

Local Market Update – August 2024

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



Washington County

+ 4.8%

Change in
New Listings

+ 47.7%

Change in
Closed Sales

+ 0.4%

Change in
Median Sales Price

	August			Year to Date		
	2023	2024	+ / -	2023	2024	+ / -
New Listings	83	87	+ 4.8%	440	520	+ 18.2%
Closed Sales	44	65	+ 47.7%	316	339	+ 7.3%
Median Sales Price*	\$220,000	\$220,900	+ 0.4%	\$195,000	\$229,500	+ 17.7%
Percent of Original List Price Received*	97.6%	94.6%	- 3.0%	95.2%	95.3%	+ 0.1%
Days on Market Until Sale	31	38	+ 20.0%	49	44	- 10.8%
Inventory of Homes for Sale	145	156	+ 7.6%	--	--	--
Months Supply of Inventory	3.3	3.3	- 0.2%	--	--	--

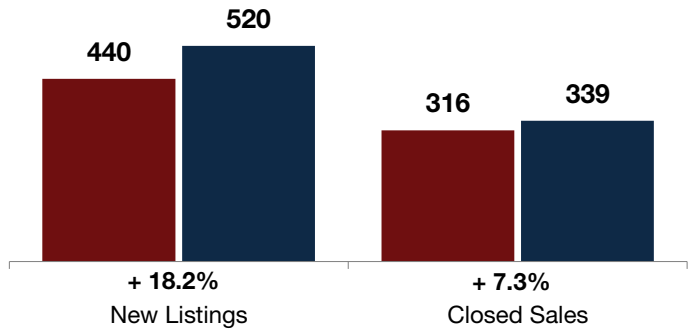
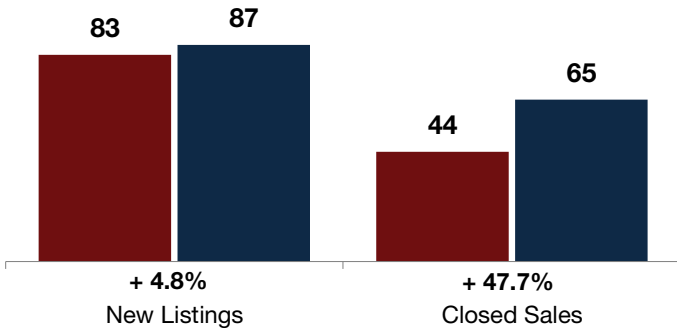
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

August

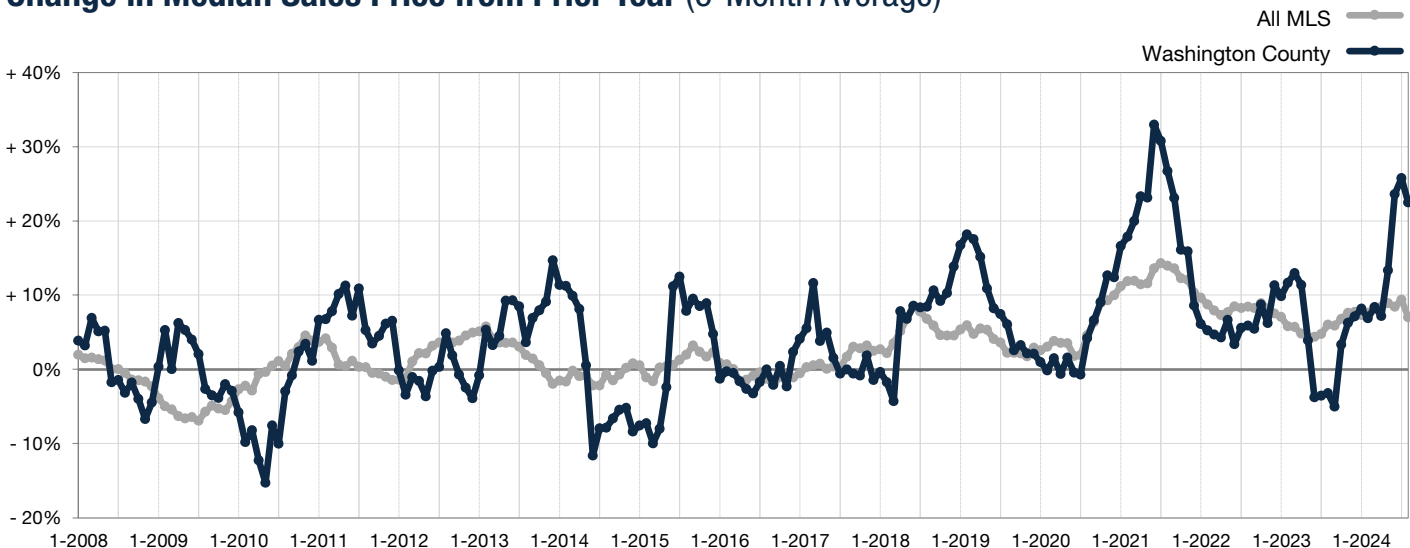
■ 2023 ■ 2024

Year to Date

■ 2023 ■ 2024



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.