

# February 2024

Washington, DC

**New Listings** 858

↓ -3.3% ↑ 5.1%  
 from Jan 2024: 887 from Feb 2023: 816

YTD	2024	2023	+/-
	1,834	1,860	-1.4%

5-year Feb average: 985

**New Pendings** 541

↑ 13.9% ↓ -16.1%  
 from Jan 2024: 475 from Feb 2023: 645

YTD	2024	2023	+/-
	997	1,196	-16.6%

5-year Feb average: 763

**Closed Sales** 467

↑ 33.8% ↓ -9.5%  
 from Jan 2024: 349 from Feb 2023: 516

YTD	2024	2023	+/-
	830	884	-6.1%

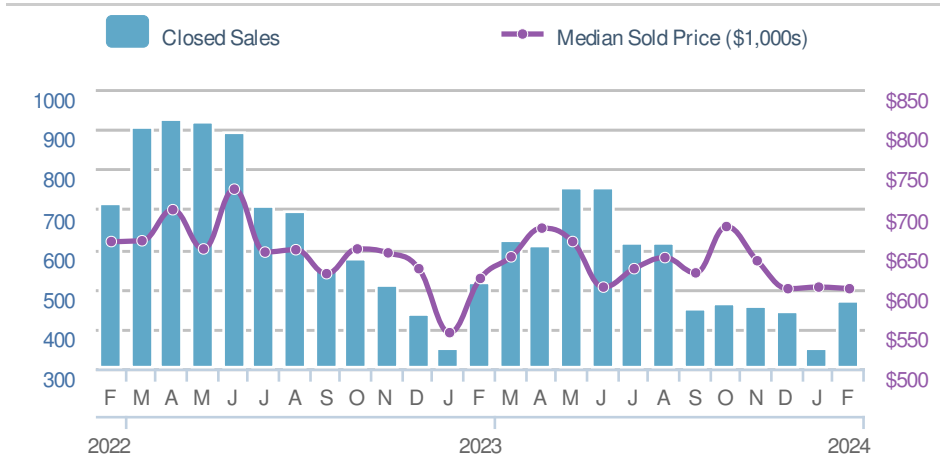
5-year Feb average: 611

**Median Sold Price** \$600,000

↓ -0.4% ↓ -2.2%  
 from Jan 2024: \$602,500 from Feb 2023: \$613,500

YTD	2024	2023	+/-
	\$600,000	\$577,500	3.9%

5-year Feb average: \$619,790



**Active Listings** 1,820

Min 1,210 | 1,464 | Max 1,820  
 5-year Feb average

Jan 2024	Feb 2023
1,690	1,512

**Avg DOM** 48

Min 34 | 40 | Max 48  
 5-year Feb average

Jan 2024	Feb 2023	YTD
52	45	50

**Avg Sold to OLP Ratio** 96.2%

Min 96.0% | 97.8% | Max 99.3%  
 5-year Feb average

Jan 2024	Feb 2023	YTD
96.0%	96.0%	96.1%