



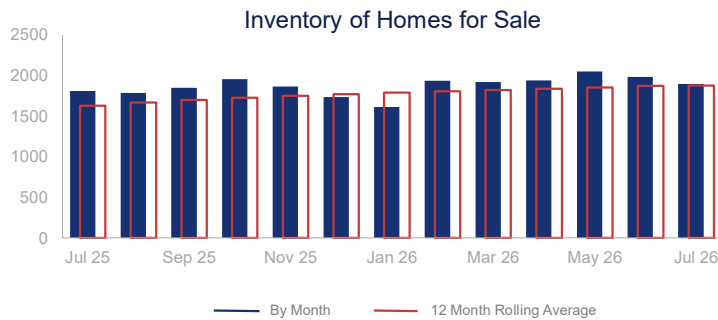
BROKERS • COLONIAL • DONAHOE
Market Report | July 2026

WASHINGTON COUNTY

Highlights:

- Median Sales Price is up 1.7% over a 12 month rolling average and up 3.2% from the same month last year.
- Inventory of Homes for Sale is up 15.2% over a 12 month rolling average and up 4.8% from the same month last year.
- Days on Market is up 11.6% over a 12 month rolling average and up 5.6% from the same month last year.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	2.0%	-18.9%	-4.3%
Same Month Last Year	-6.3%	-4.5%	4.8%



	July 2025		July 2026	+ / -	12 Month Avg	+ / -
New Listings	552		517	-6.3%	560	0.4%
Pending Sales	409		349	-14.7%	392	7.0%
Closed Sales	356		340	-4.5%	342	3.3%
Median Sales Price	\$523,342		\$539,950	3.2%	\$528,979	1.7%
Average Sales Price	\$585,396		\$590,775	0.9%	\$655,898	5.3%
List to Sale Price Ratio	95.1%		95.8%	0.7%	95.5%	-4.0%
Days on Market	72		76	5.6%	80	11.6%
Inventory of Homes for Sale	1809		1896	4.8%	1877	15.2%
Months Supply of Inventory	5.1		5.6	9.8%	5.5	17.8%
Single Family Permits	78		90	15.4%	111	-4.8%

% Change in Median Price

