

July 2024

Washington, DC

New Listings 868

↓ -7.6% from Jun 2024: **939**
↓ -1.6% from Jul 2023: **882**

YTD	2024	2023	+/-
	7,764	7,520	3.2%

5-year Jul average: **1,108**

New Pendings 557

↓ -9.9% from Jun 2024: **618**
↓ -14.8% from Jul 2023: **654**

YTD	2024	2023	+/-
	4,023	4,730	-14.9%

5-year Jul average: **758**

Closed Sales 559

↓ -1.9% from Jun 2024: **570**
↓ -9.3% from Jul 2023: **616**

YTD	2024	2023	+/-
	3,840	4,319	-11.1%

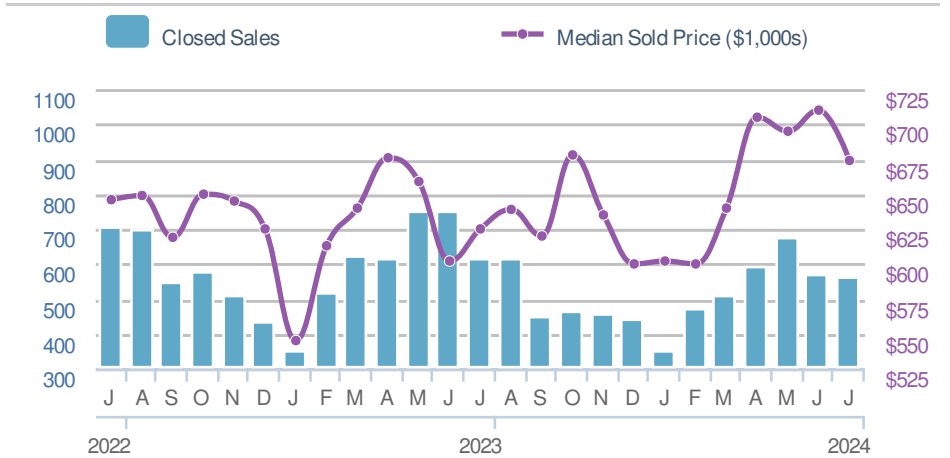
5-year Jul average: **761**

Median Sold Price \$674,950

↓ -5.0% from Jun 2024: **\$710,525**
↑ 8.0% from Jul 2023: **\$625,000**

YTD	2024	2023	+/-
	\$665,000	\$625,000	6.4%

5-year Jul average: **\$647,690**



Active Listings 2,336

Min 1,552 | 5-year Jul average 1,810 | Max 2,336

Jun 2024	Jul 2023
2,408	1,740

Avg DOM 39

Min 23 | 5-year Jul average 29 | Max 39

Jun 2024	Jul 2023	YTD
34	29	39

Avg Sold to OLP Ratio 96.5%

Min 96.5% | 5-year Jul average 98.4% | Max 100.1%

Jun 2024	Jul 2023	YTD
97.8%	98.0%	97.3%