

**January thru May 2026 YTD**

Berkley, Washington, DC (Advertised)

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**Sold Summary**

	2026	2025	% Change
Sold Dollar Volume	\$17,089,000	\$27,958,499	-38.88%
Avg Sold Price	\$2,763,166	\$2,456,363	12.49%
Median Sold Price	\$1,987,500	\$2,850,000	-30.26%
Units Sold	6	11	-45.45%
Avg Days on Market	41	70	-41.43%
Avg List Price for Solds	\$2,848,166	\$2,541,681	12.06%
Avg SP to OLP Ratio	94.1%	94.0%	0.04%
Ratio of Avg SP to Avg OLP	95.0%	94.4%	0.66%
Attached Avg Sold Price	\$0	\$389,749	%
Detached Avg Sold Price	\$2,763,166	\$2,915,611	-5.23%
Attached Units Sold	0	2	%
Detached Units Sold	6	9	-33.33%

**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	6	0	0
\$5,000,000+	0	0	0	0	1	0	0	1	0	0
<b>Total</b>	<b>1</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>5</b>	<b>0</b>	<b>0</b>	<b>8</b>	<b>0</b>	<b>0</b>
Avg Sold Price	\$1,305,000	\$0	\$0	\$0	\$3,054,800	\$0	\$0			
Prev Year - Avg Sold Price	\$0	\$0	\$0	\$0	\$2,915,611	\$0	\$389,749			
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	4.77%	0.00%	0.00%			
Prev Year - # of Solds	0	0	0	0	9	0	2			

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