

August 2023

Washington D.C.

New Listings 765

↓ -13.3% ↓ -13.6%
 from Jul 2023: 882 from Aug 2022: 885

YTD	2023	2022	+/-
	8,370	9,963	-16.0%

5-year Aug average: **962**

New Pendings 474

↓ -27.5% ↓ -20.1%
 from Jul 2023: 654 from Aug 2022: 593

YTD	2023	2022	+/-
	5,158	6,489	-20.5%

5-year Aug average: **700**

Closed Sales 615

↓ -0.2% ↓ -11.4%
 from Jul 2023: 616 from Aug 2022: 694

YTD	2023	2022	+/-
	4,968	6,499	-23.6%

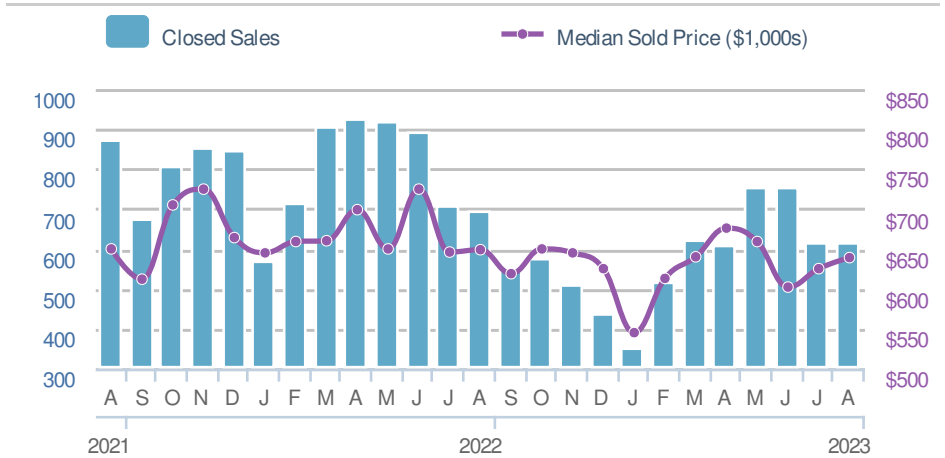
5-year Aug average: **776**

Median Sold Price \$639,000

↑ 2.2% ↓ -1.6%
 from Jul 2023: \$625,000 from Aug 2022: \$649,250

YTD	2023	2022	+/-
	\$625,000	\$660,000	-5.3%

5-year Aug average: **\$631,401**



Active Listings 1,801

Min 1,317 5-year Aug average 1,587 Max 1,801

Jul 2023	Aug 2022
1,740	1,679

Avg DOM 37

Min 25 5-year Aug average 30 Max 37

Jul 2023	Aug 2022	YTD
29	30	35

Avg Sold to OLP Ratio 97.5%

Min 97.5% 5-year Aug average 98.5% Max 99.8%

Jul 2023	Aug 2022	YTD
98.0%	97.5%	97.7%