

January 2024

Montgomery County, MD

New Listings **560**

▲ **63.7%** ▼ **-19.2%**
 from Dec 2023: **342** from Jan 2023: **693**

YTD	2024	2023	+/-
	560	693	-19.2%

5-year Jan average: **829**

New Pendings **548**

▲ **12.1%** ▼ **-18.7%**
 from Dec 2023: **489** from Jan 2023: **674**

YTD	2024	2023	+/-
	548	674	-18.7%

5-year Jan average: **788**

Closed Sales **456**

▼ **-24.0%** ↔ **0.0%**
 from Dec 2023: **600** from Jan 2023: **456**

YTD	2024	2023	+/-
	456	456	0.0%

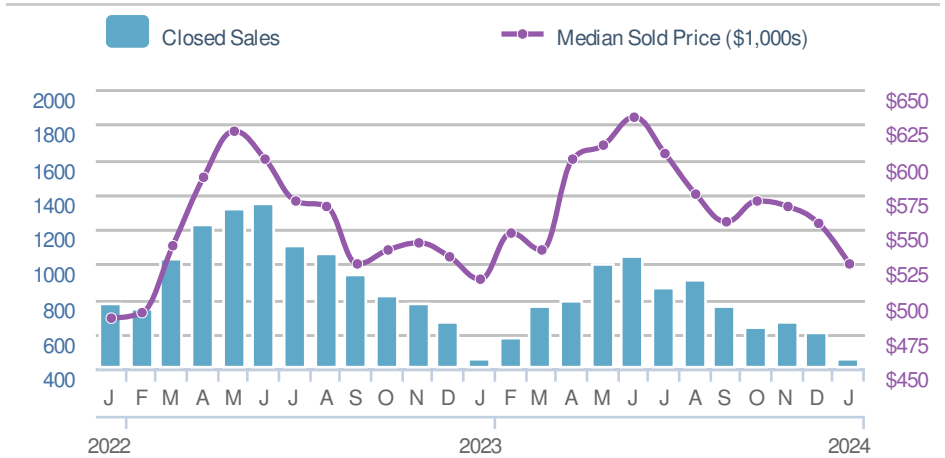
5-year Jan average: **634**

Median Sold Price **\$525,000**

▼ **-5.2%** ▲ **1.9%**
 from Dec 2023: **\$554,000** from Jan 2023: **\$514,990**

YTD	2024	2023	+/-
	\$525,000	\$514,990	1.9%

5-year Jan average: **\$495,198**



Active Listings **635**

Min 499 | 635 | Max 1,302
 5-year Jan average: **802**

Dec 2023	Jan 2023	YTD
631	695	635

Avg DOM **30**

Min 23 | 30 | Max 44
 5-year Jan average: **32**

Dec 2023	Jan 2023	YTD
24	34	30

Avg Sold to OLP Ratio **98.8%**

Min 97.0% | 98.8% | Max 100.3%
 5-year Jan average: **98.7%**

Dec 2023	Jan 2023	YTD
99.3%	97.2%	98.8%