

January thru August 2026 YTD

Georgetown, Washington, DC (Advertised)

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	2026	2025	% Change
Sold Dollar Volume	\$304,825,477	\$297,811,698	2.36%
Avg Sold Price	\$2,053,116	\$2,059,440	-0.31%
Median Sold Price	\$1,682,750	\$1,600,000	5.17%
Units Sold	145	141	2.84%
Avg Days on Market	47	44	6.82%
Avg List Price for Solds	\$2,116,843	\$2,112,139	0.22%
Avg SP to OLP Ratio	96.3%	96.7%	-0.43%
Ratio of Avg SP to Avg OLP	95.6%	95.3%	0.24%
Attached Avg Sold Price	\$1,902,897	\$1,852,337	2.73%
Detached Avg Sold Price	\$4,066,039	\$4,772,500	-14.80%
Attached Units Sold	135	131	3.05%
Detached Units Sold	10	10	0.00%

Financing (Sold)

Assumption	0
Cash	81
Conventional	57
FHA	0
Other	4
Owner	0
VA	2

Days on Market (Sold)

0	9
1 to 10	47
11 to 20	19
21 to 30	6
31 to 60	18
61 to 90	16
91 to 120	5
121 to 180	9
181 to 360	11
361 to 720	4
721+	1

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	1	0	0	1
\$50K to \$99,999	0	0	0	0	0	0	1	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	1	0	0	0
\$200K to \$299,999	0	1	0	0	0	0	1	0	0	4
\$300K to \$399,999	0	0	0	0	0	0	7	0	0	2
\$400K to \$499,999	0	0	0	0	0	0	3	0	0	1
\$500K to \$599,999	0	0	0	0	0	0	3	0	0	3
\$600K to \$799,999	0	0	0	0	0	0	11	0	0	4
\$800K to \$999,999	0	3	0	1	0	0	10	0	3	2
\$1M to \$2,499,999	0	18	2	21	0	8	7	0	6	8
\$2.5M to \$4,999,999	1	0	0	4	3	27	2	1	2	1
\$5,000,000+	0	0	0	0	4	4	1	2	1	0
Total	1	22	2	26	7	39	48	3	12	26
Avg Sold Price	\$2,995,000	\$1,282,214	\$1,657,500	\$1,899,910	\$4,907,199	\$3,377,538	\$977,919			
Prev Year - Avg Sold Price	\$1,195,000	\$1,197,079	\$0	\$2,038,427	\$5,170,000	\$3,055,238	\$1,081,646			
Avg Sold % Change	150.63%	7.11%	0.00%	-6.80%	-5.08%	10.55%	-9.59%			
Prev Year - # of Solds	1	26	0	24	9	38	43			

August 2026

Georgetown, Washington, DC

New Listings**8**

-55.6%
 from Jul 2026:
18

-38.5%
 from Aug 2025:
13

YTD	2026	2025	+/-
	170	182	-6.6%

5-year Aug average: **14****New Pendings****7**

-58.8%
 from Jul 2026:
17

-12.5%
 from Aug 2025:
8

YTD	2026	2025	+/-
	137	142	-3.5%

5-year Aug average: **11****Closed Sales****16**

-50.0%
 from Jul 2026:
32

14.3%
 from Aug 2025:
14

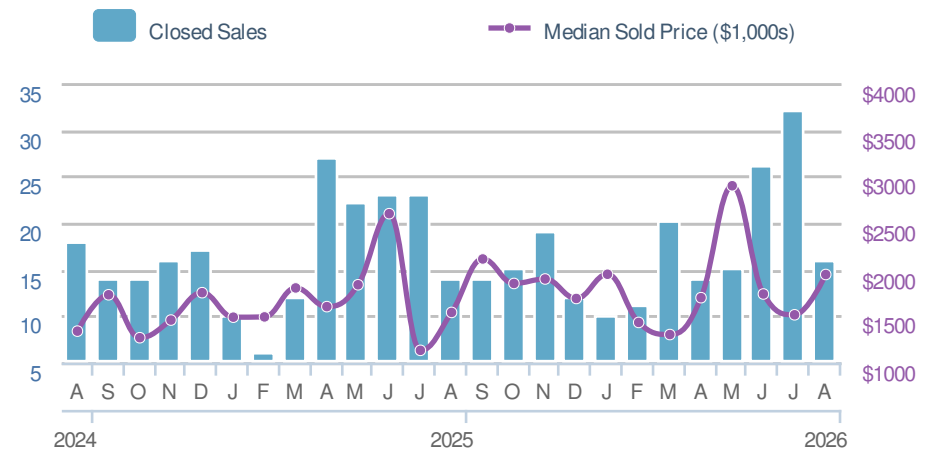
YTD	2026	2025	+/-
	145	141	2.8%

5-year Aug average: **15****Median Sold Price****\$1,945,000**

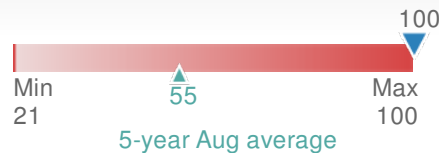
28.6%
 from Jul 2026:
\$1,512,500

26.5%
 from Aug 2025:
\$1,537,500

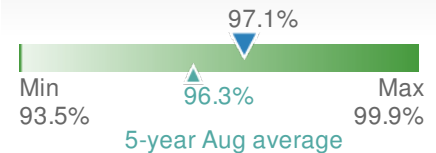
YTD	2026	2025	+/-
	\$1,682,750	\$1,600,000	5.2%

5-year Aug average: **\$1,398,500****Active Listings****41**

Jul 2026	Aug 2025
44	54

Avg DOM**100**

Jul 2026	Aug 2025	YTD
37	63	47

Avg Sold to OLP Ratio**97.1%**

Jul 2026	Aug 2025	YTD
97.1%	96.1%	96.3%