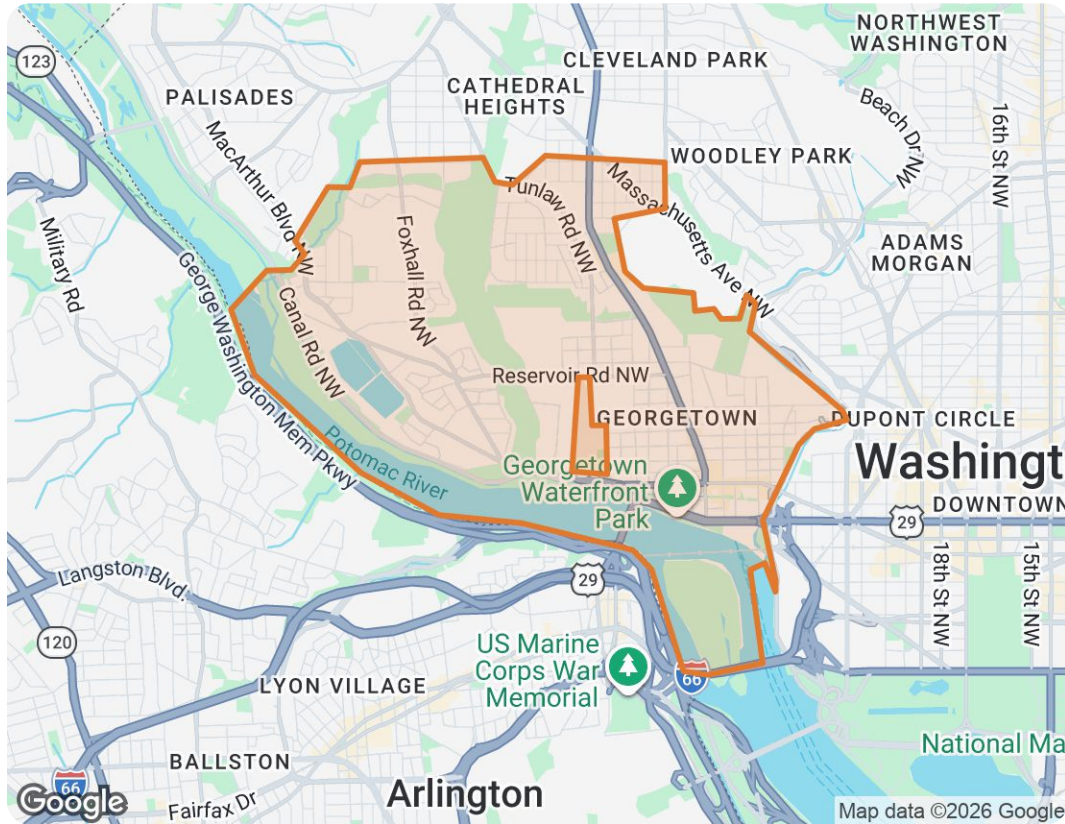


Washington, DC 20007



John Kerester

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✉️ John.Kerester@longandfooster.com

🌐 www.realtyinvestmentadvisor.com

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McLean

1355 Beverly Road, #109

McLean, VA 22101

Washington, DC 20007

Market Trends

Market Trends for Washington, DC 20007

Single Family + Condo/Townhouse/Apt.

September 2026

Market Type

Seller's Market

Balanced Market

Buyer's Market

Key Details

Months of Inventory

5.03

↑ 10.07% MoM

Sold to List Price %

98.4%

↓ 1.33% MoM

Median Days in RPR

18

↑ 100% MoM

Median Sold Price

\$1,147,500

↓ 20.15% MoM

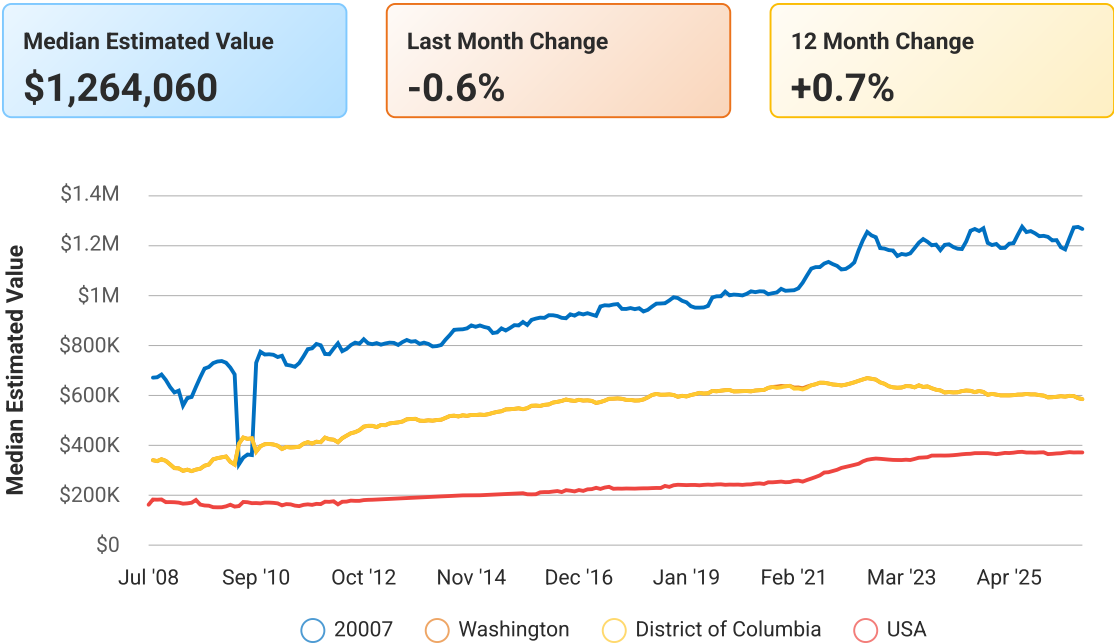
September 2026 Median Estimated Property Value

Single Family + Condo/Townhouse/Apt.

This graphic displays property estimates for a market area and a subject property, where one has been selected. Estimated property values are generated by a valuation model and are not formal appraisals.

Source: Public records, and MLS sources where licensed

Update Frequency: Monthly



Washington, DC 20007

September 2026 New Listings

Washington, DC 20007

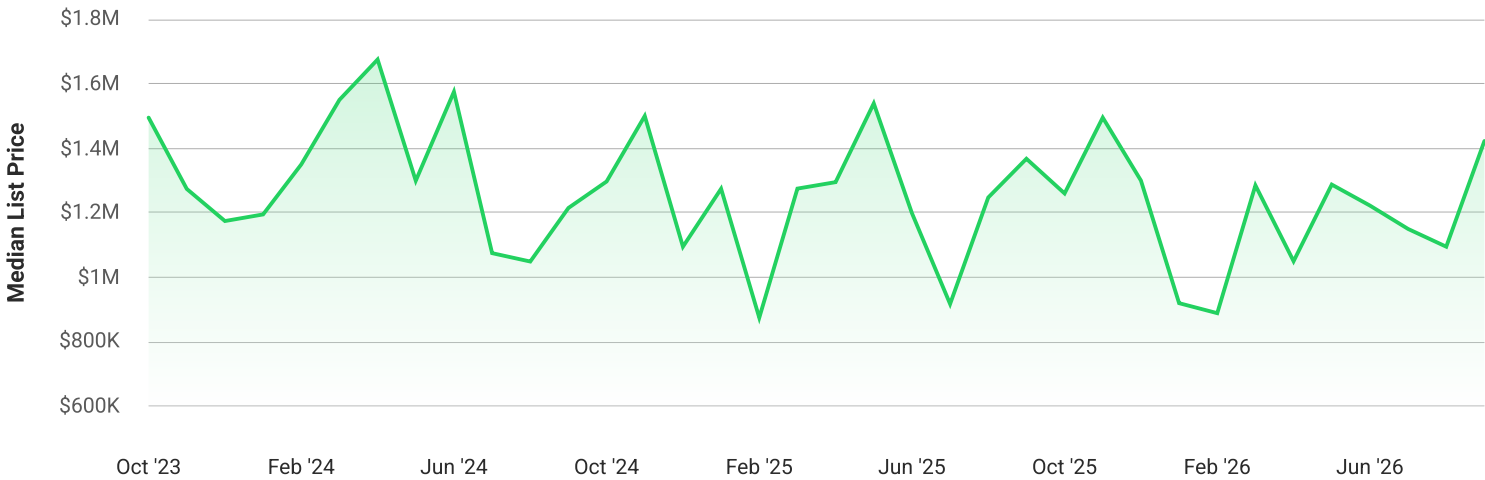
Single Family + Condo/Townhouse/Apt.

This graphic summarizes key statistics for properties that entered the market each month. RPR uses list date to determine when a listing entered the market. These statistics are important for understanding the rate at which listings are entering the market and their price points.

Source: Listing sources
Update Frequency: Monthly

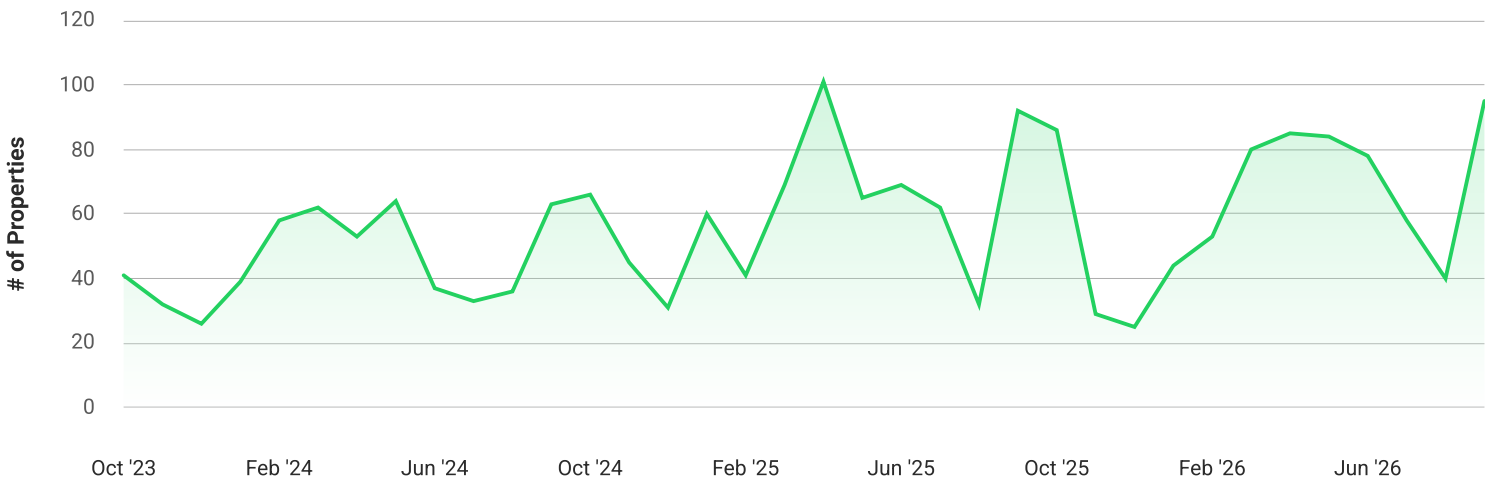
Median List Price - \$1,422,500

↑ 29.9% Month over Month



of Properties - 95

↑ 137.5% Month over Month



Washington, DC 20007

September 2026 New Listings

Washington, DC 20007

Single Family + Condo/Townhouse/Apt.

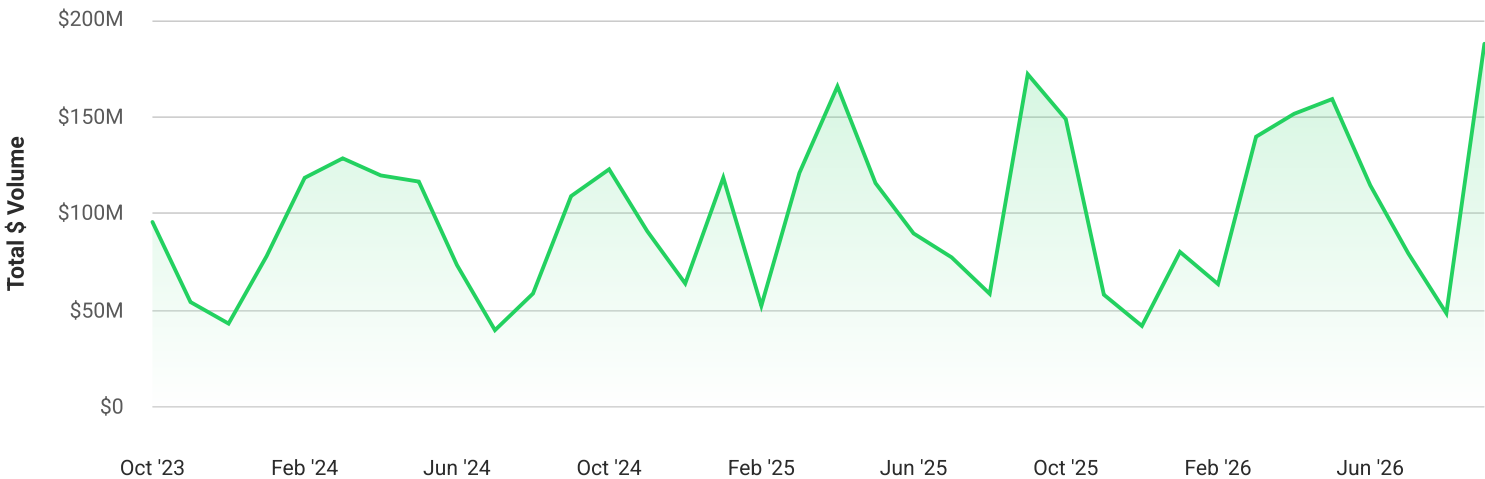
Median \$/Sqft - \$664

↑ 7.3% Month over Month



Total \$ Volume - \$187,814,127

↑ 286.2% Month over Month



Washington, DC 20007

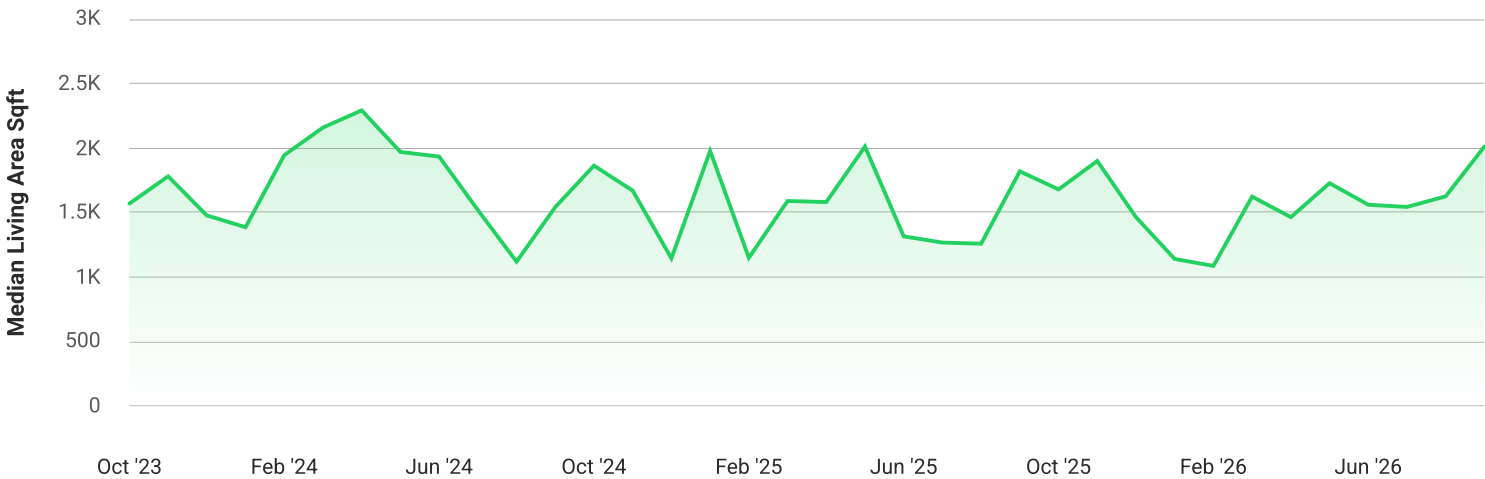
September 2026 New Listings

Washington, DC 20007

Single Family + Condo/Townhouse/Apt.

Median Living Area Sqft - 2,012

↑ 23.7% Month over Month



Washington, DC 20007

September 2026 Active Listings

Washington, DC 20007

Single Family + Condo/Townhouse/Apt.

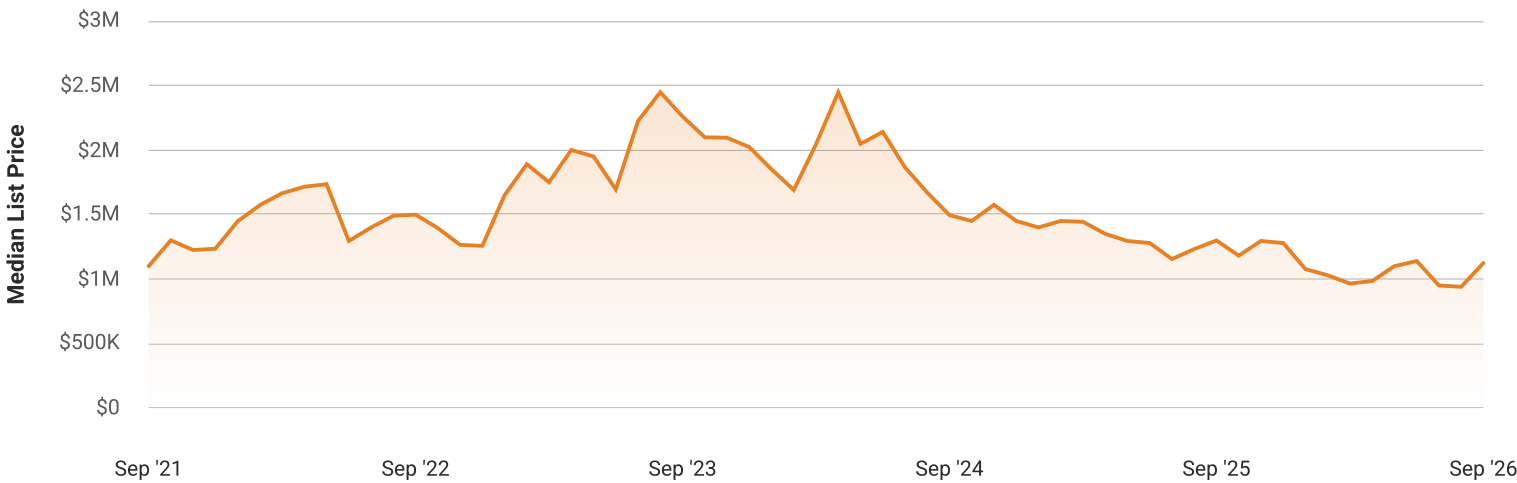
This graphic summarizes key statistics for properties that were in an active status on the last day of each month. RPR uses list date and a derived pending date to determine if the listing was active on the last day of the month. An end-of-month snapshot of active listings helps to understand inventory levels, price points and duration on the market.

Source: Listing sources

Update Frequency: Monthly

Median List Price - \$1,125,000

↑ 19.7% Month over Month



Washington, DC 20007

September 2026 New Pending Listings

Washington, DC 20007

Single Family + Condo/Townhouse/Apt.

This graphic summarizes key statistics for properties that went into a pending status within each month. RPR uses a derived pending date to determine when a property moved into pending status in the given month. These statistics are important for understanding the market absorption rate and the price point of listings that are being consumed.

Source: Listing sources

Update Frequency: Monthly

Median List Price - \$912,500

↓ 24% Month over Month



Washington, DC 20007

September 2026 Pending Listings

Washington, DC 20007

Single Family + Condo/Townhouse/Apt.

This graphic summarizes key statistics for properties that were in a pending status on the last day of the month. RPR uses the list date, a derived pending date and a derived off-market status date to determine if the listing was in a pending status on the last day of the month. An end-of-month snapshot of pending listings helps to understand inventory that is waiting to close, price points and duration on the market.

Source: Listing sources

Update Frequency: Monthly

Median List Price - \$1,025,000

↓ 23.4% Month over Month



Washington, DC 20007

September 2026 Sold Listings

Washington, DC 20007

Single Family + Condo/Townhouse/Apt.

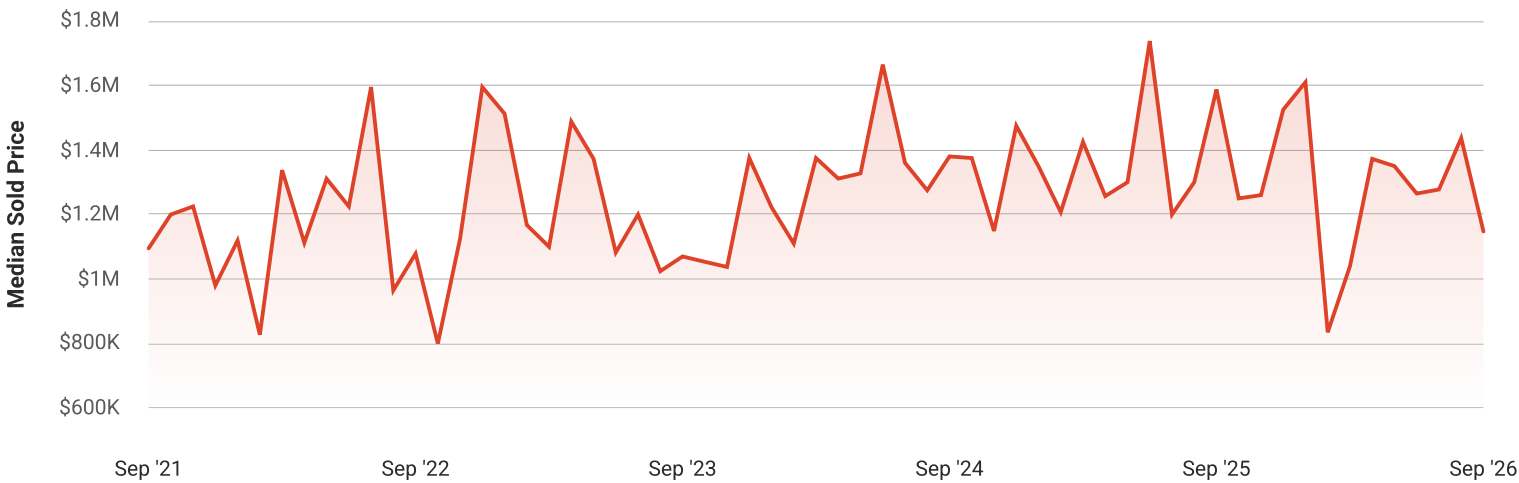
This graphic summarizes key statistics for properties that sold each month. RPR uses a derived sold date to determine when a property moved into a sold status within the given month. These statistics are important for understanding the price points on sold properties as well as the difference between the list price and sold price, which reveals whether buyers are paying over or under the asking price.

Source: Listing sources

Update Frequency: Monthly

Median Sold Price - \$1,147,500

↓ 20.1% Month over Month



Washington, DC 20007

September 2026 Months Supply of Inv.

Washington, DC 20007

Single Family + Condo/Townhouse/Apt.

This graphic summarizes key statistics that describe the given month's inventory level and the percentage change in the last month and year. Months of inventory is the number of months it will take a market to absorb the inventory that's available at the end of the month, based on the number of properties that typically go into pending each month. RPR calculates months of inventory by dividing the count of listings that were active on the last day of the month by a rolling 12-month average of newly pending listings.

Source: Listing sources
Update Frequency: Monthly



Washington, DC 20007

Sold Public Records

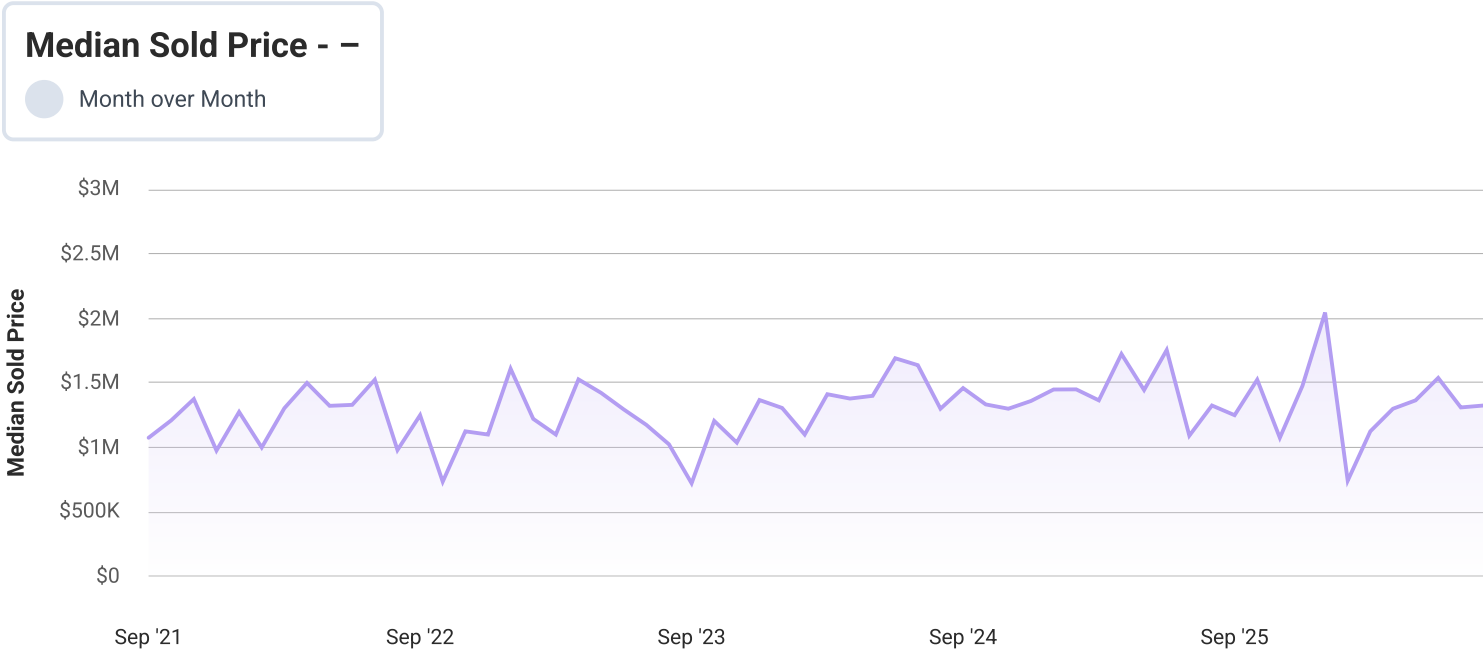
Washington, DC 20007

Single Family + Condo/Townhouse/Apt.

This graphic summarizes key statistics for properties that are sold each month. RPR uses a combination of dates in deed and assessment records to determine qualifying sale transactions each month. These statistics offer a complete view of everything that sold in a market area, whether it was listed in an MLS or not. Data is less accurate in non-disclosure states where some or all sale prices are not available through the public record. Non-disclosure states include Alaska, Idaho, Kansas, Louisiana, Mississippi, Missouri (some counties), Montana, New Mexico, North Dakota, Texas, Utah, and Wyoming. Note: Some counties, especially in rural areas, do not provide timely data updates.

Source: Public records data

Update Frequency: Monthly

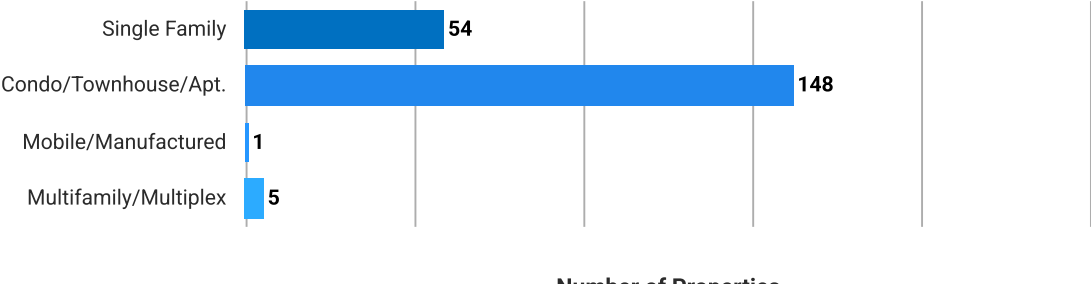


Listing Inventory in Washington, DC 20007

This chart shows the number of For Sale listings in a ZIP code by Property Type.

Source: On- and off-market listings sources

Update Frequency: Daily



Washington, DC 20007

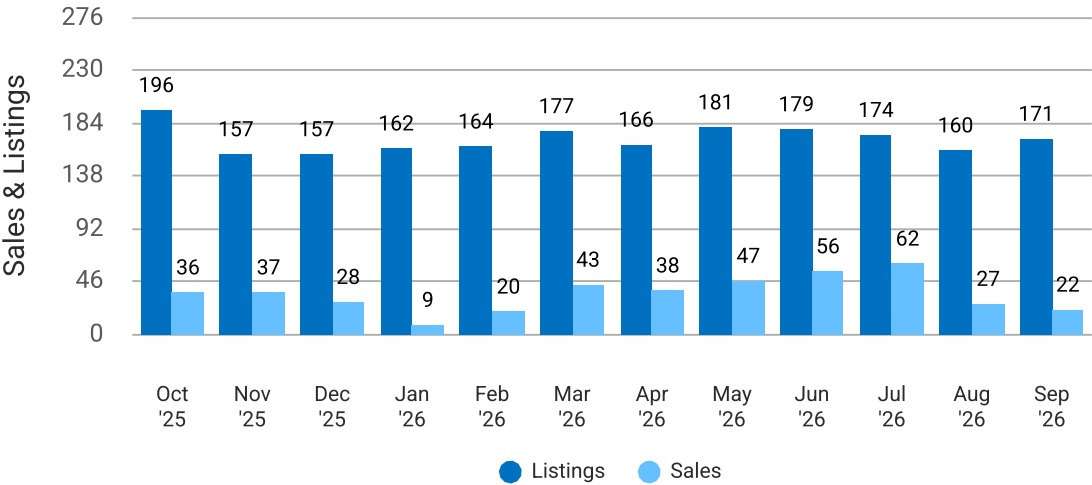
Total Sales and Active Listings in Washington, DC 20007

Single Family + Condo/Townhouse/Apt.

This graph compares the number of sales with the number of active listings in the local market.

Source: MLS data where licensed

Update Frequency: Monthly



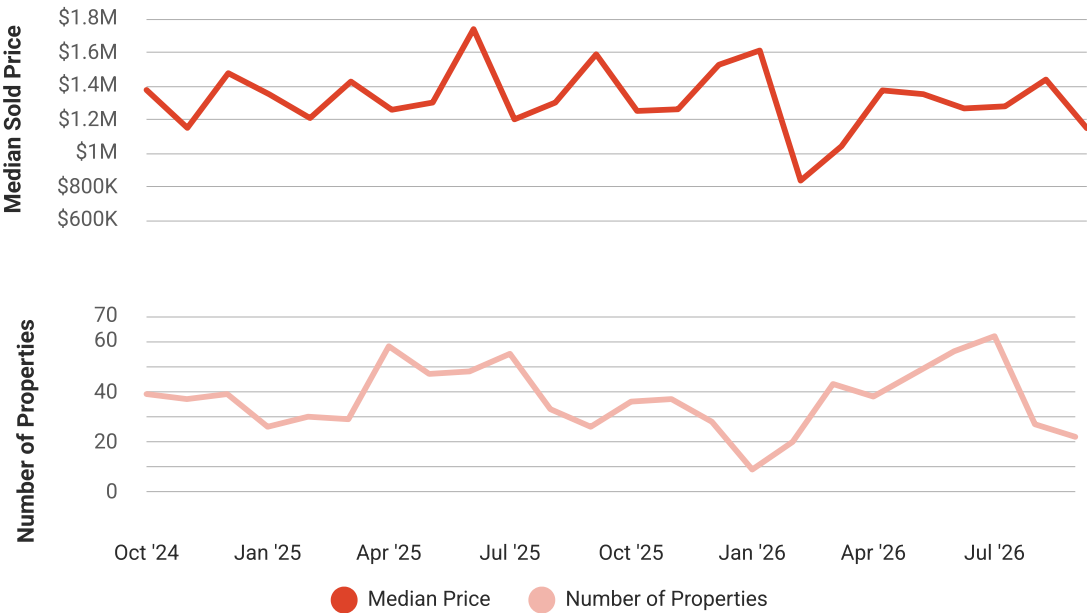
Median Sold Price vs Sold Listings in Washington, DC 20007

Single Family + Condo/Townhouse/Apt.

This chart compares the trend of median sold price and number of sold listings for the given location.

Source: Listing Data

Update Frequency: Monthly



Washington, DC 20007

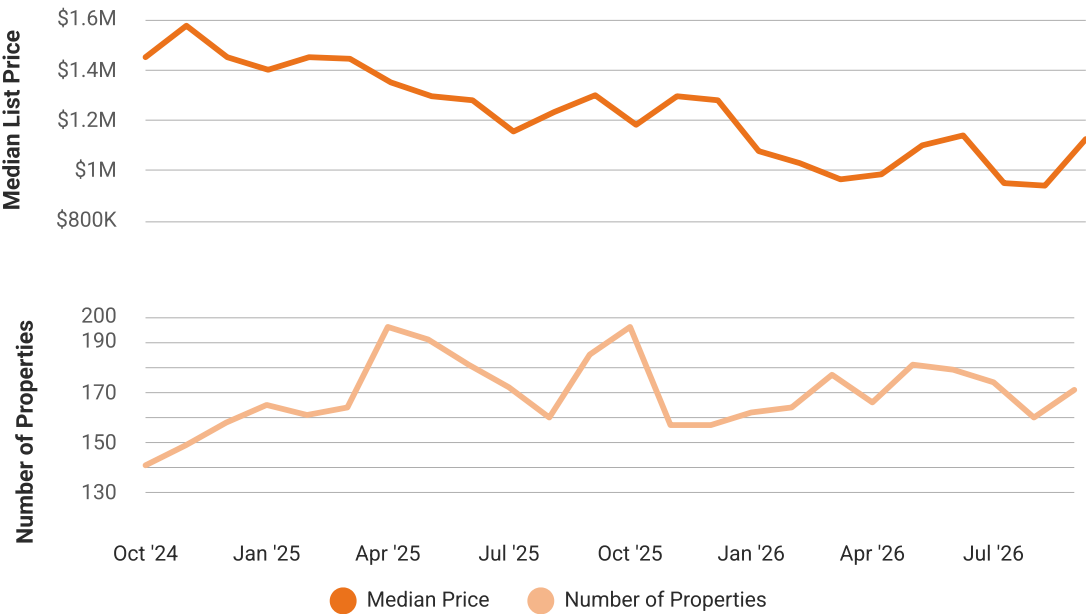
Median List Price vs Active Listings in Washington, DC 20007

Single Family + Condo/Townhouse/Apt.

This chart compares the trend of median list price and number of active properties for the given location.

Source: Listing Data

Update Frequency: Monthly



About RPR

- RPR[®] is the nation's largest property database, exclusively for REALTORS[®]. It empowers REALTORS[®] to help buyers and sellers make informed decisions, backed by a real estate database covering more than 160 million residential and commercial properties in the United States.
- RPR is a wholly owned subsidiary of the National Association of REALTORS[®] and a member benefit to REALTORS[®].
- RPR's data sources range from MLSs and county-level tax and assessment offices, to the U.S. Census and FEMA, to specialty data set providers such as Esri (consumer data), Niche (school information) and Precisely (geographic boundaries).

Learn More

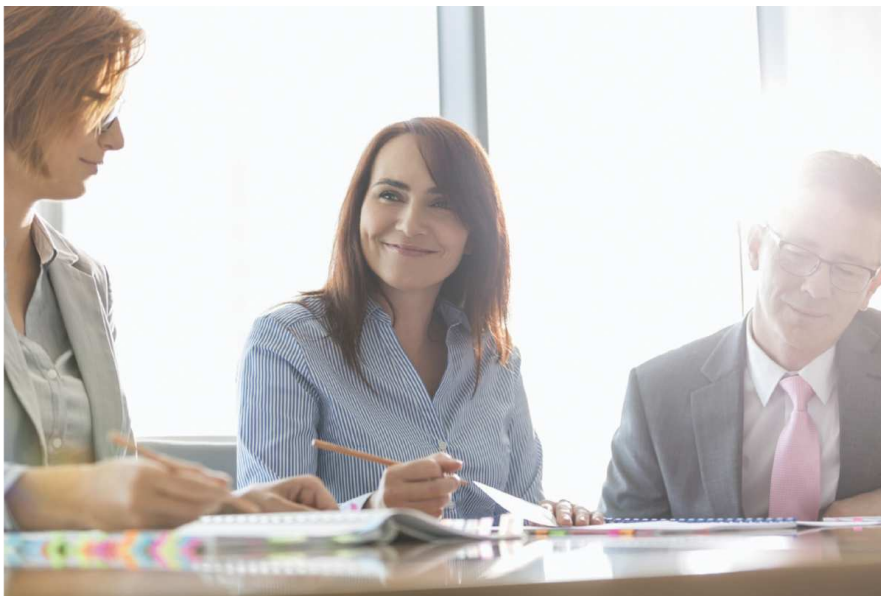
For more information about RPR, please visit RPR's public website: <https://blog.narrpr.com>



Long & Foster. For the Love of Home.™

Residential Real Estate, Mortgage, Settlement and Insurance

With my team, you are backed by a family of companies, working closely together, from financing, settlement and insurance to home warranties and more. Finding your perfect home is just the beginning.



Financing

Choosing a mortgage lender

Selecting a mortgage company is a critical part of the home-buying process. My partners at [Prosperity Home Mortgage, LLC](#), hope to earn your business through knowledge of the lending market, superior customer service and competitive pricing. Prosperity can help you find the right mortgage and get preapproved.



They specialize in:

- Fixed-Rate and Adjustable-Rate Mortgages
- FHA and VA Mortgage Programs
- USDA Guaranteed Housing Loans
- Local County and State Down Payment Assistance Programs
- Jumbo Loans
- Renovation Loans
- 5 & 5 Advantage (5/5 ARM)

Get a step ahead with the Prosperity Buyer Advantage™

Getting preapproved gives you advantages:

- A mortgage commitment letter can set your offer apart from competing offers the seller may be considering.
- Much of the home financing process is completed upfront.
- You may also have the option of being more flexible with your closing date.

PROSPERITY
HOME MORTGAGE, LLC

Long & Foster Settlement Services

Secure your home for the future



What do our [settlement partners](#) do?

Title Search and Status. They make sure there are no unresolved claims or liens on the home's title and work to resolve any potential problems.

Title Insurance. Through our partners, you can get insurance against unexpected title challenges – such as from a long-lost heir, ex-spouse or unpaid contractor. This insurance is required by many lenders.

Document Prep. They prepare the closing paperwork and make sure all of your documents are in compliance with the law.

Closing Coordination. They'll synchronize with all involved parties to schedule the final closing. They'll handle getting all the checks, deeds, affidavits and authorization for closing.

Final Closing. They scrutinize the details, collect funds, hold them in escrow and disburse them on time.

Filing and Recording. They go to the courthouse to file the deed and documents while you head off to your new home.

Long & Foster Insurance

Protect your home and everything else



Choosing an insurance provider is another important component to buying a home. [Long & Foster Insurance](#) hopes to earn your business through their product knowledge, superior customer service and competitive pricing.

One of their insurance agents will listen to your needs and prepare a quote that balances cost with the amount of coverage that is right for you. Paying less for insurance can mean a lower monthly payment.

They can cover all of your insurance needs:

- Homeowners
- Home Warranty
- Renters
- Vacant Property
- Personal Umbrella
- Life
- And More!

Long & Foster Home Warranty Plan

Mitigating unexpected costs



[Home warranty](#) protection provides repair or replacement coverage for mechanical failures of major systems and essential appliances that are not covered by homeowner's insurance plans, potentially saving you thousands of dollars on covered items.

Our home warranty partners protect buyers and sellers from the risks of pre- and post-closing mechanical failures and breakdowns, ensuring a smooth transition.

Property Management

From marketing your property to accounting, leave it all to us

If you're trying to do it all yourself or using a property manager who doesn't do it very well, Long & Foster Real Estate's Property Management Division can help. Our team of professionals is dedicated to customer service and delivers a fully comprehensive approach to handle everything related to managing your investment property.



LONG & FOSTER®
REAL ESTATE
PROPERTY MANAGEMENT DIVISION

All information provided is deemed reliable but is not guaranteed and should be independently verified.

Michelle Formica | michelle.formica@longandfoster.com

The Perfect Fit for Every Move

Providing services for moving and beyond



My partners at [Tailored Move](#) offer a simple moving process, designed with you in mind. They are organized, careful and thoughtful with every move they make to ensure your moving day goes according to plan.

Why is Tailored Move different?

- Guaranteed Flat Rate Quote
- \$20,000 Coverage Included
- Personal Point of Contact
- Professional Moving Crew
- Extensive Use of Protective Coverings

I can connect you with a customer care representative, so you have the help you need before, during and after your move.



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Affiliated Services

RGS Title, LLC



Ed Schudel

Office: (703) 903-9600

Mobile: (703) 919-0503

✉ eschudel@rgstitlew.com

🌐 <https://www.rgstitle.com>

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McLean, VA 22101

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