

Local Market Update for February 2025

A Research Tool Provided by Central Panhandle Association of REALTORS®



Washington County

Detached Single Family

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	38	38	0.0%	62	65	+ 4.8%
Pending Sales	24	27	+ 12.5%	43	53	+ 23.3%
Closed Sales	25	25	0.0%	46	46	0.0%
Days on Market Until Sale	82	78	- 4.9%	90	88	- 2.2%
Inventory of Homes for Sale	86	96	+ 11.6%	86	96	+ 11.6%
Median Sales Price*	\$240,000	\$259,900	+ 8.3%	\$237,445	\$230,500	- 2.9%
Percent of List Price Received*	97.6%	98.3%	+ 0.7%	97.4%	98.1%	+ 0.7%

Townhouse/Condo

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	--	--	--	--	--	--
Inventory of Homes for Sale	--	--	--	--	--	--
Median Sales Price*	--	--	--	--	--	--
Percent of List Price Received*	--	--	--	--	--	--

Mobile/Manufactured

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	12	8	- 33.3%	19	13	- 31.6%
Pending Sales	6	4	- 33.3%	11	5	- 54.5%
Closed Sales	3	2	- 33.3%	8	3	- 62.5%
Days on Market Until Sale	169	46	- 72.8%	93	35	- 62.4%
Inventory of Homes for Sale	27	24	- 11.1%	25	23	- 8.0%
Median Sales Price*	\$250,000	\$131,500	- 47.4%	\$154,500	\$169,900	+ 10.0%
Percent of List Price Received*	96.8%	92.8%	- 4.1%	100.4%	95.2%	- 5.2%

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Historical Median Sales Price by Property Type

Rolling 12-Month Calculation

