



BROKERS • COLONIAL • DONAHOE

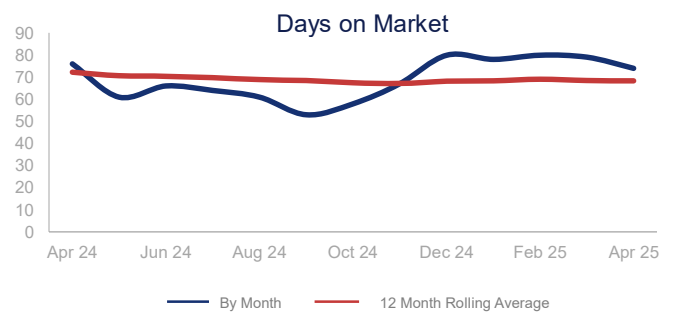
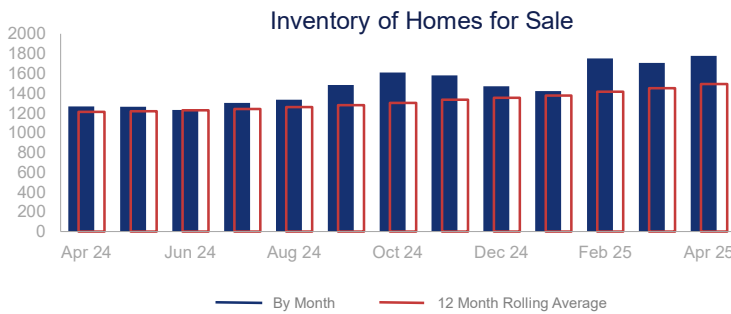
Market Report | April 2025

WASHINGTON COUNTY

Highlights:

- Median Sales Price is up 3.7% over a 12 month rolling average but down 6.9% from the same month last year.
- Inventory of Homes for Sale is up 23.3% over a 12 month rolling average and up 40.1% from the same month last year.
- Days on Market of 74 days is down 5.4% over a 12 month rolling average and down 2.6% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	-2.4%	14.7%	4.2%
Same Month Last Year	5.7%	12.8%	40.1%



	April 2024		April 2025	+ / -	12 Month Avg	+ / -
New Listings	580		613	5.7%	547	13.0%
Closed Sales	360		406	12.8%	328	2.9%
Median Sales Price	\$553,250		\$515,000	-6.9%	\$527,962	3.7%
Average Sales Price	\$695,102		\$644,349	-7.3%	\$628,522	1.1%
List to Sale Price Ratio	96.3%		96.2%	-0.1%	96.3%	-4.1%
Days on Market	76		74	-2.6%	68	-5.4%
Inventory of Homes for Sale	1267		1775	40.1%	1493	23.3%
Months Supply of Inventory	3.9		4.4	12.8%	4.5	14.5%

% Change in Median Price

