

October 2024

Montgomery County, MD

New Listings 868

↓ -2.6% ↑ 11.6%
 from Sep 2024: 891 from Oct 2023: 778

YTD	2024	2023	+/-
	10,557	9,518	10.9%

5-year Oct average: 1,155

New Pendings 806

↓ -8.2% ↑ 14.7%
 from Sep 2024: 878 from Oct 2023: 703

YTD	2024	2023	+/-
	8,525	8,175	4.3%

5-year Oct average: 1,043

Closed Sales 862

↑ 26.4% ↑ 35.5%
 from Sep 2024: 682 from Oct 2023: 636

YTD	2024	2023	+/-
	8,133	7,933	2.5%

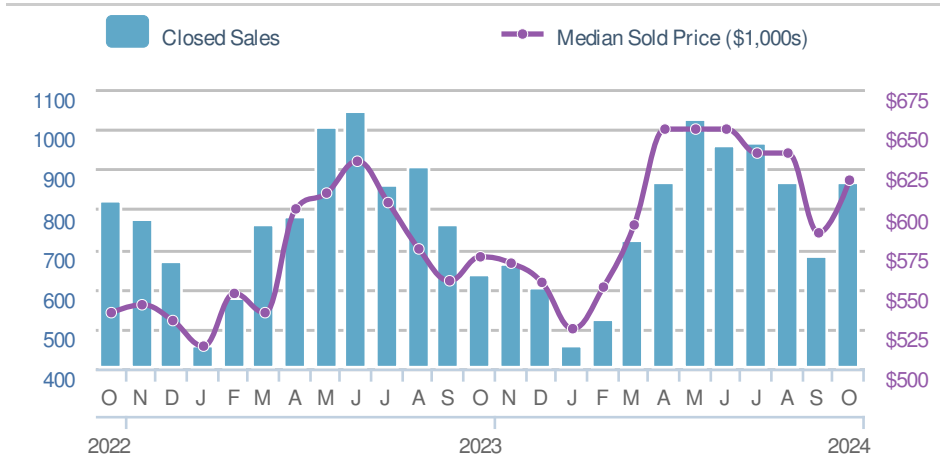
5-year Oct average: 989

Median Sold Price \$618,585

↑ 5.7% ↑ 8.5%
 from Sep 2024: \$585,000 from Oct 2023: \$570,000

YTD	2024	2023	+/-
	\$618,150	\$580,000	6.6%

5-year Oct average: \$552,717



Active Listings 1,259

Min 983 Max 1,381
 5-year Oct average 1,218

Sep 2024	Oct 2023
1,200	983

Avg DOM 22

Min 18 Max 22
 5-year Oct average 20

Sep 2024	Oct 2023	YTD
20	18	19

Avg Sold to OLP Ratio 100.1%

Min 98.6% Max 100.7%
 5-year Oct average 100.0%

Sep 2024	Oct 2023	YTD
100.1%	100.4%	101.2%