

Residential Real Estate Market

Total Sales
83 ▲ **19%**
 from April 2025
 70

Sold Last 90 days: **223**

Closed Sales Year-to-Date
 YTD: **2025** **2026**
▲ **224** **276**
 23%

Avg DOM **98**

Pending **132**

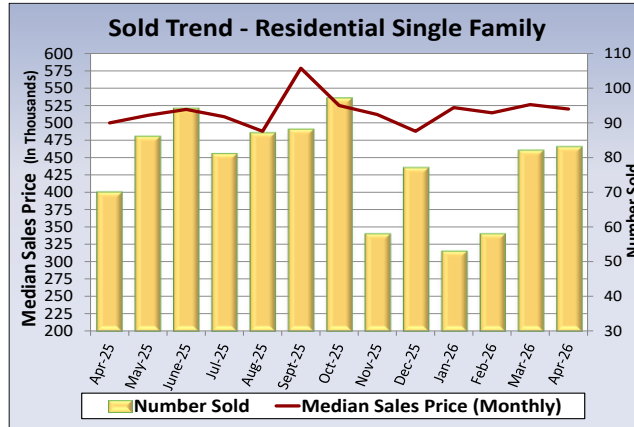
New Listings **145**

2025 YTD	2026 YTD	Change
366	439	20%

Active Listings
205

▲ **7%** ▲ **23%**
 From From
 Mar 2026 Apr 2025

April	2025	2026
	167	205



YTD Median Sales Price
\$519,950 ▲ **5%**
 from 2025 YTD
 \$494,900

Last 90 days: **\$519,900**

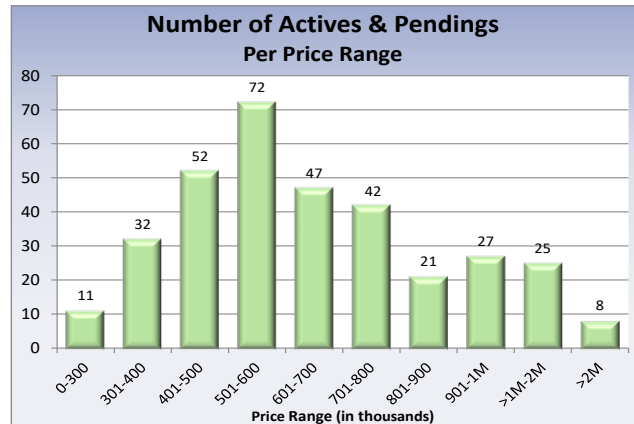
Average Sales Price
 YTD: **2025** **2026**
▲ **\$545,686** **\$581,907**
 7%

This report shows activity in the Residential Market (SFH and Condos) for the areas of Wenatchee, East Wenatchee, Malaga, Orondo and Rock Island

Average SP to LP Ratio
 (Sold Price to Original Listing Price)

96% **96%**
 YTD Average 6 Month Average

YTD:	2025	2026
	97%	96%



Sum of "Sold" in Price Ranges Over Last 6 Months											
CLOSED	0-300	301-400	401-500	501-600	601-700	701-800	801-900	901-1M	>1M-2M	>2M	Total
Sum for Last 6 Months	18	41	99	97	36	25	22	14	10	2	364

Wenatchee Market - Single Family Homes / Condominiums											
Price Range (thousands)	0-300	301-400	401-500	501-600	601-700	701-800	801-900	901-1M	>1M-2M	>2M	All Ranges
Number of Active Listings & Pendings	11	32	52	72	47	42	21	27	25	8	337
Average Number Sold per Month	3.0	6.8	16.5	16.2	6.0	4.2	3.7	2.3	1.7	0.3	60.7
Indicated Mos. Present Supply	3.7	4.7	3.2	4.5	7.8	10.1	5.7	11.6	15.0	0.0	5.6

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Total sales for April were up by 19% at 83 sales compared to 70 in 2025. Active Listings were up by 7% from March 2026 and up 23% over April 2025. The Median Sales price for the month of April 2026 was \$520,000 while the YTD Median sales price was \$519,950. The YTD Average sales price was \$581,907, up 7% over last year. New listings continue to increase as we move into the summer months, up 7% from March 2026 and up 23% from April 2025.

Wenatchee Market: Wenatchee, Malaga, East Wenatchee, Orondo and Rock Island

NOTE: This representation is based in whole or in part on data supplied by the Northwest Multiple Listing Service. Neither the Association nor its MLS guarantees or is in any way responsible for its accuracy. Data maintained by the Association or its MLS may not reflect all real estate activity in the Market.