

**+ 13.9%**      **+ 33.3%**      **+ 3.4%**

Change in  
New Listings

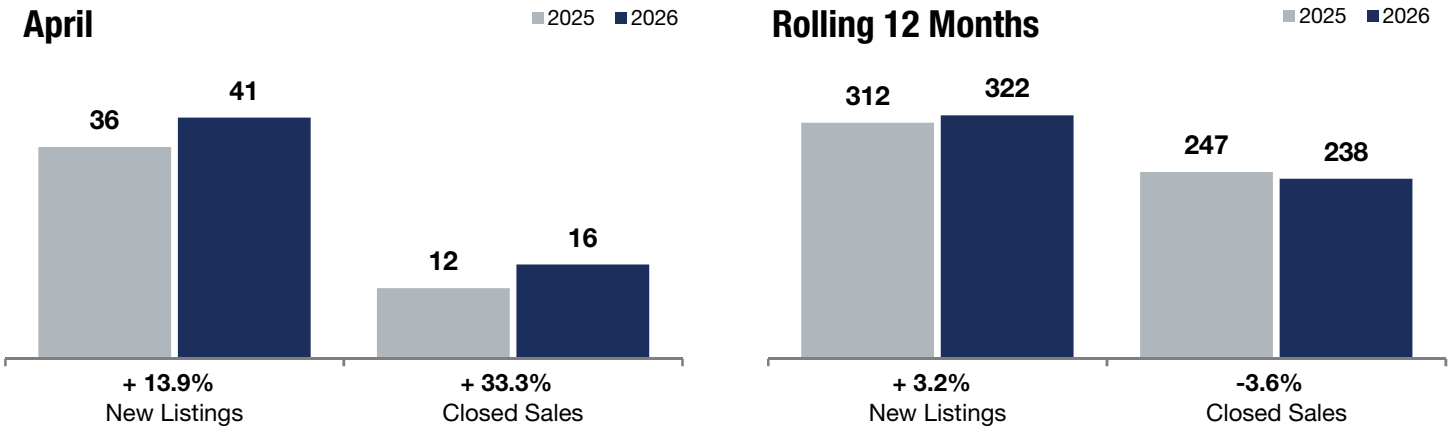
Change in  
Closed Sales

Change in  
Median Sales Price

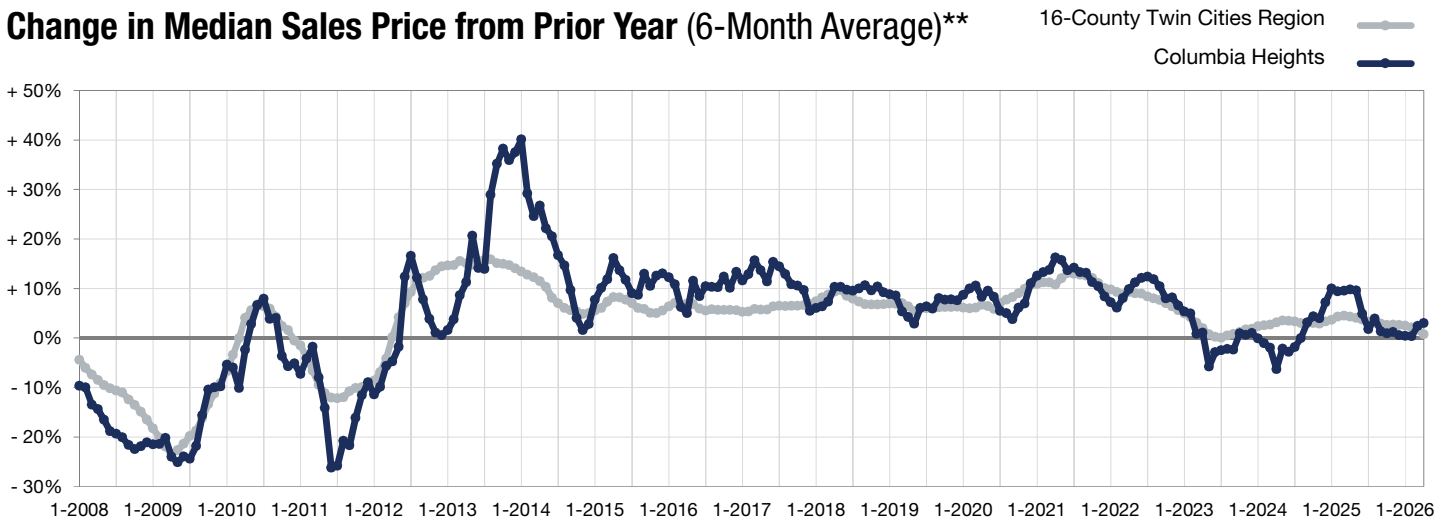
# Columbia Heights

	April			Rolling 12 Months		
	2025	2026	+ / -	2025	2026	+ / -
New Listings	36	41	+ 13.9%	312	322	+ 3.2%
Closed Sales	12	16	+ 33.3%	247	238	-3.6%
Median Sales Price*	\$302,300	<b>\$312,500</b>	+ 3.4%	\$300,000	<b>\$300,000</b>	0.0%
Average Sales Price*	\$320,967	<b>\$309,619</b>	-3.5%	\$295,939	<b>\$294,529</b>	-0.5%
Price Per Square Foot*	\$183	<b>\$203</b>	+ 10.5%	\$191	<b>\$193</b>	+ 1.1%
Percent of Original List Price Received*	98.3%	<b>98.7%</b>	+ 0.4%	99.7%	<b>99.4%</b>	-0.3%
Days on Market Until Sale	53	41	-22.6%	33	38	+ 15.2%
Inventory of Homes for Sale	45	42	-6.7%	--	--	--
Months Supply of Inventory	2.2	2.0	-9.1%	--	--	--

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



## Change in Median Sales Price from Prior Year (6-Month Average)\*\*



\*\* Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.