

**January thru January 2024 YTD**  
Kent, Washington, DC (Advertised)

202.262.1261  
lenore.rubino@wfp.com  
lenorerubino.com

Sold Summary

	2024	2023	% Change
Sold Dollar Volume	\$0	\$999,000	0%
Avg Sold Price	\$0	\$999,000	0%
Median Sold Price	\$0	\$999,000	0%
Units Sold	0	1	0%
Avg Days on Market	0	19	0%
Avg List Price for Solds	\$0	\$999,000	0%
Avg SP to OLP Ratio	0.0%	100.0%	0%
Ratio of Avg SP to Avg OLP	0.0%	100.0%	0%
Attached Avg Sold Price	\$0	\$999,000	%
Detached Avg Sold Price	\$0	\$0	0%
Attached Units Sold	0	1	%
Detached Units Sold	0	0	0%

Financing (Sold)

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

Days on Market (Sold)

0	0
1 to 10	0
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

- 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	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	1	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	1	0	0
\$5,000,000+	0	0	0	0	0	0	0	2	0	0
Total	0	0	0	0	0	0	0	4	0	0
Avg Sold Price	\$0	\$0	\$0	\$0	\$0	\$0	\$0			
Prev Year - Avg Sold Price	\$0	\$999,000	\$0	\$0	\$0	\$0	\$0			
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%			
Prev Year - # of Solds	0	1	0	0	0	0	0			

**January 2024**

Kent, Washington, DC

202.262.1261  
lenore.rubino@wfp.com  
lenorerubino.com**New Listings****3**

↔ 0.0%

from Dec 2023:  
0

↔ 0.0%

from Jan 2023:  
3

YTD	2024	2023	+/-
	<b>3</b>	<b>3</b>	0.0%

5-year Jan average: 3

**New Pendings****3**

↔ 0.0%

from Dec 2023:  
0

↑ 200.0%

from Jan 2023:  
1

YTD	2024	2023	+/-
	<b>3</b>	<b>1</b>	200.0%

5-year Jan average: 2

**Closed Sales****0**

↔ 0.0%

from Dec 2023:  
0

↓ -100.0%

from Jan 2023:  
1

YTD	2024	2023	+/-
	<b>0</b>	<b>1</b>	-100.0%

5-year Jan average: 1

**Median Sold Price****\$0**

↔ 0.0%

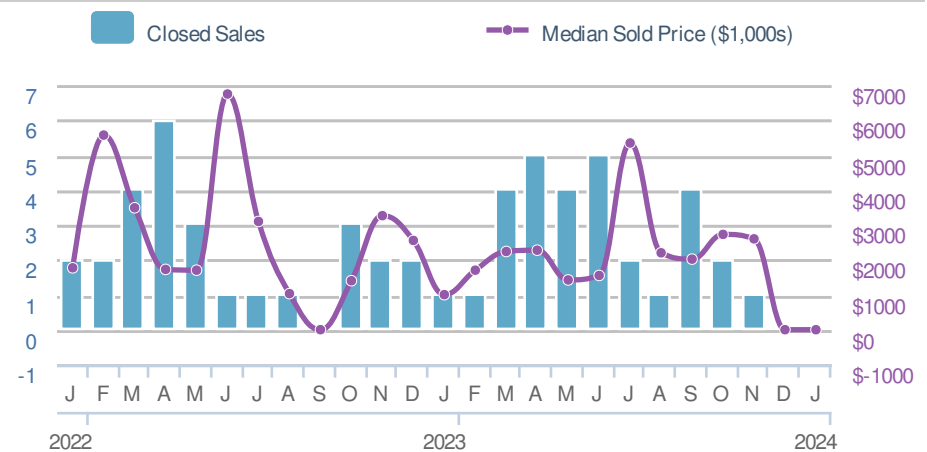
from Dec 2023:  
\$0

↓ -100.0%

from Jan 2023:  
\$999,000

YTD	2024	2023	+/-
	<b>\$0</b>	<b>\$999,000</b>	-100.0%

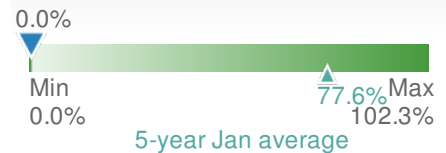
5-year Jan average: \$1,157,500

**Active Listings****4**

Dec 2023	Jan 2023
5	6

**Avg DOM****0**

Dec 2023	Jan 2023	YTD
0	19	0

**Avg Sold to OLP Ratio****0.0%**

Dec 2023	Jan 2023	YTD
0.0%	100.0%	0.0%

January thru February 2024 YTD  
Kent, Washington, DC (Advertised)

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Sold Summary

	2024	2023	% Change
Sold Dollar Volume	\$6,490,000	\$2,794,000	132.28%
Avg Sold Price	\$3,228,750	\$1,349,500	139.26%
Median Sold Price	\$3,228,750	\$1,349,500	139.26%
Units Sold	2	2	0.00%
Avg Days on Market	101	16	531.25%
Avg List Price for Solds	\$3,245,000	\$1,397,000	132.28%
Avg SP to OLP Ratio	91.0%	97.4%	-6.51%
Ratio of Avg SP to Avg OLP	91.1%	96.6%	-5.71%
Attached Avg Sold Price	\$0	\$999,000	%
Detached Avg Sold Price	\$3,228,750	\$1,700,000	89.93%
Attached Units Sold	0	1	%
Detached Units Sold	2	1	100.00%

Financing (Sold)

Assumption	0
Cash	0
Conventional	2
FHA	0
Other	0
Owner	0
VA	0

Days on Market (Sold)

0	0
1 to 10	0
11 to 20	0
21 to 30	0
31 to 60	0
61 to 90	1
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	0	0	0	1	0	0
\$2.5M to \$4,999,999	0	0	0	0	2	0	0	2	0	0
\$5,000,000+	0	0	0	0	0	0	0	1	0	0
Total	0	0	0	0	2	0	0	4	0	0
Avg Sold Price	\$0	\$0	\$0	\$0	\$3,228,750	\$0	\$0			
Prev Year - Avg Sold Price	\$0	\$999,000	\$0	\$0	\$1,700,000	\$0	\$0			
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	89.93%	0.00%	0.00%			
Prev Year - # of Solds	0	1	0	0	1	0	0			

**February 2024**

Kent, Washington, DC

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lenore.rubino@wfp.com  
lenorerubino.com**New Listings****3**

↔ 0.0%    ↑ 50.0%

from Jan 2024: 3    from Feb 2023: 2

YTD	2024	2023	+/-
	<b>6</b>	<b>5</b>	20.0%

5-year Feb average: 3

**New Pendings****1**

↓ -66.7%    ↓ -80.0%

from Jan 2024: 3    from Feb 2023: 5

YTD	2024	2023	+/-
	<b>4</b>	<b>6</b>	-33.3%

5-year Feb average: 3

**Closed Sales****2**

↔ 0.0%    ↑ 100.0%

from Jan 2024: 0    from Feb 2023: 1

YTD	2024	2023	+/-
	<b>2</b>	<b>2</b>	0.0%

5-year Feb average: 2

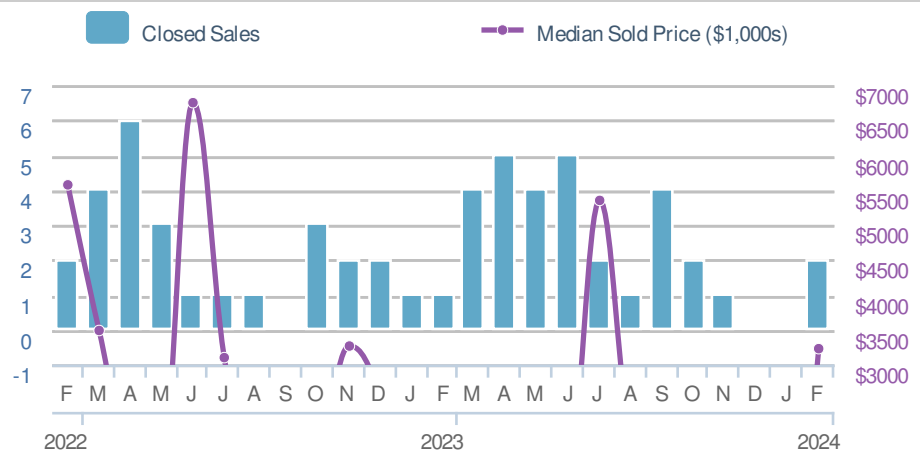
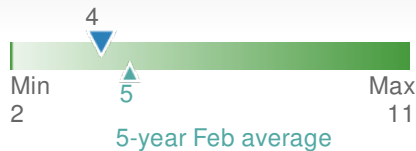
**Median Sold Price****\$3,228,750**

↔ 0.0%    ↑ 89.9%

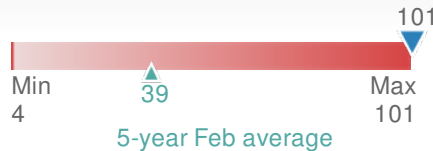
from Jan 2024: \$0    from Feb 2023: \$1,700,000

YTD	2024	2023	+/-
	<b>\$3,228,750</b>	<b>\$1,349,500</b>	139.3%

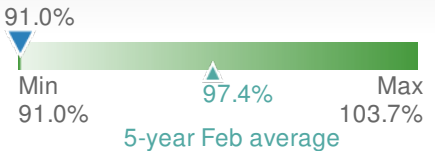
5-year Feb average: \$2,989,750

**Active Listings****4**

Jan 2024	Feb 2023
<b>4</b>	<b>2</b>

**Avg DOM****101**

Jan 2024	Feb 2023	YTD
<b>0</b>	<b>13</b>	<b>101</b>

**Avg Sold to OLP Ratio****91.0%**

Jan 2024	Feb 2023	YTD
<b>0.0%</b>	<b>94.7%</b>	<b>91.0%</b>

**January thru March 2024 YTD**  
Kent, Washington, DC (Advertised)

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**Sold Summary**

	2024	2023	% Change
Sold Dollar Volume	\$10,285,000	\$13,089,000	-21.42%
Avg Sold Price	\$2,579,375	\$2,195,666	17.48%
Median Sold Price	\$2,780,000	\$1,705,000	63.05%
Units Sold	4	6	-33.33%
Avg Days on Market	55	29	89.66%
Avg List Price for Solds	\$2,571,250	\$2,181,500	17.87%
Avg SP to OLP Ratio	97.4%	98.6%	-1.22%
Ratio of Avg SP to Avg OLP	94.8%	98.6%	-3.88%
Attached Avg Sold Price	\$0	\$999,000	%
Detached Avg Sold Price	\$2,579,375	\$2,435,000	5.93%
Attached Units Sold	0	1	%
Detached Units Sold	4	5	-20.00%

- 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	4
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	1
91 to 120	0
121 to 180	1
181 to 360	0
361 to 720	0
721+	0

**Sold Detail**

Price Ranges	Residential						Condo/Coop
	2 or Less BR		3 BR		4 or More BR		All
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0
\$50K to \$99,999	0	0	0	0	0	0	0
\$100K to \$149,999	0	0	0	0	0	0	0
\$150K to \$199,999	0	0	0	0	0	0	0
\$200K to \$299,999	0	0	0	0	0	0	0
\$300K to \$399,999	0	0	0	0	0	0	0
\$400K to \$499,999	0	0	0	0	0	0	0
\$500K to \$599,999	0	0	0	0	0	0	0
\$600K to \$799,999	0	0	0	0	0	0	0
\$800K to \$999,999	0	0	0	0	0	0	0
\$1M to \$2,499,999	0	0	1	0	0	0	0
\$2.5M to \$4,999,999	0	0	0	0	3	0	0
\$5,000,000+	0	0	0	0	0	0	0
Total	0	0	1	0	3	0	0
Avg Sold Price	\$0	\$0	\$1,310,000	\$0	\$3,002,500	\$0	\$0
Prev Year - Avg Sold Price	\$0	\$999,000	\$0	\$0	\$2,435,000	\$0	\$0
Avg Sold % Change	0.00%	0.00%	0.00%	0.00%	23.31%	0.00%	0.00%
Prev Year - # of Solds	0	1	0	0	5	0	0

**Active Detail**

Active Listings		
Residential		Condo/Coop
Detached	Attached/TH	Attached
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
4	0	0
1	0	0
5	0	0

**March 2024**

Kent, Washington, DC

**New Listings****3**

↔ 0.0%

from Feb 2024:  
3

↑ 50.0%

from Mar 2023:  
2

YTD	2024	2023	+/-
	<b>9</b>	7	28.6%

5-year Mar average: 5

**New Pendings****0**

↓ -100.0%

from Feb 2024:  
1

↓ -100.0%

from Mar 2023:  
4

YTD	2024	2023	+/-
	<b>4</b>	9	-55.6%

5-year Mar average: 3

**Closed Sales****1**

↓ -50.0%

from Feb 2024:  
2

↓ -75.0%

from Mar 2023:  
4

YTD	2024	2023	+/-
	<b>4</b>	6	-33.3%

5-year Mar average: 3

**Median Sold Price****\$2,550,000**

↓ -21.0%

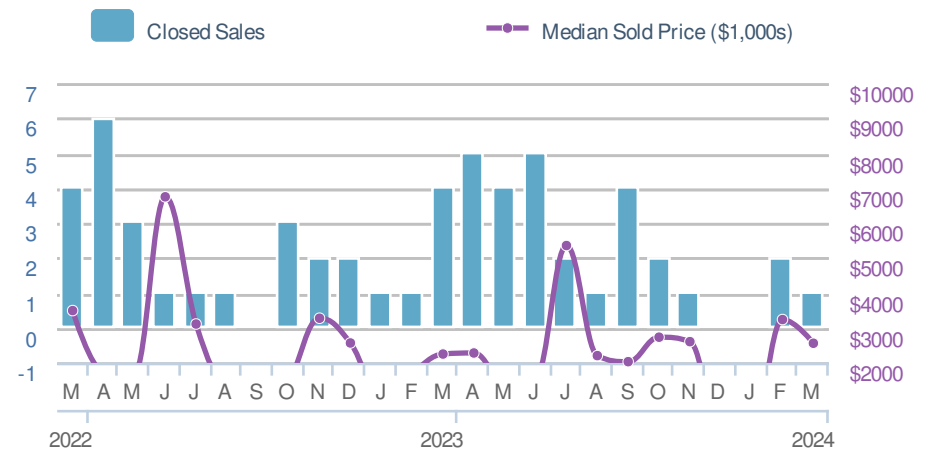
from Feb 2024:  
\$3,228,750

↑ 13.8%

from Mar 2023:  
\$2,240,000

YTD	2024	2023	+/-
	<b>\$2,780,000</b>	\$1,705,000	63.0%

5-year Mar average: \$2,165,500

**Active Listings****5**

Feb 2024	Mar 2023
4	2

**Avg DOM****13**

Feb 2024	Mar 2023	YTD
101	36	55

**Avg Sold to OLP Ratio****98.3%**

Feb 2024	Mar 2023	YTD
91.0%	99.2%	97.4%

**January thru April 2024 YTD**  
Kent, Washington, DC (Advertised)

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Sold Summary

	2024	2023	% Change
Sold Dollar Volume	\$10,285,000	\$24,580,500	-58.16%
Avg Sold Price	\$2,579,375	\$2,249,818	14.65%
Median Sold Price	\$2,780,000	\$1,975,000	40.76%
Units Sold	4	11	-63.64%
Avg Days on Market	55	26	111.54%
Avg List Price for Solds	\$2,571,250	\$2,234,590	15.07%
Avg SP to OLP Ratio	97.4%	99.6%	-2.26%
Ratio of Avg SP to Avg OLP	94.8%	99.2%	-4.44%
Attached Avg Sold Price	\$0	\$999,000	0%
Detached Avg Sold Price	\$2,579,375	\$2,374,900	8.61%
Attached Units Sold	0	1	0%
Detached Units Sold	4	10	-60.00%

Financing (Sold)

Assumption	0
Cash	0
Conventional	4
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	1
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	1	0	0	0	0	0	0	1
\$2.5M to \$4,999,999	0	0	0	0	3	0	0	7	0	0
\$5,000,000+	0	0	0	0	0	0	0	2	0	0
Total	0	0	1	0	3	0	0	9	0	1
Avg Sold Price	\$0	\$0	\$1,310,000	\$0	\$3,002,500	\$0	\$0			
Prev Year - Avg Sold Price	\$0	\$999,000	\$1,250,000	\$0	\$2,499,888	\$0	\$0			
Avg Sold % Change	0.00%	0.00%	4.80%	0.00%	20.11%	0.00%	0.00%			
Prev Year - # of Solds	0	1	1	0	9	0	0			

**April 2024**

Kent, Washington, DC

202.262.1261  
lenore.rubino@wfp.com  
lenorerubino.com**New Listings****5** **66.7%**from Mar 2024:  
**3** **-16.7%**from Apr 2023:  
**6**

YTD	2024	2023	+/-
	<b>16</b>	<b>17</b>	-5.9%

5-year Apr average: **6****New Pendings****1** **0.0%**from Mar 2024:  
**0** **-80.0%**from Apr 2023:  
**5**

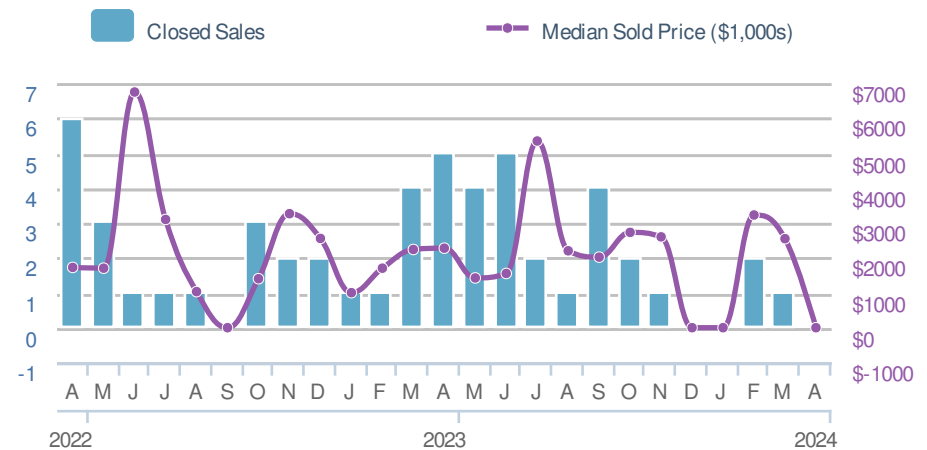
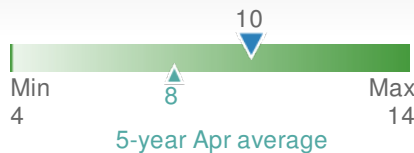
YTD	2024	2023	+/-
	<b>5</b>	<b>16</b>	-68.8%

5-year Apr average: **4****Closed Sales****0** **-100.0%**from Mar 2024:  
**1** **-100.0%**from Apr 2023:  
**5**

YTD	2024	2023	+/-
	<b>4</b>	<b>11</b>	-63.6%

5-year Apr average: **4****Median Sold Price****\$0** **-100.0%**from Mar 2024:  
**\$2,550,000** **-100.0%**from Apr 2023:  
**\$2,275,000**

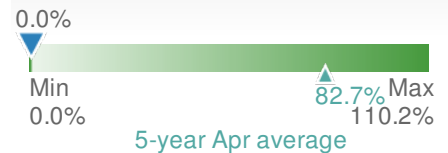
YTD	2024	2023	+/-
	<b>\$2,780,000</b>	<b>\$1,975,000</b>	40.8%

5-year Apr average: **\$1,646,250****Active Listings****10**

Mar 2024	Apr 2023
<b>5</b>	<b>4</b>

**Avg DOM****0**

Mar 2024	Apr 2023	YTD
<b>13</b>	<b>21</b>	<b>55</b>

**Avg Sold to OLP Ratio****0.0%**

Mar 2024	Apr 2023	YTD
<b>98.3%</b>	<b>100.9%</b>	<b>97.4%</b>



**January thru May 2024 YTD**  
Kent, Washington, DC (Advertised)

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Sold Summary

	2024	2023	% Change
Sold Dollar Volume	\$14,084,000	\$31,779,400	-55.68%
Avg Sold Price	\$2,803,500	\$2,143,800	30.77%
Median Sold Price	\$3,010,000	\$1,710,000	76.02%
Units Sold	5	15	-66.67%
Avg Days on Market	51	20	155.00%
Avg List Price for Solds	\$2,816,800	\$2,118,626	32.95%
Avg SP to OLP Ratio	97.4%	100.5%	-3.11%
Ratio of Avg SP to Avg OLP	95.5%	100.0%	-4.56%
Attached Avg Sold Price	\$0	\$999,000	0%
Detached Avg Sold Price	\$2,803,500	\$2,225,571	25.97%
Attached Units Sold	0	1	0%
Detached Units Sold	5	14	-64.29%

Financing (Sold)

Assumption	0
Cash	0
Conventional	5
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	1
91 to 120	0
121 to 180	1
181 to 360	1
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	1	0	0	0	0	2	0	1
\$2.5M to \$4,999,999	0	0	0	0	4	0	0	6	0	0
\$5,000,000+	0	0	0	0	0	0	0	2	0	0
Total	0	0	1	0	4	0	0	10	0	1
Avg Sold Price	\$0	\$0	\$1,310,000	\$0	\$3,176,875	\$0	\$0			
Prev Year - Avg Sold Price	\$1,423,250	\$999,000	\$1,281,250	\$0	\$2,574,900	\$0	\$0			
Avg Sold % Change	0.00%	0.00%	2.24%	0.00%	23.38%	0.00%	0.00%			
Prev Year - # of Solds	2	1	2	0	10	0	0			

**May 2024**

Kent, Washington, DC

202.262.1261  
lenore.rubino@wfp.com  
lenorerubino.com**New Listings****4**

 **-20.0%**
 **-20.0%**  
 from Apr 2024: 5      from May 2023: 5

YTD	2024	2023	+/-
	<b>20</b>	<b>22</b>	-9.1%

5-year May average: 7



**New Pendings****3**

 **200.0%**
 **-25.0%**  
 from Apr 2024: 1      from May 2023: 4

YTD	2024	2023	+/-
	<b>8</b>	<b>20</b>	-60.0%

5-year May average: 3



**Closed Sales****1**

 **0.0%**
 **-75.0%**  
 from Apr 2024: 0      from May 2023: 4

YTD	2024	2023	+/-
	<b>5</b>	<b>15</b>	-66.7%

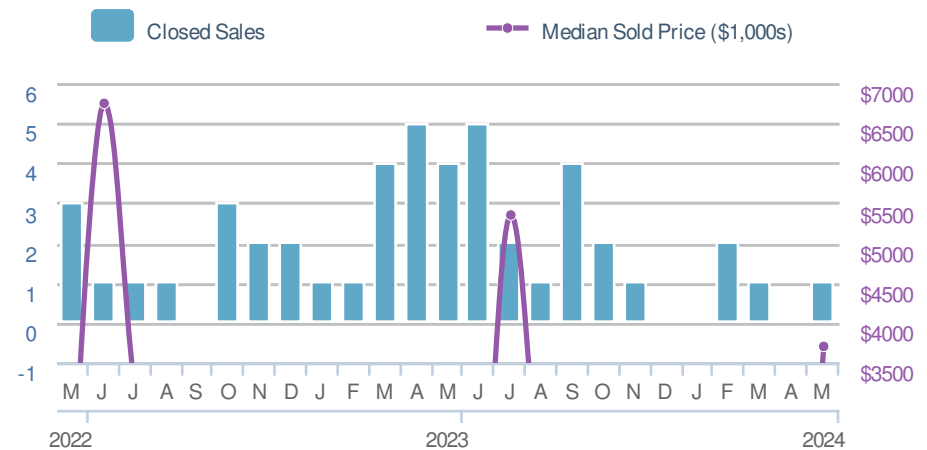
5-year May average: 3

**Median Sold Price****\$3,700,000**

 **0.0%**
 **160.0%**  
 from Apr 2024: \$0      from May 2023: \$1,423,250

YTD	2024	2023	+/-
	<b>\$3,010,000</b>	<b>\$1,710,000</b>	76.0%

5-year May average: \$1,971,400

**Active Listings****11**

Min 5      9      11      Max 18  
 5-year May average

Apr 2024	May 2023
<b>10</b>	<b>5</b>

**Avg DOM****36**

Min 5      28      36      Max 72  
 5-year May average

Apr 2024	May 2023	YTD
<b>0</b>	<b>5</b>	<b>51</b>

**Avg Sold to OLP Ratio****97.4%**

Min 87.6%      98.5%      97.4%      Max 103.3%  
 5-year May average

Apr 2024	May 2023	YTD
<b>0.0%</b>	<b>103.0%</b>	<b>97.4%</b>

**January thru June 2024 YTD**  
Kent, Washington, DC (Advertised)

202.262.1261  
lenore.rubino@wfp.com  
lenorerubino.com

Sold Summary

	2024	2023	% Change
Sold Dollar Volume	\$22,334,000	\$41,653,400	-46.38%
Avg Sold Price	\$2,774,062	\$2,093,350	32.52%
Median Sold Price	\$2,780,000	\$1,705,000	63.05%
Units Sold	8	20	-60.00%
Avg Days on Market	41	25	64.00%
Avg List Price for Solds	\$2,791,750	\$2,082,670	34.05%
Avg SP to OLP Ratio	97.0%	99.4%	-2.36%
Ratio of Avg SP to Avg OLP	95.3%	99.0%	-3.74%
Attached Avg Sold Price	\$0	\$999,000	%
Detached Avg Sold Price	\$2,774,062	\$2,150,947	28.97%
Attached Units Sold	0	1	%
Detached Units Sold	8	19	-57.89%

Financing (Sold)

Assumption	0
Cash	2
Conventional	6
FHA	0
Other	0
Owner	0
VA	0

Days on Market (Sold)

0	1
1 to 10	1
11 to 20	1
21 to 30	1
31 to 60	1
61 to 90	1
91 to 120	0
121 to 180	1
181 to 360	1
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	1	0	1	0	1	0	0	6	0	0
\$2.5M to \$4,999,999	0	0	0	0	5	0	0	6	0	0
\$5,000,000+	0	0	0	0	0	0	0	2	0	0
Total	1	0	1	0	6	0	0	14	0	0
Avg Sold Price	\$2,400,000	\$0	\$1,310,000	\$0	\$3,080,416	\$0	\$0			
Prev Year - Avg Sold Price	\$1,423,250	\$999,000	\$1,275,833	\$0	\$2,442,428	\$0	\$0			
Avg Sold % Change	68.63%	0.00%	2.68%	0.00%	26.12%	0.00%	0.00%			
Prev Year - # of Solds	2	1	3	0	14	0	0			

**June 2024**

Kent, Washington, DC

202.262.1261  
lenore.rubino@wfp.com  
lenorerubino.com**New Listings****6**
**50.0%**  
from May 2024:  
4

 **500.0%**  
from Jun 2023:  
1

YTD	2024	2023	+/-
	<b>25</b>	<b>23</b>	8.7%

5-year Jun average: 4

**New Pendings****2**
**-33.3%**  
from May 2024:  
3

 **0.0%**  
from Jun 2023:  
0

YTD	2024	2023	+/-
	<b>10</b>	<b>21</b>	-52.4%

5-year Jun average: 3

**Closed Sales****3**
**200.0%**  
from May 2024:  
1

 **-40.0%**  
from Jun 2023:  
5

YTD	2024	2023	+/-
	<b>8</b>	<b>20</b>	-60.0%

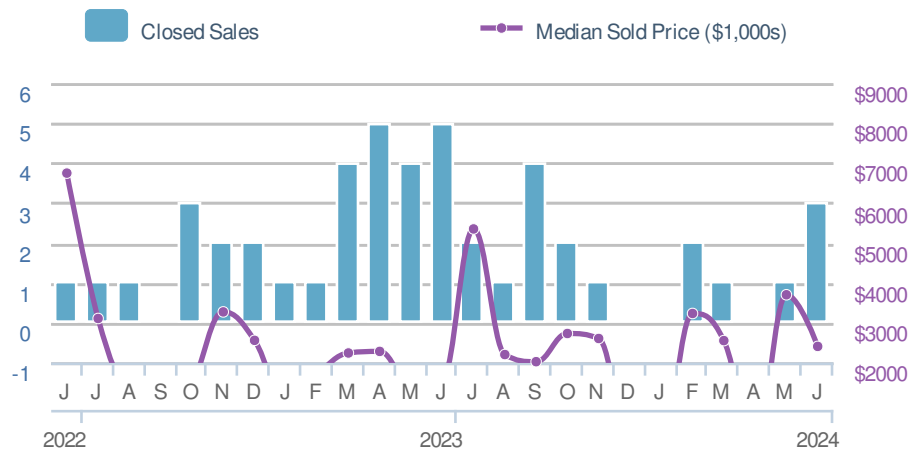
5-year Jun average: 4

**Median Sold Price****\$2,400,000**
**-35.1%**  
from May 2024:  
\$3,700,000

 **54.8%**  
from Jun 2023:  
\$1,550,000

YTD	2024	2023	+/-
	<b>\$2,780,000</b>	<b>\$1,705,000</b>	63.0%

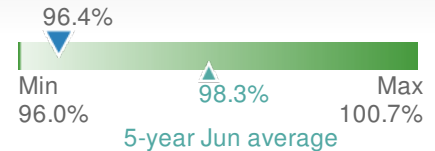
5-year Jun average: \$2,691,320

**Active Listings****14**

May 2024	Jun 2023
<b>11</b>	<b>5</b>

**Avg DOM****25**

May 2024	Jun 2023	YTD
<b>36</b>	<b>39</b>	<b>41</b>

**Avg Sold to OLP Ratio****96.4%**

May 2024	Jun 2023	YTD
<b>97.4%</b>	<b>96.0%</b>	<b>97.0%</b>

**January thru July 2024 YTD**

Kent, Washington, DC (Advertised)

202.262.1261

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**Sold Summary**

	2024	2023	% Change
Sold Dollar Volume	\$27,934,000	\$52,403,400	-46.69%
Avg Sold Price	\$2,550,681	\$2,389,409	6.75%
Median Sold Price	\$2,400,000	\$1,842,500	30.26%
Units Sold	11	22	-50.00%
Avg Days on Market	31	23	34.78%
Avg List Price for Solds	\$2,539,454	\$2,381,972	6.61%
Avg SP to OLP Ratio	99.4%	99.4%	0.06%
Ratio of Avg SP to Avg OLP	97.2%	99.1%	-1.99%
Attached Avg Sold Price	\$0	\$999,000	%
Detached Avg Sold Price	\$2,550,681	\$2,455,619	3.87%
Attached Units Sold	0	1	%
Detached Units Sold	11	21	-47.62%

**Financing (Sold)**

Assumption	0
Cash	2
Conventional	9
FHA	0
Other	0
Owner	0
VA	0

**Days on Market (Sold)**

0	3
1 to 10	2
11 to 20	1
21 to 30	1
31 to 60	1
61 to 90	1
91 to 120	0
121 to 180	1
181 to 360	1
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	1	0	1	0	4	0	0	0	0	0
\$2.5M to \$4,999,999	0	0	0	0	5	0	0	2	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	1	0	1	0	9	0	0	2	0	0
Avg Sold Price	\$2,400,000	\$0	\$1,310,000	\$0	\$2,705,277	\$0	\$0			
Prev Year - Avg Sold Price	\$1,423,250	\$999,000	\$1,275,833	\$0	\$2,805,875	\$0	\$0			
Avg Sold % Change	68.63%	0.00%	2.68%	0.00%	-3.59%	0.00%	0.00%			
Prev Year - # of Solds	2	1	3	0	16	0	0			

**July 2024**

Kent, Washington, DC



202.262.1261  
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lenorerubino.com**New Listings****1**

 **-83.3%**
 **0.0%**

from Jun 2024: **6**
 from Jul 2023: **1**

YTD	2024	2023	+/-
	<b>23</b>	<b>24</b>	-4.2%


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

 **0.0%**
 **-33.3%**

from Jun 2024: **2**
 from Jul 2023: **3**

YTD	2024	2023	+/-
	<b>13</b>	<b>24</b>	-45.8%



5-year Jul average: **2****Closed Sales****3**

 **0.0%**
 **50.0%**

from Jun 2024: **3**
 from Jul 2023: **2**

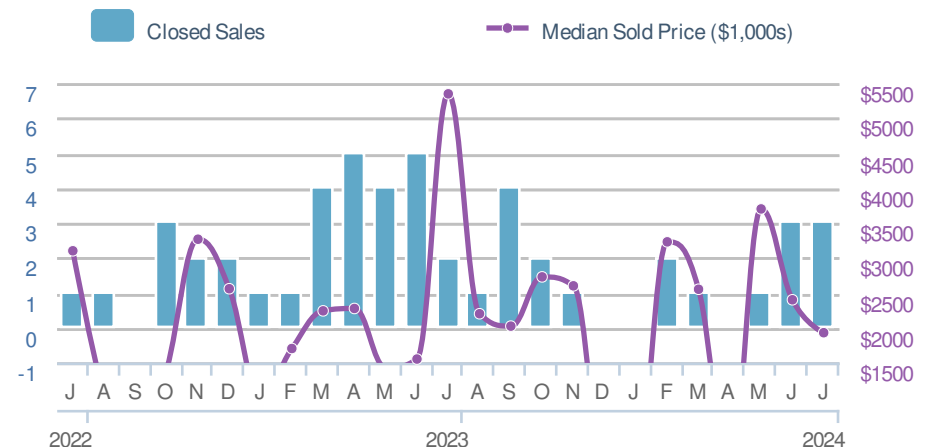
YTD	2024	2023	+/-
	<b>11</b>	<b>22</b>	-50.0%

5-year Jul average: **4****Median Sold Price****\$1,925,000**

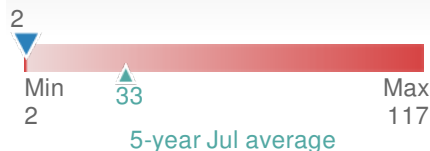
 **-19.8%**
 **-64.0%**

from Jun 2024: **\$2,400,000**
 from Jul 2023: **\$5,350,000**

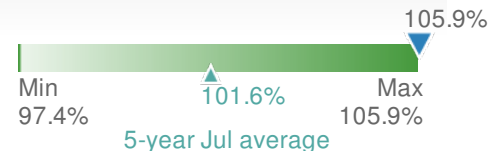
YTD	2024	2023	+/-
	<b>\$2,400,000</b>	<b>\$1,842,500</b>	30.3%

5-year Jul average: **\$2,926,000****Active Listings****2**

Jun 2024	Jul 2023
<b>14</b>	<b>2</b>

**Avg DOM****2**

Jun 2024	Jul 2023	YTD
<b>25</b>	<b>2</b>	<b>31</b>

**Avg Sold to OLP Ratio****105.9%**

Jun 2024	Jul 2023	YTD
<b>96.4%</b>	<b>99.4%</b>	<b>99.4%</b>

**January thru August 2024 YTD**  
Kent, Washington, DC (Advertised)

202.262.1261  
lenore.rubino@wfp.com  
lenorerubino.com

Sold Summary

	2024	2023	% Change
Sold Dollar Volume	\$37,328,000	\$54,598,400	-31.63%
Avg Sold Price	\$2,458,833	\$2,381,173	3.26%
Median Sold Price	\$2,400,000	\$1,975,000	21.52%
Units Sold	15	23	-34.78%
Avg Days on Market	28	22	27.27%
Avg List Price for Solds	\$2,488,533	\$2,373,843	4.83%
Avg SP to OLP Ratio	98.0%	99.7%	-1.75%
Ratio of Avg SP to Avg OLP	95.2%	99.4%	-4.26%
Attached Avg Sold Price	\$0	\$999,000	%
Detached Avg Sold Price	\$2,458,833	\$2,444,000	0.61%
Attached Units Sold	0	1	%
Detached Units Sold	15	22	-31.82%

Financing (Sold)

Assumption	0
Cash	3
Conventional	12
FHA	0
Other	0
Owner	0
VA	0

Days on Market (Sold)

0	5
1 to 10	2
11 to 20	1
21 to 30	1
31 to 60	1
61 to 90	3
91 to 120	0
121 to 180	1
181 to 360	1
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	1	0	2	0	6	0	0	0	0	0
\$2.5M to \$4,999,999	0	0	0	0	6	0	0	6	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	1	0	2	0	12	0	0	6	0	0
Avg Sold Price	\$2,400,000	\$0	\$1,217,500	\$0	\$2,670,625	\$0	\$0			
Prev Year - Avg Sold Price	\$1,423,250	\$999,000	\$1,275,833	\$0	\$2,770,235	\$0	\$0			
Avg Sold % Change	68.63%	0.00%	-4.57%	0.00%	-3.60%	0.00%	0.00%			
Prev Year - # of Solds	2	1	3	0	17	0	0			

**August 2024**

Kent, Washington, DC

202.262.1261  
lenore.rubino@wfp.com  
lenorerubino.com**New Listings****5****↑ 400.0%**from Jul 2024:  
**1****↑ 25.0%**from Aug 2023:  
**4**

YTD	2024	2023	+/-
	<b>30</b>	<b>30</b>	0.0%

5-year Aug average: **4****New Pendings****0****↓ -100.0%**from Jul 2024:  
**2****↓ -100.0%**from Aug 2023:  
**3**

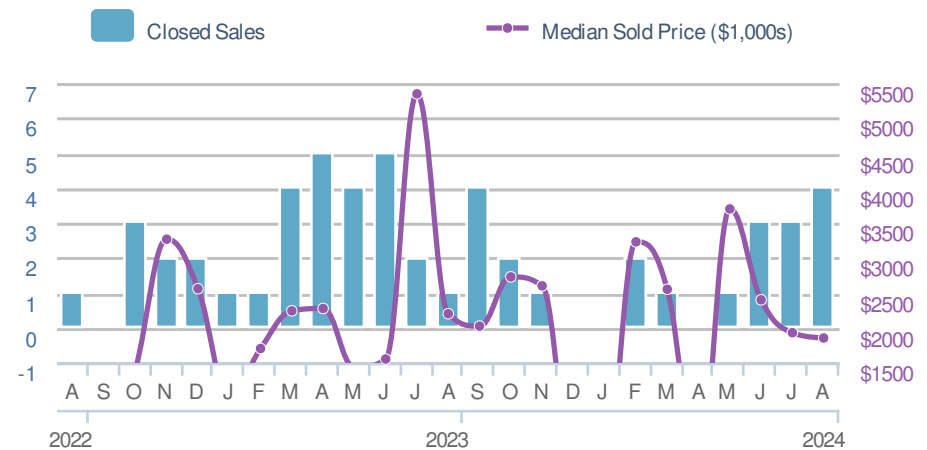
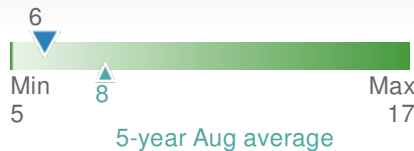
YTD	2024	2023	+/-
	<b>15</b>	<b>26</b>	-42.3%

5-year Aug average: **2****Closed Sales****4****↑ 33.3%**from Jul 2024:  
**3****↑ 300.0%**from Aug 2023:  
**1**

YTD	2024	2023	+/-
	<b>15</b>	<b>23</b>	-34.8%

5-year Aug average: **2****Median Sold Price****\$1,850,000****↓ -3.9%**from Jul 2024:  
**\$1,925,000****↓ -15.9%**from Aug 2023:  
**\$2,200,000**

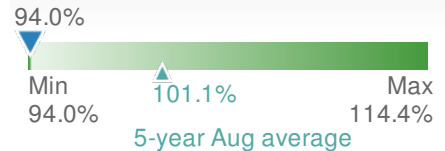
YTD	2024	2023	+/-
	<b>\$2,400,000</b>	<b>\$1,975,000</b>	21.5%

5-year Aug average: **\$1,867,000****Active Listings****6**

Jul 2024	Aug 2023
<b>2</b>	<b>5</b>

**Avg DOM****21**

Jul 2024	Aug 2023	YTD
<b>2</b>	<b>7</b>	<b>28</b>

**Avg Sold to OLP Ratio****94.0%**

Jul 2024	Aug 2023	YTD
<b>105.9%</b>	<b>107.3%</b>	<b>98.0%</b>



January thru September 2024 YTD  
Kent, Washington, DC (Advertised)

202.262.1261  
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lenorerubino.com

Sold Summary

	2024	2023	% Change
Sold Dollar Volume	\$43,023,000	\$62,628,400	-31.30%
Avg Sold Price	\$2,496,029	\$2,322,111	7.49%
Median Sold Price	\$2,400,000	\$1,975,000	21.52%
Units Sold	17	27	-37.04%
Avg Days on Market	29	21	38.10%
Avg List Price for Solds	\$2,530,764	\$2,319,570	9.10%
Avg SP to OLP Ratio	97.9%	99.4%	-1.52%
Ratio of Avg SP to Avg OLP	95.5%	99.0%	-3.58%
Attached Avg Sold Price	\$0	\$999,000	%
Detached Avg Sold Price	\$2,496,029	\$2,373,000	5.18%
Attached Units Sold	0	1	%
Detached Units Sold	17	26	-34.62%

- 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	5
Conventional	12
FHA	0
Other	0
Owner	0
VA	0

Days on Market (Sold)

0	5
1 to 10	3
11 to 20	1
21 to 30	1
31 to 60	1
61 to 90	4
91 to 120	0
121 to 180	1
181 to 360	1
361 to 720	0
721+	0

Sold Detail

Price Ranges	Residential						Condo/Coop
	2 or Less BR		3 BR		4 or More BR		All
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0
\$50K to \$99,999	0	0	0	0	0	0	0
\$100K to \$149,999	0	0	0	0	0	0	0
\$150K to \$199,999	0	0	0	0	0	0	0
\$200K to \$299,999	0	0	0	0	0	0	0
\$300K to \$399,999	0	0	0	0	0	0	0
\$400K to \$499,999	0	0	0	0	0	0	0
\$500K to \$599,999	0	0	0	0	0	0	0
\$600K to \$799,999	0	0	0	0	0	0	0
\$800K to \$999,999	0	0	0	0	0	0	0
\$1M to \$2,499,999	1	0	2	0	6	0	0
\$2.5M to \$4,999,999	0	0	0	0	8	0	0
\$5,000,000+	0	0	0	0	0	0	0
Total	1	0	2	0	14	0	0
Avg Sold Price	\$2,400,000	\$0	\$1,217,500	\$0	\$2,685,535	\$0	\$0
Prev Year - Avg Sold Price	\$1,423,250	\$999,000	\$1,204,375	\$0	\$2,701,700	\$0	\$0
Avg Sold % Change	68.63%	0.00%	1.09%	0.00%	-0.60%	0.00%	0.00%
Prev Year - # of Solds	2	1	4	0	20	0	0

Active Detail

Active Listings		
Residential		Condo/Coop
Detached	Attached/TH	Attached
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
2	0	0
5	0	0
3	0	0
10	0	0

**September 2024**

Kent, Washington, DC

202.262.1261  
lenore.rubino@wfp.com  
lenorerubino.com**New Listings****3**

↓ -40.0%    ↓ -40.0%

from Aug 2024: 5    from Sep 2023: 5

YTD	2024	2023	+/-
	<b>36</b>	<b>36</b>	0.0%

5-year Sep average: 5

**New Pendings****2**

↔ 0.0%    ↔ 0.0%

from Aug 2024: 0    from Sep 2023: 2

YTD	2024	2023	+/-
	<b>17</b>	<b>29</b>	-41.4%

5-year Sep average: 3

**Closed Sales****2**

↓ -50.0%    ↓ -50.0%

from Aug 2024: 4    from Sep 2023: 4

YTD	2024	2023	+/-
	<b>17</b>	<b>27</b>	-37.0%

5-year Sep average: 2

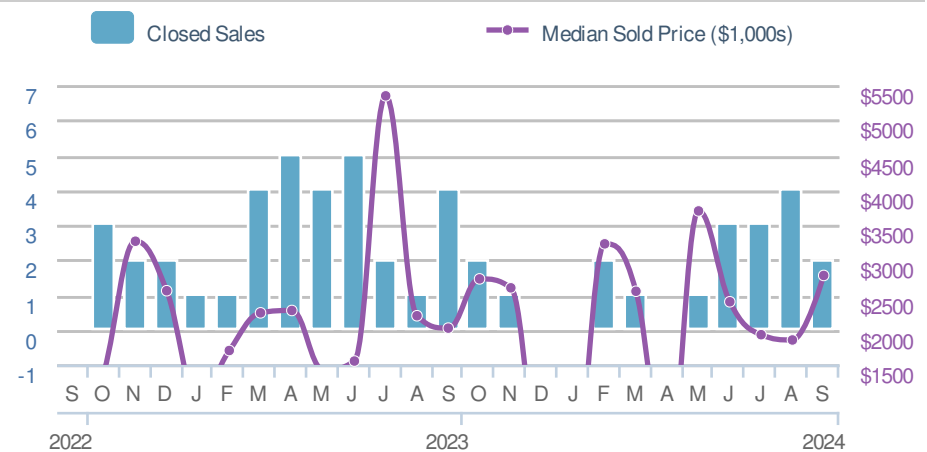
**Median Sold Price****\$2,775,000**

↑ 50.0%    ↑ 37.2%

from Aug 2024: \$1,850,000    from Sep 2023: \$2,022,500

YTD	2024	2023	+/-
	<b>\$2,400,000</b>	<b>\$1,975,000</b>	21.5%

5-year Sep average: \$1,218,500

**Active Listings****10**

Min 6    9    10    Max 15

5-year Sep average

Aug 2024	Sep 2023
<b>6</b>	<b>6</b>

**Avg DOM****40**

Min 0    22    40    Max 55

5-year Sep average

Aug 2024	Sep 2023	YTD
<b>21</b>	<b>16</b>	<b>29</b>

**Avg Sold to OLP Ratio****97.4%**

Min 0.0%    57.3%    97.4%    Max 97.7%

5-year Sep average

Aug 2024	Sep 2023	YTD
<b>94.0%</b>	<b>97.7%</b>	<b>97.9%</b>

January thru October 2024 YTD  
Kent, Washington, DC (Advertised)

202.262.1261  
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Sold Summary

	2024	2023	% Change
Sold Dollar Volume	\$51,173,000	\$68,128,400	-24.89%
Avg Sold Price	\$2,531,775	\$2,349,896	7.74%
Median Sold Price	\$2,475,000	\$1,975,000	25.32%
Units Sold	20	29	-31.03%
Avg Days on Market	27	21	28.57%
Avg List Price for Solds	\$2,558,650	\$2,349,255	8.91%
Avg SP to OLP Ratio	98.8%	99.4%	-0.61%
Ratio of Avg SP to Avg OLP	96.3%	99.0%	-2.79%
Attached Avg Sold Price	\$0	\$999,000	%
Detached Avg Sold Price	\$2,531,775	\$2,398,142	5.57%
Attached Units Sold	0	1	%
Detached Units Sold	20	28	-28.57%

- 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	6
Conventional	14
FHA	0
Other	0
Owner	0
VA	0

Days on Market (Sold)

0	5
1 to 10	4
11 to 20	1
21 to 30	1
31 to 60	1
61 to 90	4
91 to 120	0
121 to 180	2
181 to 360	2
361 to 720	0
721+	0

Sold Detail

Price Ranges	Residential						Condo/Coop
	2 or Less BR		3 BR		4 or More BR		All
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0
\$50K to \$99,999	0	0	0	0	0	0	0
\$100K to \$149,999	0	0	0	0	0	0	0
\$150K to \$199,999	0	0	0	0	0	0	0
\$200K to \$299,999	0	0	0	0	0	0	0
\$300K to \$399,999	0	0	0	0	0	0	0
\$400K to \$499,999	0	0	0	0	0	0	0
\$500K to \$599,999	0	0	0	0	0	0	0
\$600K to \$799,999	0	0	0	0	0	0	0
\$800K to \$999,999	0	0	0	0	0	0	0
\$1M to \$2,499,999	1	0	2	0	7	0	0
\$2.5M to \$4,999,999	0	0	0	0	10	0	0
\$5,000,000+	0	0	0	0	0	0	0
Total	1	0	2	0	17	0	0
Avg Sold Price	\$2,400,000	\$0	\$1,217,500	\$0	\$2,694,147	\$0	\$0
Prev Year - Avg Sold Price	\$1,423,250	\$999,000	\$1,204,375	\$0	\$2,703,818	\$0	\$0
Avg Sold % Change	68.63%	0.00%	1.09%	0.00%	-0.36%	0.00%	0.00%
Prev Year - # of Solds	2	1	4	0	22	0	0

Active Detail

Active Listings		
Residential		Condo/Coop
Detached	Attached/TH	Attached
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
1	0	0
5	0	0
3	0	0
9	0	0

**October 2024**

Kent, Washington, DC

202.262.1261  
lenore.rubino@wfp.com  
lenorerubino.com**New Listings****7**

**133.3%**    **133.3%**  
 from Sep 2024:    from Oct 2023:  
 3                      3

YTD	2024	2023	+/-
	<b>43</b>	<b>39</b>	10.3%

5-year Oct average: 5

**New Pendings****5**

**150.0%**    **400.0%**  
 from Sep 2024:    from Oct 2023:  
 2                      1

YTD	2024	2023	+/-
	<b>23</b>	<b>30</b>	-23.3%

5-year Oct average: 4

**Closed Sales****3**

**50.0%**    **50.0%**  
 from Sep 2024:    from Oct 2023:  
 2                      2

YTD	2024	2023	+/-
	<b>20</b>	<b>29</b>	-31.0%

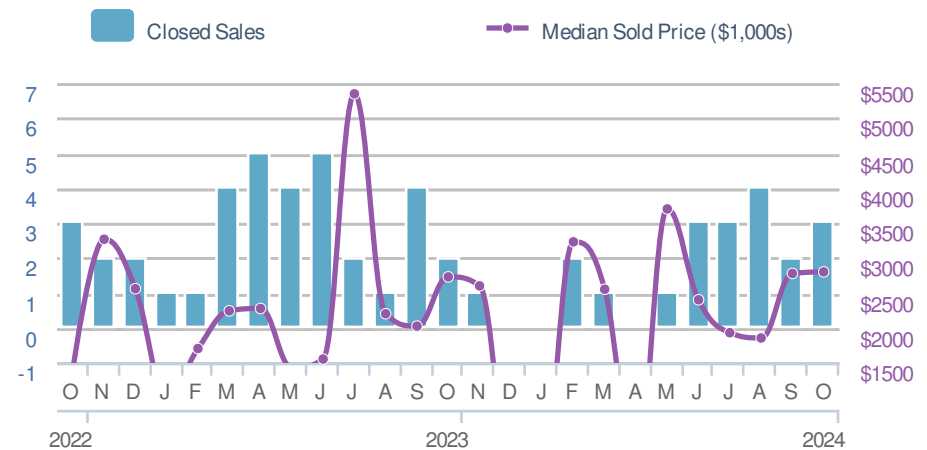
5-year Oct average: 3

**Median Sold Price****\$2,800,000**

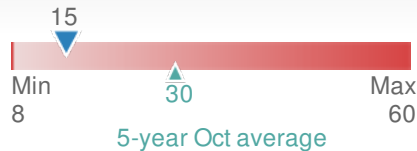
**0.9%**    **2.8%**  
 from Sep 2024:    from Oct 2023:  
 \$2,775,000    \$2,725,000

YTD	2024	2023	+/-
	<b>\$2,475,000</b>	<b>\$1,975,000</b>	25.3%

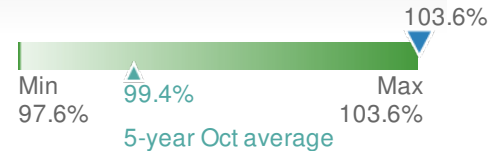
5-year Oct average: \$2,133,283

**Active Listings****9**

Sep 2024	Oct 2023
<b>10</b>	<b>7</b>

**Avg DOM****15**

Sep 2024	Oct 2023	YTD
<b>40</b>	<b>11</b>	<b>27</b>

**Avg Sold to OLP Ratio****103.6%**

Sep 2024	Oct 2023	YTD
<b>97.4%</b>	<b>98.7%</b>	<b>98.8%</b>

January thru November 2024 YTD  
Kent, Washington, DC (Advertised)

202.262.1261  
lenore.rubino@wfp.com  
lenorerubino.com

Sold Summary

	2024	2023	% Change
Sold Dollar Volume	\$56,593,000	\$70,727,400	-19.98%
Avg Sold Price	\$2,445,673	\$2,358,233	3.71%
Median Sold Price	\$2,400,000	\$2,085,000	15.11%
Units Sold	23	30	-23.33%
Avg Days on Market	27	20	35.00%
Avg List Price for Solds	\$2,460,565	\$2,357,580	4.37%
Avg SP to OLP Ratio	98.8%	99.4%	-0.55%
Ratio of Avg SP to Avg OLP	96.2%	99.1%	-2.96%
Attached Avg Sold Price	\$0	\$999,000	%
Detached Avg Sold Price	\$2,445,673	\$2,405,103	1.69%
Attached Units Sold	0	1	%
Detached Units Sold	23	29	-20.69%

- 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	7
Conventional	16
FHA	0
Other	0
Owner	0
VA	0

Days on Market (Sold)

0	5
1 to 10	5
11 to 20	1
21 to 30	1
31 to 60	3
61 to 90	4
91 to 120	0
121 to 180	2
181 to 360	2
361 to 720	0
721+	0

Sold Detail

Price Ranges	Residential						Condo/Coop
	2 or Less BR		3 BR		4 or More BR		All
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0
\$50K to \$99,999	0	0	0	0	0	0	0
\$100K to \$149,999	0	0	0	0	0	0	0
\$150K to \$199,999	0	0	0	0	0	0	0
\$200K to \$299,999	0	0	0	0	0	0	0
\$300K to \$399,999	0	0	0	0	0	0	0
\$400K to \$499,999	0	0	0	0	0	0	0
\$500K to \$599,999	0	0	0	0	0	0	0
\$600K to \$799,999	0	0	0	0	0	0	0
\$800K to \$999,999	0	0	0	0	0	0	0
\$1M to \$2,499,999	1	0	2	0	9	0	0
\$2.5M to \$4,999,999	0	0	0	0	11	0	0
\$5,000,000+	0	0	0	0	0	0	0
Total	1	0	2	0	20	0	0
Avg Sold Price	\$2,400,000	\$0	\$1,217,500	\$0	\$2,570,775	\$0	\$0
Prev Year - Avg Sold Price	\$1,423,250	\$999,000	\$1,204,375	\$0	\$2,699,304	\$0	\$0
Avg Sold % Change	68.63%	0.00%	1.09%	0.00%	-4.76%	0.00%	0.00%
Prev Year - # of Solds	2	1	4	0	23	0	0

Active Detail

Active Listings		
Residential		Condo/Coop
Detached	Attached/TH	Attached
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
0	0	0
1	0	0
3	0	0
2	0	0
6	0	0

**November 2024**

Kent, Washington, DC

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

**-71.4%**    **100.0%**  
 from Oct 2024: 7    from Nov 2023: 1

YTD	2024	2023	+/-
	<b>45</b>	<b>40</b>	12.5%

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

**-60.0%**    **100.0%**  
 from Oct 2024: 5    from Nov 2023: 1

YTD	2024	2023	+/-
	<b>25</b>	<b>31</b>	-19.4%

5-year Nov average: **2****Closed Sales****3**

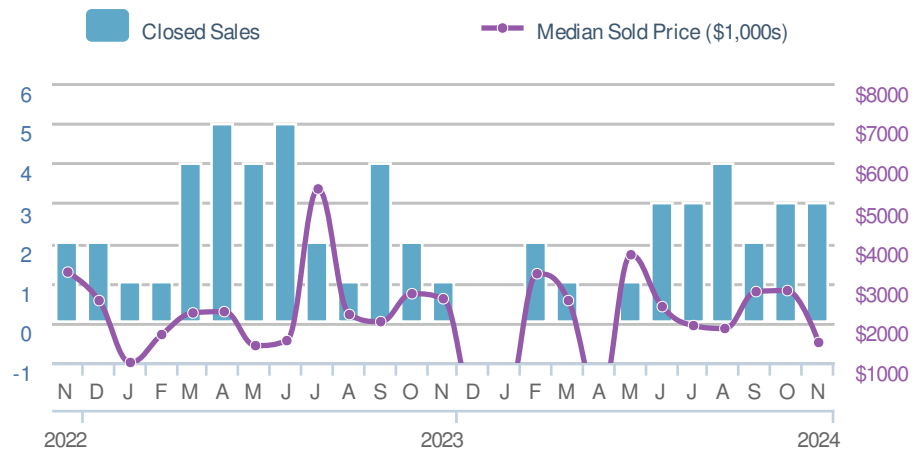
**0.0%**    **200.0%**  
 from Oct 2024: 3    from Nov 2023: 1

YTD	2024	2023	+/-
	<b>23</b>	<b>30</b>	-23.3%

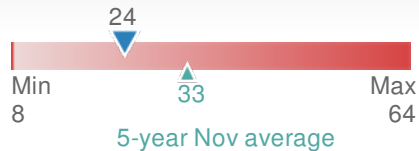
5-year Nov average: **3****Median Sold Price****\$1,500,000**

**-46.4%**    **-42.3%**  
 from Oct 2024: **\$2,800,000**    from Nov 2023: **\$2,600,000**

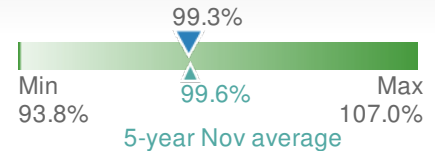
YTD	2024	2023	+/-
	<b>\$2,400,000</b>	<b>\$2,085,000</b>	15.1%

5-year Nov average: **\$2,099,000****Active Listings****6**

Oct 2024	Nov 2023
<b>9</b>	<b>6</b>

**Avg DOM****24**

Oct 2024	Nov 2023	YTD
<b>15</b>	<b>8</b>	<b>27</b>

**Avg Sold to OLP Ratio****99.3%**

Oct 2024	Nov 2023	YTD
<b>103.6%</b>	<b>100.0%</b>	<b>98.8%</b>

**January thru December 2024 YTD**  
Kent, Washington, DC (Advertised)202.262.1261  
lenore.rubino@wfp.com  
lenorerubino.com**Sold Summary**

	2024	2023	% Change
Sold Dollar Volume	\$60,788,000	\$70,727,400	-14.05%
Avg Sold Price	\$2,416,020	\$2,358,233	2.45%
Median Sold Price	\$2,400,000	\$2,085,000	15.11%
Units Sold	25	30	-16.67%
Avg Days on Market	25	20	25.00%
Avg List Price for Solds	\$2,431,520	\$2,357,580	3.14%
Avg SP to OLP Ratio	98.8%	99.4%	-0.60%
Ratio of Avg SP to Avg OLP	96.3%	99.1%	-2.77%
Attached Avg Sold Price	\$0	\$999,000	%
Detached Avg Sold Price	\$2,416,020	\$2,405,103	0.45%
Attached Units Sold	0	1	%
Detached Units Sold	25	29	-13.79%

**Financing (Sold)**

Assumption	0
Cash	8
Conventional	17
FHA	0
Other	0
Owner	0
VA	0

**Days on Market (Sold)**

0	6
1 to 10	5
11 to 20	2
21 to 30	1
31 to 60	3
61 to 90	4
91 to 120	0
121 to 180	2
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	0	0	0	0	0	0	0
\$1M to \$2,499,999	1	0	2	0	10	0	0	1	0	0
\$2.5M to \$4,999,999	0	0	0	0	12	0	0	4	0	0
\$5,000,000+	0	0	0	0	0	0	0	3	0	0
Total	1	0	2	0	22	0	0	8	0	0
Avg Sold Price	\$2,400,000	\$0	\$1,217,500	\$0	\$2,525,704	\$0	\$0			
Prev Year - Avg Sold Price	\$1,423,250	\$999,000	\$1,204,375	\$0	\$2,699,304	\$0	\$0			
Avg Sold % Change	68.63%	0.00%	1.09%	0.00%	-6.43%	0.00%	0.00%			
Prev Year - # of Solds	2	1	4	0	23	0	0			

**Active Detail**

**December 2024**

Kent, Washington, DC

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