

January thru February 2026 YTD

Wesley Heights, Washington, DC (Advertised)

Sold Summary

	2026	2025	% Change
Sold Dollar Volume	\$10,432,900	\$16,756,000	-37.74%
Avg Sold Price	\$1,004,400	\$1,192,392	-15.77%
Median Sold Price	\$507,500	\$502,500	1.00%
Units Sold	10	14	-28.57%
Avg Days on Market	125	44	184.09%
Avg List Price for Solds	\$1,043,290	\$1,196,857	-12.83%
Avg SP to OLP Ratio	91.5%	97.8%	-6.37%
Ratio of Avg SP to Avg OLP	90.1%	97.6%	-7.73%
Attached Avg Sold Price	\$558,625	\$684,875	-18.43%
Detached Avg Sold Price	\$2,787,500	\$4,237,500	-34.22%
Attached Units Sold	8	12	-33.33%
Detached Units Sold	2	2	0.00%

Financing (Sold)

Assumption	0
Cash	3
Conventional	5
FHA	0
Other	0
Owner	0
VA	1

Days on Market (Sold)

0	0
1 to 10	0
11 to 20	1
21 to 30	1
31 to 60	1
61 to 90	2
91 to 120	1
121 to 180	0
181 to 360	4
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	2
\$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	1	0	0	5
\$300K to \$399,999	0	0	0	0	0	0	2	0	0	6
\$400K to \$499,999	0	0	0	0	0	0	1	0	0	4
\$500K to \$599,999	0	0	0	0	0	0	2	0	0	1
\$600K to \$799,999	0	0	0	0	0	0	1	0	0	5
\$800K to \$999,999	0	0	0	0	0	0	0	0	0	1
\$1M to \$2,499,999	0	0	0	1	1	0	0	1	2	3
\$2.5M to \$4,999,999	0	0	0	0	1	0	0	2	0	0
\$5,000,000+	0	0	0	0	0	0	0	3	0	0
Total	0	0	0	1	2	0	7	6	2	27
Avg Sold Price	\$0	\$0	\$0	\$1,300,000	\$2,787,500	\$0	\$452,714			
Prev Year - Avg Sold Price	\$0	\$0	\$0	\$1,470,000	\$4,237,500	\$1,500,000	\$524,850			
Avg Sold % Change	0.00%	0.00%	0.00%	-11.56%	-34.22%	0.00%	-13.74%			
Prev Year - # of Solds	0	0	0	1	2	1	10			

February 2026

Wesley Heights, Washington, DC

