

January thru July 2026 YTD

Palisades, Washington, DC (Advertised)

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lenorerubino.com**Sold Summary**

	2026	2025	% Change
Sold Dollar Volume	\$41,423,250	\$53,092,000	-21.98%
Avg Sold Price	\$1,694,233	\$1,666,362	1.67%
Median Sold Price	\$1,355,000	\$1,465,000	-7.51%
Units Sold	24	31	-22.58%
Avg Days on Market	38	35	8.57%
Avg List Price for Solds	\$1,725,968	\$1,712,645	0.78%
Avg SP to OLP Ratio	98.2%	95.9%	2.43%
Ratio of Avg SP to Avg OLP	97.2%	96.2%	1.12%
Attached Avg Sold Price	\$995,236	\$683,978	45.51%
Detached Avg Sold Price	\$2,285,692	\$2,286,815	-0.05%
Attached Units Sold	11	12	-8.33%
Detached Units Sold	13	19	-31.58%

Financing (Sold)

Assumption	0
Cash	6
Conventional	16
FHA	0
Other	1
Owner	0
VA	0

Days on Market (Sold)

0	0
1 to 10	7
11 to 20	5
21 to 30	2
31 to 60	2
61 to 90	2
91 to 120	0
121 to 180	3
181 to 360	3
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**

	Residential						Condo/Coop	Active Listings		
	2 or Less BR		3 BR		4 or More BR		All	Residential		Condo/Coop
Price Ranges	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	1
\$200K to \$299,999	0	0	0	0	0	0	2	0	0	5
\$300K to \$399,999	0	0	0	0	0	0	0	0	0	3
\$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	1	0	0	0
\$800K to \$999,999	0	0	0	0	0	0	1	0	0	0
\$1M to \$2,499,999	0	0	3	5	5	2	0	3	0	0
\$2.5M to \$4,999,999	0	0	0	0	5	0	0	7	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	0	0	3	5	10	2	4	10	0	9
Avg Sold Price	\$0	\$0	\$1,221,000	\$1,231,600	\$2,605,100	\$1,360,000	\$517,400			
Prev Year - Avg Sold Price	\$1,167,500	\$0	\$1,737,500	\$1,123,000	\$2,509,300	\$1,580,000	\$293,093			
Avg Sold % Change	0.00%	0.00%	-29.73%	9.67%	3.82%	-13.92%	76.53%			
Prev Year - # of Solds	2	0	2	1	15	3	8			

July 2026

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-30.0%
250.0%
 from Jun 2026: **10**
 from Jul 2025: **2**

YTD	2026	2025	+/-
	66	53	24.5%

5-year Jul average: **5****New Pendings****1**

-85.7%
-75.0%
 from Jun 2026: **7**
 from Jul 2025: **4**

YTD	2026	2025	+/-
	24	35	-31.4%

5-year Jul average: **4****Closed Sales****3**

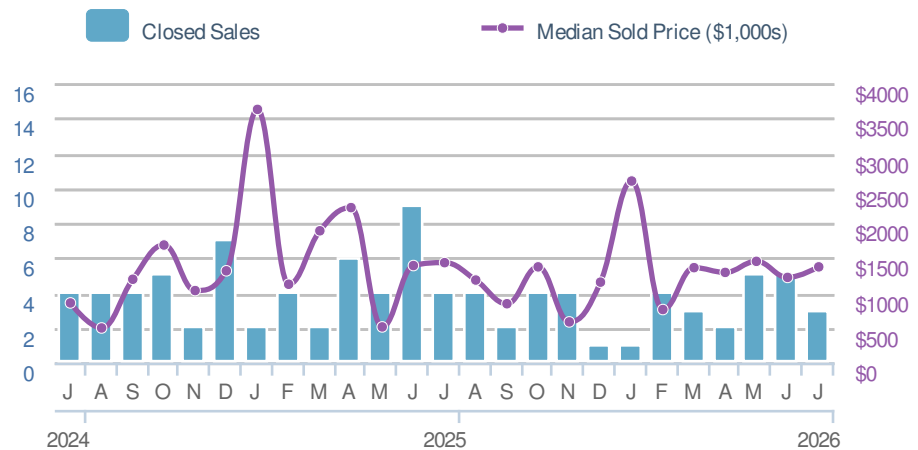
-40.0%
-25.0%
 from Jun 2026: **5**
 from Jul 2025: **4**

YTD	2026	2025	+/-
	24	31	-22.6%

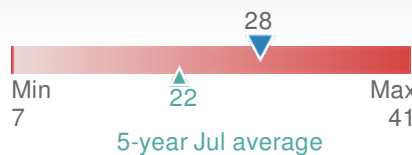
5-year Jul average: **4****Median Sold Price****\$1,370,000**

12.5%
-4.4%
 from Jun 2026: **\$1,218,000**
 from Jul 2025: **\$1,432,500**

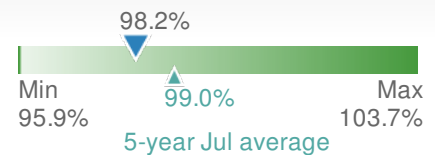
YTD	2026	2025	+/-
	\$1,355,000	\$1,465,000	-7.5%

5-year Jul average: **\$1,194,251****Active Listings****19**

Jun 2026	Jul 2025
20	12

Avg DOM**28**

Jun 2026	Jul 2025	YTD
17	41	38

Avg Sold to OLP Ratio**98.2%**

Jun 2026	Jul 2025	YTD
99.3%	95.9%	98.2%