

February 2023

Washington D.C.

New Listings **816**

↓ **-16.9%** ↓ **-25.8%**
 from Jan 2023: **982** from Feb 2022: **1,099**

YTD	2023	2022	+/-
	1,860	2,142	-13.2%

5-year Feb average: **999**

New Pendings **645**

↑ **12.8%** ↓ **-23.9%**
 from Jan 2023: **572** from Feb 2022: **848**

YTD	2023	2022	+/-
	1,196	1,638	-27.0%

5-year Feb average: **806**

Closed Sales **516**

↑ **46.6%** ↓ **-27.6%**
 from Jan 2023: **352** from Feb 2022: **713**

YTD	2023	2022	+/-
	884	1,302	-32.1%

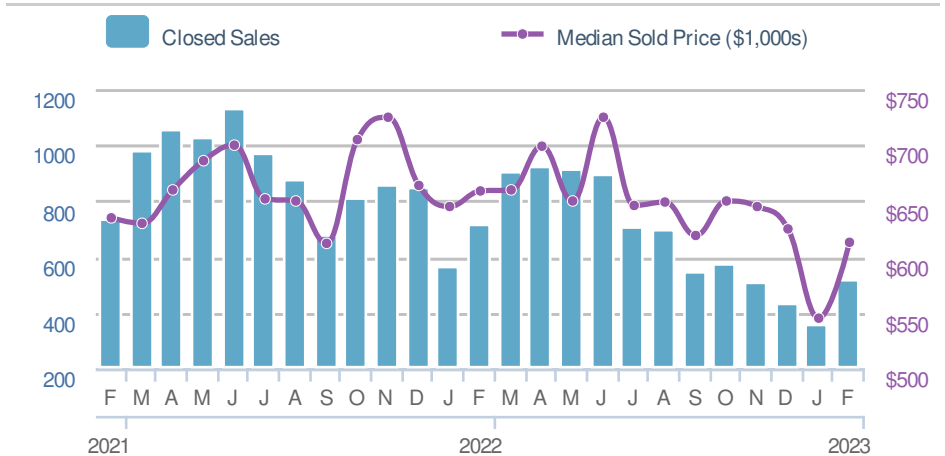
5-year Feb average: **618**

Median Sold Price **\$613,500**

↑ **12.5%** ↓ **-7.0%**
 from Jan 2023: **\$545,500** from Feb 2022: **\$659,950**

YTD	2023	2022	+/-
	\$577,500	\$650,000	-11.2%

5-year Feb average: **\$617,590**



Active Listings **1,512**

Min 1,210 | 5-year Feb average 1,343 | Max 1,512

Jan 2023	Feb 2022
1,570	1,310

Avg DOM **45**

Min 34 | 5-year Feb average 38 | Max 45

Jan 2023	Feb 2022	YTD
42	34	44

Avg Sold to OLP Ratio **96.0%**

Min 96.0% | 5-year Feb average 98.1% | Max 99.3%

Jan 2023	Feb 2022	YTD
95.8%	99.3%	95.9%