

January thru April 2026 YTD

Berkley, Washington, DC (Advertised)

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Sold Summary

	2026	2025	% Change
Sold Dollar Volume	\$17,089,000	\$20,468,499	-16.51%
Avg Sold Price	\$2,763,166	\$2,191,111	26.11%
Median Sold Price	\$1,987,500	\$1,950,000	1.92%
Units Sold	6	9	-33.33%
Avg Days on Market	41	77	-46.75%
Avg List Price for Solds	\$2,848,166	\$2,274,277	25.23%
Avg SP to OLP Ratio	94.1%	93.3%	0.87%
Ratio of Avg SP to Avg OLP	95.0%	93.3%	1.82%
Attached Avg Sold Price	\$0	\$389,749	%
Detached Avg Sold Price	\$2,763,166	\$2,705,785	2.12%
Attached Units Sold	0	2	%
Detached Units Sold	6	7	-14.29%

Financing (Sold)

Assumption	0
Cash	2
Conventional	3
FHA	0
Other	0
Owner	0
VA	1

Days on Market (Sold)

0	0
1 to 10	1
11 to 20	1
21 to 30	0
31 to 60	1
61 to 90	1
91 to 120	0
121 to 180	1
181 to 360	1
361 to 720	0
721+	0

Notes:

- SP = Sold Price
- OLP = Original List Price
- LP = List Price (at time of sale)
- Garage/Parking Spaces are not included in Detached/Attached section totals.

Sold Detail

Active Detail

Price Ranges	Residential						Condo/Coop	Active Listings		
	2 or Less BR		3 BR		4 or More BR		All	Residential		Condo/Coop
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0	0	0	0
\$50K to \$99,999	0	0	0	0	0	0	0	0	0	0
\$100K to \$149,999	0	0	0	0	0	0	0	0	0	0
\$150K to \$199,999	0	0	0	0	0	0	0	0	0	0
\$200K to \$299,999	0	0	0	0	0	0	0	0	0	0
\$300K to \$399,999	0	0	0	0	0	0	0	0	0	0
\$400K to \$499,999	0	0	0	0	0	0	0	0	0	0
\$500K to \$599,999	0	0	0	0	0	0	0	0	0	0
\$600K to \$799,999	0	0	0	0	0	0	0	0	0	0
\$800K to \$999,999	0	0	0	0	0	0	0	0	0	0
\$1M to \$2,499,999	1	0	0	0	3	0	0	1	0	0
\$2.5M to \$4,999,999	0	0	0	0	1	0	0	5	0	0
\$5,000,000+	0	0	0	0	1	0	0	0	0	0
Total	1	0	0	0	5	0	0	6	0	0
Avg Sold Price	\$1,305,000	\$0	\$0	\$0	\$3,054,800	\$0	\$0			
Prev Year - Avg Sold Price	\$0	\$0	\$0	\$0	\$2,705,785	\$0	\$389,749			
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	12.90%	0.00%	0.00%			
Prev Year - # of Solds	0	0	0	0	7	0	2			

April 2026

Berkley, Washington, DC

