

Washington 20037

ZIP code · DC · District of Columbia > District of Columbia > Washington

BALANCED MARKET

\$600K

MEDIAN SALE PRICE

-1.7%

1-YR CHANGE

159

SALES (12 MO)

\$535K

MEDIAN VALUE (AVM)

Market temperature

Balanced market · 43 / 100



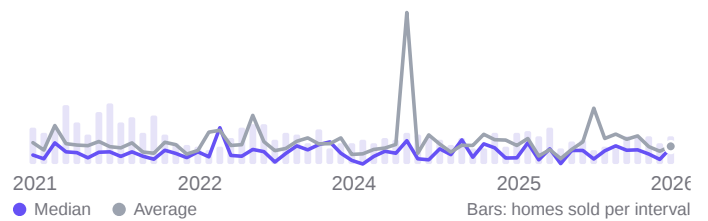
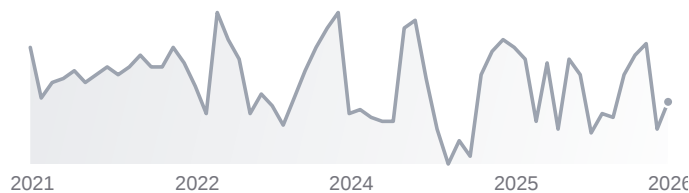
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

43 / 100

Sale prices

Median \$780K · Average \$827K

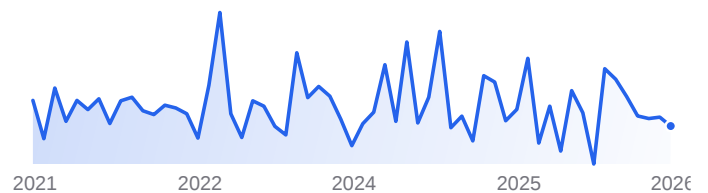
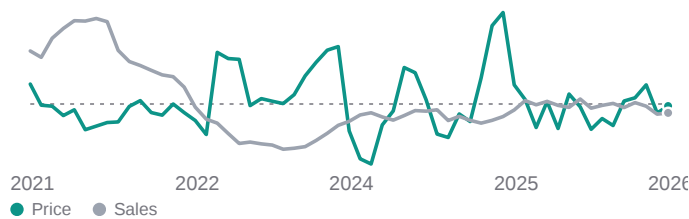


Growth (year over year)

Price -1.7% · Sales -7.6%

Price per square foot

\$639/ft²

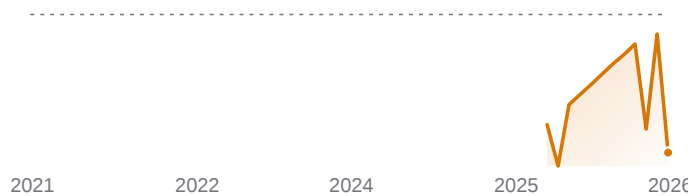


Sale premium vs estimated value

-2.0%

Annual turnover (share of homes sold)

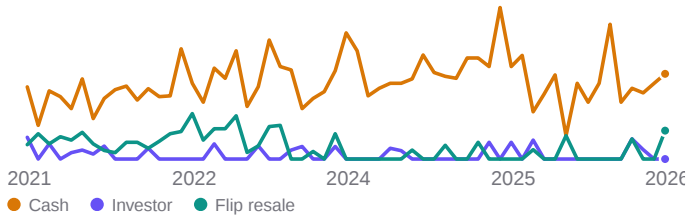
4.4%



BUYERS & OUTCOMES

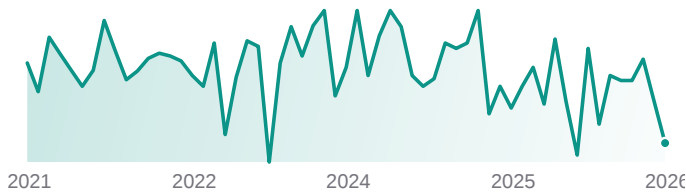
Buyer mix

Cash 56% · Investor 0% · Flip resale 19%



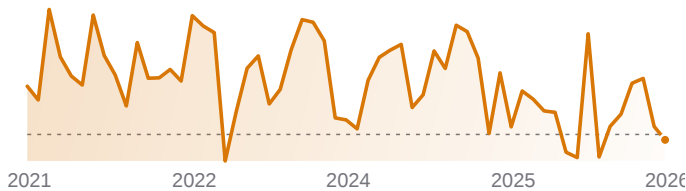
Sellers who sold at a gain

42%

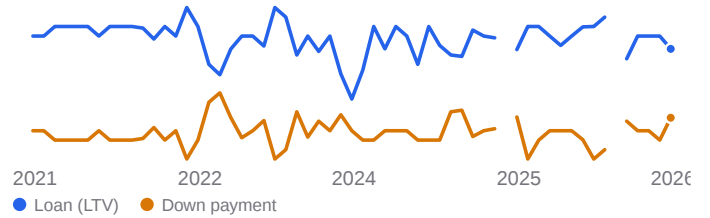


Median annualized return at resale

-0.1%

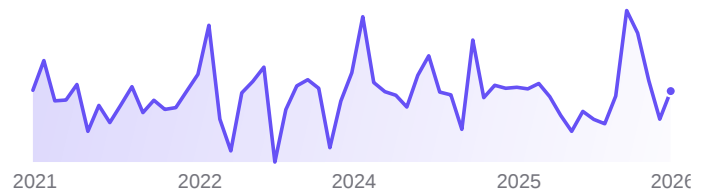


Financing (share of purchase price) Loan (LTV) 68% · Down payment 32%



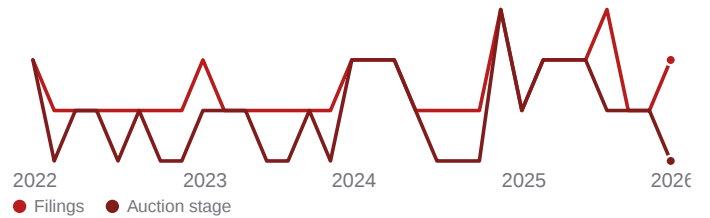
Typical hold before selling

7.9 yrs



Preforeclosure filings

Filings 2 · Auction stage 0



HOUSING STOCK

Homes	3,620
Median value (AVM)	\$535K
Median size	808 ft²
Median bedrooms	2
Median year built	1979
Single family	0.6%
Condos	90%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	56%
Underwater (LTV 125% or more)	1.7%
Owner occupied	52%
Company owned	23%
Median loan-to-value	41%

Typical ownership tenure

8.8 yrs

COMMUNITY

Population	13,143
Density	24,593 / mi²
Median household income	\$106K
Average household income	\$122K
Crime index (US avg 100)	142
Air pollution index (US avg 100)	96
Earthquake index (US avg 100)	39
Homes occupied	84%
Bachelor's or higher	28%
Poverty rate	18.9%
Unemployment	1.6%
Average temp	56°F
Annual precip	42 in
Sunshine	56%

Market metrics are derived from recorded arms-length deeds through July 2026. Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.