

Cashmere Area and Leavenworth Area Real Estate SNAPSHOT



4th Quarter 2025

Provided by Pacific Appraisal Associates

Residential Real Estate Market

CASHMERE MARKET

	<u>4th Quarter 2024</u>	<u>4th Quarter 2025</u>	<u>Percentage Change</u>	<u>YTD 2024</u>	<u>YTD 2025</u>	<u>Percentage Change</u>
Closed Sales	10	18	80%	46	56	22%
Median Sales Price	\$617,250	\$589,000	-5%	\$634,950	\$566,138	-11%
Average Sales Price	\$608,310	\$599,210	-1%	\$681,344	\$579,103	-15%
Number Listed	4	14	250%	65	80	23%
Average Days on Market	130	94	-28%			

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	2	3	1	4	3	2	1	1	1	0

Pendings (current) 2

Active Listings (current) 14

Cashmere Market Area: Cashmere, Dryden, Monitor

LEAVENWORTH MARKET

	<u>4th Quarter 2024</u>	<u>4th Quarter 2025</u>	<u>Percentage Change</u>	<u>YTD 2024</u>	<u>YTD 2025</u>	<u>Percentage Change</u>
Closed Sales	32	34	6%	140	147	5%
Median Sales Price	\$727,000	\$699,975	-4%	\$747,000	\$716,000	-4%
Average Sales Price	\$757,680	\$842,263	11%	\$827,780	\$835,807	1%
Number Listed	30	21	-30%	254	268	6%
Average Days on Market	136	124	-9%			

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	1	1	3	6	6	4	2	5	5	1

Pendings (current) 6

Active Listings (current) 56

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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