

January thru July 2025 YTD
Georgetown, Washington, DC (Advertised)

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Sold Summary

	2025	2024	% Change
Sold Dollar Volume	\$265,679,699	\$285,853,511	-7.06%
Avg Sold Price	\$2,073,741	\$2,063,329	0.50%
Median Sold Price	\$1,650,000	\$1,600,000	3.13%
Units Sold	125	135	-7.41%
Avg Days on Market	43	42	2.38%
Avg List Price for Solds	\$2,125,437	\$2,117,433	0.38%
Avg SP to OLP Ratio	96.8%	96.7%	0.08%
Ratio of Avg SP to Avg OLP	95.4%	94.4%	1.06%
Attached Avg Sold Price	\$1,869,764	\$1,974,503	-5.30%
Detached Avg Sold Price	\$4,702,777	\$4,284,166	9.77%
Attached Units Sold	116	128	-9.38%
Detached Units Sold	9	6	50.00%

- 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.

Financing (Sold)

Assumption	0
Cash	64
Conventional	56
FHA	0
Other	2
Owner	0
VA	3

Days on Market (Sold)

0	12
1 to 10	36
11 to 20	17
21 to 30	7
31 to 60	15
61 to 90	7
91 to 120	6
121 to 180	13
181 to 360	11
361 to 720	1
721+	0

Sold Detail

Price Ranges	Residential						Condo/Coop
	2 or Less BR		3 BR		4 or More BR		All
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0
\$50K to \$99,999	0	0	0	0	0	0	0
\$100K to \$149,999	0	0	0	0	0	0	0
\$150K to \$199,999	0	0	0	0	0	0	1
\$200K to \$299,999	0	0	0	0	0	0	1
\$300K to \$399,999	0	0	0	0	0	0	3
\$400K to \$499,999	0	0	0	0	0	0	3
\$500K to \$599,999	0	0	0	0	0	0	4
\$600K to \$799,999	0	2	0	0	0	0	4
\$800K to \$999,999	0	5	0	0	0	0	13
\$1M to \$2,499,999	1	12	0	18	0	12	9
\$2.5M to \$4,999,999	0	0	0	3	5	22	2
\$5,000,000+	0	0	0	0	3	2	0
Total	1	19	0	21	8	36	40
Avg Sold Price	\$1,195,000	\$1,231,002	\$0	\$2,009,226	\$5,141,250	\$3,099,279	\$993,395
Prev Year - Avg Sold Price	\$0	\$1,328,176	\$4,102,500	\$1,888,181	\$4,375,000	\$3,673,548	\$1,288,577
Avg Sold % Change	0.00%	-7.32%	0.00%	6.41%	17.51%	-15.63%	-22.91%
Prev Year - # of Solds	0	17	2	22	4	31	58

Active Detail

Active Listings		
Residential		Condo/Coop
Detached	Attached/TH	Attached
0	0	0
0	0	0
0	0	0
0	0	0
0	0	1
0	0	2
0	0	4
0	0	5
0	0	6
0	1	1
0	6	6
1	6	1
3	6	0
4	19	26

July 2025

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14 **41.7%**from Jul 2024:
12

YTD	2025	2024	+/-
	161	189	-14.8%

5-year Jul average: **21****New Pendings****18** **-14.3%**from Jun 2025:
21 **20.0%**from Jul 2024:
15

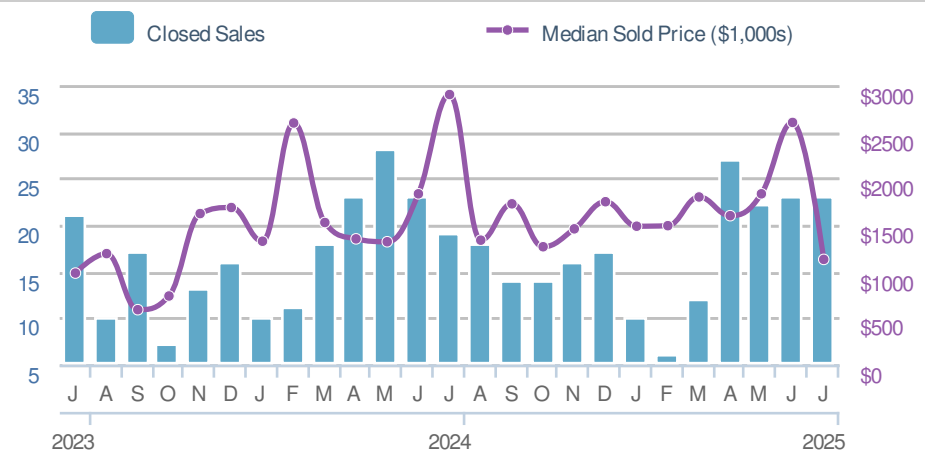
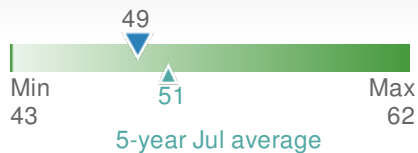
YTD	2025	2024	+/-
	133	138	-3.6%

5-year Jul average: **16****Closed Sales****23** **0.0%**from Jun 2025:
23 **21.1%**from Jul 2024:
19

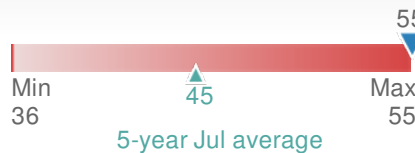
YTD	2025	2024	+/-
	125	135	-7.4%

5-year Jul average: **21****Median Sold Price****\$1,130,000** **-56.5%**from Jun 2025:
\$2,600,000 **-61.0%**from Jul 2024:
\$2,900,000

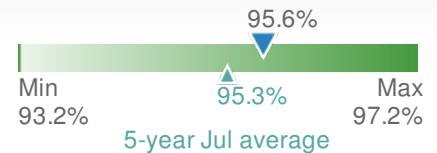
YTD	2025	2024	+/-
	\$1,650,000	\$1,600,000	3.1%

5-year Jul average: **\$1,626,600****Active Listings****49**

Jun 2025	Jul 2024
56	49

Avg DOM**55**

Jun 2025	Jul 2024	YTD
28	46	43

Avg Sold to OLP Ratio**95.6%**

Jun 2025	Jul 2024	YTD
95.6%	95.9%	96.8%