

July 2025

Washington D.C.

New Listings 797

↓ -9.6% ↓ -8.2%
from Jun 2025: 882 from Jul 2024: 868

YTD	2025	2024	+/-
	7,954	7,764	2.4%

5-year Jul average: 968

New Pendings 568

↓ -15.0% ↑ 2.0%
from Jun 2025: 668 from Jul 2024: 557

YTD	2025	2024	+/-
	4,041	4,023	0.4%

5-year Jul average: 667

Closed Sales 614

↑ 0.7% ↑ 9.8%
from Jun 2025: 610 from Jul 2024: 559

YTD	2025	2024	+/-
	3,873	3,840	0.9%

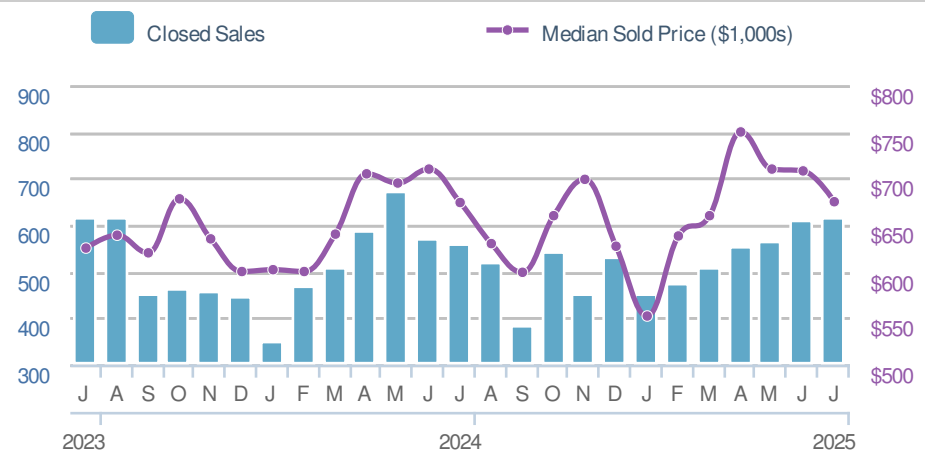
5-year Jul average: 692

Median Sold Price \$675,000

↓ -4.7% ↔ 0.0%
from Jun 2025: \$708,500 from Jul 2024: \$674,950

YTD	2025	2024	+/-
	\$675,000	\$665,000	1.5%

5-year Jul average: \$654,690



Active Listings 2,741

Min 1,559 2,048 Max 2,741
5-year Jul average

Jun 2025	Jul 2024
2,891	2,336

Avg DOM 45

Min 23 33 Max 45
5-year Jul average

Jun 2025	Jul 2024	YTD
42	39	46

Avg Sold to OLP Ratio 95.2%

Min 95.2% 97.6% Max 100.1%
5-year Jul average

Jun 2025	Jul 2024	YTD
95.5%	96.5%	96.0%