

January thru November 2025 YTD
Kent, Washington, DC (Advertised)

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Sold Summary

	2025	2024	% Change
Sold Dollar Volume	\$119,174,400	\$56,593,000	110.58%
Avg Sold Price	\$4,008,189	\$2,445,673	63.89%
Median Sold Price	\$2,800,000	\$2,400,000	16.67%
Units Sold	29	23	26.09%
Avg Days on Market	36	27	33.33%
Avg List Price for Solds	\$4,109,462	\$2,460,565	67.01%
Avg SP to OLP Ratio	96.2%	98.8%	-2.62%
Ratio of Avg SP to Avg OLP	96.8%	96.2%	0.66%
Attached Avg Sold Price	\$0	\$0	%
Detached Avg Sold Price	\$4,008,189	\$2,445,673	63.89%
Attached Units Sold	0	0	%
Detached Units Sold	29	23	26.09%

Financing (Sold)

Assumption	0
Cash	14
Conventional	14
FHA	0
Other	0
Owner	0
VA	0

Days on Market (Sold)

0	5
1 to 10	10
11 to 20	1
21 to 30	3
31 to 60	2
61 to 90	1
91 to 120	0
121 to 180	2
181 to 360	3
361 to 720	2
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	1	0	0	0	0	0	0	0
\$1M to \$2,499,999	0	0	3	0	8	0	0	2	0	0
\$2.5M to \$4,999,999	0	0	1	0	10	0	0	6	0	0
\$5,000,000+	0	0	0	0	6	0	0	5	0	0
Total	0	0	5	0	24	0	0	13	0	0
Avg Sold Price	\$0	\$0	\$1,694,500	\$0	\$4,490,208	\$0	\$0			
Prev Year - Avg Sold Price	\$2,400,000	\$0	\$1,217,500	\$0	\$2,570,775	\$0	\$0			
Avg Sold % Change	0.00%	0.00%	39.18%	0.00%	74.66%	0.00%	0.00%			
Prev Year - # of Solds	1	0	2	0	20	0	0			

November 2025

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-75.0%
 from Oct 2025: **8**

0.0%
 from Nov 2024: **2**

YTD	2025	2024	+/-
	55	45	22.2%

5-year Nov average: **2****New Pendings****3**

0.0%
 from Oct 2025: **3**

50.0%
 from Nov 2024: **2**

YTD	2025	2024	+/-
	30	25	20.0%

5-year Nov average: **2****Closed Sales****2**

-33.3%
 from Oct 2025: **3**

-33.3%
 from Nov 2024: **3**

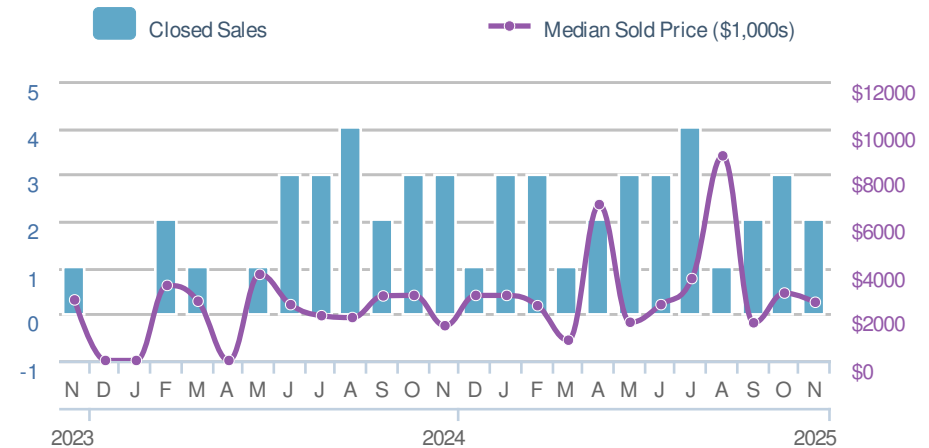
YTD	2025	2024	+/-
	29	23	26.1%

5-year Nov average: **2****Median Sold Price****\$2,500,000**

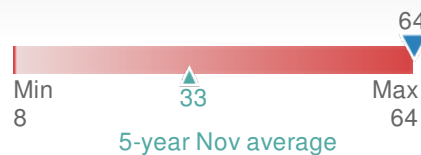
-13.8%
 from Oct 2025: **\$2,900,000**

66.7%
 from Nov 2024: **\$1,500,000**

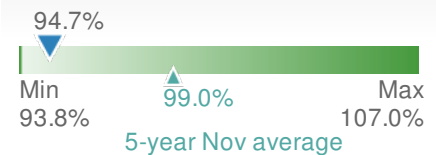
YTD	2025	2024	+/-
	\$2,800,000	\$2,400,000	16.7%

5-year Nov average: **\$2,224,000****Active Listings****13**

Oct 2025	Nov 2024
15	6

Avg DOM**64**

Oct 2025	Nov 2024	YTD
11	24	36

Avg Sold to OLP Ratio**94.7%**

Oct 2025	Nov 2024	YTD
97.7%	99.3%	96.2%