



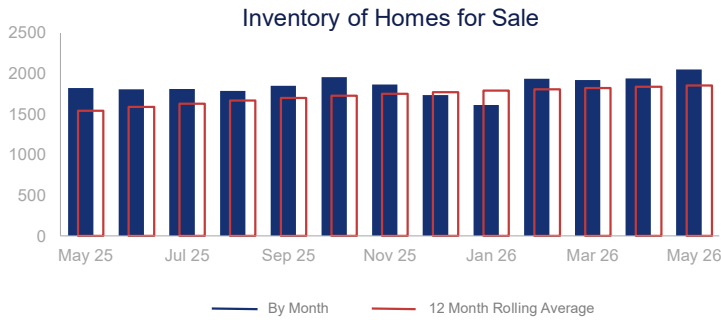
BROKERS • COLONIAL • DONAHOE  
Market Report | May 2026

WASHINGTON COUNTY

Highlights:

- Median Sales Price is up 2.2% over a 12 month rolling average and up 2.2% from the same month last year.
- Inventory of Homes for Sale is up 20.5% over a 12 month rolling average and up 12.5% from the same month last year.
- Days on Market is up 14.9% over a 12 month rolling average but down 5.2% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	-3.2%	-1.6%	5.6%
Same Month Last Year	-5.0%	-10.6%	12.5%



	May 2025		May 2026	+ / -	12 Month Avg	+ / -
New Listings	640		608	-5.0%	562	1.4%
Pending Sales	408		428	4.9%	393	10.0%
Closed Sales	407		364	-10.6%	340	4.4%
Median Sales Price	\$525,000		\$536,756	2.2%	\$529,458	2.2%
Average Sales Price	\$610,724		\$674,572	10.5%	\$658,308	5.5%
List to Sale Price Ratio	96.0%		96.2%	0.2%	95.4%	-3.8%
Days on Market	77		73	-5.2%	81	14.9%
Inventory of Homes for Sale	1820		2048	12.5%	1855	20.5%
Months Supply of Inventory	4.5		5.6	24.4%	5.5	22.3%
Single Family Permits	107		58	-45.8%	108	-15.0%

% Change in Median Price

