

Local Market Update – December 2023

A RESEARCH TOOL PROVIDED BY THE GREATER CAPITAL ASSOCIATION OF REALTORS®



Washington County

- 3.0%

Change in
New Listings

- 25.0%

Change in
Closed Sales

- 7.4%

Change in
Median Sales Price

	December			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
New Listings	33	32	- 3.0%	767	640	- 16.6%
Closed Sales	60	45	- 25.0%	592	517	- 12.7%
Median Sales Price*	\$215,000	\$199,000	- 7.4%	\$205,000	\$202,000	- 1.5%
Percent of Original List Price Received*	90.7%	94.8%	+ 4.5%	95.5%	95.5%	- 0.0%
Days on Market Until Sale	46	35	- 23.8%	39	42	+ 6.6%
Inventory of Homes for Sale	133	111	- 16.5%	--	--	--
Months Supply of Inventory	2.8	2.5	- 10.3%	--	--	--

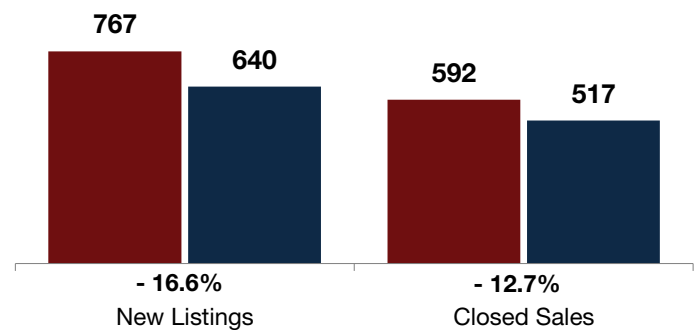
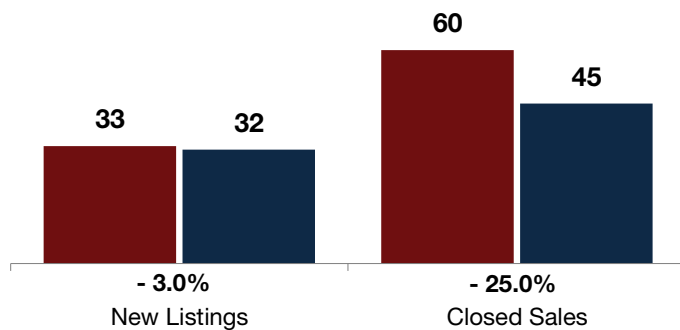
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

December

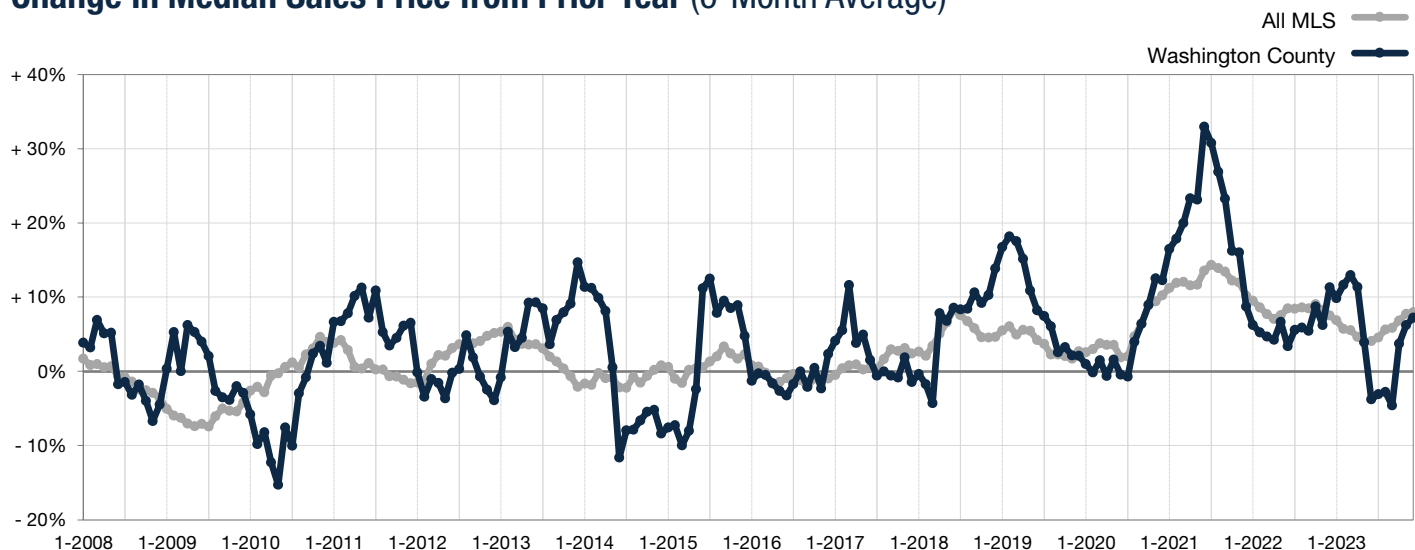
■ 2022 ■ 2023

Year to Date

■ 2022 ■ 2023



Change in Median Sales Price from Prior Year (6-Month Average)**



** Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.