

Fort Washington 20744

ZIP code · MD · Maryland > Prince George's County > Fort Washington

SELLER'S MARKET

\$444K

MEDIAN SALE PRICE

-3.6%

1-YR CHANGE

732

SALES (12 MO)

\$449K

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 63 / 100



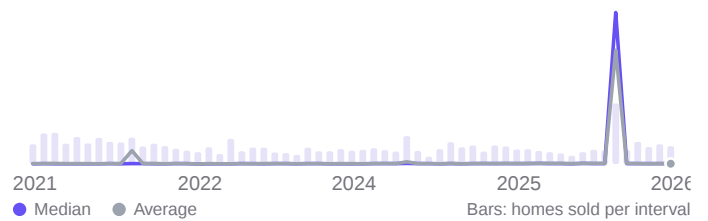
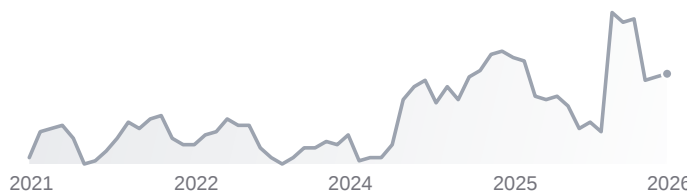
MARKET TRENDS (5 YEARS)

Market temperature (0–100)

63 / 100

Sale prices

Median \$426K · Average \$420K

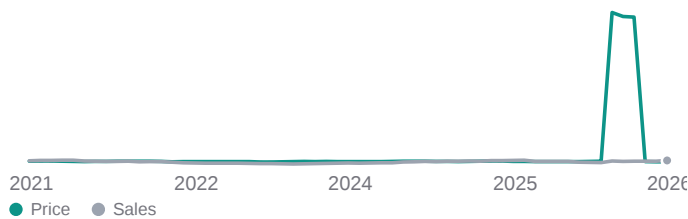


Growth (year over year)

Price -3.6% · Sales +21.2%

Price per square foot

\$246/ft²



Sale premium vs estimated value

-0.2%

Annual turnover (share of homes sold)

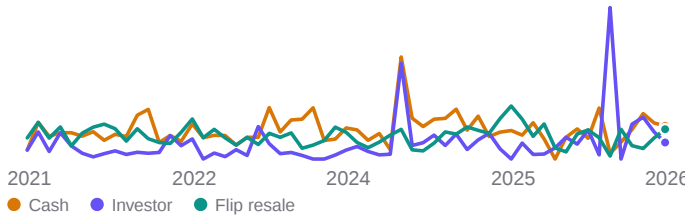
4.1%



BUYERS & OUTCOMES

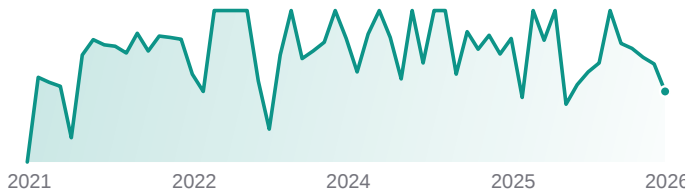
Buyer mix

Cash 17% · Investor 8.5% · Flip resale 15%



Sellers who sold at a gain

91%

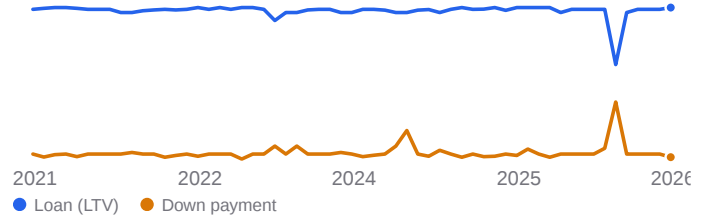


Median annualized return at resale

+4.1%

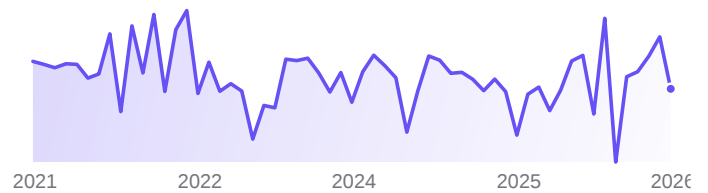


Financing (share of purchase price) Loan (LTV) 98% · Down payment 3.0%



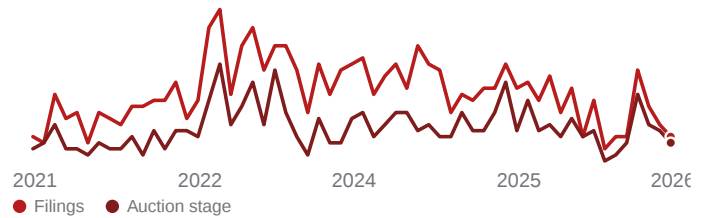
Typical hold before selling

5.8 yrs



Preforeclosure filings

Filings 4 · Auction stage 3



HOUSING STOCK

Homes	17,882
Median value (AVM)	\$449K
Median size	1,668 ft²
Median bedrooms	4
Median year built	1977
Single family	90%
Condos	6.0%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	33%
Underwater (LTV 125% or more)	3.2%
Owner occupied	89%
Company owned	9.0%
Median loan-to-value	64%

Typical ownership tenure

16.1 yrs

COMMUNITY

Population	54,368
Density	1,723 / mi ²
Median household income	\$132K
Average household income	\$154K
Crime index (US avg 100)	91
Air pollution index (US avg 100)	89
Earthquake index (US avg 100)	35
Homes occupied	96%
Bachelor's or higher	23%
Poverty rate	6.1%
Unemployment	1.0%
Average temp	56°F
Annual precip	43 in
Sunshine	57%

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.