



BROKERS • COLONIAL • DONAHOE

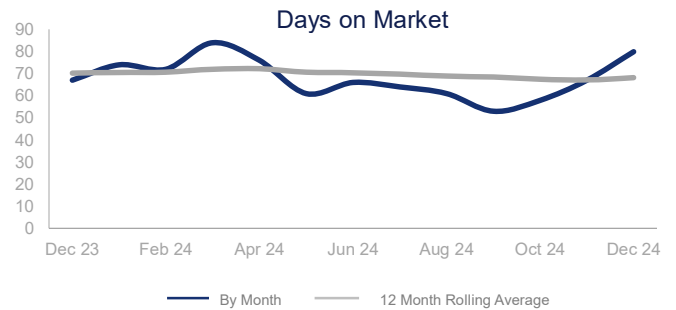
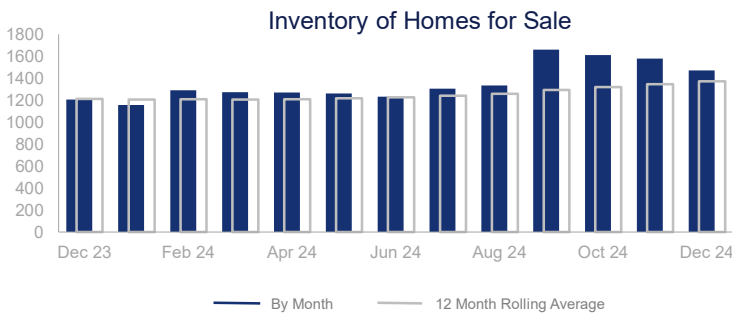
## Market Report | December 2024

### WASHINGTON COUNTY

#### Highlights:

- Median Sales Price is up 5.0% over a 12 month rolling average and up 5.4% from the same month last year.
- Inventory of Homes for Sale is up 13.0% over a 12 month rolling average and up 21.8% from the same month last year.
- Closed Sales are up 7.4% over a 12 month rolling average and up 17.0% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	<b>-27.2%</b>	<b>16.2%</b>	<b>-7.0%</b>
Same Month Last Year	<b>12.1%</b>	<b>17.0%</b>	<b>21.8%</b>



	December 2023		December 2024	+ / -	12 Month Avg	+ / -
New Listings	265		<b>297</b>	12.1%	<b>517</b>	11.5%
Pending Sales	243		<b>271</b>	11.5%	<b>358</b>	4.7%
Closed Sales	270		<b>316</b>	17.0%	<b>326</b>	7.4%
Median Sales Price	\$483,500		<b>\$509,450</b>	5.4%	<b>\$528,135</b>	5.0%
Average Sales Price	\$585,388		<b>\$599,799</b>	2.5%	<b>\$637,226</b>	6.0%
List to Sale Price Ratio	96.0%		<b>95.9%</b>	-0.1%	<b>96.3%</b>	-4.6%
Days on Market	67		<b>80</b>	19.4%	<b>68</b>	-2.9%
Inventory of Homes for Sale	1205		<b>1468</b>	21.8%	<b>1369</b>	13.0%
Months Supply of Inventory	3.8		<b>4.4</b>	14.9%	<b>4.1</b>	5.6%
Single Family Permits	173		<b>161</b>	-6.9%	<b>160</b>	-2.6%

#### % Change in Median Price

