



BROKERS • COLONIAL • DONAHOE

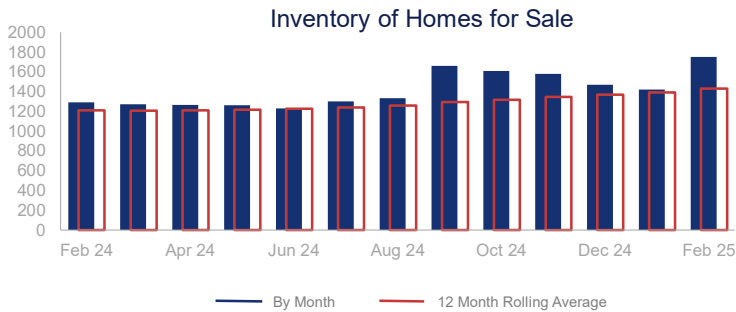
Market Report | February 2025

WASHINGTON COUNTY

Highlights:

- Median Sales Price is up 4.5% over a 12 month rolling average and up 8.2% from the same month last year.
- Inventory of Homes for Sale is up 18.1% over a 12 month rolling average and up 35.9% from the same month last year.
- Single Family Permits are down 12.2% over a 12 month rolling average and down 21.0% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	18.5%	15.2%	23.4%
Same Month Last Year	14.5%	15.2%	35.9%



	February 2024		February 2025	+ / -	12 Month Avg	+ / -
New Listings	649		743	14.5%	534	13.8%
Pending Sales	403		393	-2.5%	358	3.3%
Closed Sales	264		304	15.2%	327	5.3%
Median Sales Price	\$480,000		\$519,495	8.2%	\$529,156	4.5%
Average Sales Price	\$618,536		\$628,426	1.6%	\$628,194	2.2%
List to Sale Price Ratio	96.0%		96.1%	0.1%	96.3%	-4.3%
Days on Market	72		80	11.1%	69	-2.3%
Inventory of Homes for Sale	1289		1752	35.9%	1429	18.1%
Months Supply of Inventory	4.0		5.2	30.0%	4.3	9.1%
Single Family Permits	157		124	-21.0%	155	-12.2%

% Change in Median Price

