



Montgomery County

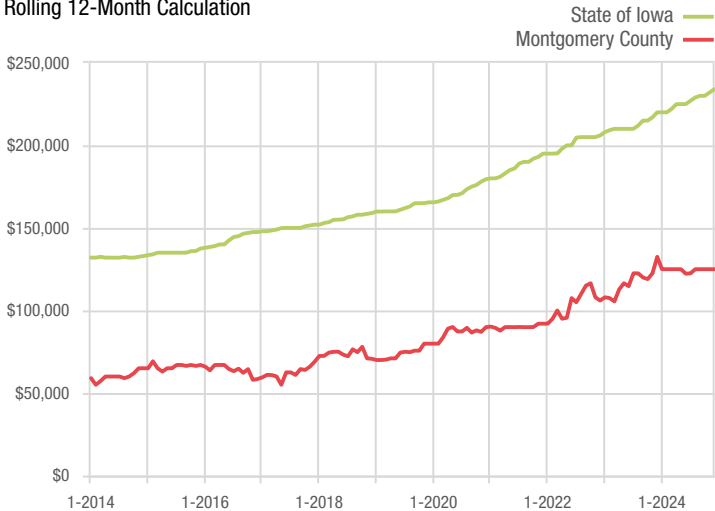
Single-Family Detached	December			Year to Date		
Key Metrics	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	5	3	- 40.0%	90	109	+ 21.1%
Pending Sales	5	4	- 20.0%	80	82	+ 2.5%
Closed Sales	3	4	+ 33.3%	79	85	+ 7.6%
Days on Market Until Sale	53	136	+ 156.6%	40	51	+ 27.5%
Median Sales Price*	\$140,000	\$110,250	- 21.3%	\$132,500	\$125,000	- 5.7%
Average Sales Price*	\$136,833	\$103,750	- 24.2%	\$148,368	\$153,132	+ 3.2%
Percent of List Price Received*	91.5%	84.3%	- 7.9%	96.0%	92.9%	- 3.2%
Inventory of Homes for Sale	14	29	+ 107.1%	—	—	—
Months Supply of Inventory	2.1	4.2	+ 100.0%	—	—	—

Townhouse-Condo	December			Year to Date		
Key Metrics	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	0	0	0.0%	1	1	0.0%
Pending Sales	0	0	0.0%	1	1	0.0%
Closed Sales	0	0	0.0%	1	1	0.0%
Days on Market Until Sale	—	—	—	30	140	+ 366.7%
Median Sales Price*	—	—	—	\$128,000	\$20,000	- 84.4%
Average Sales Price*	—	—	—	\$128,000	\$20,000	- 84.4%
Percent of List Price Received*	—	—	—	89.6%	80.0%	- 10.7%
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* Does not account for seller concessions; % Change may be extreme due to small sample size.

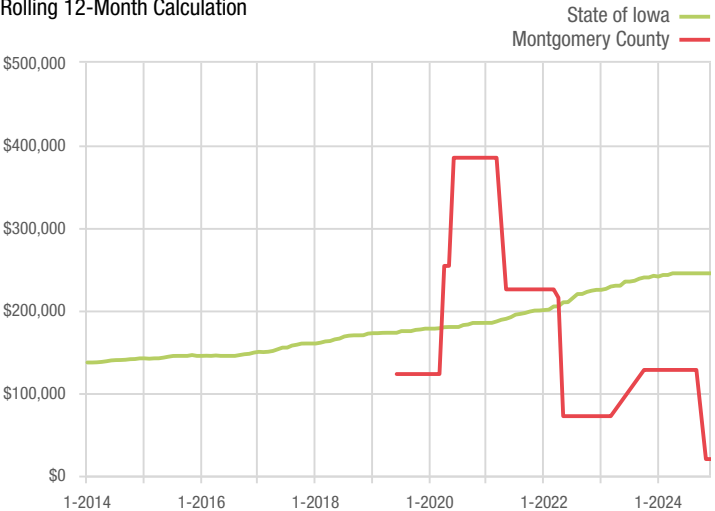
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.