

January thru January 2026 YTD

Kent, Washington, DC (Advertised)

202.262.1261
lenore.rubino@wfp.com
lenorerubino.com**Sold Summary**

	2026	2025	% Change
Sold Dollar Volume	\$3,795,000	\$10,885,000	-65.14%
Avg Sold Price	\$3,725,000	\$3,471,666	7.30%
Median Sold Price	\$3,725,000	\$2,800,000	33.04%
Units Sold	1	3	-66.67%
Avg Days on Market	4	31	-87.10%
Avg List Price for Solds	\$3,795,000	\$3,628,333	4.59%
Avg SP to OLP Ratio	98.2%	95.9%	2.32%
Ratio of Avg SP to Avg OLP	98.2%	95.7%	2.59%
Attached Avg Sold Price	\$0	\$0	%
Detached Avg Sold Price	\$3,725,000	\$3,471,666	7.30%
Attached Units Sold	0	0	%
Detached Units Sold	1	3	-66.67%

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	0
Conventional	1
FHA	0
Other	0
Owner	0
VA	0

Days on Market (Sold)

0	0
1 to 10	1
11 to 20	0
21 to 30	0
31 to 60	0
61 to 90	0
91 to 120	0
121 to 180	0
181 to 360	0
361 to 720	0
721+	0

Sold 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	0	0	0	0	0	0	0	0
\$1M to \$2,499,999	0	0	0	0	0	0	0	2	0	0
\$2.5M to \$4,999,999	0	0	0	0	1	0	0	4	0	0
\$5,000,000+	0	0	0	0	0	0	0	3	0	0
Total	0	0	0	0	1	0	0	9	0	0
Avg Sold Price	\$0	\$0	\$0	\$0	\$3,725,000	\$0	\$0			
Prev Year - Avg Sold Price	\$0	\$0	\$2,357,500	\$0	\$5,700,000	\$0	\$0			
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	-34.65%	0.00%	0.00%			
Prev Year - # of Solds	0	0	2	0	1	0	0			

Active Detail

January 2026

Kent, Washington, DC

202.262.1261
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lenorerubino.com**New Listings****7**

250.0% **250.0%**
 from Dec 2025: 2 from Jan 2025: 2

YTD	2026	2025	+/-
	7	2	250.0%

5-year Jan average: 3

New Pendings**3**

0.0% **-25.0%**
 from Dec 2025: 0 from Jan 2025: 4

YTD	2026	2025	+/-
	3	4	-25.0%

5-year Jan average: 3

Closed Sales**1**

-75.0% **-66.7%**
 from Dec 2025: 4 from Jan 2025: 3

YTD	2026	2025	+/-
	1	3	-66.7%

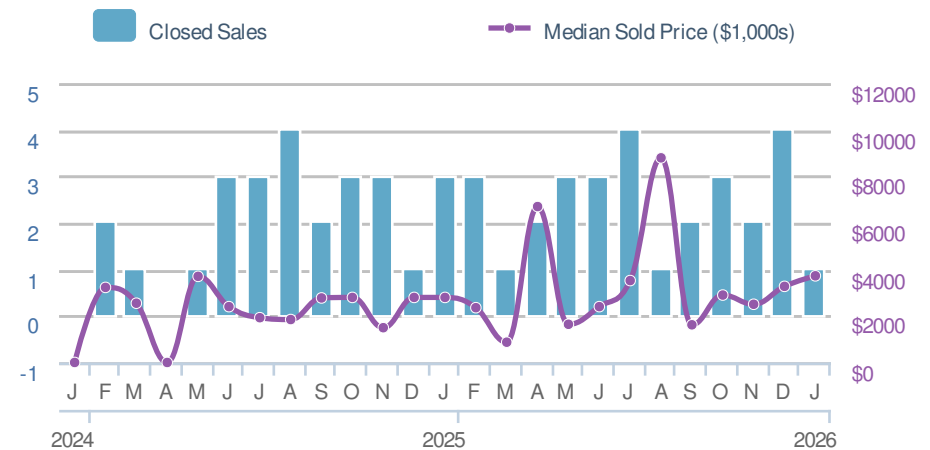
5-year Jan average: 1

Median Sold Price**\$3,725,000**

13.7% **33.0%**
 from Dec 2025: **\$3,275,000** from Jan 2025: **\$2,800,000**

YTD	2026	2025	+/-
	\$3,725,000	\$2,800,000	33.0%

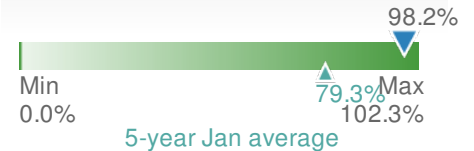
5-year Jan average: \$1,858,600

**Active Listings****9**

Dec 2025	Jan 2025
9	9

Avg DOM**4**

Dec 2025	Jan 2025	YTD
21	31	4

Avg Sold to OLP Ratio**98.2%**

Dec 2025	Jan 2025	YTD
97.5%	95.9%	98.2%

January thru February 2026 YTD

Kent, Washington, DC (Advertised)

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lenorerubino.com**Sold Summary**

	2026	2025	% Change
Sold Dollar Volume	\$7,203,000	\$17,929,000	-59.82%
Avg Sold Price	\$2,357,666	\$2,903,750	-18.81%
Median Sold Price	\$1,923,000	\$2,575,000	-25.32%
Units Sold	3	6	-50.00%
Avg Days on Market	64	19	236.84%
Avg List Price for Solds	\$2,401,000	\$2,988,166	-19.65%
Avg SP to OLP Ratio	95.2%	97.6%	-2.43%
Ratio of Avg SP to Avg OLP	95.8%	97.2%	-1.37%
Attached Avg Sold Price	\$0	\$0	0%
Detached Avg Sold Price	\$2,357,666	\$2,903,750	-18.81%
Attached Units Sold	0	0	0%
Detached Units Sold	3	6	-50.00%

Financing (Sold)

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

Days on Market (Sold)

0	0
1 to 10	1
11 to 20	1
21 to 30	0
31 to 60	0
61 to 90	0
91 to 120	0
121 to 180	1
181 to 360	0
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	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	0	0	0	0	0	0	1	0
\$1M to \$2,499,999	0	0	0	0	2	0	0	2	0	0
\$2.5M to \$4,999,999	0	0	0	0	1	0	0	5	0	0
\$5,000,000+	0	0	0	0	0	0	0	4	0	0
Total	0	0	0	0	3	0	0	11	1	0
Avg Sold Price	\$0	\$0	\$0	\$0	\$2,357,666	\$0	\$0			
Prev Year - Avg Sold Price	\$0	\$0	\$2,357,500	\$0	\$3,176,875	\$0	\$0			
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	-25.79%	0.00%	0.00%			
Prev Year - # of Solds	0	0	2	0	4	0	0			

February 2026

Kent, Washington, DC

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lenorerubino.com**New Listings****2****↓ -71.4%**from Jan 2026:
7**↔ 0.0%**from Feb 2025:
2

YTD	2026	2025	+/-
	9	4	125.0%

5-year Feb average: **2****New Pendings****0****↓ -100.0%**from Jan 2026:
3**↔ 0.0%**from Feb 2025:
0

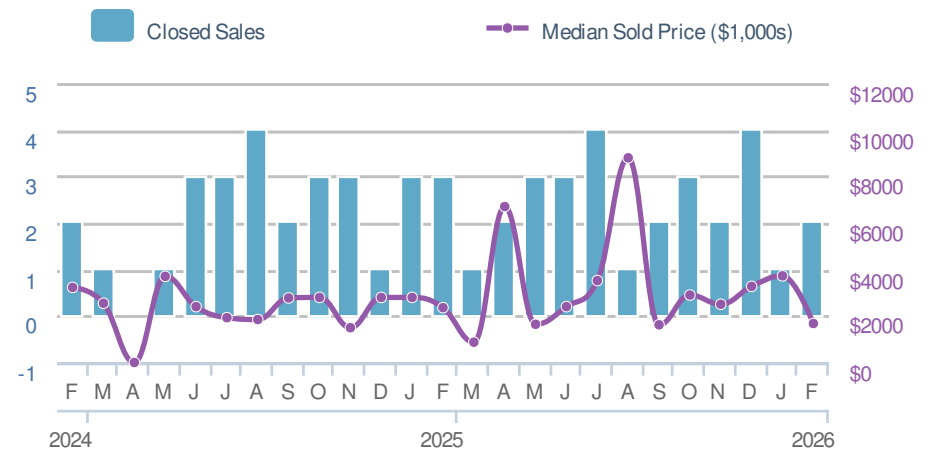
YTD	2026	2025	+/-
	3	4	-25.0%

5-year Feb average: **2****Closed Sales****2****↑ 100.0%**from Jan 2026:
1**↓ -33.3%**from Feb 2025:
3

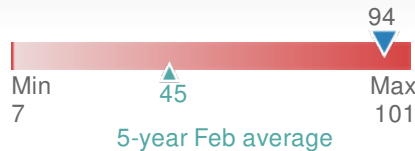
YTD	2026	2025	+/-
	3	6	-50.0%

5-year Feb average: **2****Median Sold Price****\$1,674,000****↓ -55.1%**from Jan 2026:
\$3,725,000**↓ -28.8%**from Feb 2025:
\$2,350,000

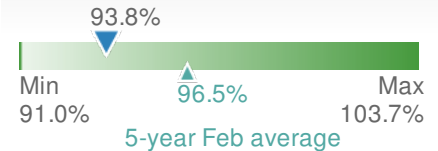
YTD	2026	2025	+/-
	\$1,923,000	\$2,575,000	-25.3%

5-year Feb average: **\$2,905,550****Active Listings****12**

Jan 2026	Feb 2025
9	12

Avg DOM**94**

Jan 2026	Feb 2025	YTD
4	7	64

Avg Sold to OLP Ratio**93.8%**

Jan 2026	Feb 2025	YTD
98.2%	99.3%	95.2%

January thru March 2026 YTD

Kent, Washington, DC (Advertised)

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	2026	2025	% Change
Sold Dollar Volume	\$10,648,000	\$19,124,000	-44.32%
Avg Sold Price	\$2,100,600	\$2,613,928	-19.64%
Median Sold Price	\$1,923,000	\$2,350,000	-18.17%
Units Sold	5	7	-28.57%
Avg Days on Market	39	20	95.00%
Avg List Price for Solds	\$2,129,600	\$2,732,000	-22.05%
Avg SP to OLP Ratio	96.9%	94.1%	2.93%
Ratio of Avg SP to Avg OLP	97.0%	95.7%	1.41%
Attached Avg Sold Price	\$1,135,000	\$0	0%
Detached Avg Sold Price	\$2,342,000	\$2,613,928	-10.40%
Attached Units Sold	1	0	0%
Detached Units Sold	4	7	-42.86%

Financing (Sold)

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

Days on Market (Sold)

0	1
1 to 10	2
11 to 20	1
21 to 30	0
31 to 60	0
61 to 90	0
91 to 120	0
121 to 180	1
181 to 360	0
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	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	0	0	0	0	0	0	0	0
\$1M to \$2,499,999	0	0	0	0	3	1	0	4	0	0
\$2.5M to \$4,999,999	0	0	0	0	1	0	0	4	0	0
\$5,000,000+	0	0	0	0	0	0	0	4	0	0
Total	0	0	0	0	4	1	0	12	0	0
Avg Sold Price	\$0	\$0	\$0	\$0	\$2,342,000	\$1,135,000	\$0			
Prev Year - Avg Sold Price	\$0	\$0	\$1,863,333	\$0	\$3,176,875	\$0	\$0			
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	-26.28%	0.00%	0.00%			
Prev Year - # of Solds	0	0	3	0	4	0	0			

March 2026

Kent, Washington, DC

202.262.1261
lenore.rubino@wfp.com
lenorerubino.com**New Listings****5**

↑ **150.0%** ↑ **66.7%**
from Feb 2026: from Mar 2025:
2 3

YTD	2026	2025	+/-
	16	8	100.0%

5-year Mar average: 4

New Pendings**6**

↔ **0.0%** ↑ **100.0%**
from Feb 2026: from Mar 2025:
0 3

YTD	2026	2025	+/-
	10	7	42.9%

5-year Mar average: 3

Closed Sales**2**

↔ **0.0%** ↑ **100.0%**
from Feb 2026: from Mar 2025:
2 1

YTD	2026	2025	+/-
	5	7	-28.6%

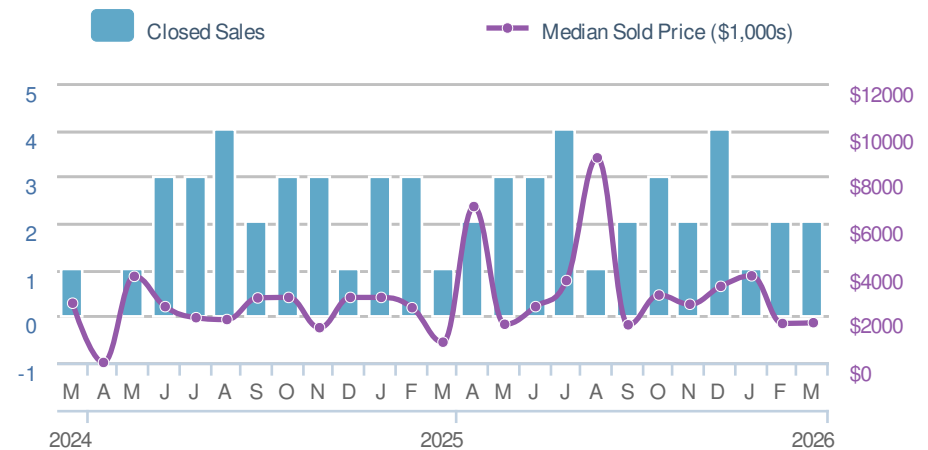
5-year Mar average: 2

Median Sold Price**\$1,715,000**

↑ **2.4%** ↑ **96.0%**
from Feb 2026: from Mar 2025:
\$1,674,000 **\$875,000**

YTD	2026	2025	+/-
	\$1,923,000	\$2,350,000	-18.2%

5-year Mar average: \$2,173,500

**Active Listings****12**

Min 2 7 Max 12
5-year Mar average

Feb 2026	Mar 2025
12	11

Avg DOM**2**

Min 2 25 Max 45
5-year Mar average

Feb 2026	Mar 2025	YTD
94	27	39

Avg Sold to OLP Ratio**99.4%**

Min 73.2% 93.8% Max 99.4%
5-year Mar average

Feb 2026	Mar 2025	YTD
93.8%	73.2%	96.9%

January thru April 2026 YTD

Kent, Washington, DC (Advertised)

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	2026	2025	% Change
Sold Dollar Volume	\$20,786,000	\$32,814,000	-36.66%
Avg Sold Price	\$2,541,140	\$3,521,388	-27.84%
Median Sold Price	\$2,109,000	\$2,800,000	-24.68%
Units Sold	8	9	-11.11%
Avg Days on Market	29	30	-3.33%
Avg List Price for Solds	\$2,598,250	\$3,646,000	-28.74%
Avg SP to OLP Ratio	97.3%	94.0%	3.52%
Ratio of Avg SP to Avg OLP	97.0%	96.0%	1.02%
Attached Avg Sold Price	\$995,562	\$0	0%
Detached Avg Sold Price	\$3,056,333	\$3,521,388	-13.21%
Attached Units Sold	2	0	0%
Detached Units Sold	6	9	-33.33%

Financing (Sold)

Assumption	0
Cash	1
Conventional	7
FHA	0
Other	0
Owner	0
VA	0

Days on Market (Sold)

0	1
1 to 10	3
11 to 20	2
21 to 30	0
31 to 60	1
61 to 90	0
91 to 120	0
121 to 180	1
181 to 360	0
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	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	0	1	0	0	0	0	0	0
\$1M to \$2,499,999	0	0	0	0	3	1	0	5	0	0
\$2.5M to \$4,999,999	0	0	0	0	2	0	0	5	0	0
\$5,000,000+	0	0	0	0	1	0	0	4	0	0
Total	0	0	0	1	6	1	0	14	0	0
Avg Sold Price	\$0	\$0	\$0	\$856,125	\$3,056,333	\$1,135,000	\$0			
Prev Year - Avg Sold Price	\$0	\$0	\$1,863,333	\$0	\$4,350,416	\$0	\$0			
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	-29.75%	0.00%	0.00%			
Prev Year - # of Solds	0	0	3	0	6	0	0			

April 2026

Kent, Washington, DC

202.262.1261
lenore.rubino@wfp.com
lenorerubino.com**New Listings****8**

↑ **60.0%**
from Mar 2026:
5

↑ **166.7%**
from Apr 2025:
3

YTD	2026	2025	+/-
	25	13	92.3%

5-year Apr average: 6

New Pendings**4**

↓ **-33.3%**
from Mar 2026:
6

↑ **300.0%**
from Apr 2025:
1

YTD	2026	2025	+/-
	14	8	75.0%

5-year Apr average: 3

Closed Sales**3**

↑ **50.0%**
from Mar 2026:
2

↑ **50.0%**
from Apr 2025:
2

YTD	2026	2025	+/-
	8	9	-11.1%

5-year Apr average: 3

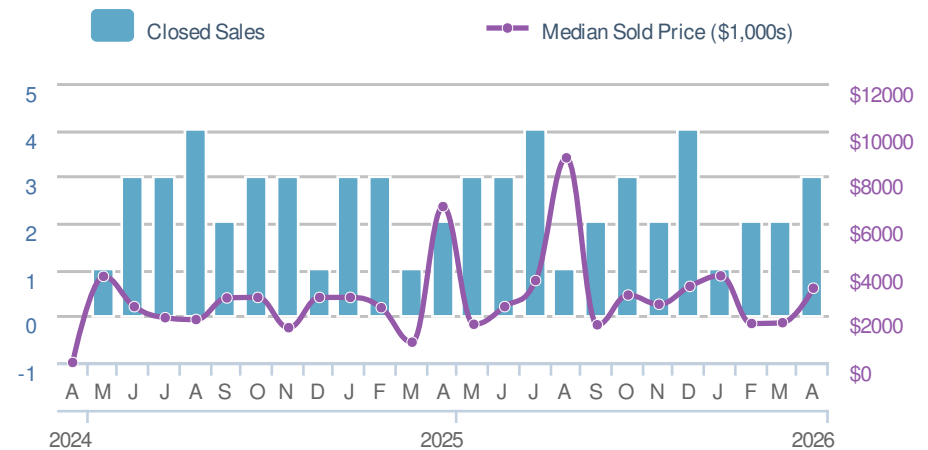
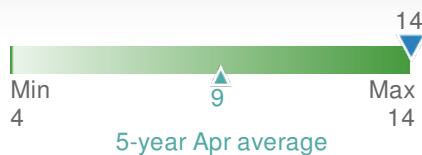
Median Sold Price**\$3,195,000**

↑ **86.3%**
from Mar 2026:
\$1,715,000

↓ **-52.3%**
from Apr 2025:
\$6,697,500

YTD	2026	2025	+/-
	\$2,109,000	\$2,800,000	-24.7%

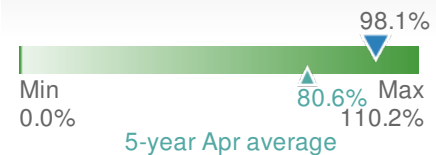
5-year Apr average: \$2,778,500

**Active Listings****14**

Mar 2026	Apr 2025
12	14

Avg DOM**12**

Mar 2026	Apr 2025	YTD
2	68	29

Avg Sold to OLP Ratio**98.1%**

Mar 2026	Apr 2025	YTD
99.4%	93.7%	97.3%

January thru May 2026 YTD

Kent, Washington, DC (Advertised)

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lenorerubino.com

Sold Summary

	2026	2025	% Change
Sold Dollar Volume	\$48,256,000	\$49,959,000	-3.41%
Avg Sold Price	\$2,765,242	\$3,741,923	-26.10%
Median Sold Price	\$2,010,000	\$2,800,000	-28.21%
Units Sold	17	13	30.77%
Avg Days on Market	21	24	-12.50%
Avg List Price for Solds	\$2,838,588	\$3,843,000	-26.14%
Avg SP to OLP Ratio	96.8%	95.4%	1.46%
Ratio of Avg SP to Avg OLP	97.1%	97.0%	0.08%
Attached Avg Sold Price	\$1,080,375	\$0	0%
Detached Avg Sold Price	\$3,126,285	\$3,741,923	-16.45%
Attached Units Sold	3	0	0%
Detached Units Sold	14	13	7.69%

Financing (Sold)

Assumption	0
Cash	4
Conventional	12
FHA	0
Other	1
Owner	0
VA	0

Days on Market (Sold)

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

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	0	1	0	0	0	0	0	0
\$1M to \$2,499,999	1	0	0	1	6	1	0	1	0	0
\$2.5M to \$4,999,999	0	0	0	0	5	0	0	5	0	0
\$5,000,000+	0	0	0	0	2	0	0	2	0	0
Total	1	0	0	2	13	1	0	8	0	0
Avg Sold Price	\$1,300,000	\$0	\$0	\$1,053,062	\$3,266,769	\$1,135,000	\$0			
Prev Year - Avg Sold Price	\$0	\$0	\$1,727,500	\$0	\$4,637,222	\$0	\$0			
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	-29.55%	0.00%	0.00%			
Prev Year - # of Solds	0	0	4	0	9	0	0			

Active Detail

May 2026

Kent, Washington, DC

202.262.1261
lenore.rubino@wfp.com
lenorerubino.com**New Listings****2**

 **-75.0%**
 from Apr 2026: **8**
 **-66.7%**
 from May 2025: **6**

YTD	2026	2025	+/-
	28	21	33.3%

5-year May average: **4****New Pendings****5**

 **25.0%**
 from Apr 2026: **4**
 **66.7%**
 from May 2025: **3**

YTD	2026	2025	+/-
	20	12	66.7%

5-year May average: **3****Closed Sales****8**

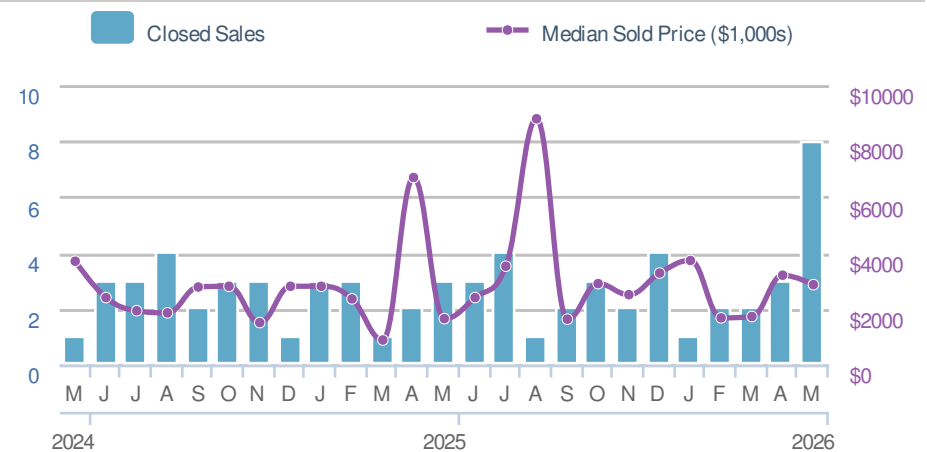
 **166.7%**
 from Apr 2026: **3**
 **166.7%**
 from May 2025: **3**

YTD	2026	2025	+/-
	17	13	30.8%

5-year May average: **4****Median Sold Price****\$2,855,000**

 **-10.6%**
 from Apr 2026: **\$3,195,000**
 **74.4%**
 from May 2025: **\$1,637,500**

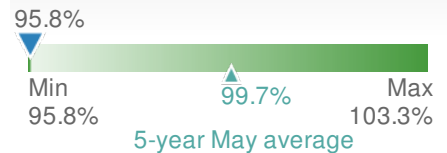
YTD	2026	2025	+/-
	\$2,010,000	\$2,800,000	-28.2%

5-year May average: **\$2,263,150****Active Listings****8**

Apr 2026	May 2025
14	15

Avg DOM**16**

Apr 2026	May 2025	YTD
12	13	21

Avg Sold to OLP Ratio**95.8%**

Apr 2026	May 2025	YTD
98.1%	99.1%	96.8%

January thru June 2026 YTD

Kent, Washington, DC (Advertised)

202.262.1261
lenore.rubino@wfp.com
lenorerubino.com**Sold Summary**

	2026	2025	% Change
Sold Dollar Volume	\$62,136,000	\$57,558,000	7.95%
Avg Sold Price	\$2,864,005	\$3,502,812	-18.24%
Median Sold Price	\$2,295,000	\$2,600,000	-11.73%
Units Sold	21	16	31.25%
Avg Days on Market	24	22	9.09%
Avg List Price for Solds	\$2,958,857	\$3,597,375	-17.75%
Avg SP to OLP Ratio	96.2%	95.3%	0.93%
Ratio of Avg SP to Avg OLP	96.3%	96.8%	-0.53%
Attached Avg Sold Price	\$1,106,531	\$0	0%
Detached Avg Sold Price	\$3,277,529	\$3,502,812	-6.43%
Attached Units Sold	4	0	0%
Detached Units Sold	17	16	6.25%

Financing (Sold)

Assumption	0
Cash	5
Conventional	14
FHA	0
Other	1
Owner	0
VA	1

Days on Market (Sold)

0	2
1 to 10	8
11 to 20	4
21 to 30	1
31 to 60	1
61 to 90	0
91 to 120	1
121 to 180	1
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**

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	0	1	0	0	0	0	0	0
\$1M to \$2,499,999	1	0	0	2	6	1	0	1	0	0
\$2.5M to \$4,999,999	0	0	0	0	7	0	0	7	0	0
\$5,000,000+	0	0	0	0	3	0	0	2	0	0
Total	1	0	0	3	16	1	0	10	0	0
Avg Sold Price	\$1,300,000	\$0	\$0	\$1,097,041	\$3,401,125	\$1,135,000	\$0			
Prev Year - Avg Sold Price	\$0	\$0	\$1,727,500	\$0	\$4,094,583	\$0	\$0			
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	-16.94%	0.00%	0.00%			
Prev Year - # of Solds	0	0	4	0	12	0	0			

June 2026

Kent, Washington, DC

202.262.1261
lenore.rubino@wfp.com
lenorerubino.com**New Listings****3****↑50.0%**from May 2026:
2**↑50.0%**from Jun 2025:
2

YTD	2026	2025	+/-
	33	24	37.5%

5-year Jun average: **3****New Pendings****3****↓-40.0%**from May 2026:
5**↓-25.0%**from Jun 2025:
4

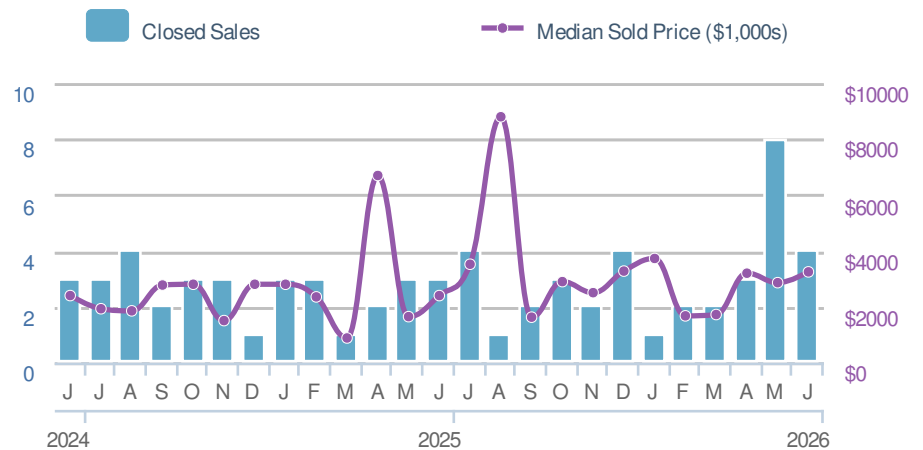
YTD	2026	2025	+/-
	23	17	35.3%

5-year Jun average: **2****Closed Sales****4****↓-50.0%**from May 2026:
8**↑33.3%**from Jun 2025:
3

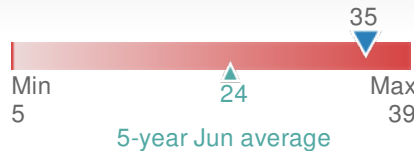
YTD	2026	2025	+/-
	21	16	31.3%

5-year Jun average: **3****Median Sold Price****\$3,250,000****↑13.8%**from May 2026:
\$2,855,000**↑35.4%**from Jun 2025:
\$2,400,000

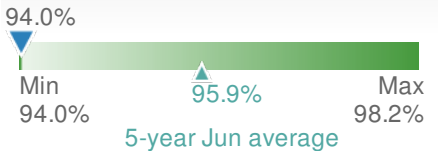
YTD	2026	2025	+/-
	\$2,295,000	\$2,600,000	-11.7%

5-year Jun average: **\$3,270,000****Active Listings****10**

May 2026	Jun 2025
8	9

Avg DOM**35**

May 2026	Jun 2025	YTD
16	16	24

Avg Sold to OLP Ratio**94.0%**

May 2026	Jun 2025	YTD
95.8%	95.2%	96.2%

January thru July 2026 YTD

Kent, Washington, DC (Advertised)

202.262.1261
lenore.rubino@wfp.com
lenorerubino.com**Sold Summary**

	2026	2025	% Change
Sold Dollar Volume	\$71,788,000	\$89,137,900	-19.46%
Avg Sold Price	\$2,909,213	\$4,151,190	-29.92%
Median Sold Price	\$2,472,500	\$2,800,000	-11.70%
Units Sold	24	21	14.29%
Avg Days on Market	21	29	-27.59%
Avg List Price for Solds	\$2,991,166	\$4,244,661	-29.53%
Avg SP to OLP Ratio	96.8%	95.4%	1.39%
Ratio of Avg SP to Avg OLP	96.8%	97.0%	-0.19%
Attached Avg Sold Price	\$1,106,531	\$0	0%
Detached Avg Sold Price	\$3,269,750	\$4,151,190	-21.23%
Attached Units Sold	4	0	0%
Detached Units Sold	20	21	-4.76%

Financing (Sold)

Assumption	0
Cash	7
Conventional	14
FHA	0
Other	1
Owner	0
VA	1

Days on Market (Sold)

0	4
1 to 10	9
11 to 20	4
21 to 30	1
31 to 60	1
61 to 90	0
91 to 120	1
121 to 180	1
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**

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	0	1	0	0	0	0	0	0
\$1M to \$2,499,999	1	0	0	2	7	1	0	0	0	0
\$2.5M to \$4,999,999	0	0	0	0	9	0	0	3	0	0
\$5,000,000+	0	0	0	0	3	0	0	0	0	0
Total	1	0	0	3	19	1	0	3	0	0
Avg Sold Price	\$1,300,000	\$0	\$0	\$1,097,041	\$3,373,421	\$1,135,000	\$0			
Prev Year - Avg Sold Price	\$0	\$0	\$1,727,500	\$0	\$4,721,470	\$0	\$0			
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	-28.55%	0.00%	0.00%			
Prev Year - # of Solds	0	0	4	0	17	0	0			

July 2026

Kent, Washington, DC

202.262.1261
lenore.rubino@wfp.com
lenorerubino.com**New Listings****2**

-33.3%
 from Jun 2026:
3

-50.0%
 from Jul 2025:
4

YTD	2026	2025	+/-
	35	31	12.9%

5-year Jul average: **2****New Pendings****2**

-33.3%
 from Jun 2026:
3

0.0%
 from Jul 2025:
0

YTD	2026	2025	+/-
	26	18	44.4%

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

-50.0%
 from Jun 2026:
4

-50.0%
 from Jul 2025:
4

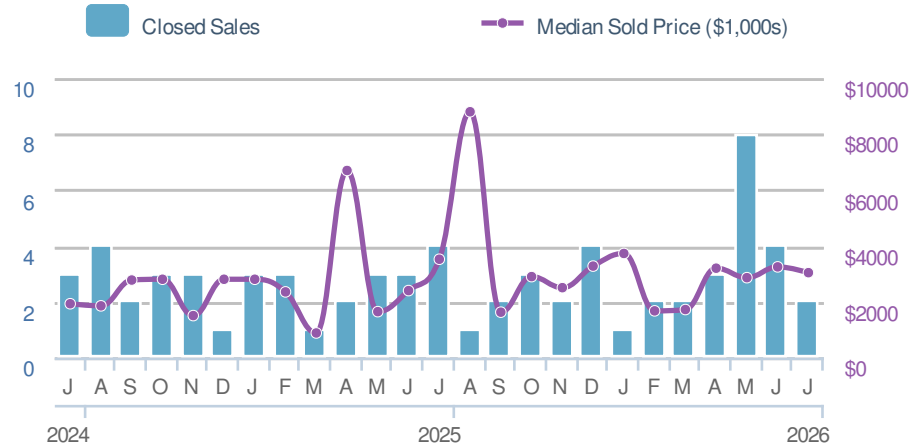
YTD	2026	2025	+/-
	24	21	14.3%

5-year Jul average: **2****Median Sold Price****\$3,037,500**

-6.5%
 from Jun 2026:
\$3,250,000

-13.8%
 from Jul 2025:
\$3,522,500

YTD	2026	2025	+/-
	\$2,472,500	\$2,800,000	-11.7%

5-year Jul average: **\$3,387,000****Active Listings****3**

5-year Jul average: **5**

Jun 2026	Jul 2025
10	11

Avg DOM**4**

5-year Jul average: **38**

Jun 2026	Jul 2025	YTD
35	64	21

Avg Sold to OLP Ratio**100.6%**

5-year Jul average: **100.8%**

Jun 2026	Jul 2025	YTD
94.0%	94.7%	96.8%

January thru August 2026 YTD

Kent, Washington, DC (Advertised)

202.262.1261
lenore.rubino@wfp.com
lenorerubino.com**Sold Summary**

	2026	2025	% Change
Sold Dollar Volume	\$90,238,000	\$98,632,900	-8.51%
Avg Sold Price	\$3,147,183	\$4,362,500	-27.86%
Median Sold Price	\$2,472,500	\$2,897,500	-14.67%
Units Sold	28	22	27.27%
Avg Days on Market	35	40	-12.50%
Avg List Price for Solds	\$3,222,785	\$4,483,313	-28.12%
Avg SP to OLP Ratio	95.9%	95.3%	0.62%
Ratio of Avg SP to Avg OLP	96.4%	96.6%	-0.22%
Attached Avg Sold Price	\$1,106,531	\$0	0%
Detached Avg Sold Price	\$3,487,291	\$4,362,500	-20.06%
Attached Units Sold	4	0	0%
Detached Units Sold	24	22	9.09%

Financing (Sold)

Assumption	0
Cash	9
Conventional	16
FHA	0
Other	1
Owner	0
VA	1

Days on Market (Sold)

0	4
1 to 10	10
11 to 20	4
21 to 30	1
31 to 60	2
61 to 90	0
91 to 120	2
121 to 180	1
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	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	0	1	0	0	0	0	0	0
\$1M to \$2,499,999	1	0	0	2	9	1	0	1	0	0
\$2.5M to \$4,999,999	0	0	0	0	10	0	0	4	0	0
\$5,000,000+	0	0	0	0	4	0	0	0	0	0
Total	1	0	0	3	23	1	0	5	0	0
Avg Sold Price	\$1,300,000	\$0	\$0	\$1,097,041	\$3,582,391	\$1,135,000	\$0			
Prev Year - Avg Sold Price	\$0	\$0	\$1,727,500	\$0	\$4,948,055	\$0	\$0			
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	-27.60%	0.00%	0.00%			
Prev Year - # of Solds	0	0	4	0	18	0	0			

August 2026

Kent, Washington, DC

New Listings**4**

100.0%
 from Jul 2026:
 2

-50.0%
 from Aug 2025:
 8

YTD	2026	2025	+/-
	40	39	2.6%

5-year Aug average: 5

New Pendings**3**

50.0%
 from Jul 2026:
 2

200.0%
 from Aug 2025:
 1

YTD	2026	2025	+/-
	30	19	57.9%

5-year Aug average: 1

Closed Sales**4**

100.0%
 from Jul 2026:
 2

300.0%
 from Aug 2025:
 1

YTD	2026	2025	+/-
	28	22	27.3%

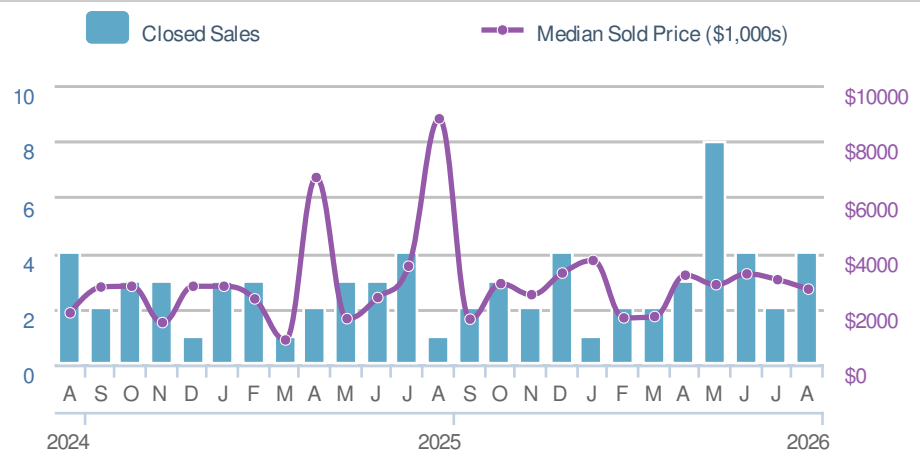
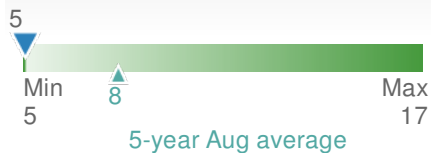
5-year Aug average: 2

Median Sold Price**\$2,700,000**

-11.1%
 from Jul 2026:
\$3,037,500

-69.3%
 from Aug 2025:
\$8,800,000

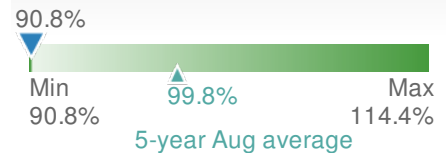
YTD	2026	2025	+/-
	\$2,472,500	\$2,897,500	-14.7%

5-year Aug average: **\$3,316,000****Active Listings****5**

Jul 2026	Aug 2025
3	17

Avg DOM**120**

Jul 2026	Aug 2025	YTD
4	268	35

Avg Sold to OLP Ratio**90.8%**

Jul 2026	Aug 2025	YTD
100.6%	92.7%	95.9%