median size	2,688 ft²
Median bedrooms	4
Median year built	1975
Single family	85%
Condos	4.8%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	65%
Underwater (LTV 125% or more)	0.8%
Owner occupied	85%
Company owned	24%
Median loan-to-value	38%

Typical ownership tenure

10.1 yrs

COMMUNITY

Population	32,380
Density	2,369 / mi ²
Median household income	\$229K
Average household income	\$326K
Crime index (US avg 100)	82
Air pollution index (US avg 100)	88
Earthquake index (US avg 100)	33
Homes occupied	95%
Bachelor's or higher	29%
Poverty rate	2.7%
Unemployment	0.8%
Average temp	55°F
Annual precip	44 in
Sunshine	63%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.