



BROKERS • COLONIAL • DONAHOE

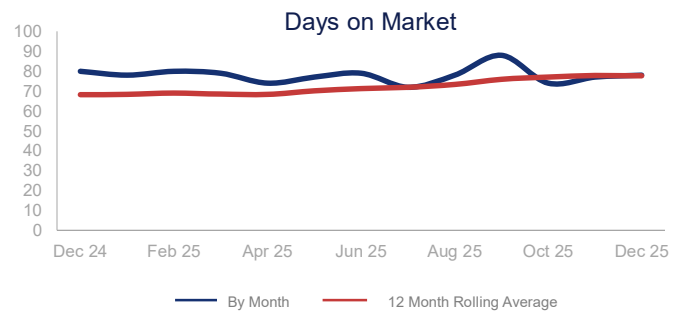
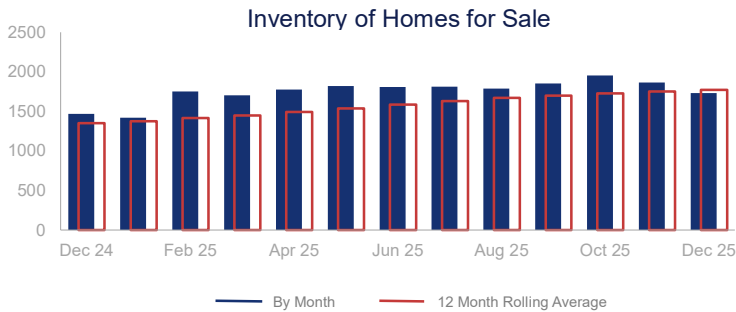
Market Report | December 2025

WASHINGTON COUNTY

Highlights:

- Median Sales Price is up 1.7% over a 12 month rolling average and up 2.6% from the same month last year.
- Inventory of Homes for Sale is up 30.9% over a 12 month rolling average and up 18.0% from the same month last year.
- List to Sales Price is down 3.7% over a 12 month rolling average and down 1.0% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	-19.3%	20.8%	-7.1%
Same Month Last Year	6.7%	12.0%	18.0%



	December 2024		December 2025	+ / -	12 Month Avg	+ / -
New Listings	297		317	6.7%	561	8.5%
Pending Sales	271		331	22.1%	382	6.7%
Closed Sales	316		354	12.0%	339	4.1%
Median Sales Price	\$509,450		\$522,475	2.6%	\$527,018	1.7%
Average Sales Price	\$599,799		\$651,587	8.6%	\$646,734	1.5%
List to Sale Price Ratio	95.9%		94.9%	-1.0%	95.6%	-3.7%
Days on Market	80		78	-2.5%	78	13.9%
Inventory of Homes for Sale	1468		1732	18.0%	1773	30.9%
Months Supply of Inventory	4.4		4.9	11.4%	5.2	24.2%
Single Family Permits	161		108	-32.9%	114	-28.8%

% Change in Median Price

