

Cashmere Area and Leavenworth Area Real Estate SNAPSHOT



3rd Quarter 2025

Provided by Pacific Appraisal Associates

Residential Real Estate Market

CASHMERE MARKET

	<u>3rd Quarter 2024</u>	<u>3rd Quarter 2025</u>	<u>Percentage Change</u>	<u>YTD 2024</u>	<u>YTD 2025</u>	<u>Percentage Change</u>
Closed Sales	18	11	-39%	36	38	6%
Median Sales Price	\$596,000	\$557,000	-7%	\$634,950	\$558,450	-12%
Average Sales Price	\$706,211	\$554,855	-21%	\$700,563	\$569,579	-19%
Number Listed	22	18	-18%	61	66	8%
Average Days on Market	82	77	-6%			

Cashmere Market - Single Family Homes / Condominiums

<u>Price Range (thousands)</u>	<u>\$0-300</u>	<u>\$301-400</u>	<u>\$401-500</u>	<u>\$501-600</u>	<u>\$601-700</u>	<u>\$701-800</u>	<u>\$801-900</u>	<u>\$901-1M</u>	<u>>\$1M-2M</u>	<u>>\$2M</u>
Number sold this quarter	0	2	2	4	2	0	0	1	0	0

Pendings (current) 6

Active Listings (current) 26

Cashmere Market Area: Cashmere, Dryden, Monitor

LEAVENWORTH MARKET

	<u>3rd Quarter 2024</u>	<u>3rd Quarter 2025</u>	<u>Percentage Change</u>	<u>YTD 2024</u>	<u>YTD 2025</u>	<u>Percentage Change</u>
Closed Sales	43	56	30%	108	113	5%
Median Sales Price	\$776,000	\$740,000	-5%	\$759,500	\$716,000	-6%
Average Sales Price	\$801,453	\$838,696	5%	\$848,551	\$833,865	-2%
Number Listed	74	90	22%	224	247	10%
Average Days on Market	87	86	-1%			

Leavenworth Market - Single Family Homes / Condominiums

<u>Price Range (thousands)</u>	<u>\$0-300</u>	<u>\$301-400</u>	<u>\$401-500</u>	<u>\$501-600</u>	<u>\$601-700</u>	<u>\$701-800</u>	<u>\$801-900</u>	<u>\$901-1M</u>	<u>>\$1M-2M</u>	<u>>\$2M</u>
Number sold this quarter	0	5	7	10	5	7	2	5	14	1

Pendings (current) 19

Active Listings (current) 130

Leavenworth Market Area: Leavenworth and Peshastin

Residential Market: Single Family Homes and Condos

(Note: This report no longer contains Mobile Home data)

For past Snapshot Issues, visit us at www.pacapp.com



NOTE: This representation is based in whole or in part on data supplied by the Northwest Multiple Listing Service. The MLS does not guarantee nor are in any way responsible for its accuracy. Data maintained by the MLS may not reflect all real estate activity in the Market.

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