

July 2021

Montgomery County, MD

New Listings 1,661

↓ -17.1% ↑ 5.7%
 from Jun 2021: 2,003 from Jul 2020: 1,572

YTD	2021	2020	+/-
	11,181	9,221	21.3%

5-year Jul average: 1,509

New Pendings 1,383

↓ -14.6% ↓ -5.6%
 from Jun 2021: 1,619 from Jul 2020: 1,465

YTD	2021	2020	+/-
	9,577	7,740	23.7%

5-year Jul average: 1,299

Closed Sales 1,516

↓ -11.1% ↑ 11.4%
 from Jun 2021: 1,706 from Jul 2020: 1,361

YTD	2021	2020	+/-
	9,006	6,901	30.5%

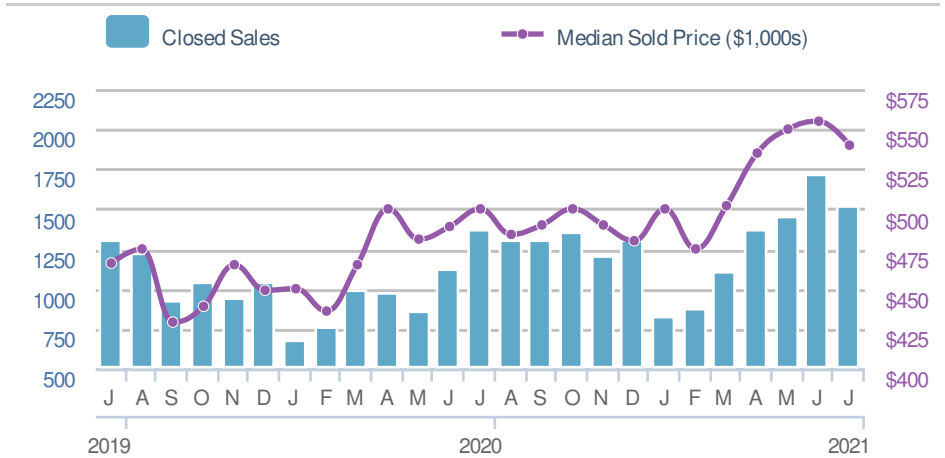
5-year Jul average: 1,308

Median Sold Price \$540,000

↓ -2.7% ↑ 8.0%
 from Jun 2021: \$555,000 from Jul 2020: \$500,000

YTD	2021	2020	+/-
	\$530,000	\$479,000	10.6%

5-year Jul average: \$477,700



Active Listings 1,232

1,232
 Min 1,232 Max 2,668
 5-year Jul average 1,966

Jun 2021	Jul 2020
1,218	1,340

Avg DOM 15

15
 Min 15 Max 30
 5-year Jul average 25

Jun 2021	Jul 2020	YTD
14	25	17

Avg Sold to OLP Ratio 102.5%

102.5%
 Min 97.7% Max 102.5%
 5-year Jul average 99.3%

Jun 2021	Jul 2020	YTD
103.5%	99.5%	102.7%