bright MLS

Weekly Market Report

Week Ending April 14, 2024

For more weekly insights, visit BrightMLS.com/MarketUpdate.



Summary

Week Ending April 14, 2024

- **Contracts exceed 2023 for the first time.** For the week ending April 14, new contracts exceeded the number from the same week last year by 10.4%. There was a 15.4% jump in new pending contracts between this week and last week.
- **Canceled listings elevated over last year.** There were 332 canceled listings in the Bright MLS service area for this week. (Canceled listings are listings where the seller and listing broker have terminated the listing agreement prior to its expiration date.) This is a 19.9% surge from the same week last year and could suggest some sellers are holding off until later this spring or summer. The Washington, D.C. metro has seen the largest spike in canceled contracts in comparison to other metro areas.
- **More sellers are dropping list prices.** During the week ending April 14, 7.9% of active listings had a price decrease. The share of listings with a price drop has increased by 0.9 percentage points compared to the same week last year. Sellers may be dropping prices to attract more buyers as mortgage rates remain elevated.

Weekly Market Trends

Bright MLS Service Area

1. Snapshot
2. Showings
3. New Purchase Contracts
4. Median Time to Contract
5. New Listings
6. Median List Price

By MMA

1. Philadelphia
2. Baltimore
3. Washington, D.C.
4. Central Pennsylvania
5. MD/WV Panhandle
6. Del/Mar Coastal
7. Southern Maryland
8. MD Eastern Shore
9. North Central Virginia

By County

Bright MLS Service Area

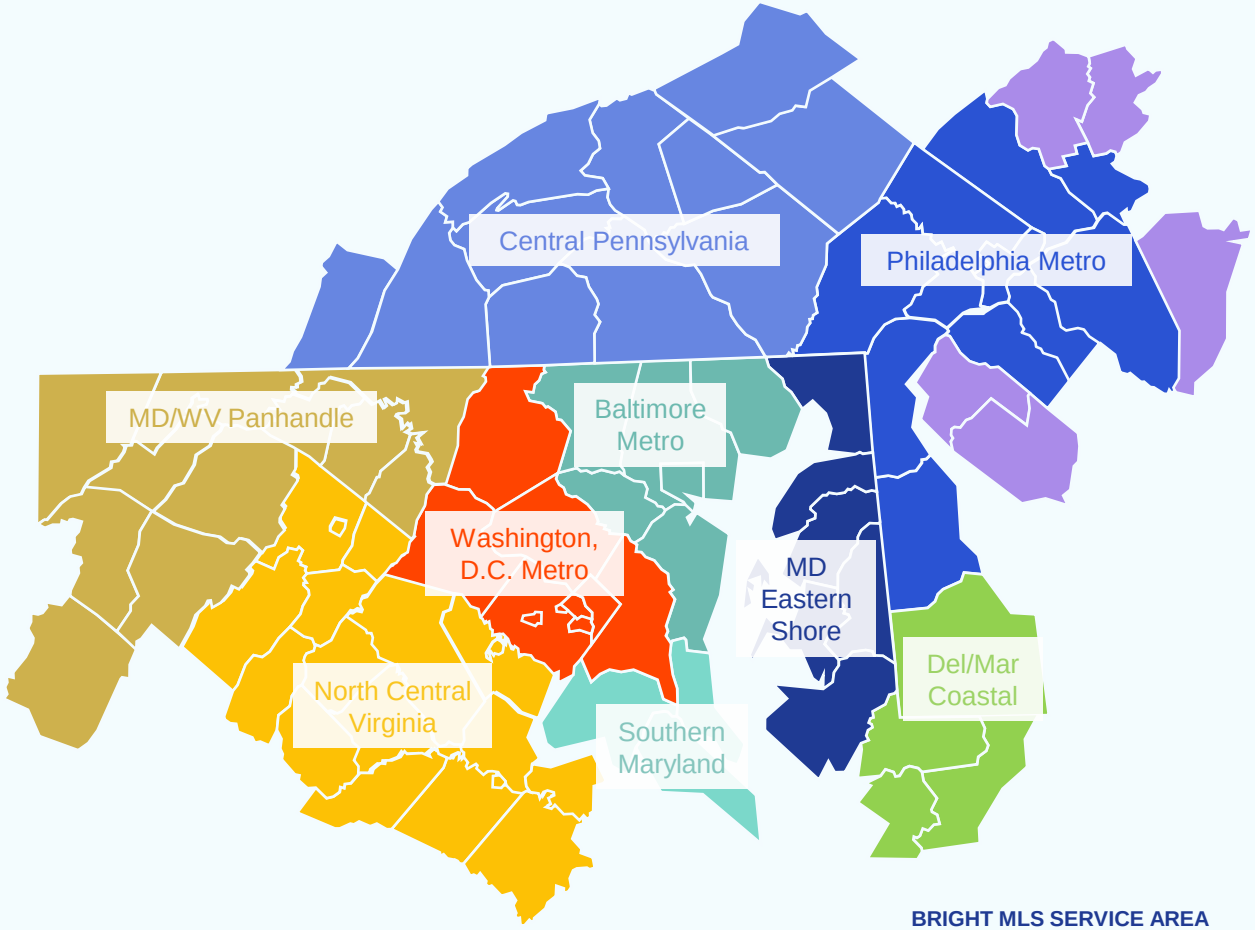
BRIGHT MLS SERVICE AREA

Weekly Snapshot

Week Ending April 14, 2024

		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	99,806	-19.0%	-7.8%
New Purchase Contracts	6,649	+10.4%	+15.4%
Median Time to Contract	17 days	+0 days	+0 days
New Listings	6,277	+3.5%	+1.6%
Median List Price	$430,000	+4.9%	+0.0%
Active Listings	28,266	+10.2%	+2.1%
% Active Listings with Price Decrease	7.9%	+0.9 pp	+0.0 pp
Canceled Listings	332	+19.9%	-7.8%

pp = percentage point

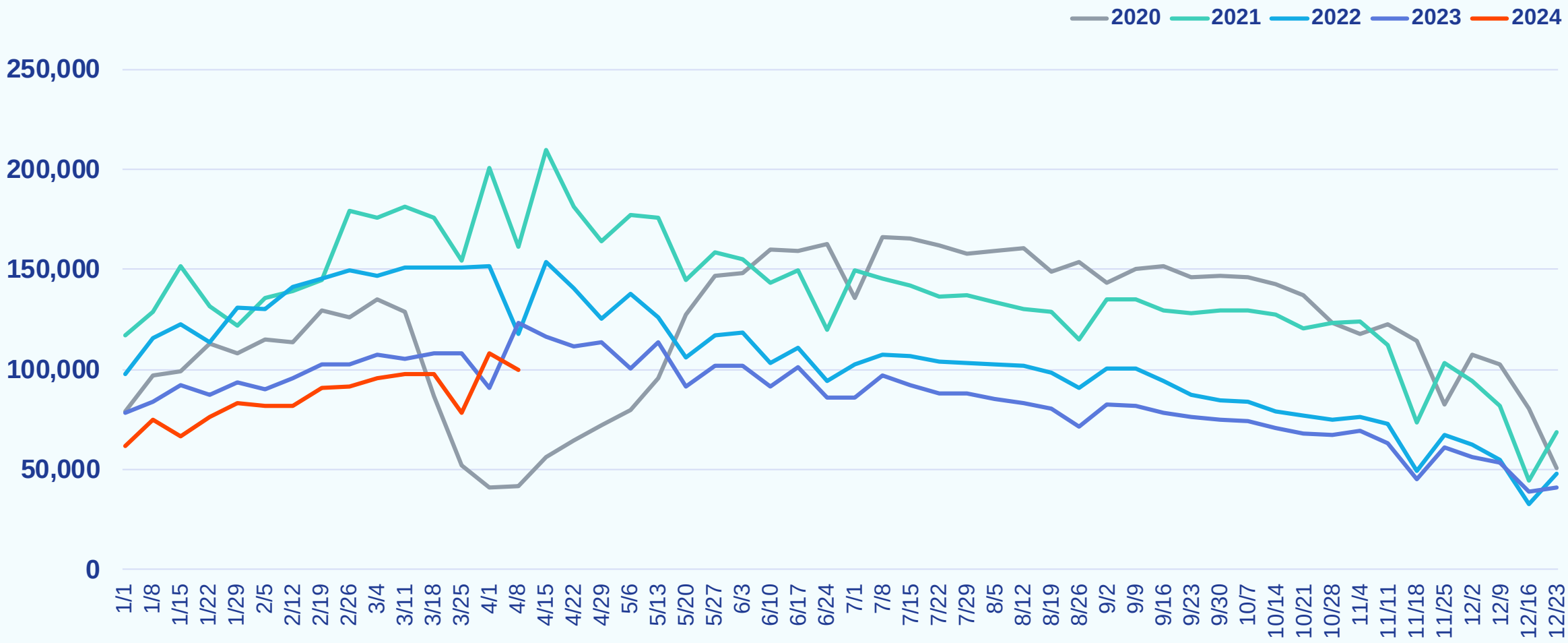


BRIGHT MLS SERVICE AREA

BRIGHT MLS SERVICE AREA

Weekly Showings

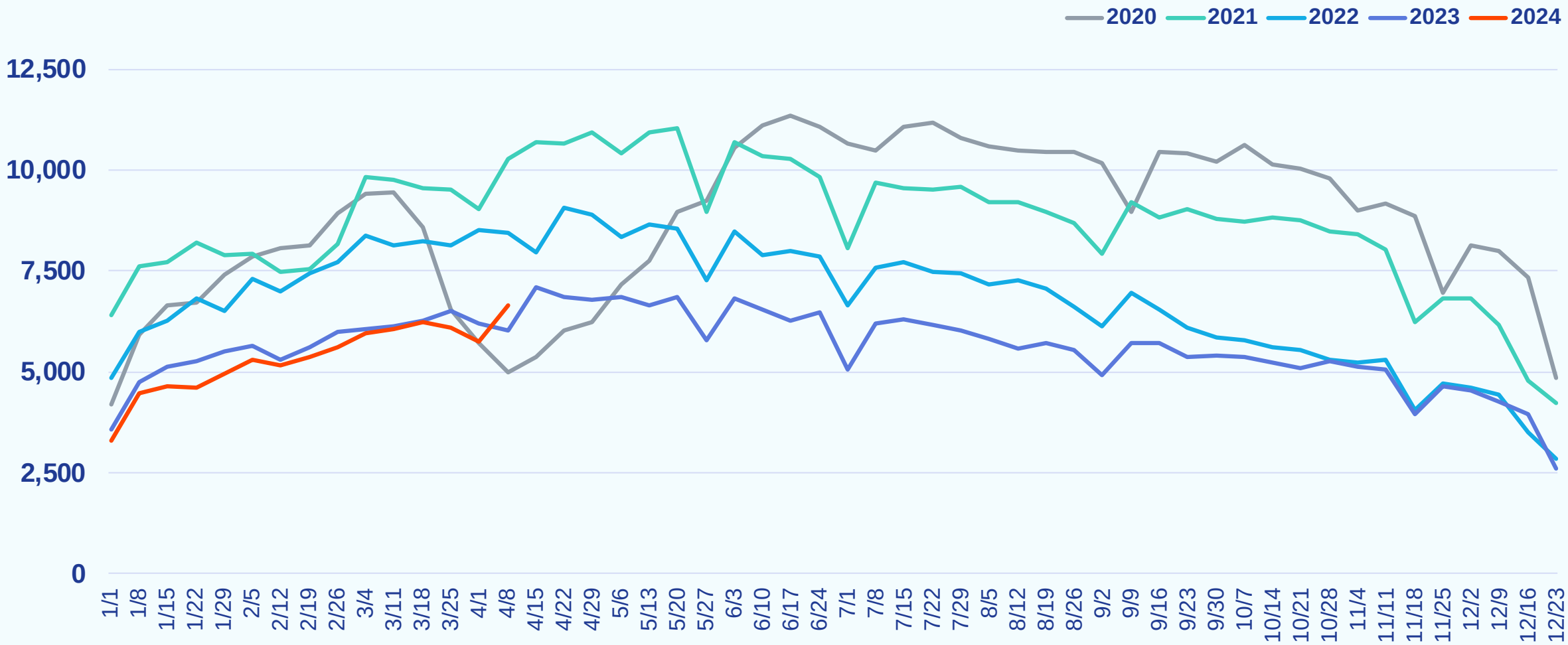
Week Ending April 14, 2024



BRIGHT MLS SERVICE AREA

Weekly New Purchase Contracts

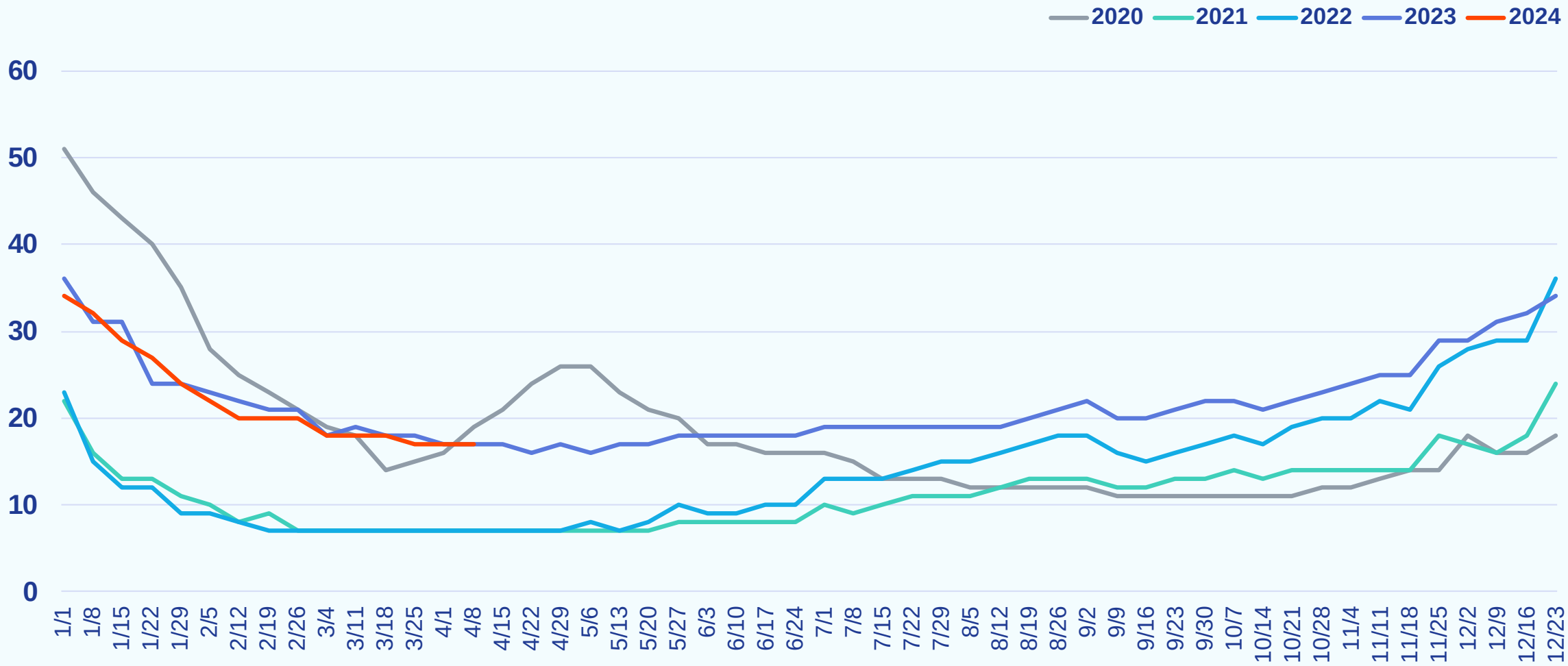
Week Ending April 14, 2024



BRIGHT MLS SERVICE AREA

Weekly Median Time to Contract

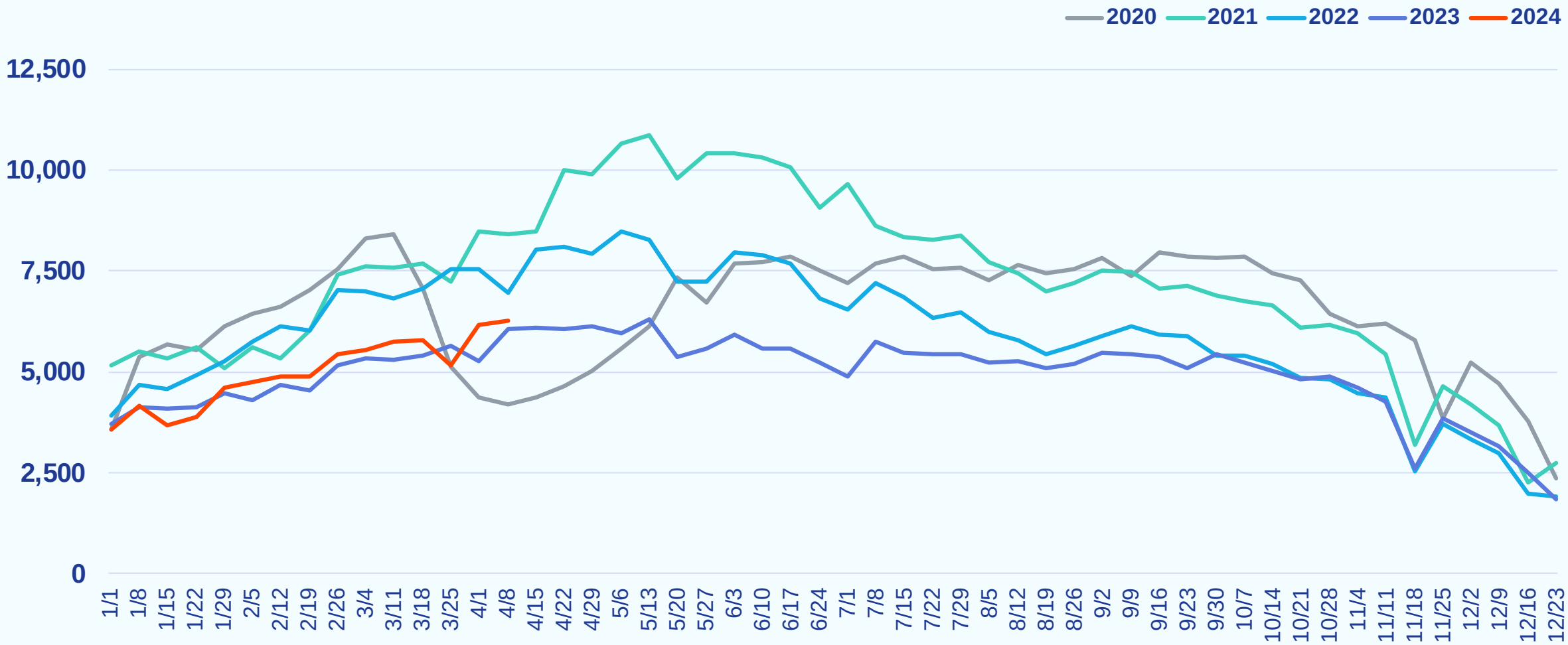
Week Ending April 14, 2024



BRIGHT MLS SERVICE AREA

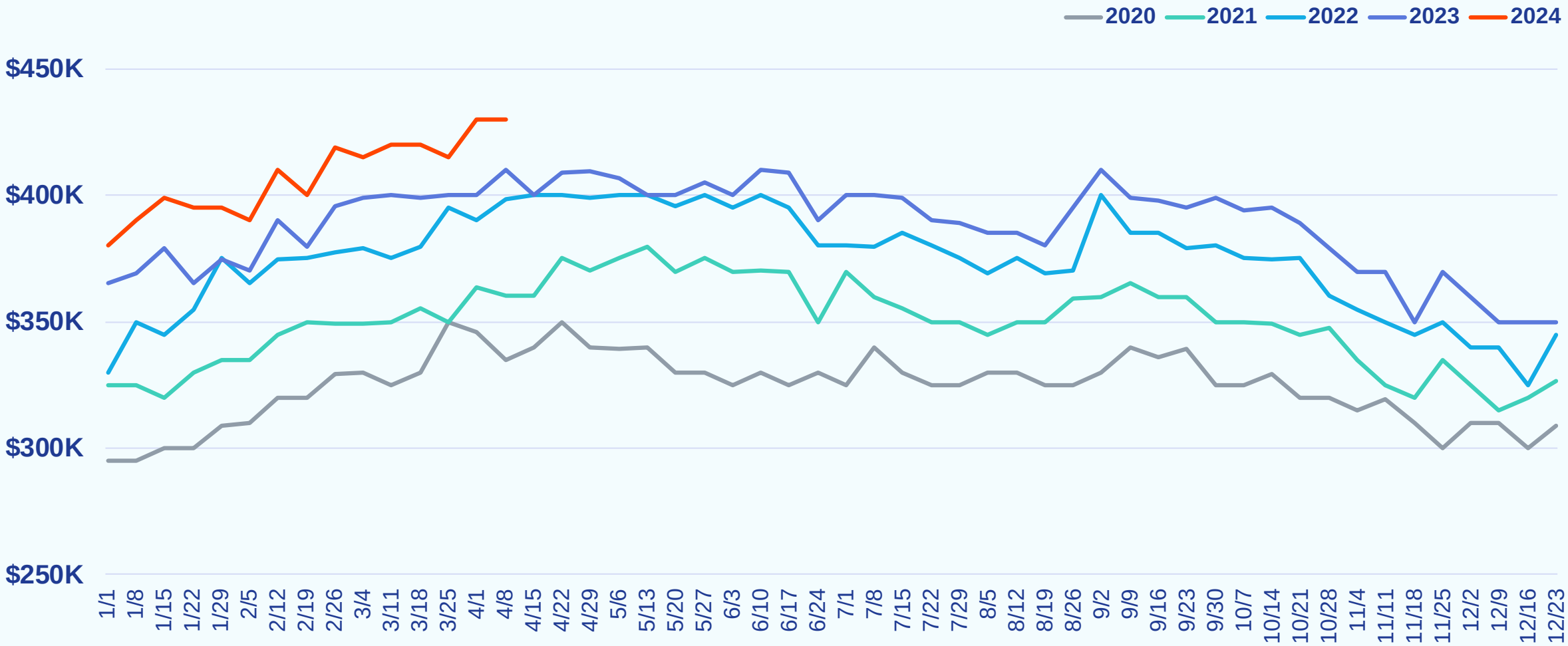
Weekly New Listings

Week Ending April 14, 2024



Weekly Median List Price

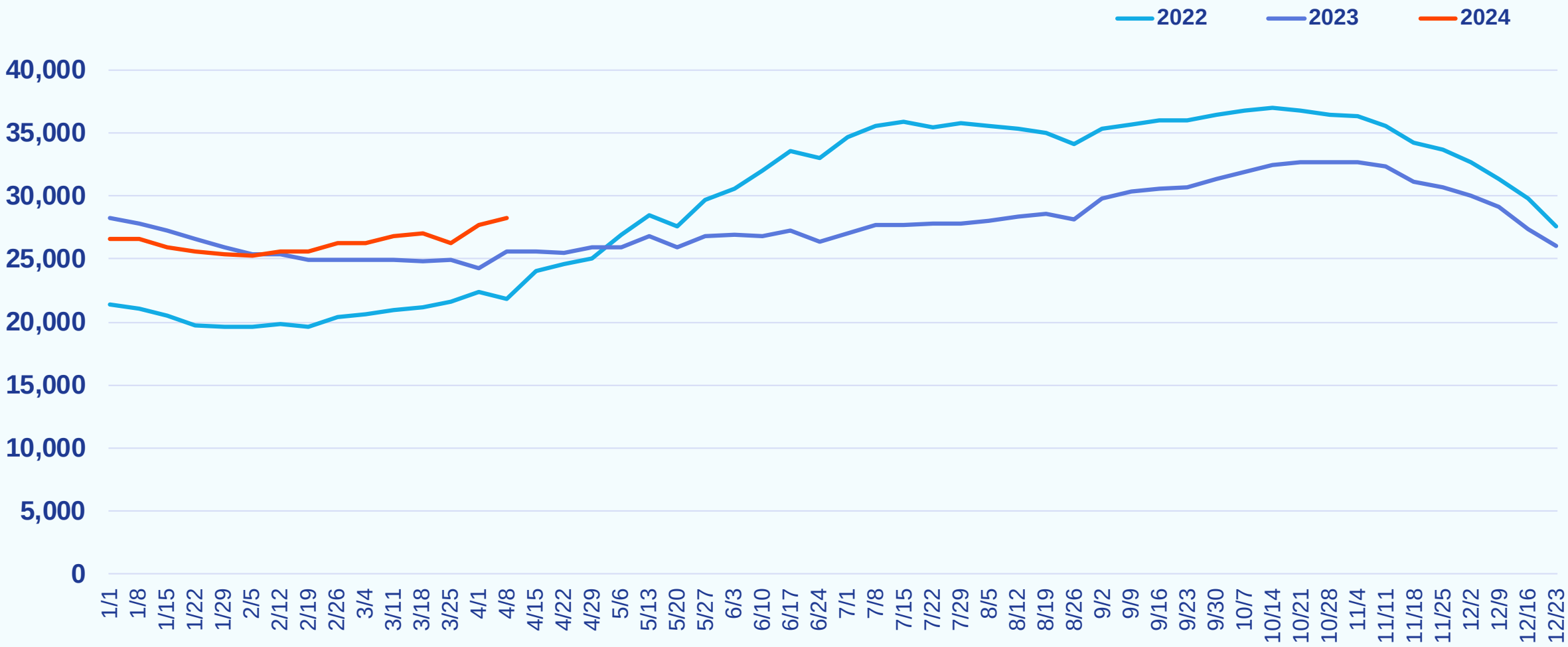
Week Ending April 14, 2024



BRIGHT MLS SERVICE AREA

Weekly Active Listings

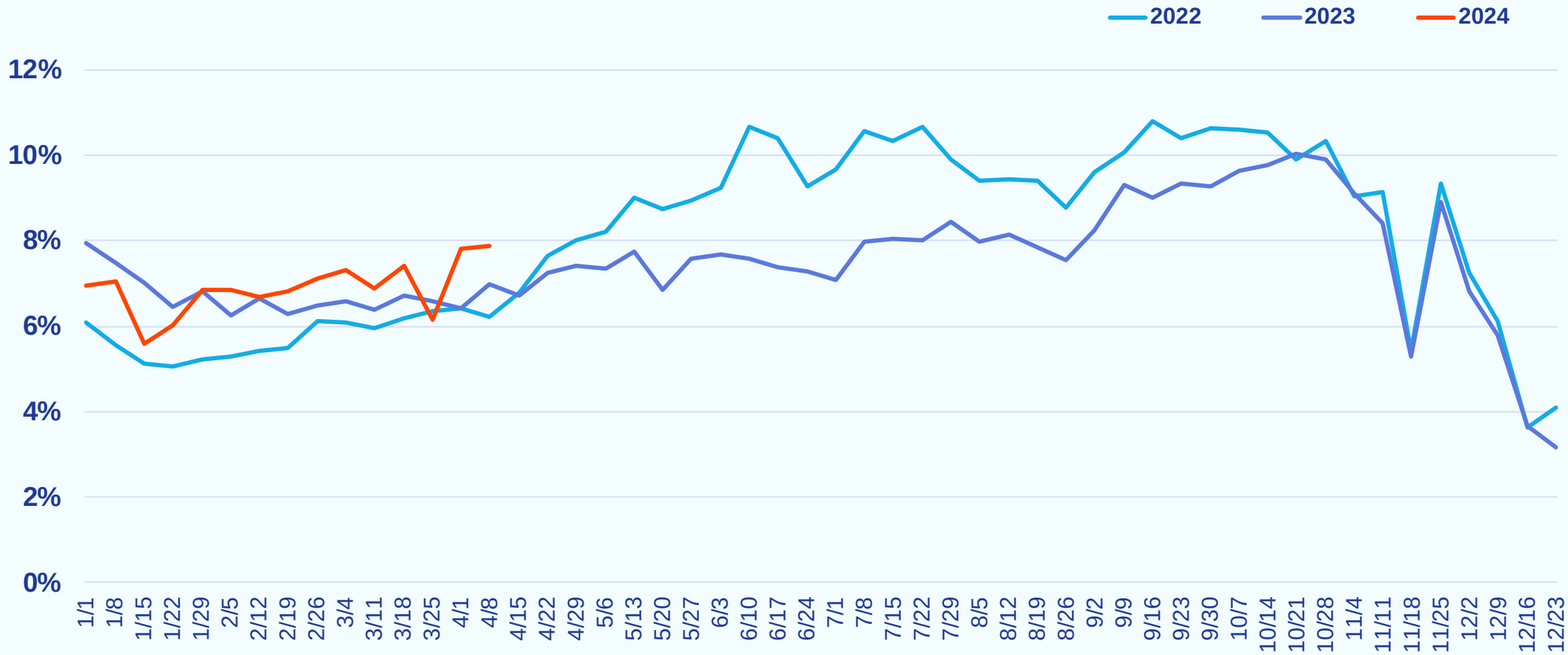
Week Ending April 14, 2024



BRIGHT MLS SERVICE AREA

Weekly % Active Listings with Price Decrease

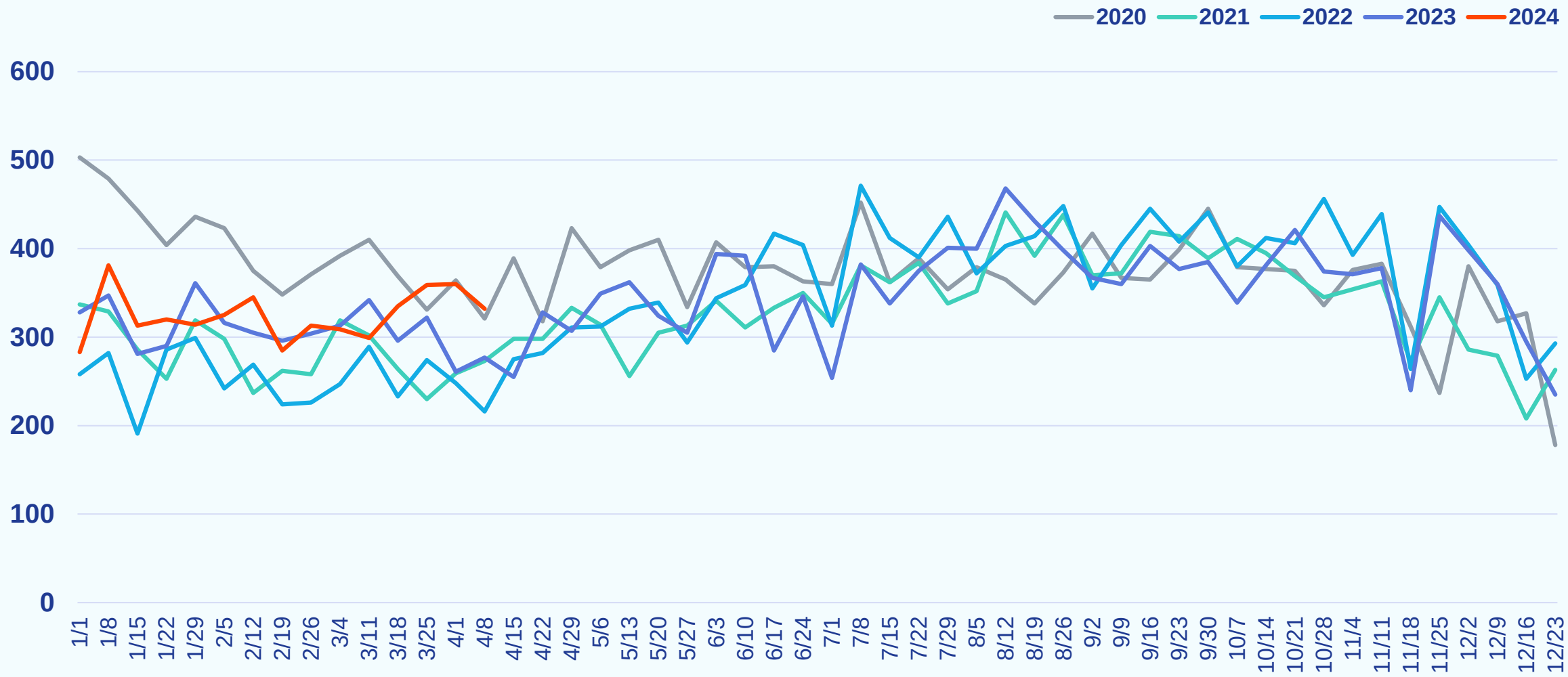
Week Ending April 14, 2024



BRIGHT MLS SERVICE AREA

Weekly Canceled Listings

Week Ending April 14, 2024



Philadelphia Metro

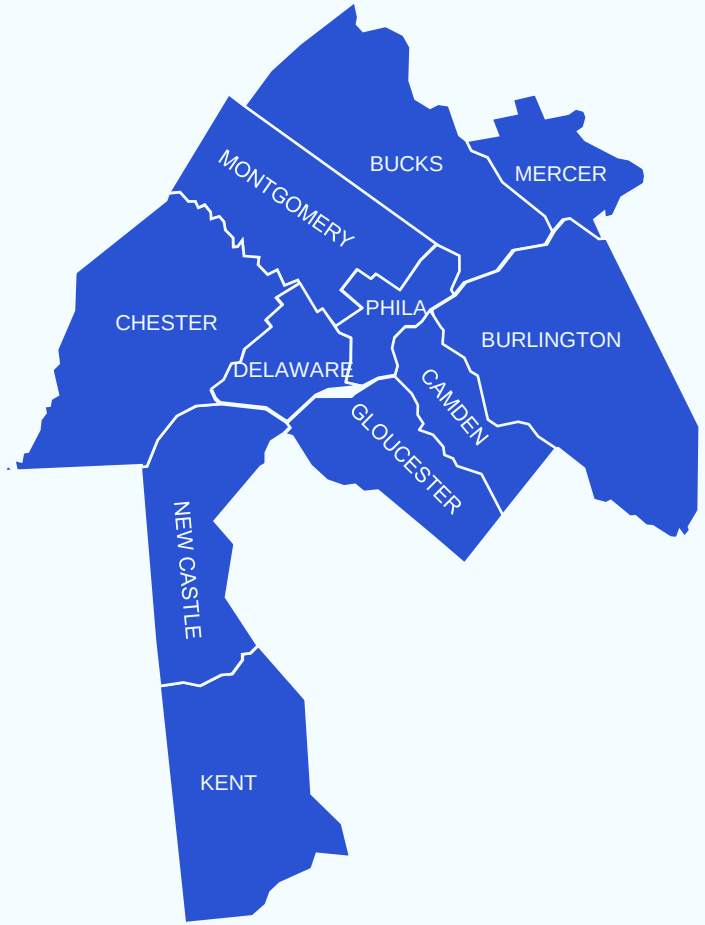
PHILADELPHIA METRO

Weekly Snapshot

Week Ending April 14, 2024

		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	33,892	-20.8%	-6.0%
New Purchase Contracts	2,062	+4.7%	+12.3%
Median Time to Contract	14 days	-2 days	-2 days
New Listings	1,882	+3.3%	+4.6%
Median List Price	$389,900	+11.4%	+0.0%
Active Listings	9,045	+4.0%	+2.5%
% Active Listings with Price Decrease	8.0%	+0.0 pp	+0.4 pp
Canceled Listings	92	+26.0%	+12.2%

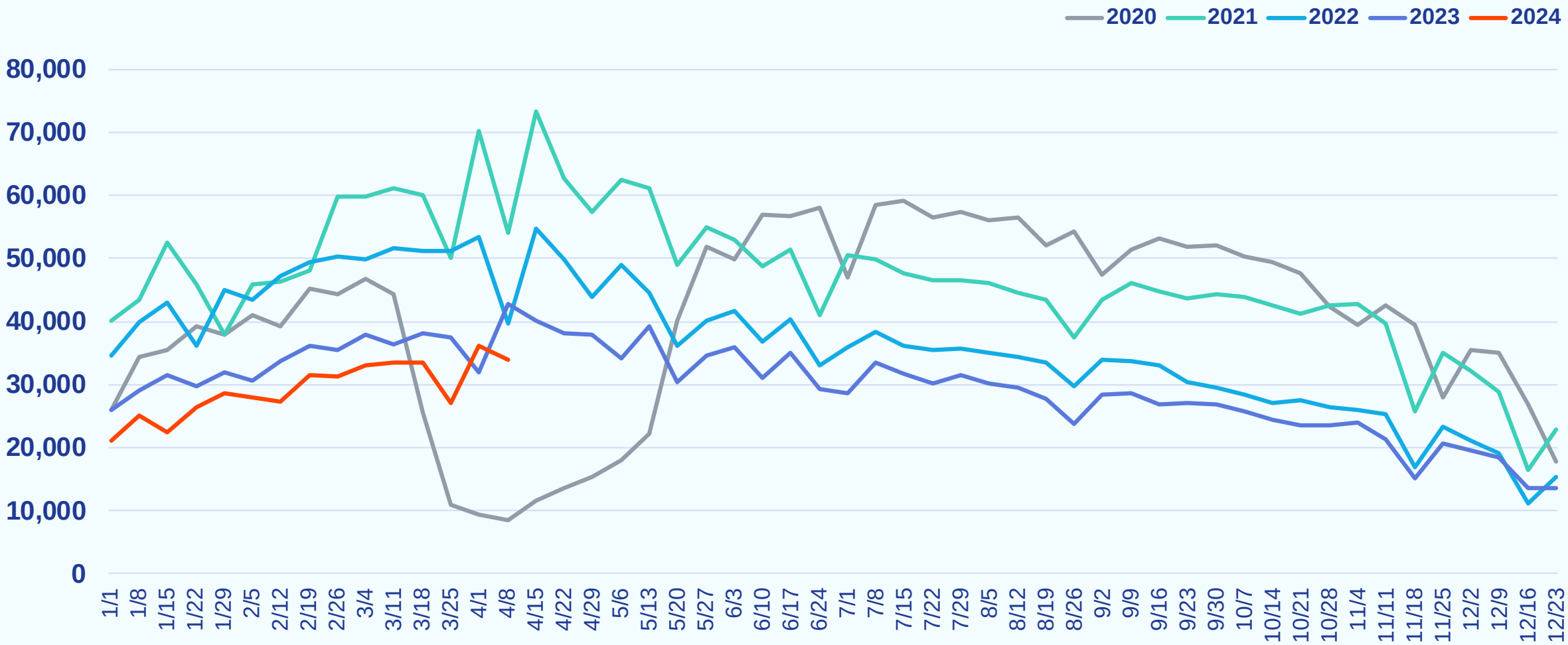
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PHILADELPHIA METRO

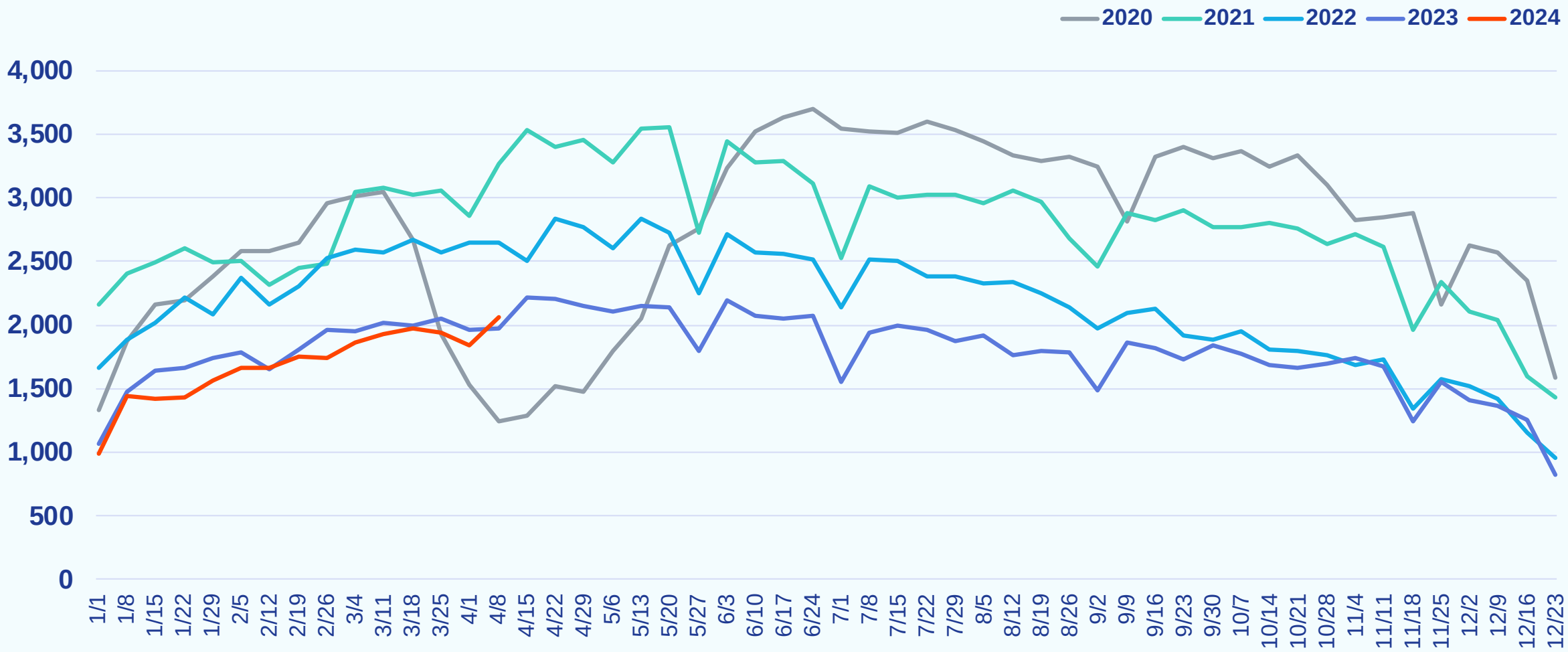
Weekly Showings

Week Ending April 14, 2024



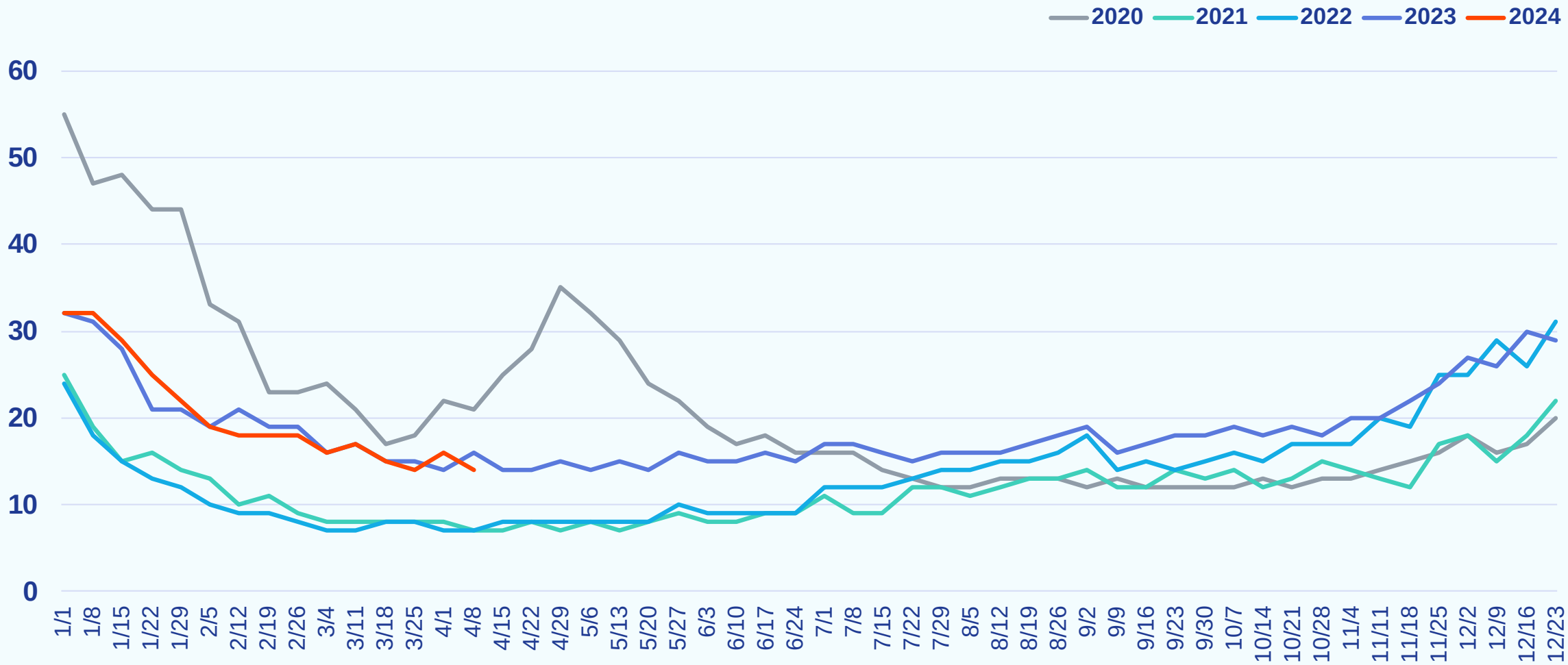
Weekly New Purchase Contracts

Week Ending April 14, 2024



Weekly Median Time to Contract

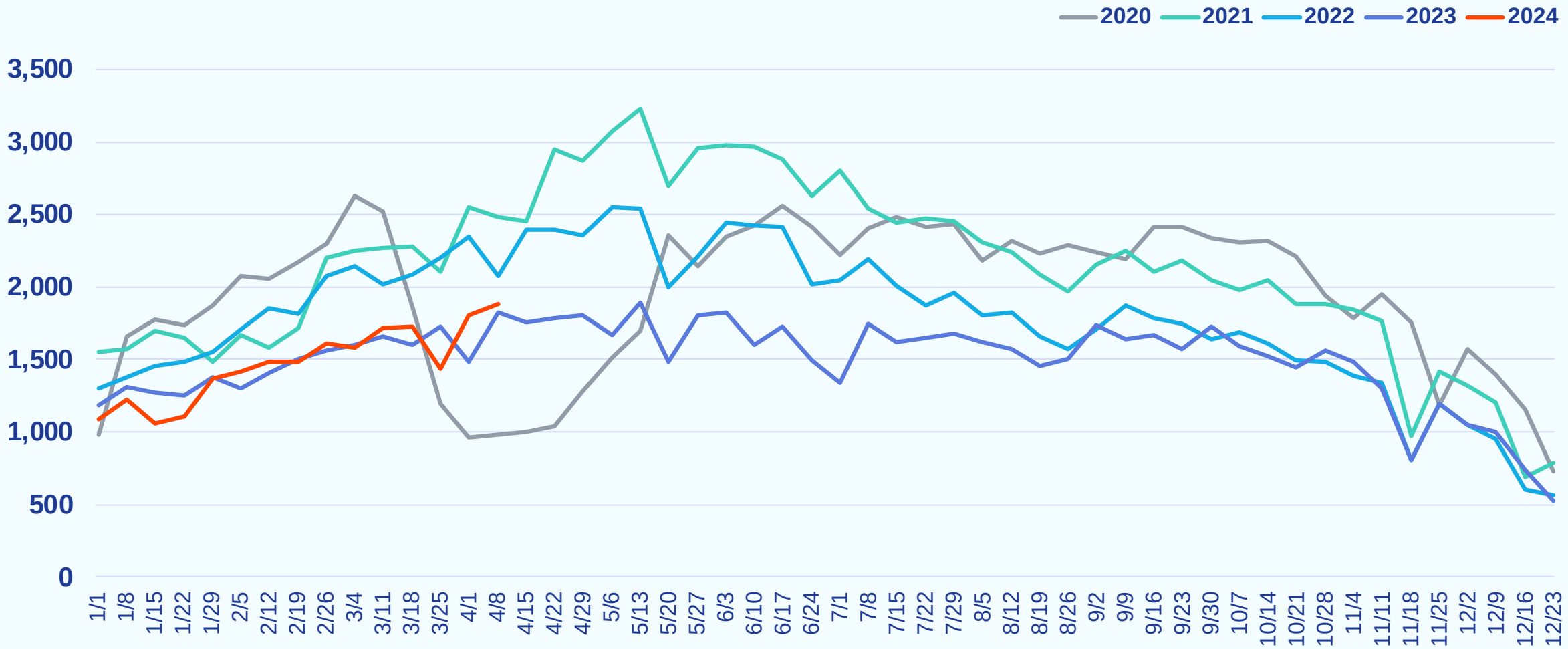
Week Ending April 14, 2024



PHILADELPHIA METRO

Weekly New Listings

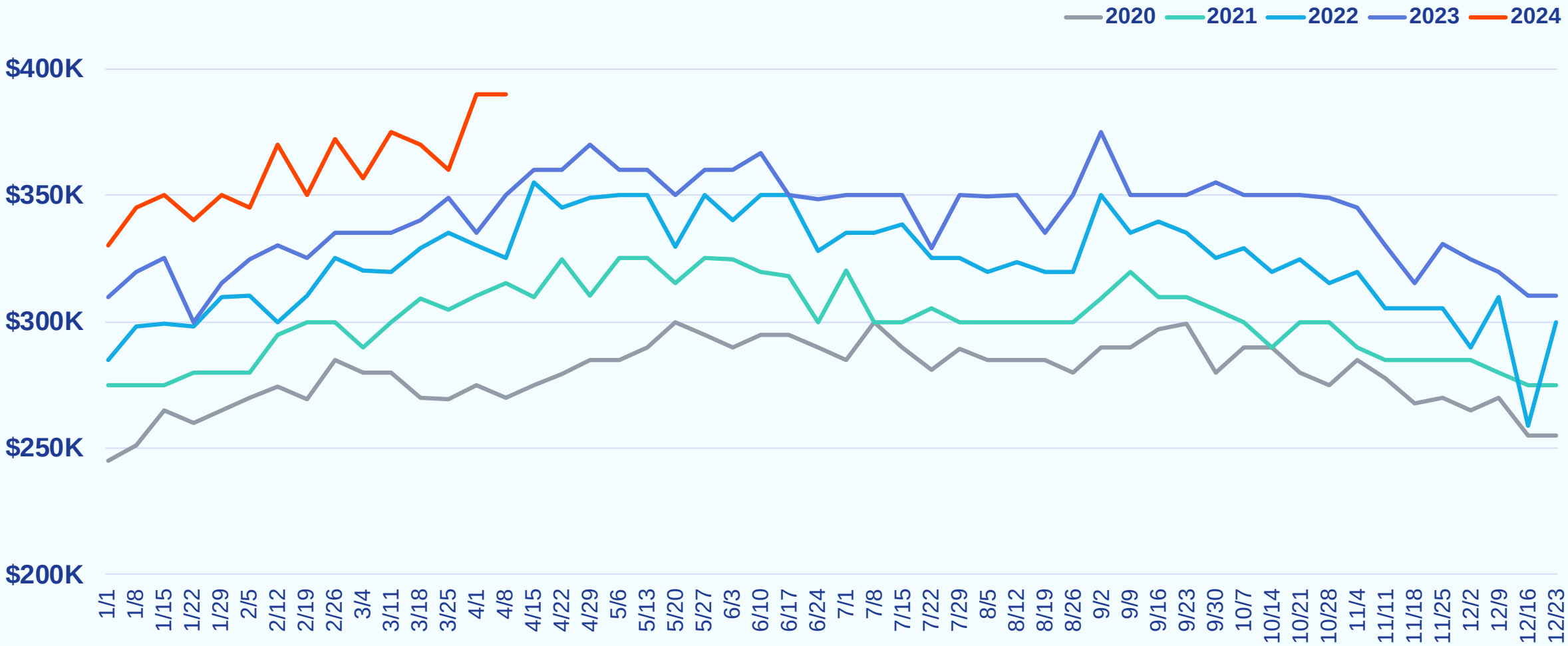
Week Ending April 14, 2024



PHILADELPHIA METRO

Weekly Median List Price

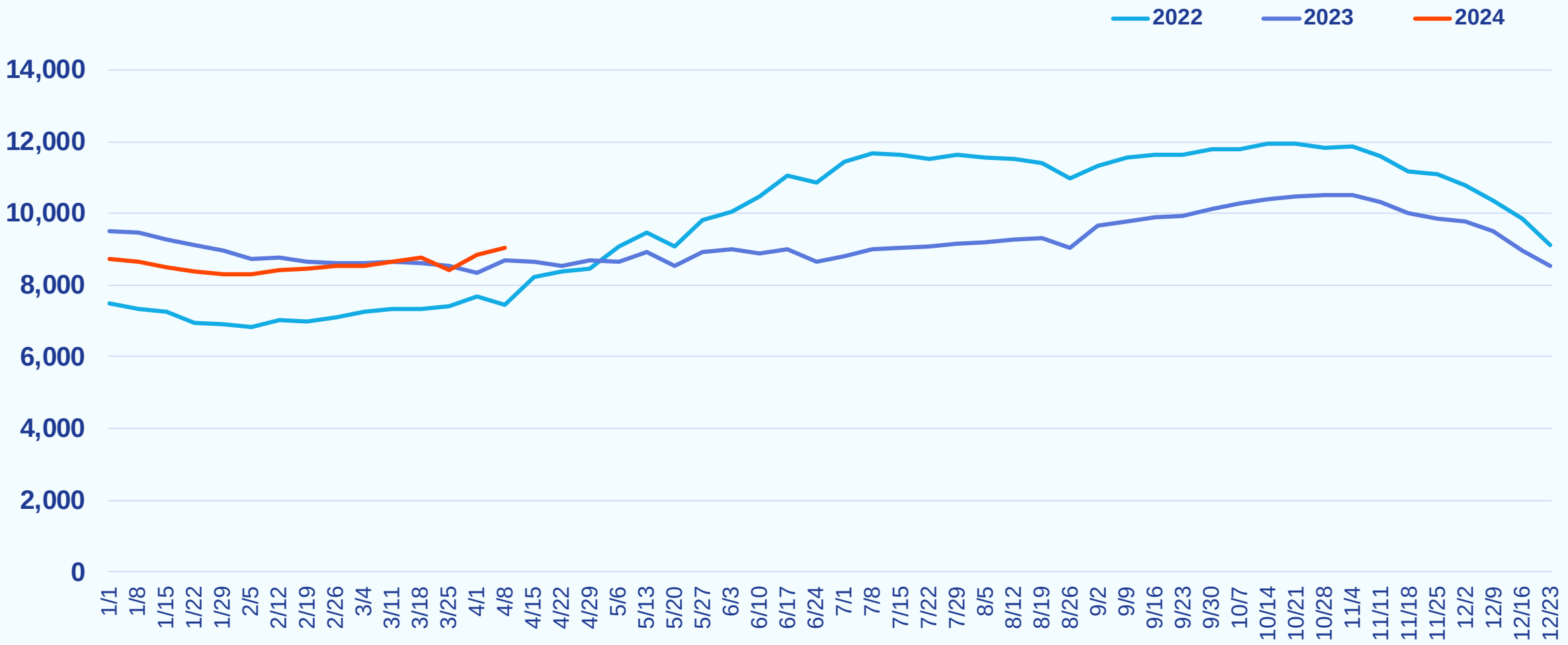
Week Ending April 14, 2024



PHILADELPHIA METRO

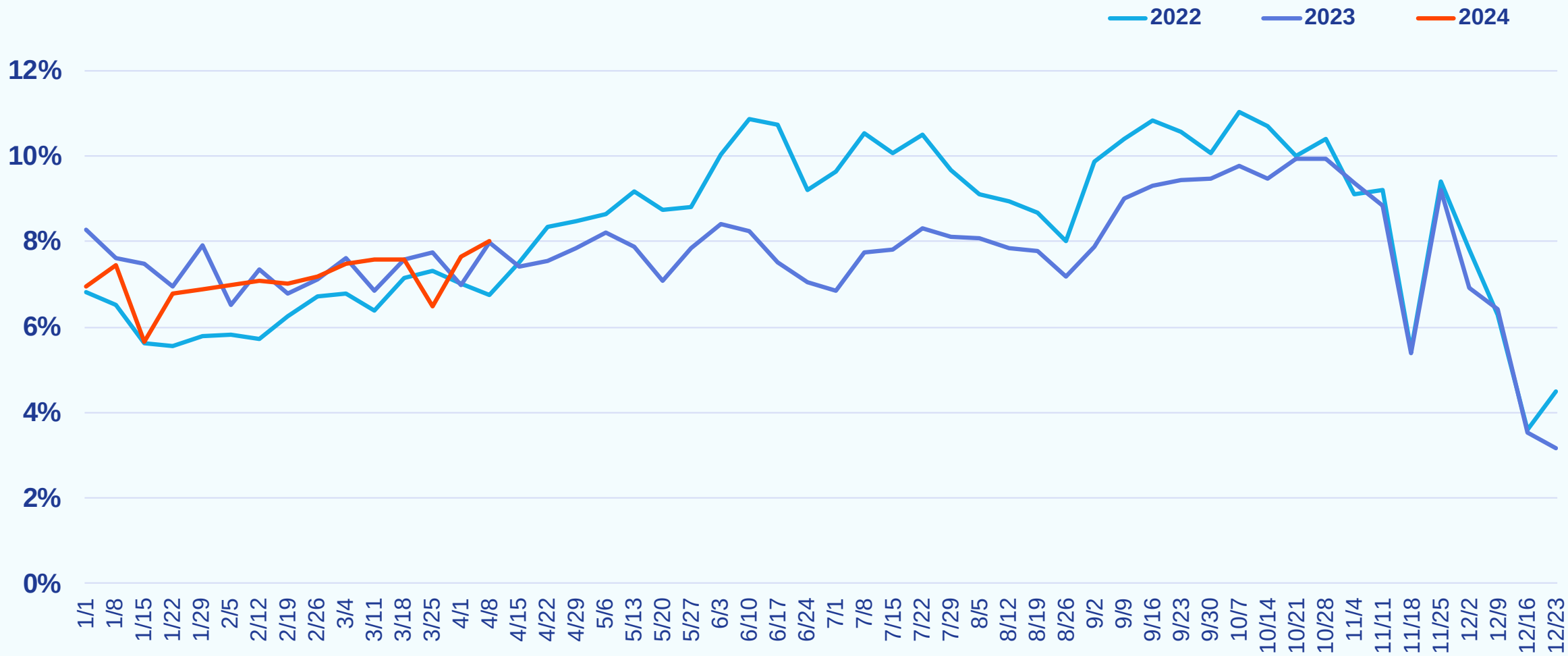
Weekly Active Listings

Week Ending April 14, 2024



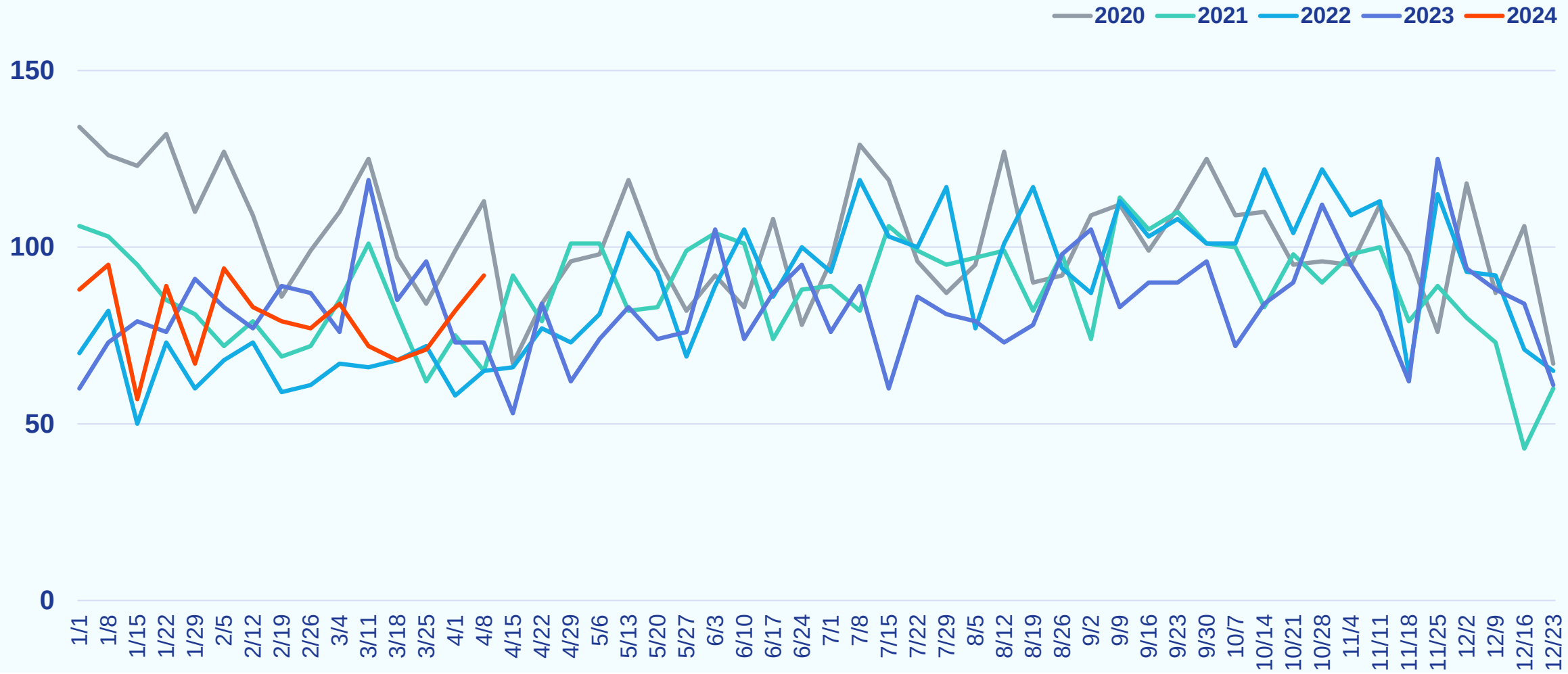
Weekly % Active Listings with Price Decrease

Week Ending April 14, 2024



Weekly Canceled Listings

Week Ending April 14, 2024



Baltimore Metro

BALTIMORE METRO

Weekly Snapshot

Week Ending April 14, 2024

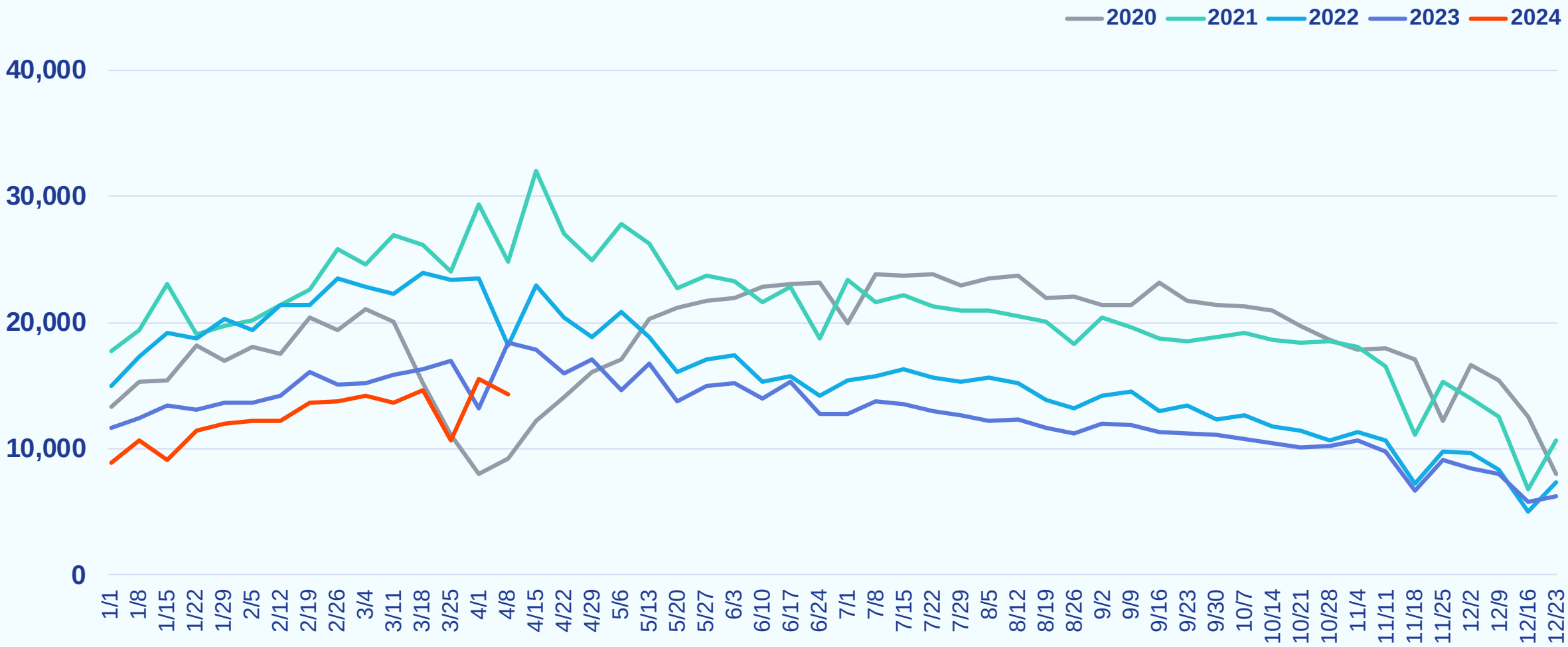
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	14,329	-21.9%	-7.5%
New Purchase Contracts	925	+8.4%	+18.0%
Median Time to Contract	20 days	+0 days	+0 days
New Listings	863	-0.6%	-1.1%
Median List Price	$389,000	+2.4%	-2.7%
Active Listings	3,550	+13.2%	+1.4%
% Active Listings with Price Decrease	8.9%	+1.6 pp	-0.2 pp
Canceled Listings	53	+26.2%	+0.0%

pp = percentage point



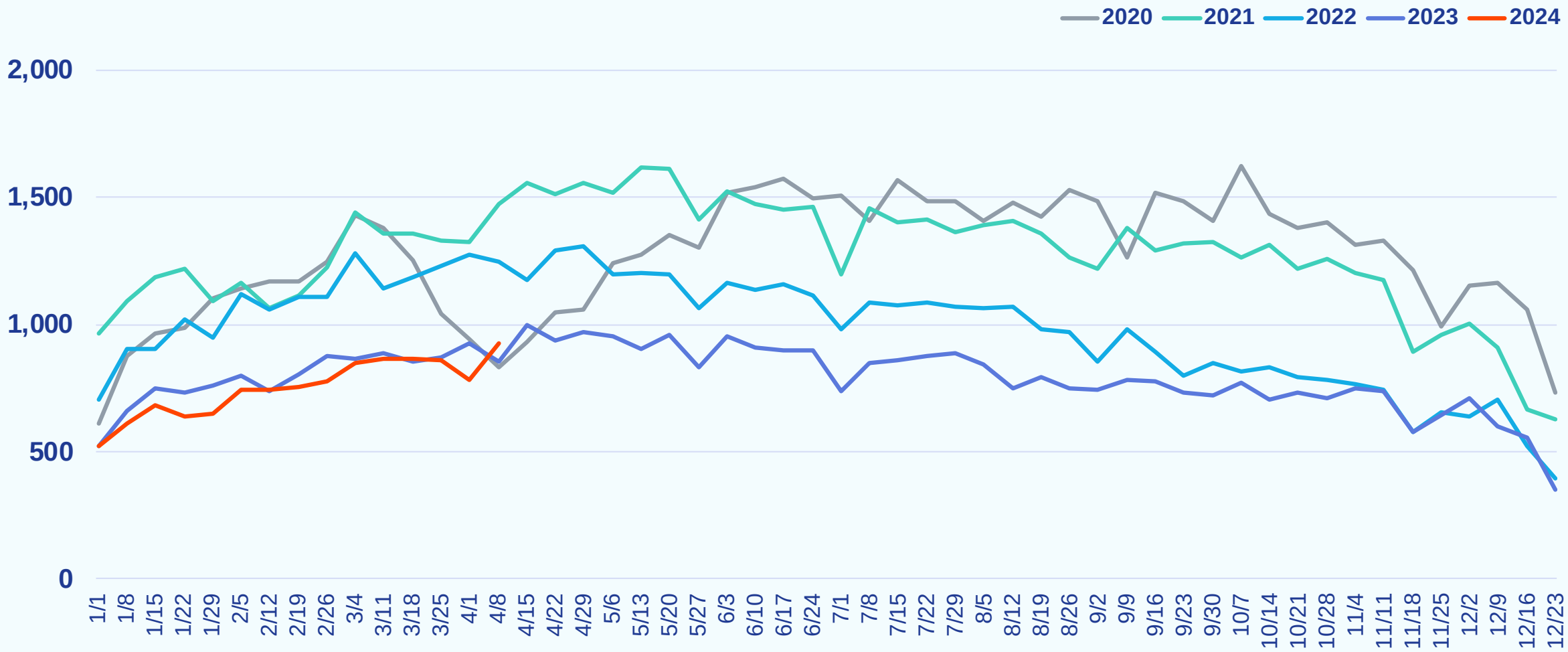
Weekly Showings

Week Ending April 14, 2024



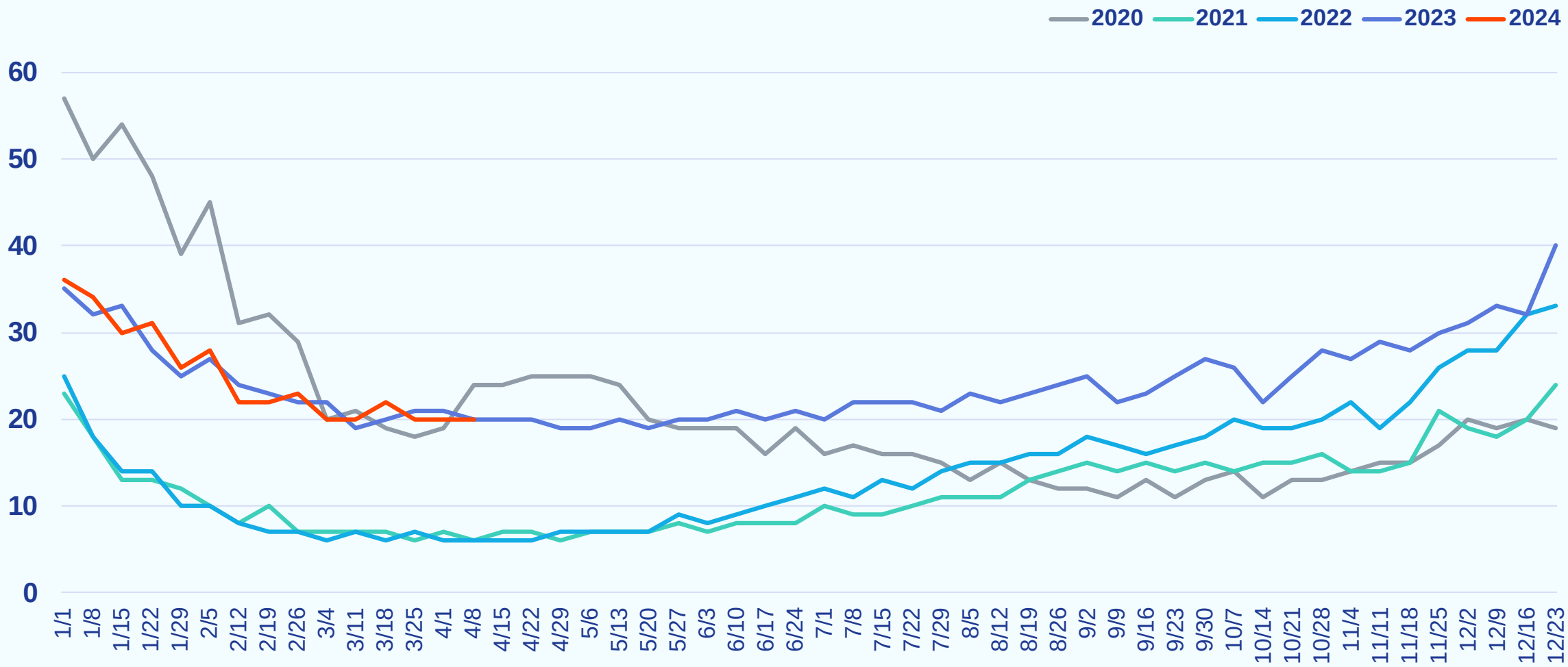
Weekly New Purchase Contracts

Week Ending April 14, 2024



Weekly Median Time to Contract

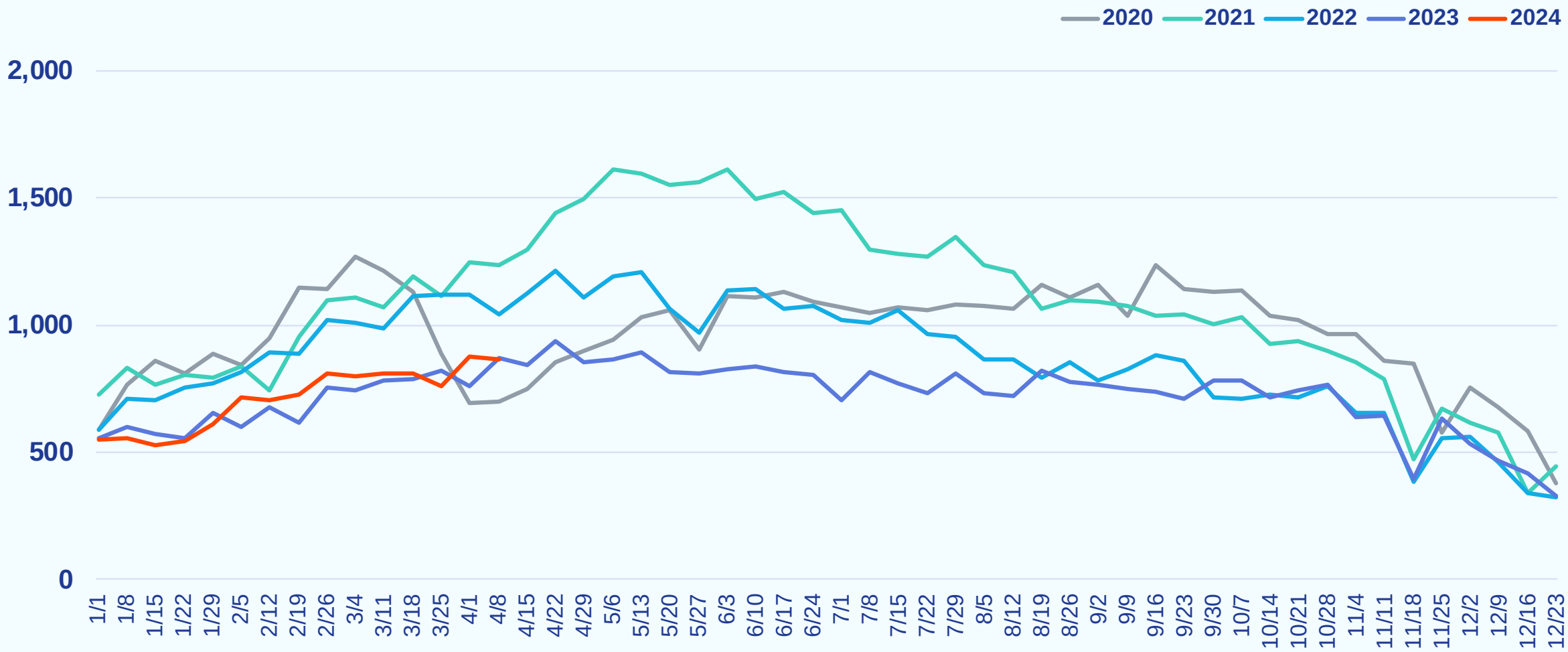
Week Ending April 14, 2024



BALTIMORE METRO

Weekly New Listings

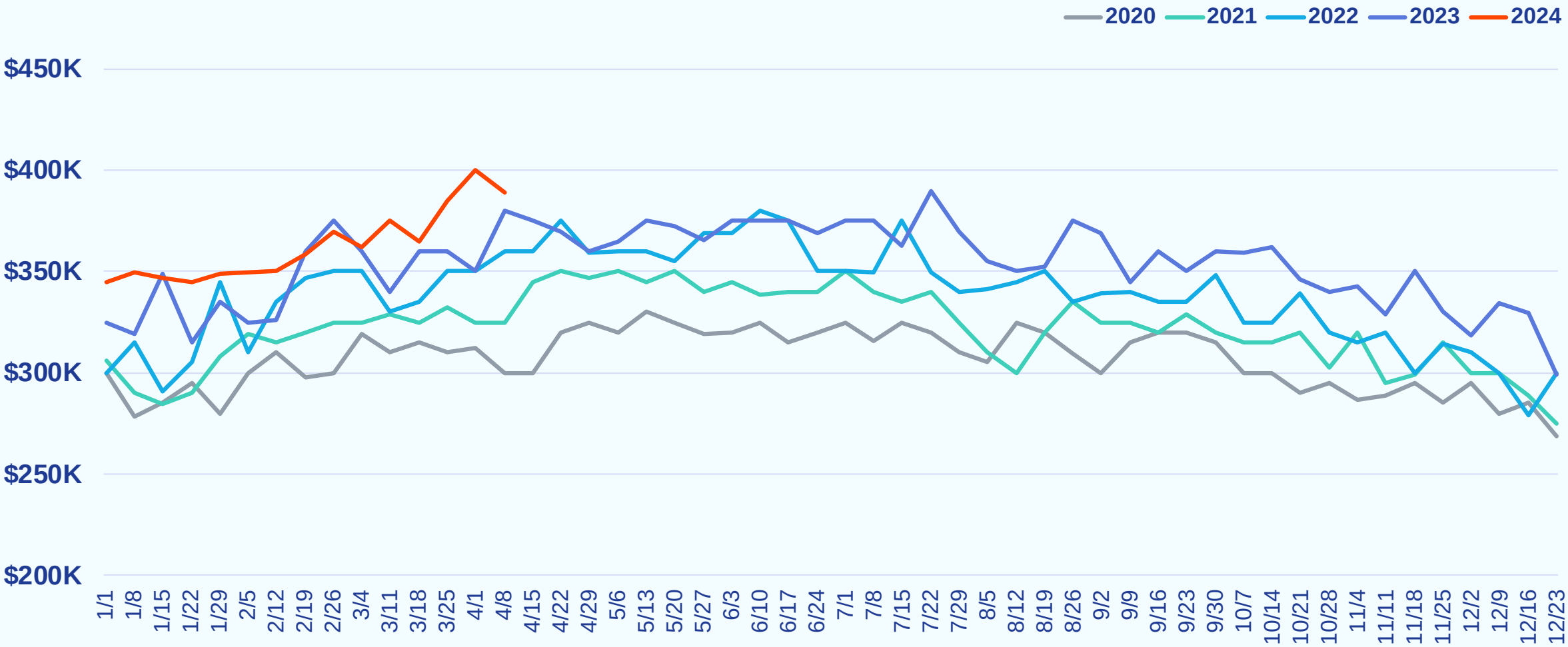
Week Ending April 14, 2024



BALTIMORE METRO

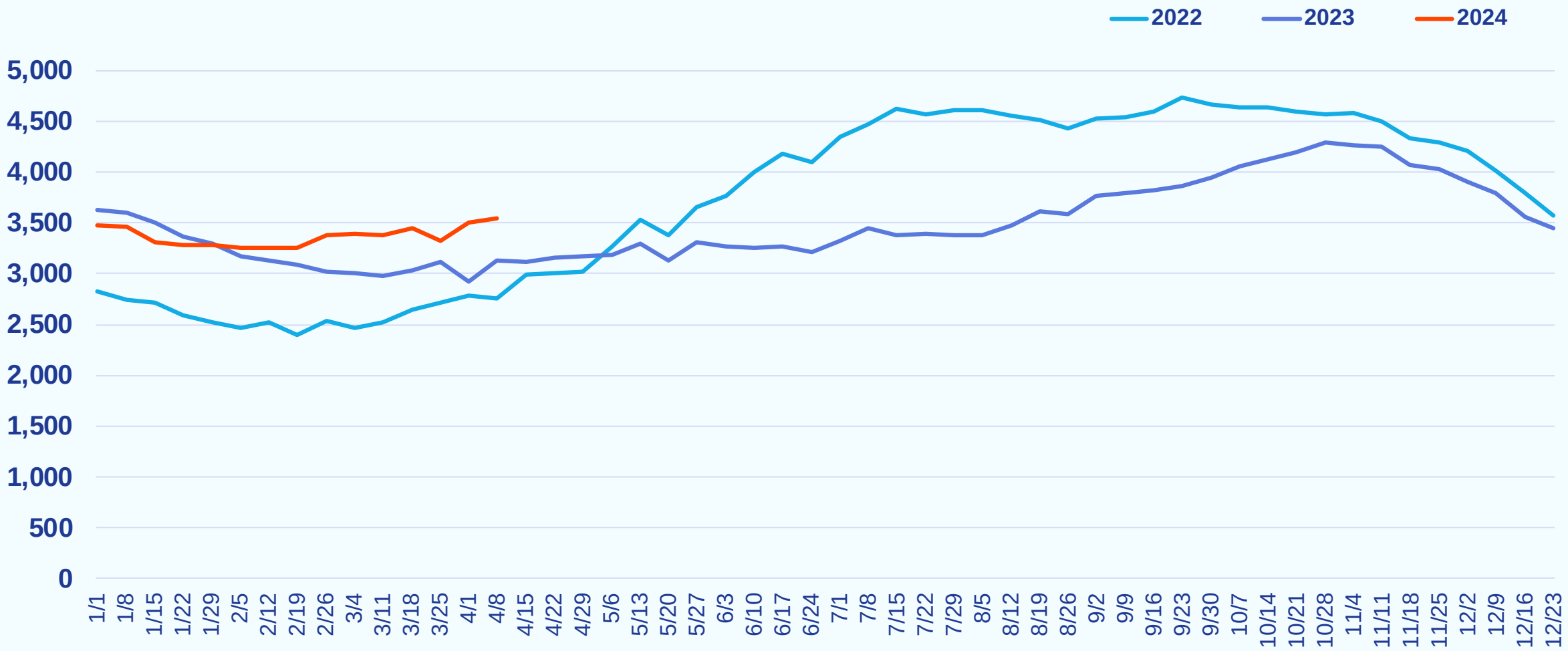
Weekly Median List Price

Week Ending April 14, 2024



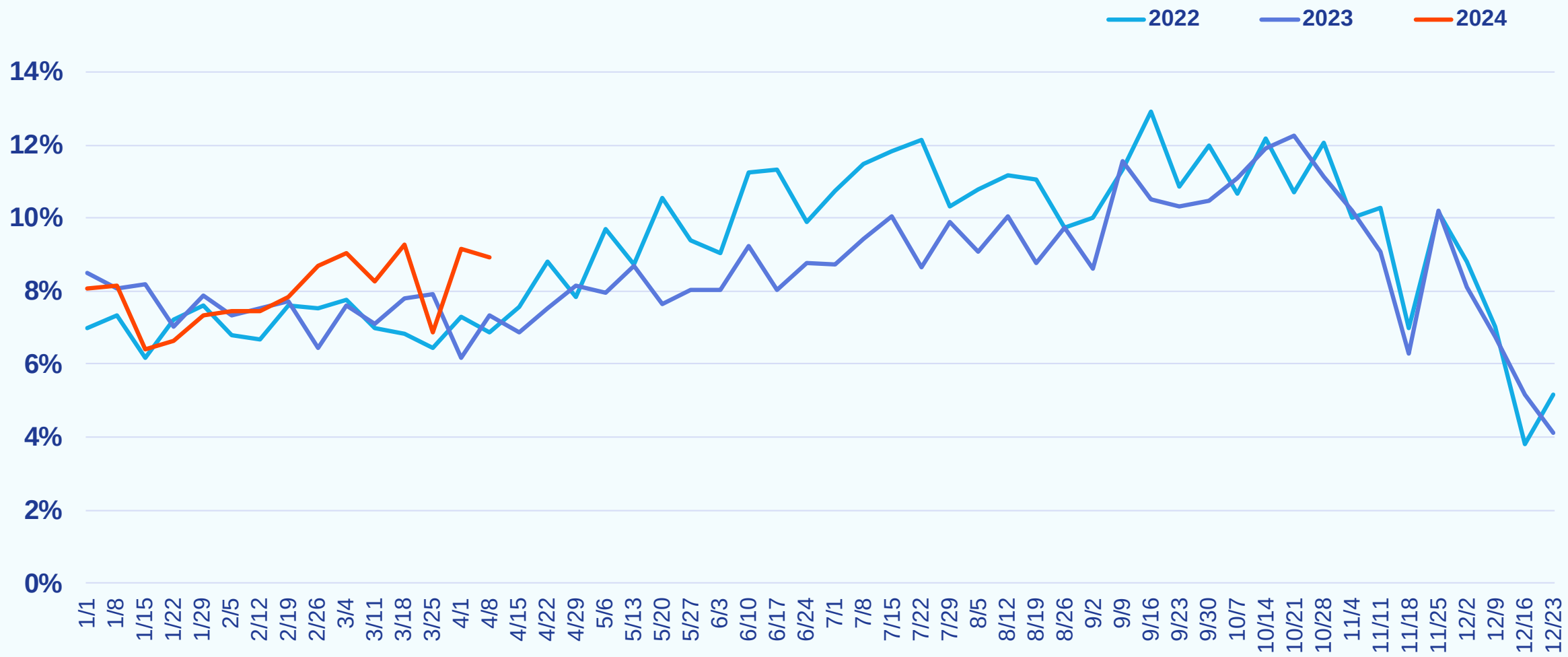
Weekly Active Listings

Week Ending April 14, 2024



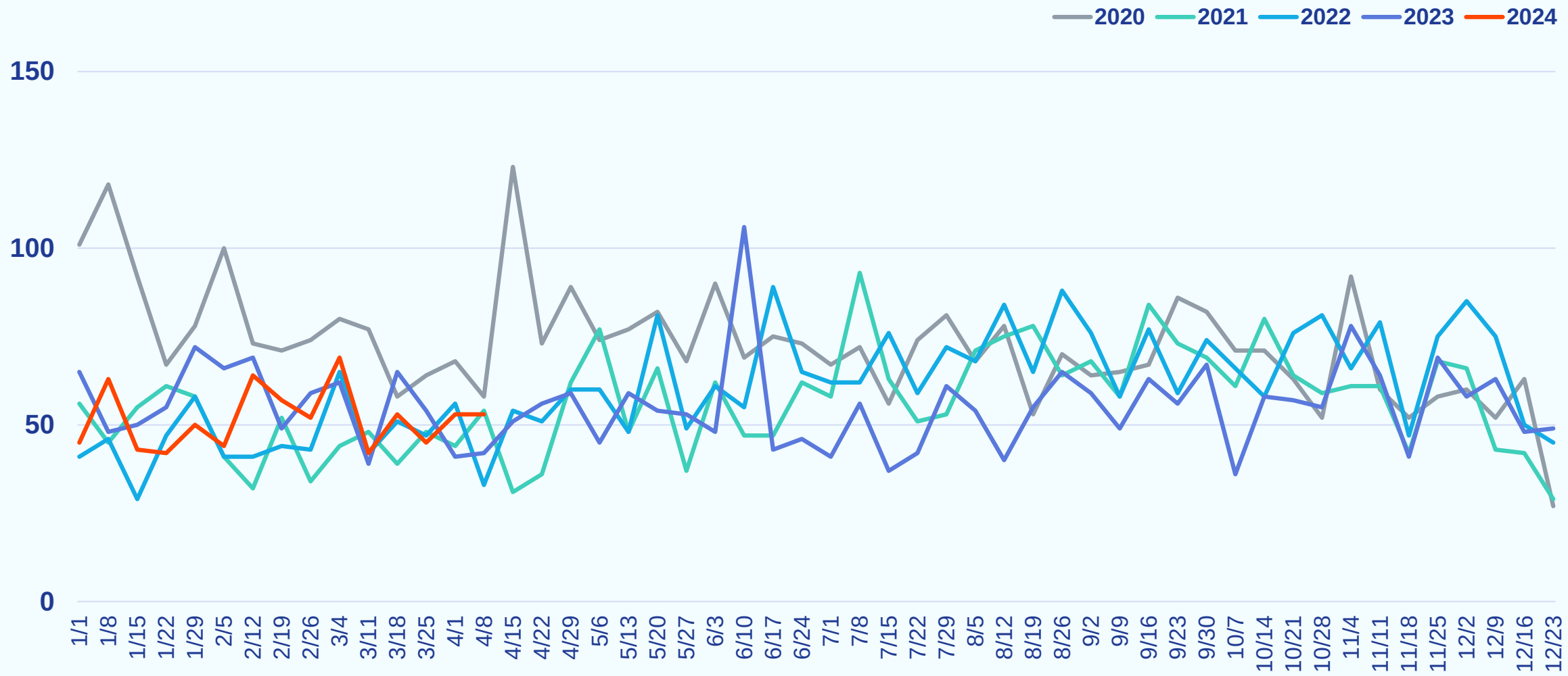
Weekly % Active Listings with Price Decrease

Week Ending April 14, 2024



Weekly Canceled Listings

Week Ending April 14, 2024



Washington, D.C. Metro

Weekly Snapshot

Week Ending April 14, 2024

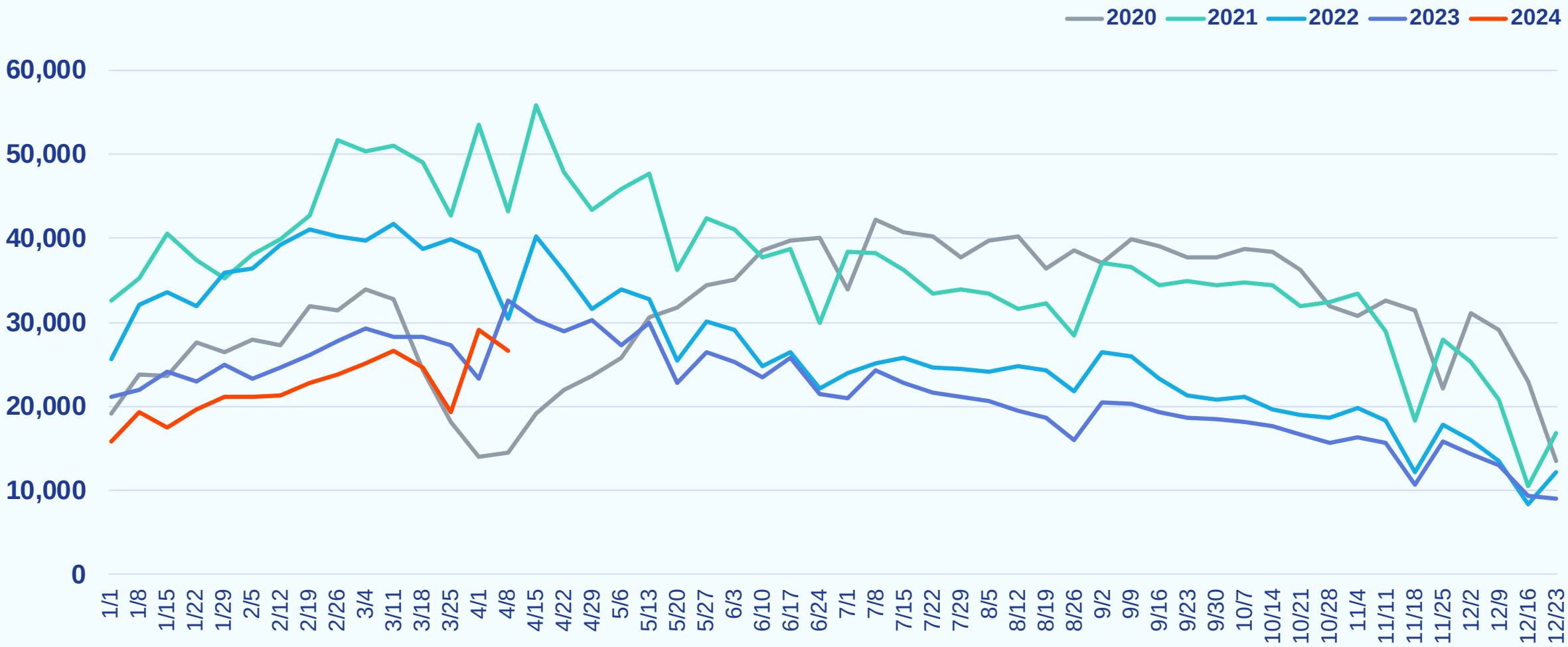
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	26,585	-18.6%	-8.4%
New Purchase Contracts	1,635	+20.3%	+31.0%
Median Time to Contract	18 days	-2 days	+0 days
New Listings	1,580	+6.3%	+0.8%
Median List Price	$649,000	+8.3%	+3.0%
Active Listings	5,626	+11.6%	+1.5%
% Active Listings with Price Decrease	7.1%	+0.4 pp	-0.3 pp
Canceled Listings	91	+68.5%	+3.4%

pp = percentage point



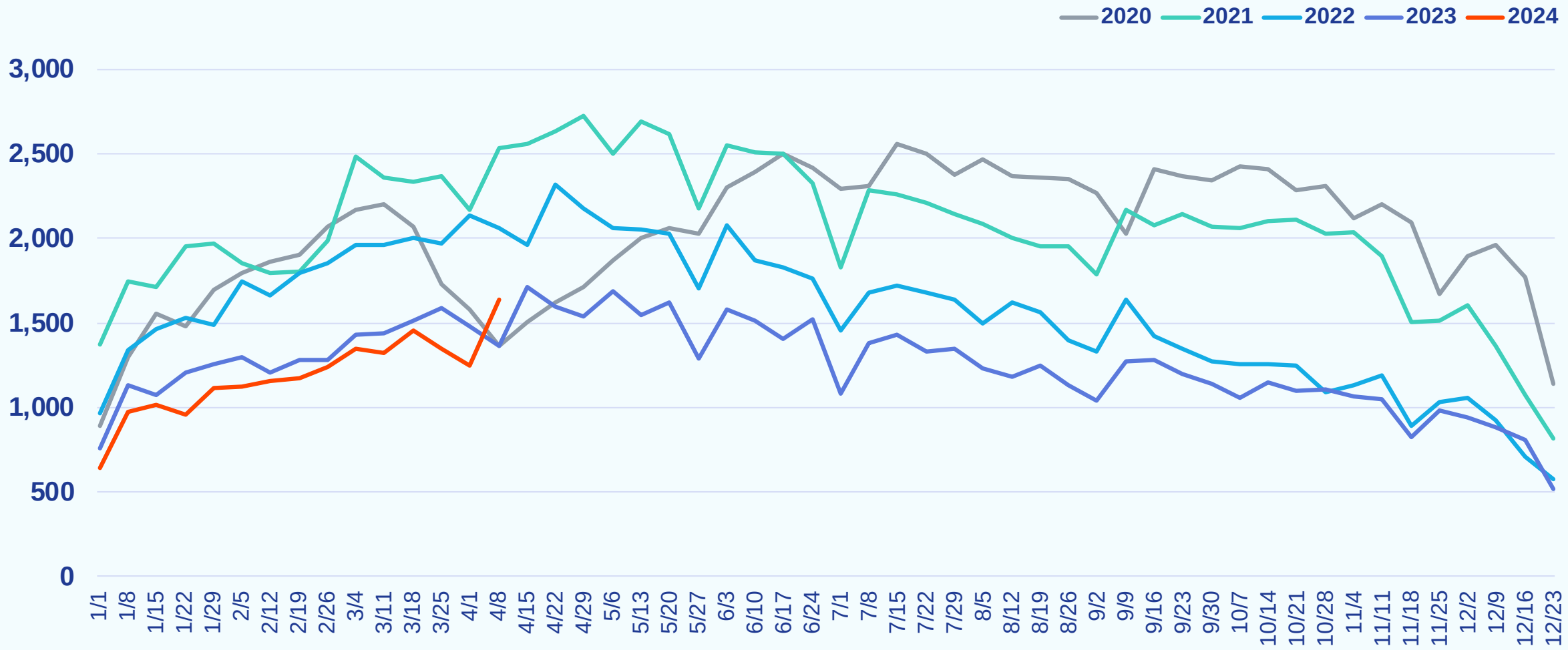
Weekly Showings

Week Ending April 14, 2024



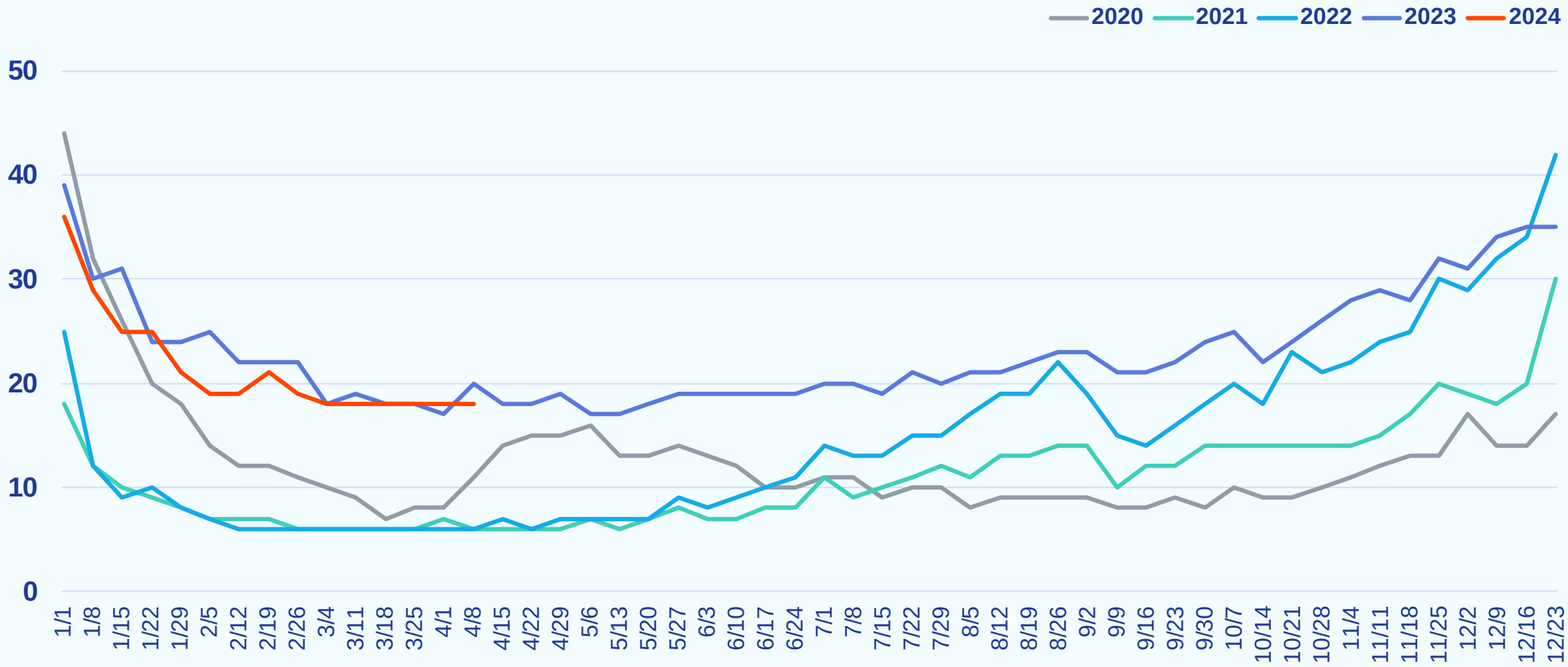
Weekly New Purchase Contracts

Week Ending April 14, 2024



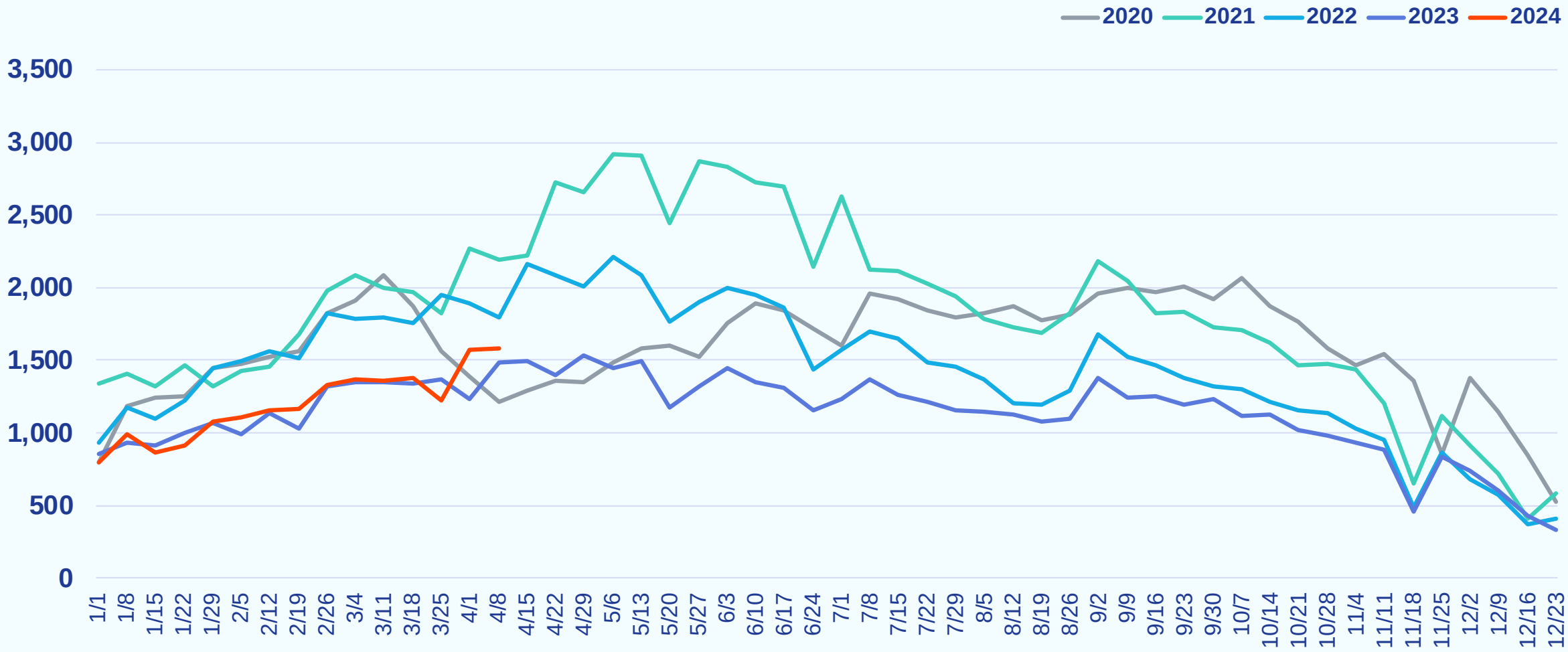
Weekly Median Time to Contract

Week Ending April 14, 2024



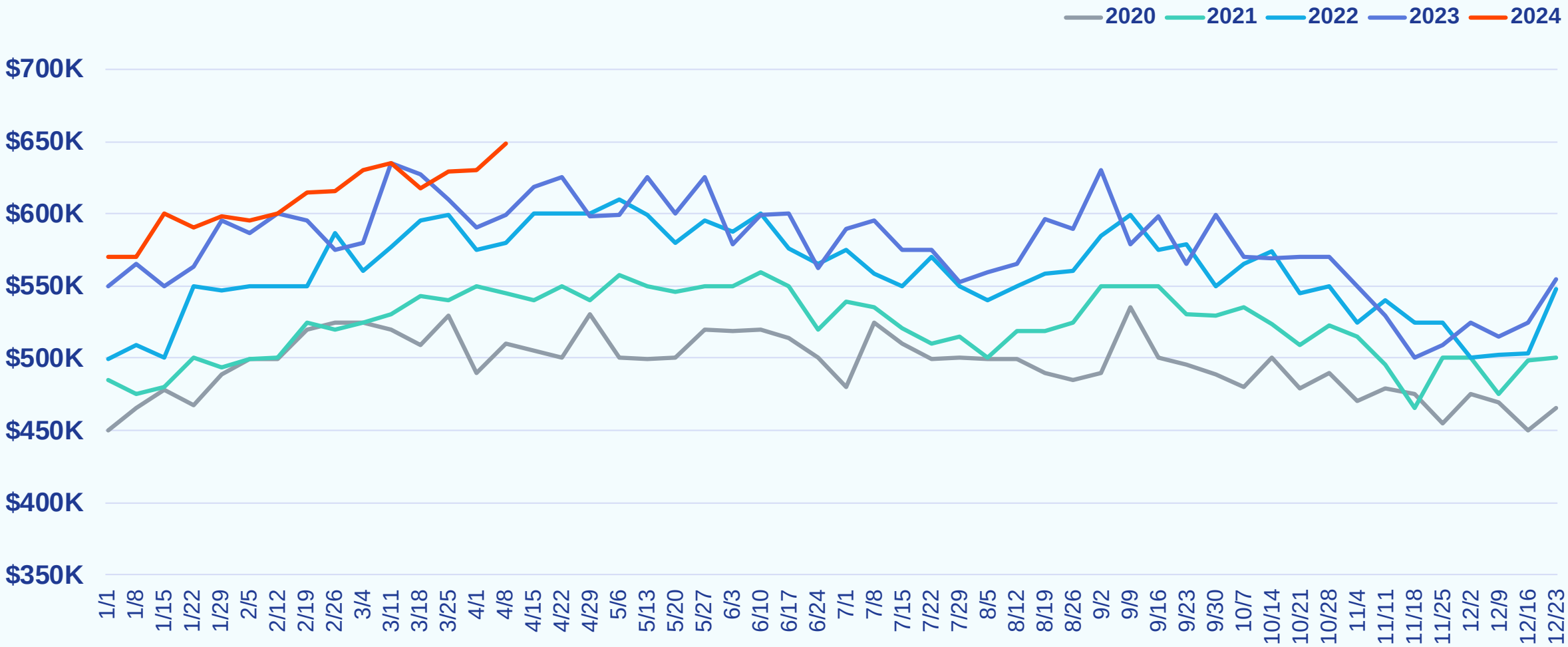
Weekly New Listings

Week Ending April 14, 2024



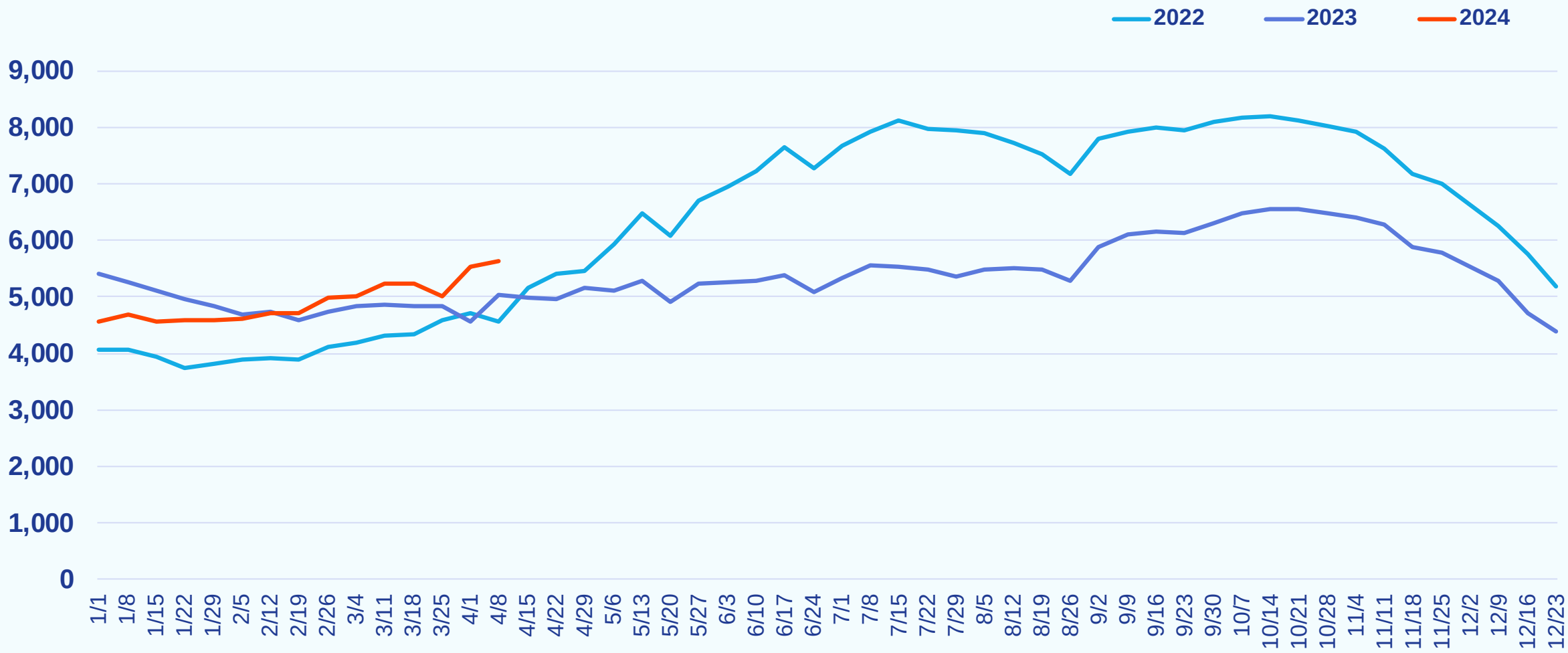
Weekly Median List Price

Week Ending April 14, 2024



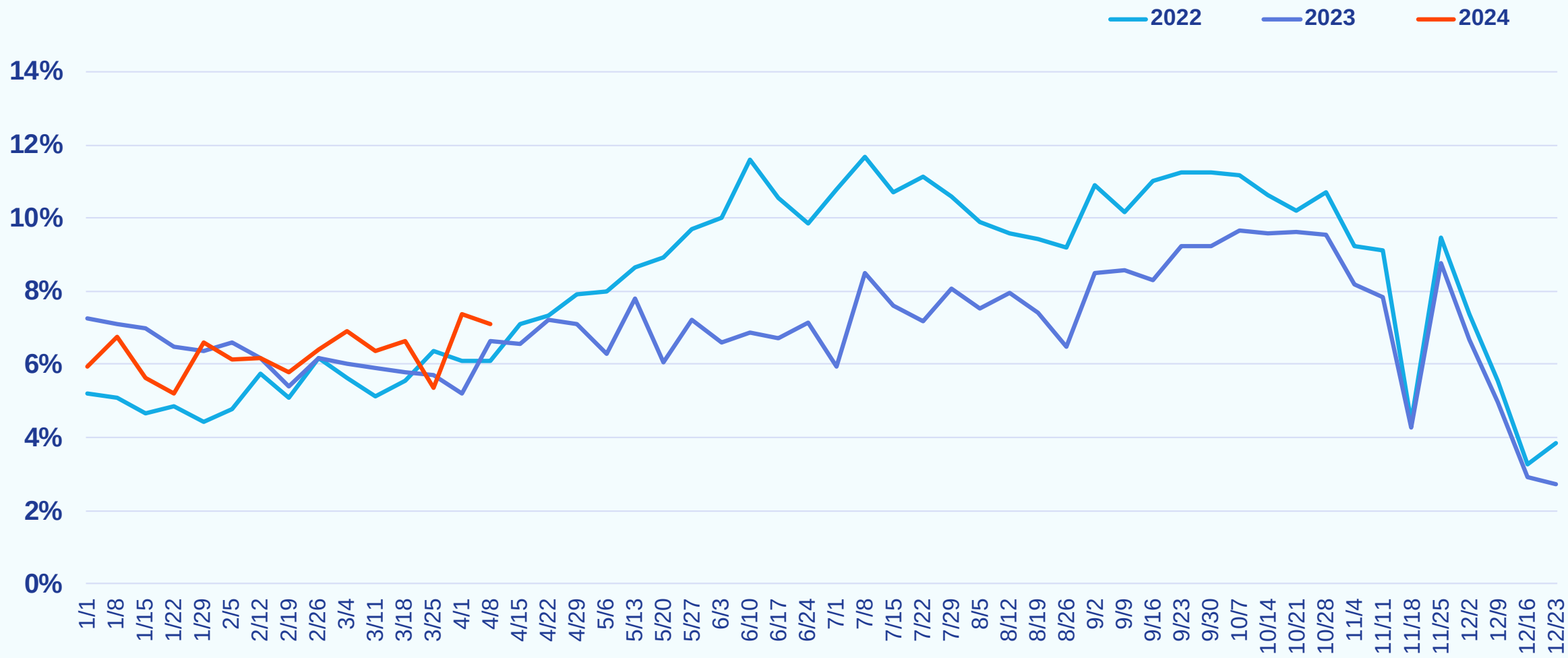
Weekly Active Listings

Week Ending April 14, 2024



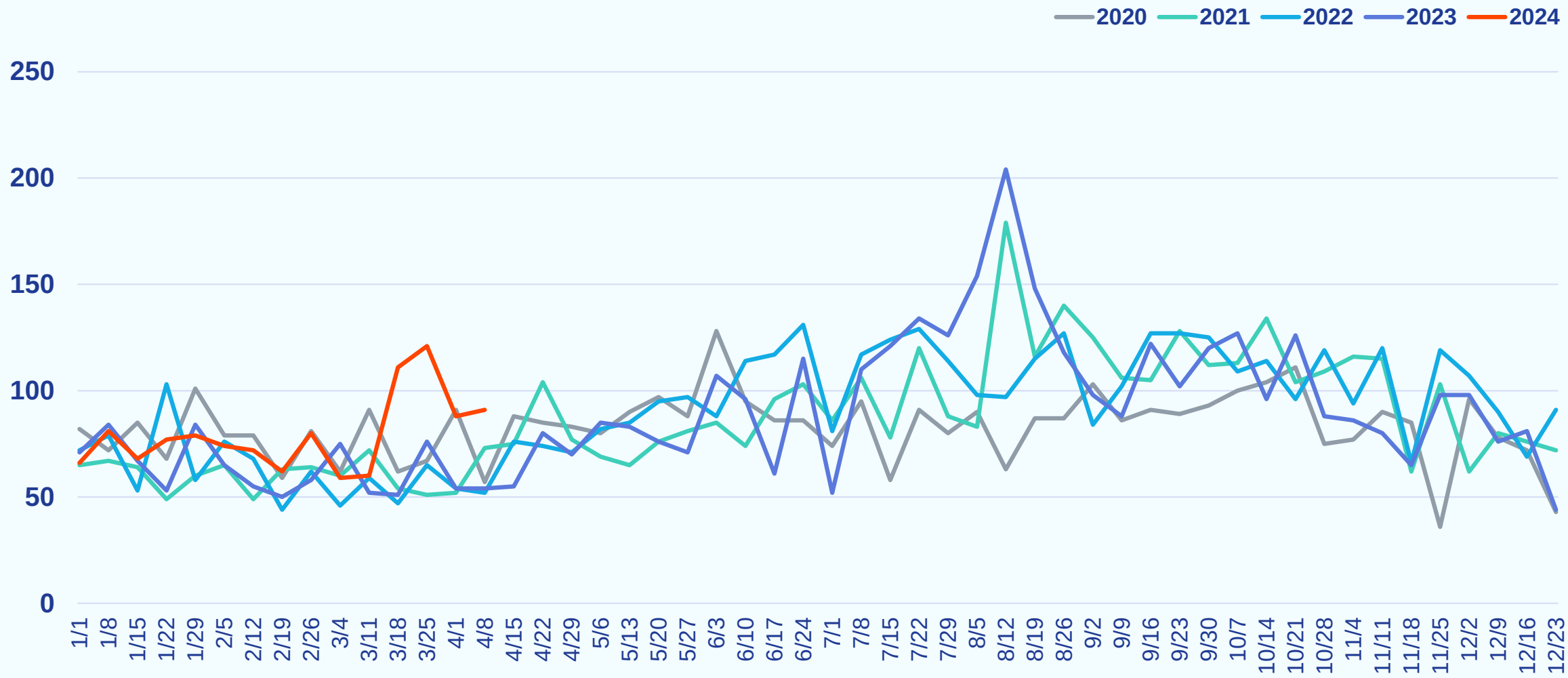
Weekly % Active Listings with Price Decrease

Week Ending April 14, 2024



Weekly Canceled Listings

Week Ending April 14, 2024



Central Pennsylvania

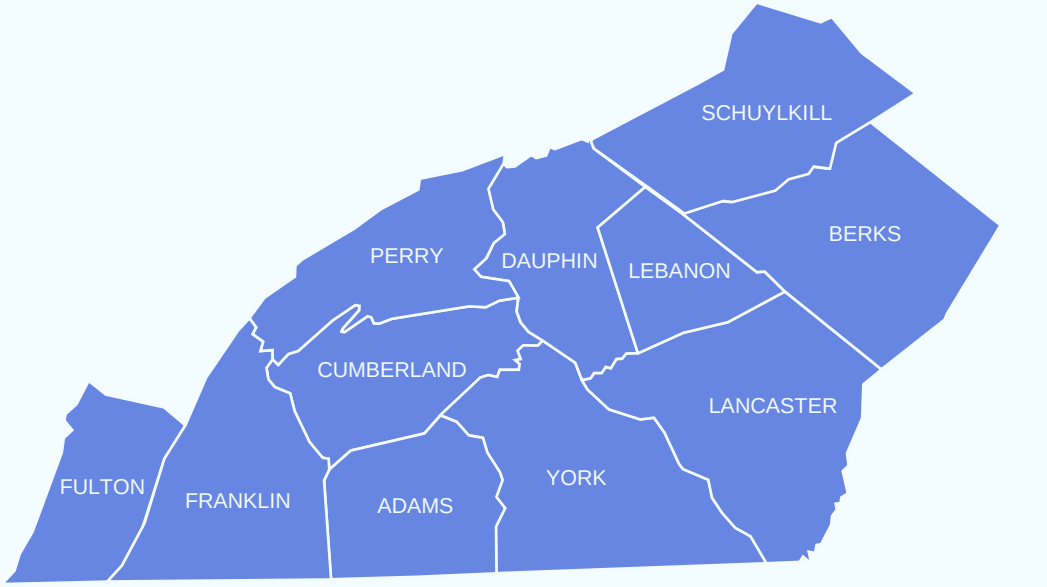
CENTRAL PENNSYLVANIA

Weekly Snapshot

Week Ending April 14, 2024

		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	8,898	-16.9%	-12.2%
New Purchase Contracts	619	+14.2%	+6.4%
Median Time to Contract	13 days	+2 days	-1 day
New Listings	608	+4.8%	+4.6%
Median List Price	$279,900	+0.0%	-5.1%
Active Listings	2,580	+10.8%	+1.2%
% Active Listings with Price Decrease	7.9%	+2.0 pp	+0.7 pp
Canceled Listings	18	-18.2%	-43.8%

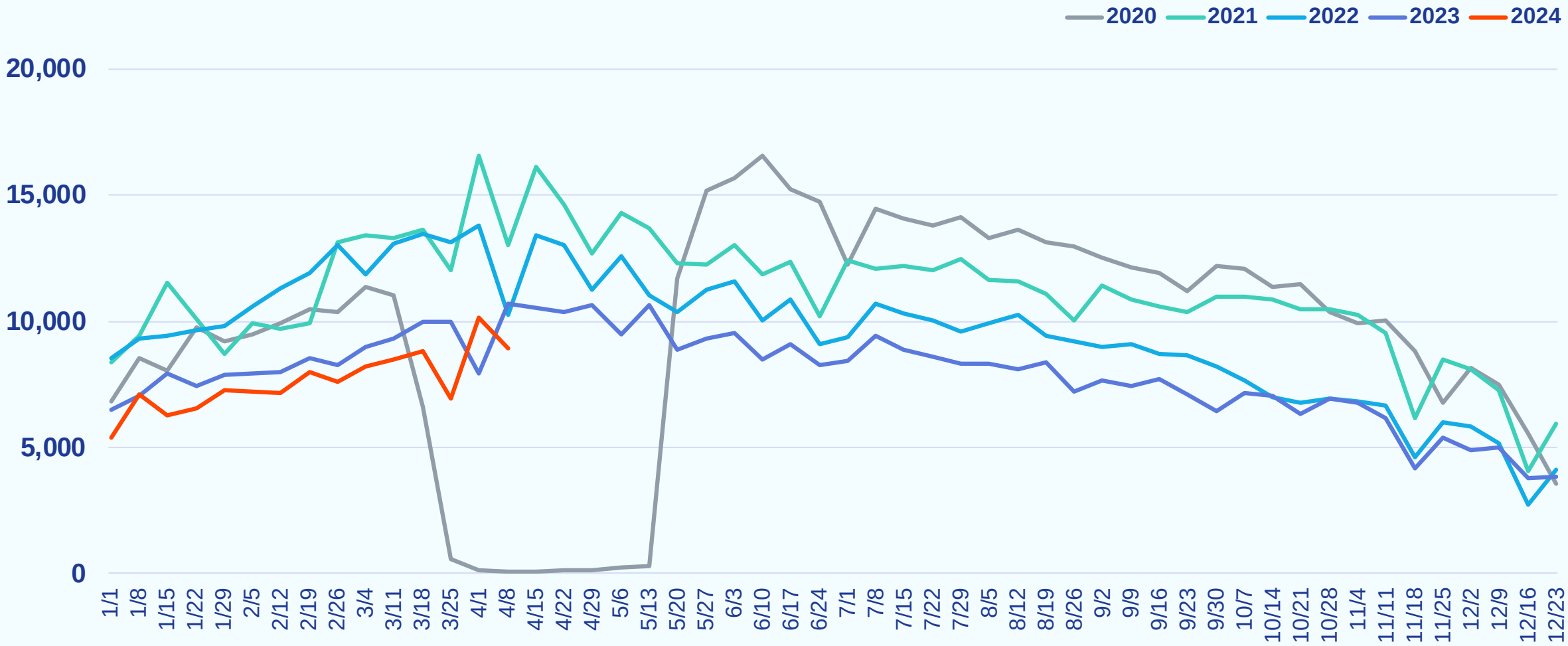
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CENTRAL PENNSYLVANIA

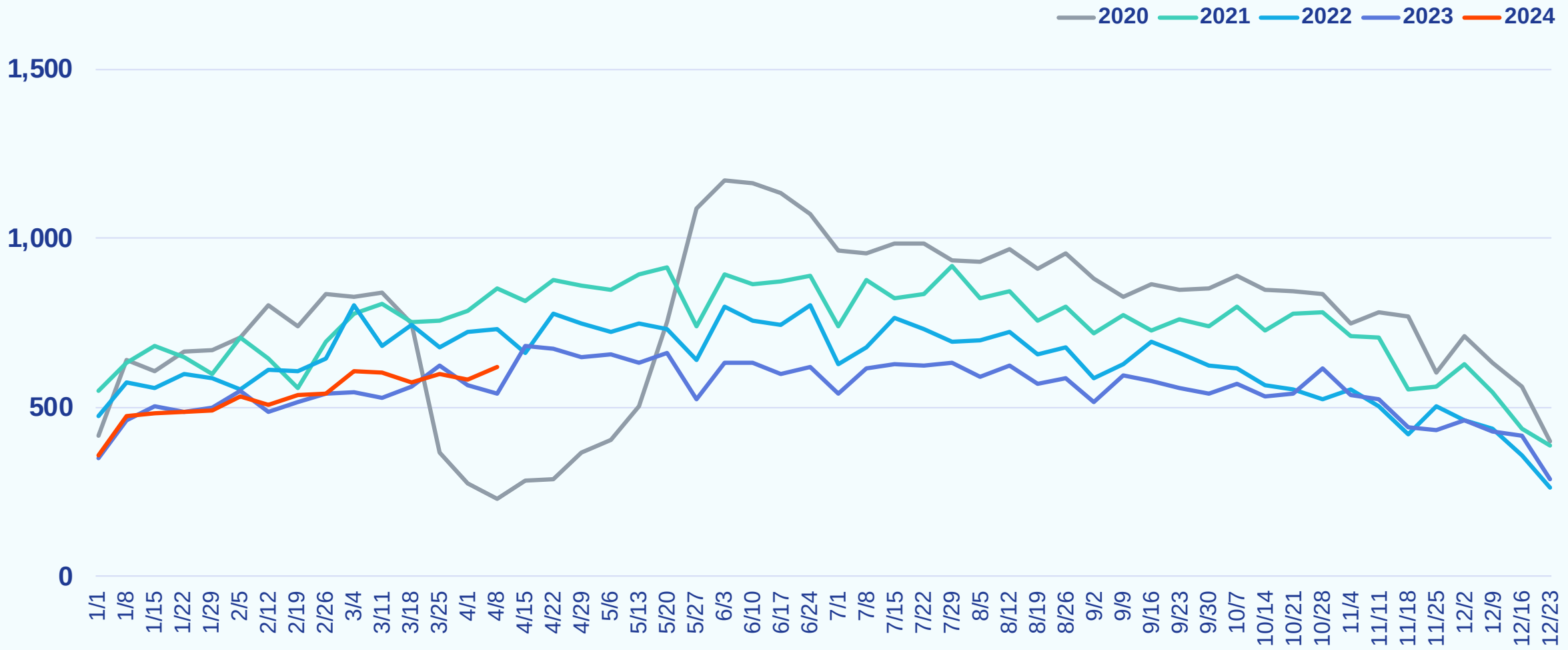
Weekly Showings

Week Ending April 14, 2024



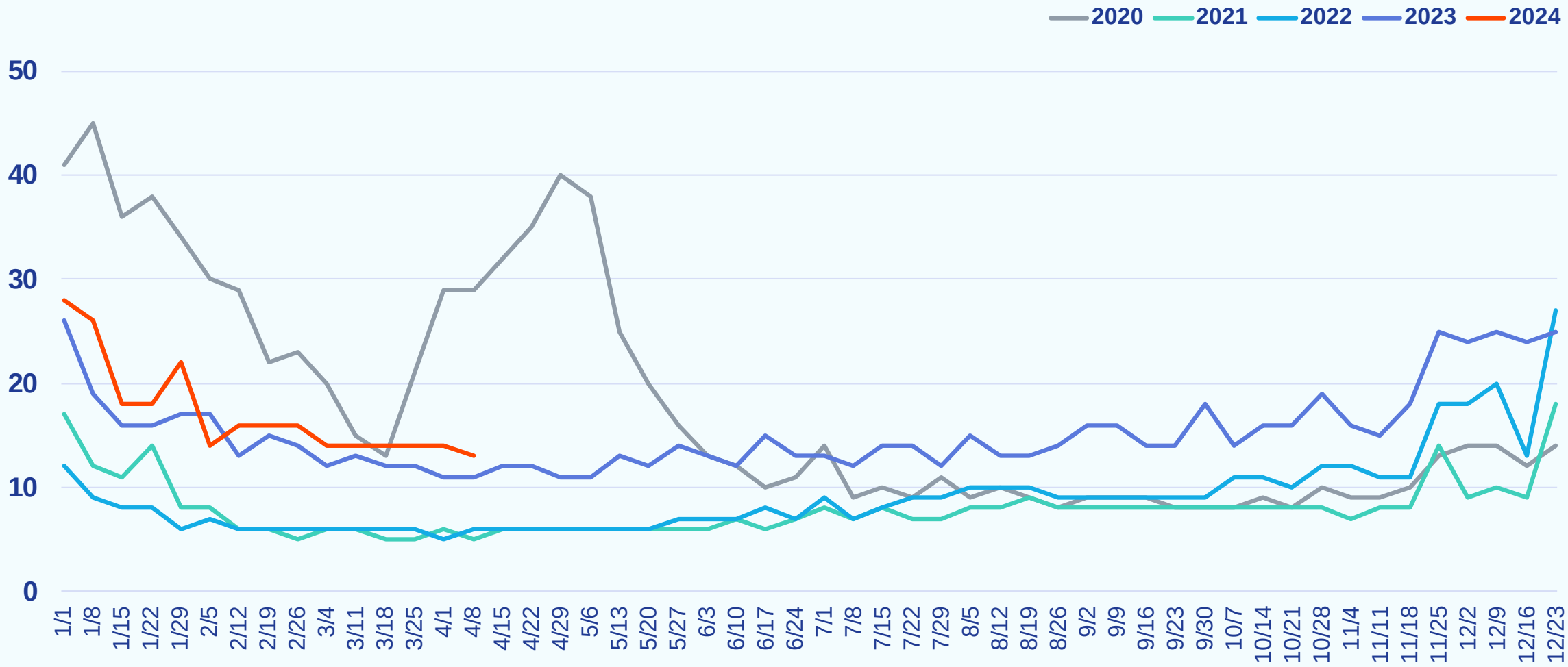
Weekly New Purchase Contracts

Week Ending April 14, 2024



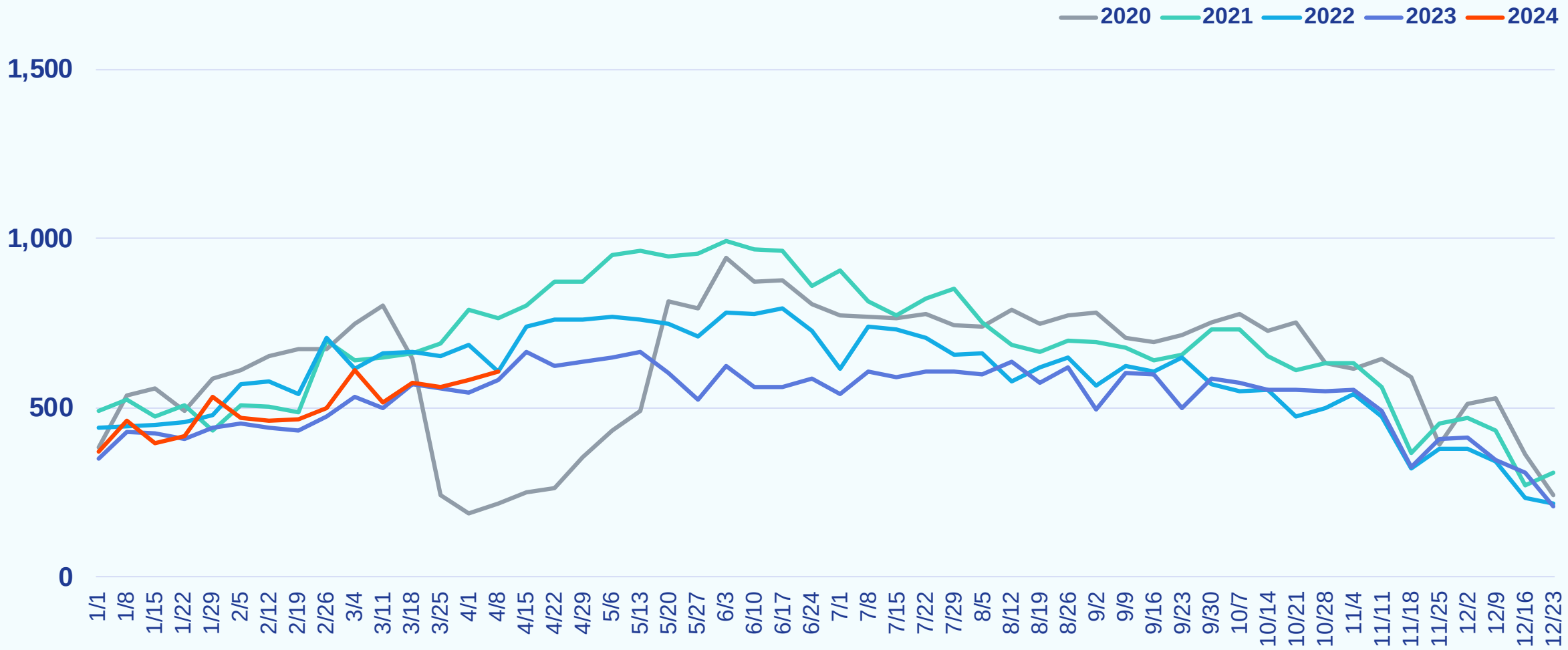
Weekly Median Time to Contract

Week Ending April 14, 2024



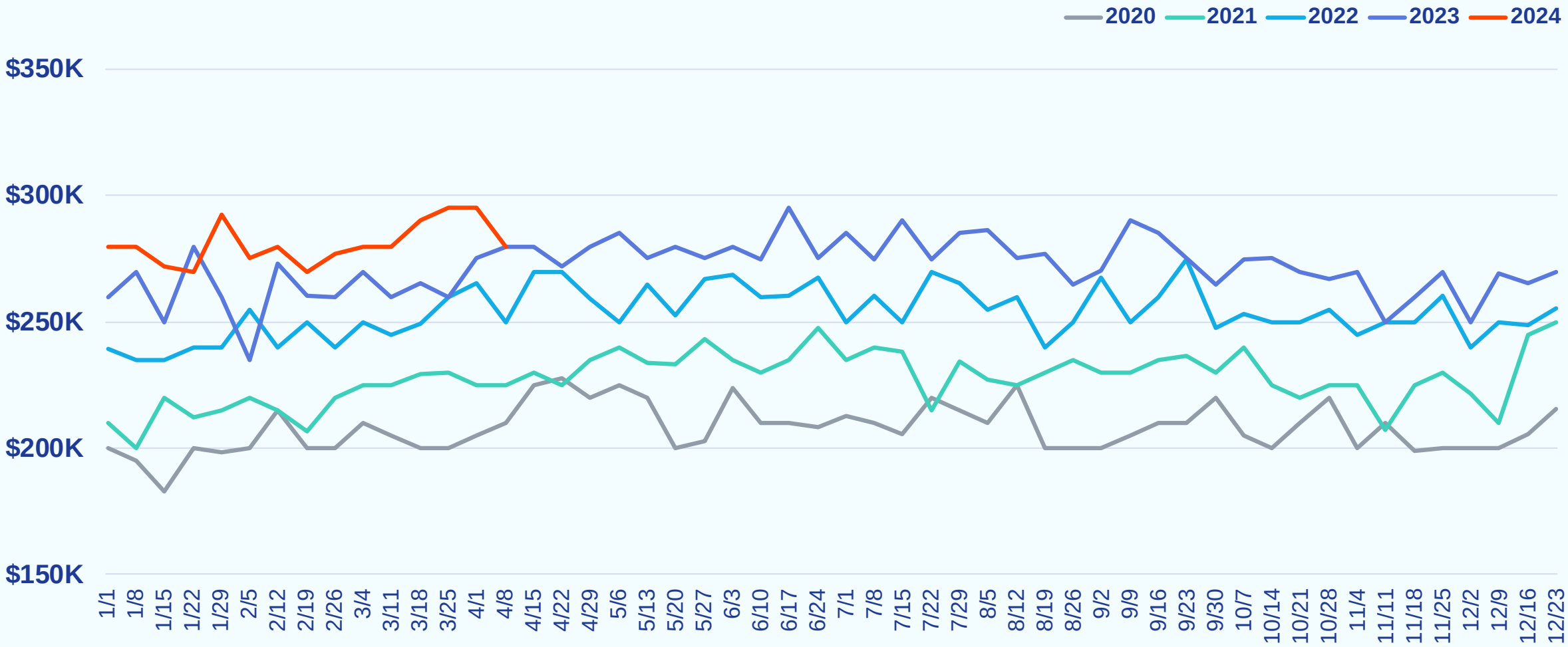
Weekly New Listings

Week Ending April 14, 2024



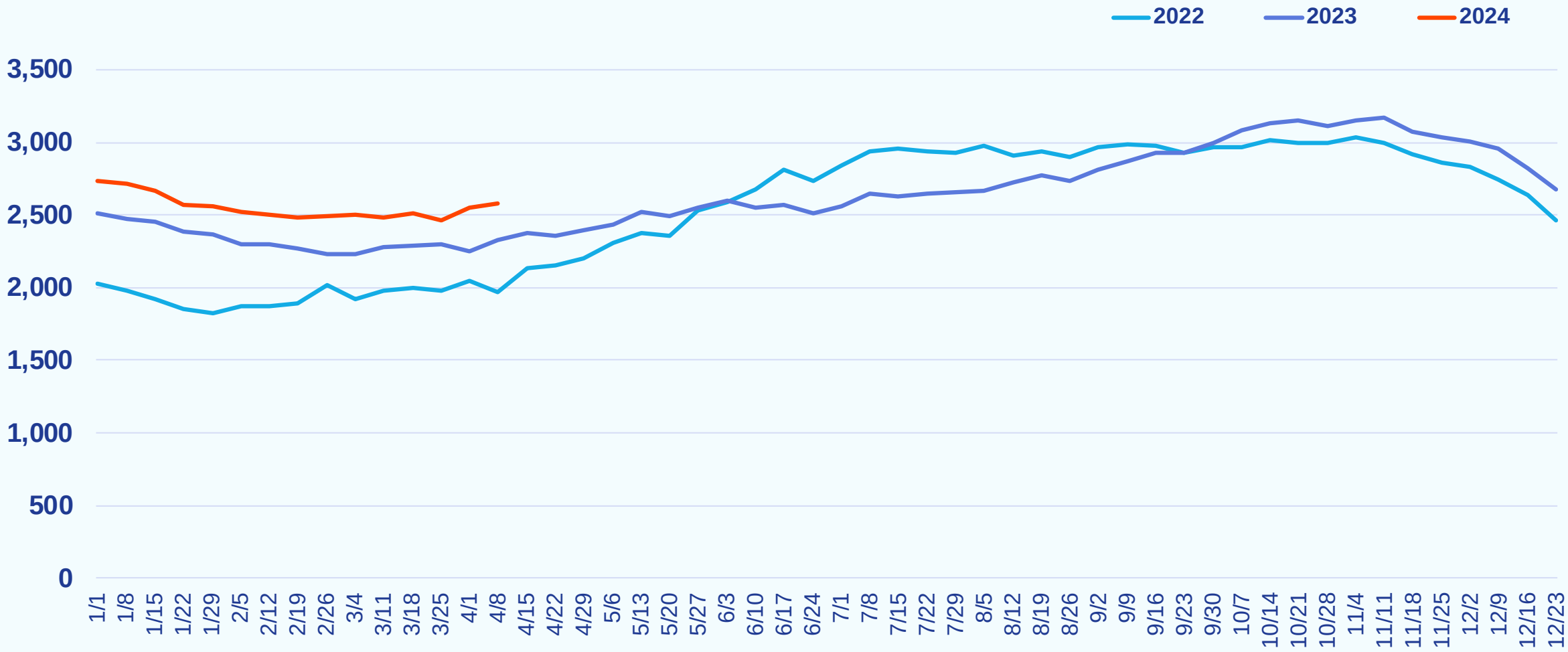
Weekly Median List Price

Week Ending April 14, 2024



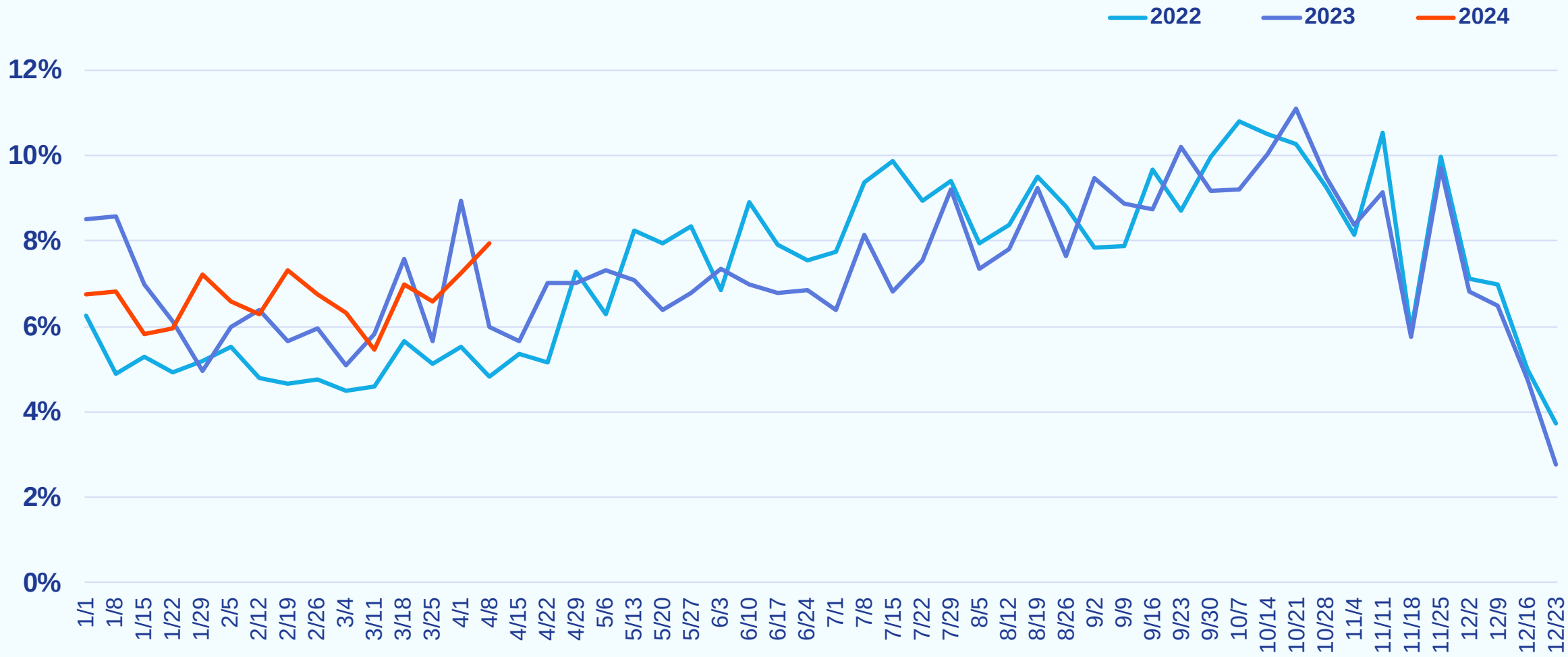
Weekly Active Listings

Week Ending April 14, 2024



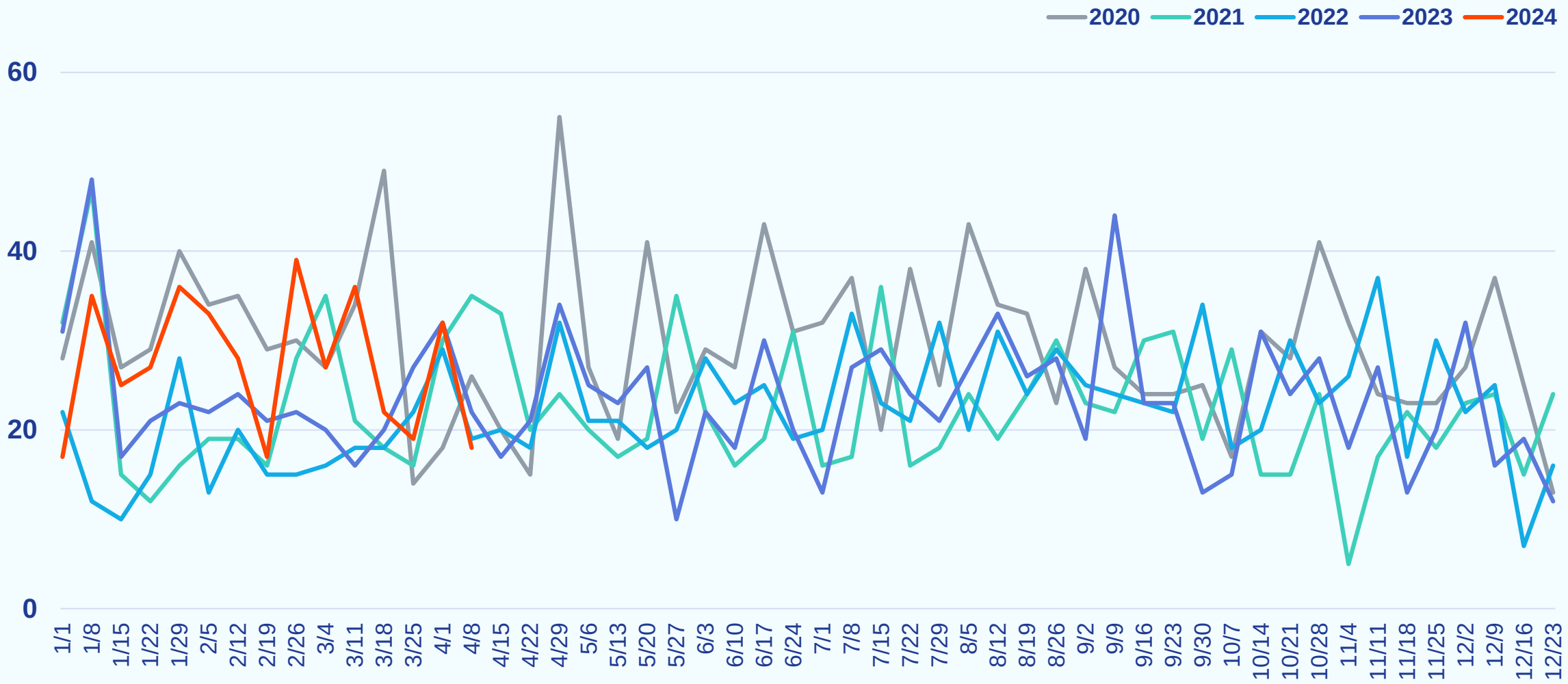
Weekly % Active Listings with Price Decrease

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Weekly Canceled Listings

Week Ending April 14, 2024



MD/WV Panhandle

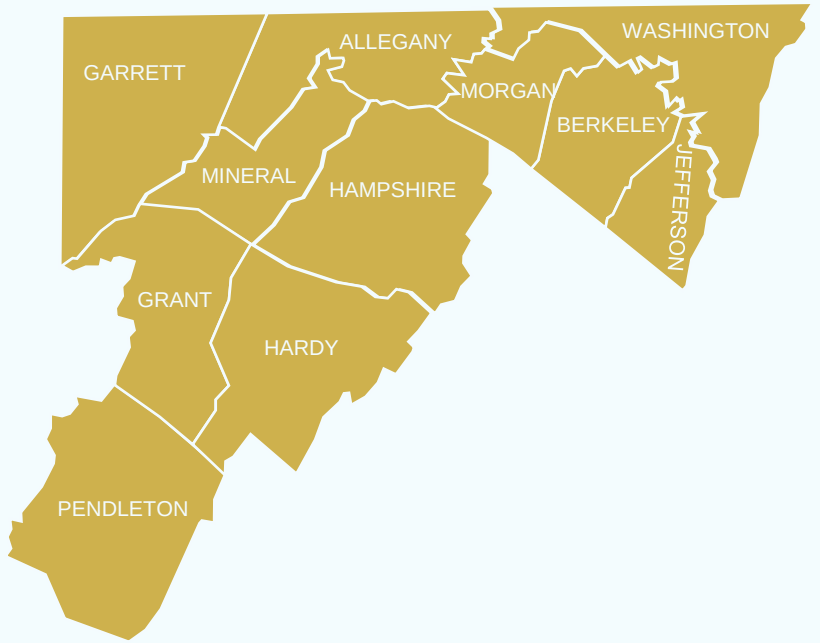
MD/WV Panhandle

Weekly Snapshot

Week Ending April 14, 2024

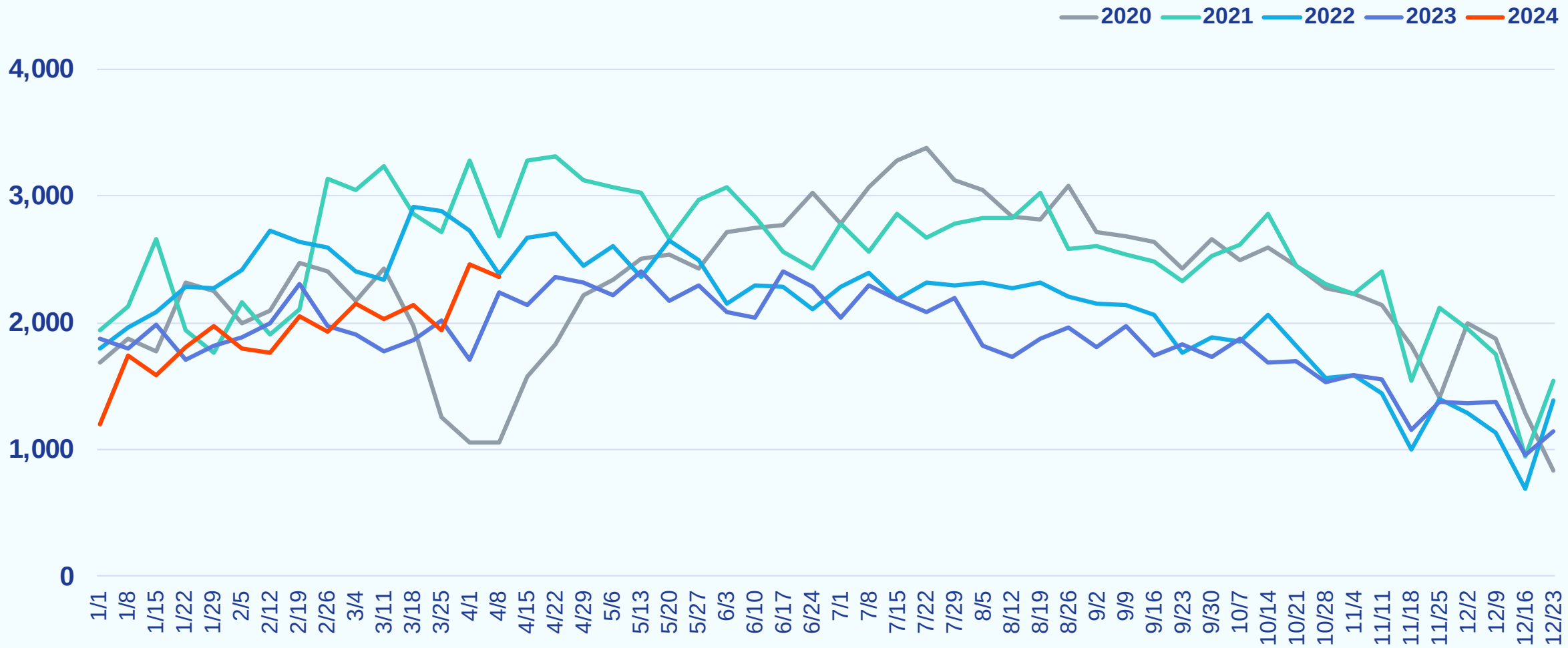
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	2,355	+5.1%	-4.2%
New Purchase Contracts	240	+23.7%	+17.1%
Median Time to Contract	22 days	+7 days	+1 day
New Listings	212	-2.8%	+8.2%
Median List Price	$314,995	-4.5%	-2.9%
Active Listings	1,156	+8.9%	+3.1%
% Active Listings with Price Decrease	7.3%	+2.4 pp	-0.4 pp
Canceled Listings	24	-25.0%	+60.0%

pp = percentage point



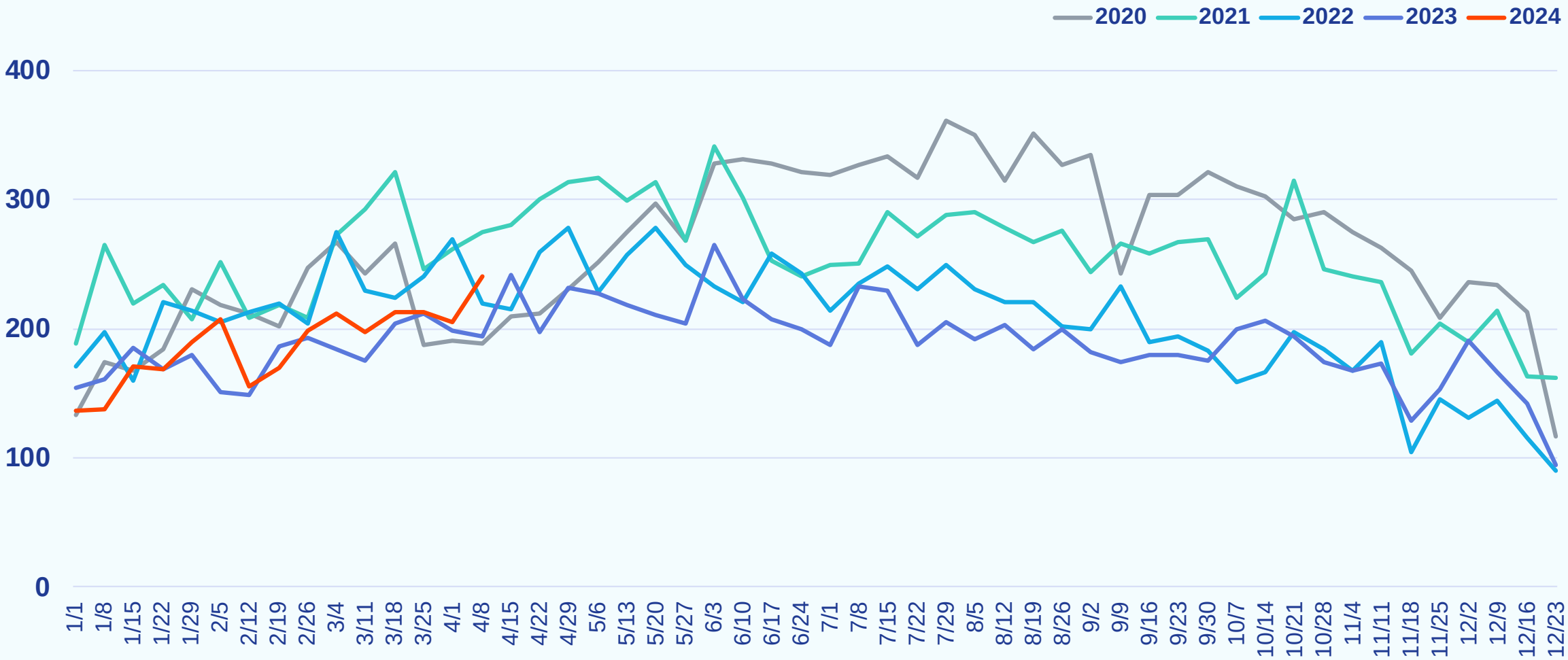
Weekly Showings

Week Ending April 14, 2024



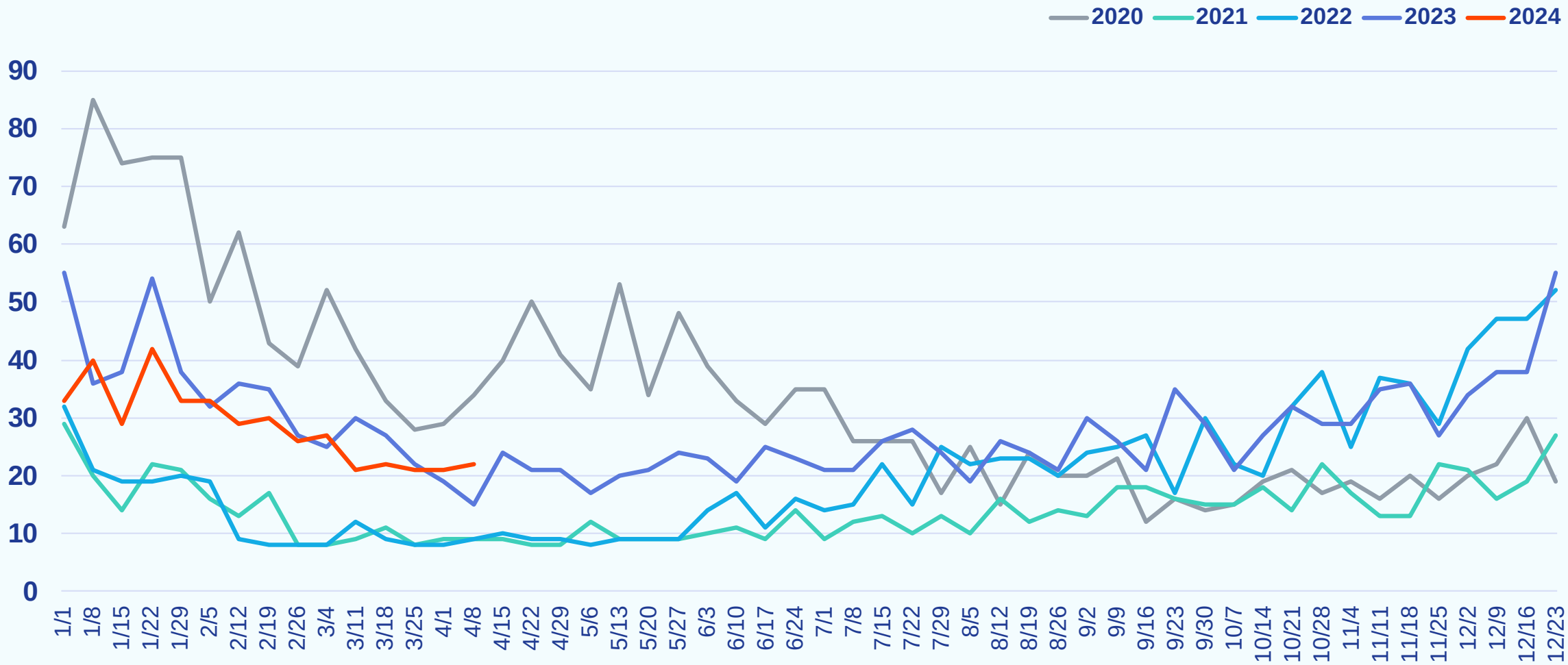
Weekly New Purchase Contracts

Week Ending April 14, 2024



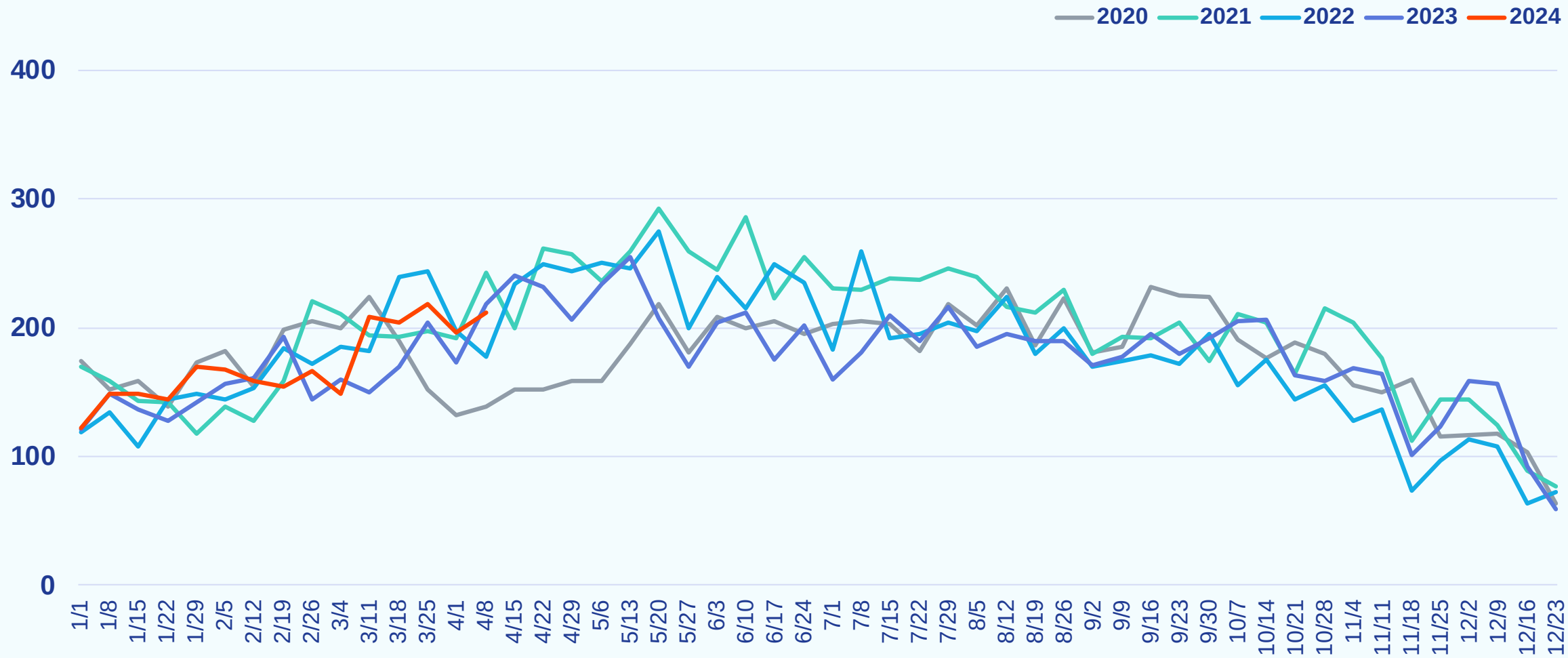
Weekly Median Time to Contract

Week Ending April 14, 2024



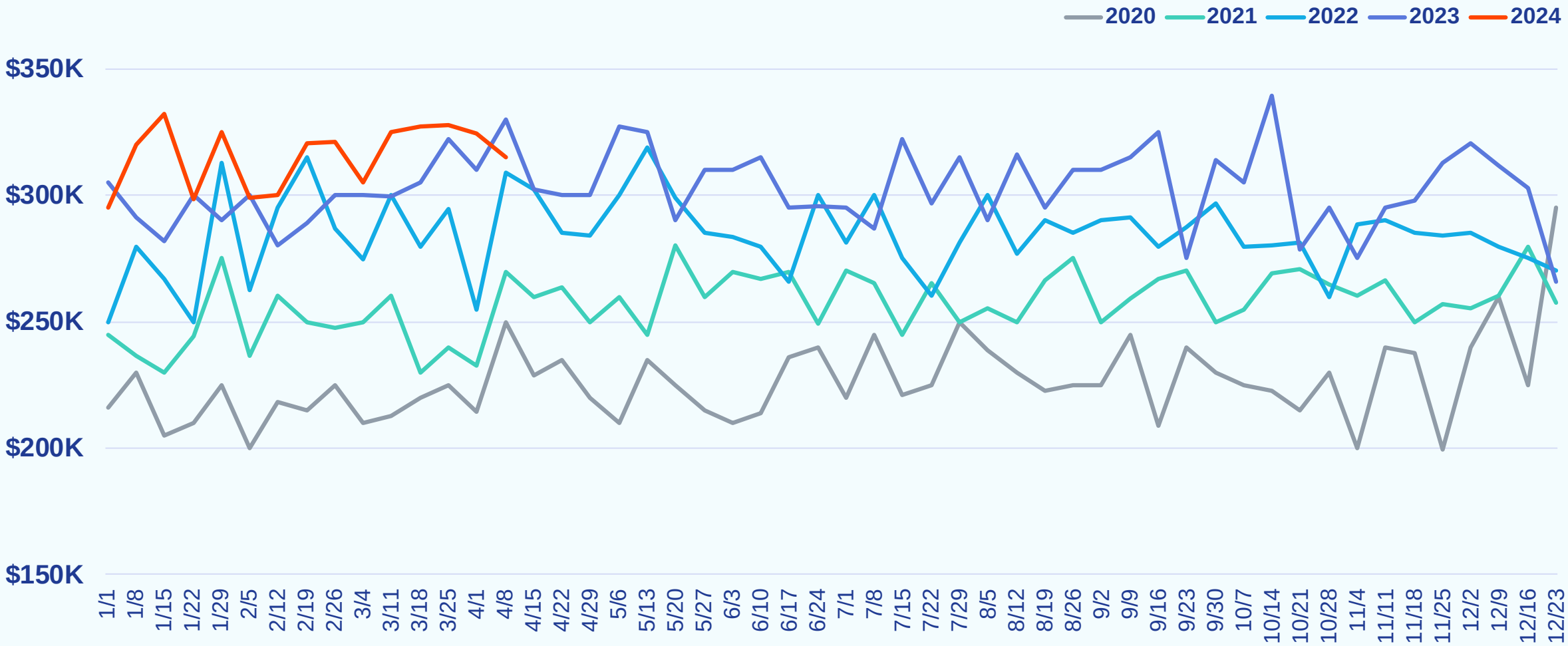
Weekly New Listings

Week Ending April 14, 2024



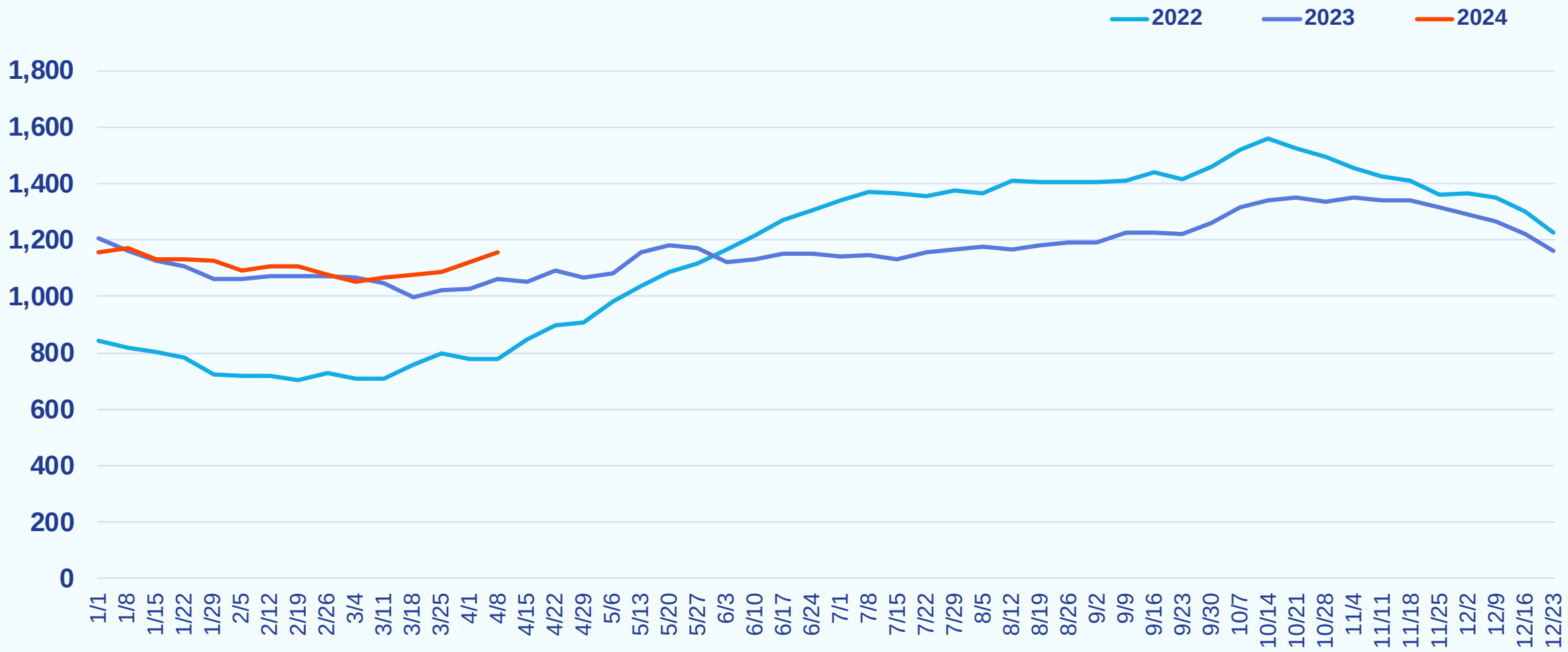
Weekly Median List Price

Week Ending April 14, 2024



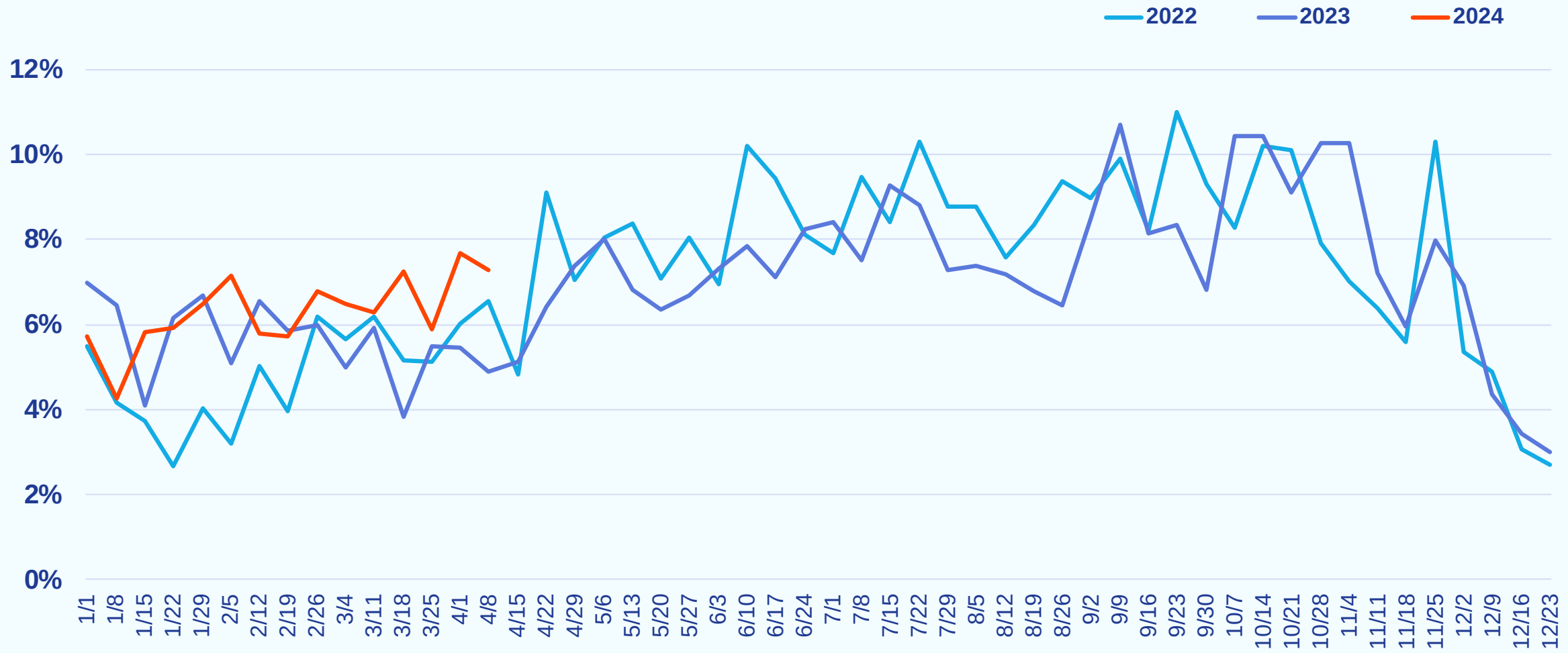
Weekly Active Listings

Week Ending April 14, 2024



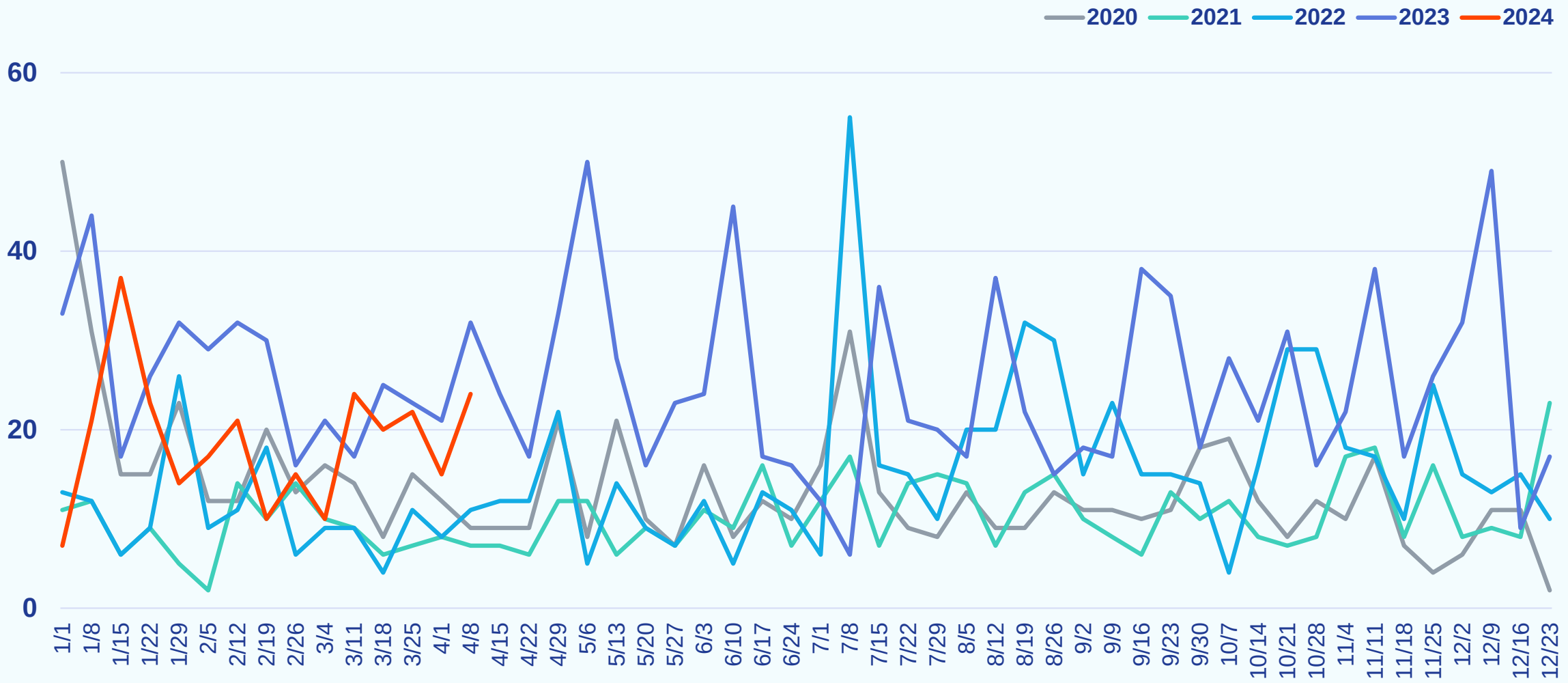
Weekly % Active Listings with Price Decrease

Week Ending April 14, 2024



Weekly Canceled Listings

Week Ending April 14, 2024



Del/Mar Coastal

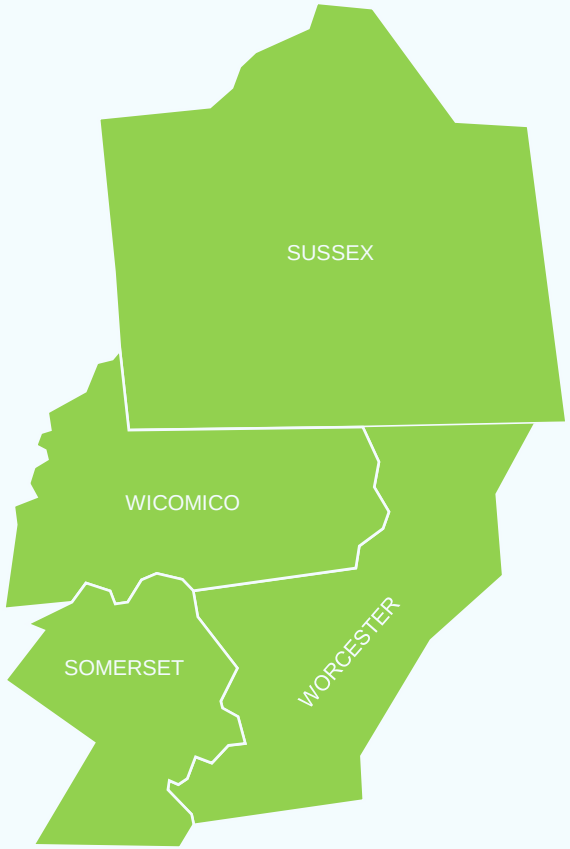
DEL/MAR COASTAL

Weekly Snapshot

Week Ending April 14, 2024

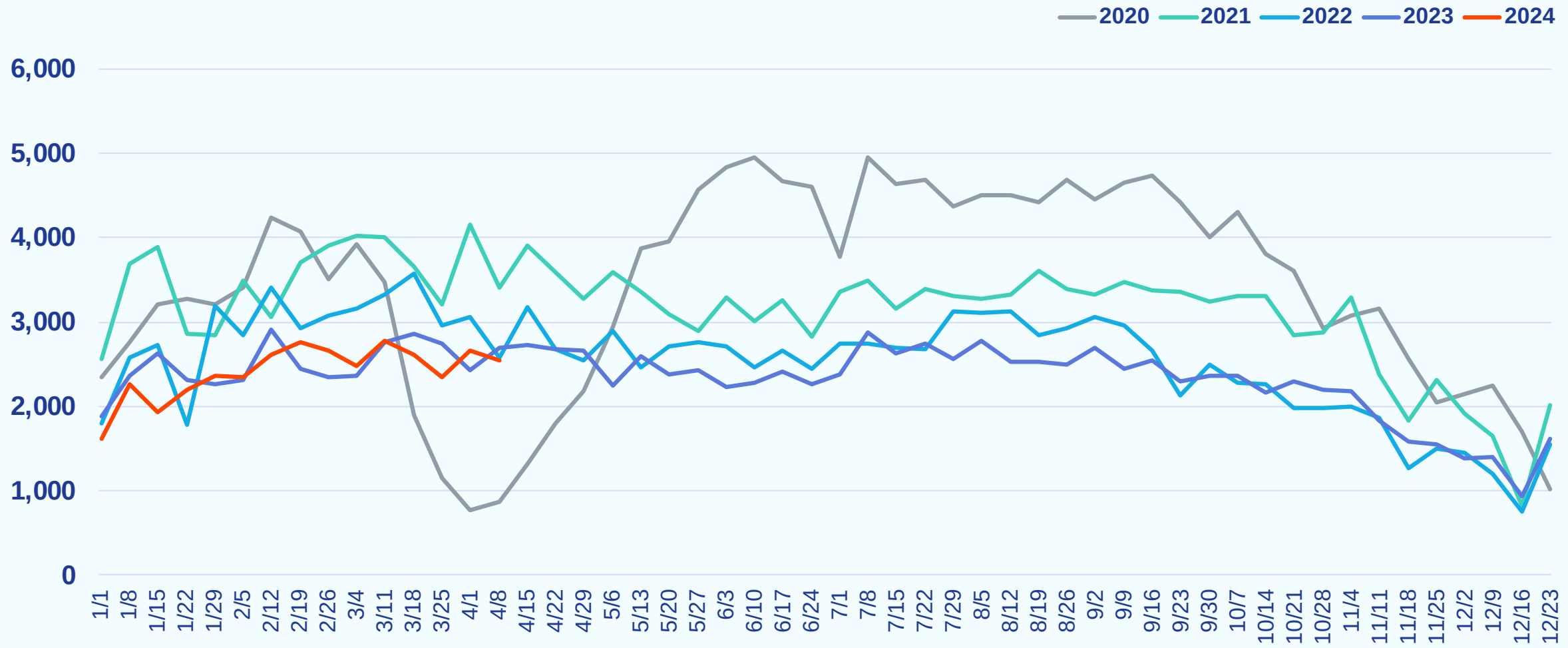
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	2,538	-6.0%	-4.7%
New Purchase Contracts	236	+5.4%	-6.7%
Median Time to Contract	30 days	+1 day	+2 days
New Listings	270	+43.6%	+4.7%
Median List Price	$429,450	+7.0%	+1.0%
Active Listings	2,361	+42.7%	+3.6%
% Active Listings with Price Decrease	8.3%	+0.9 pp	-0.5 pp
Canceled Listings	26	+85.7%	-27.8%

pp = percentage point



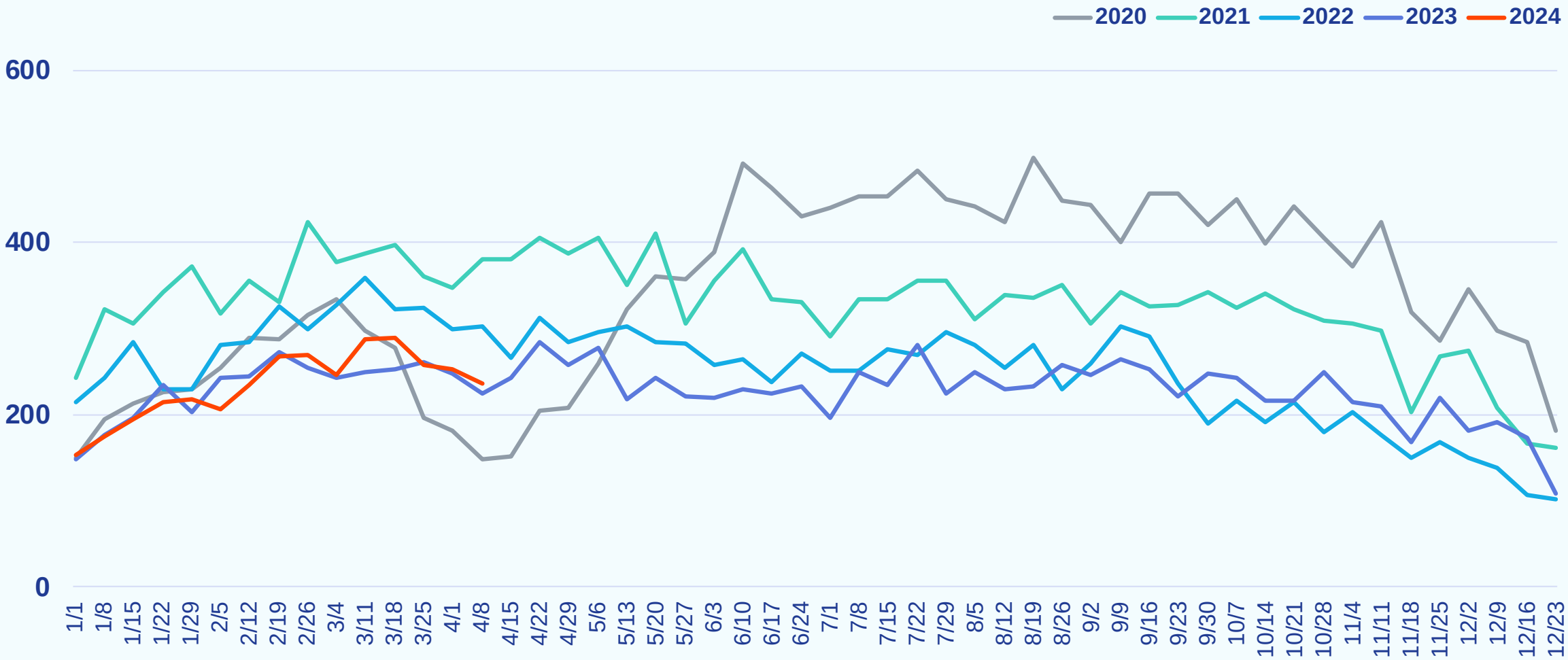
Weekly Showings

Week Ending April 14, 2024



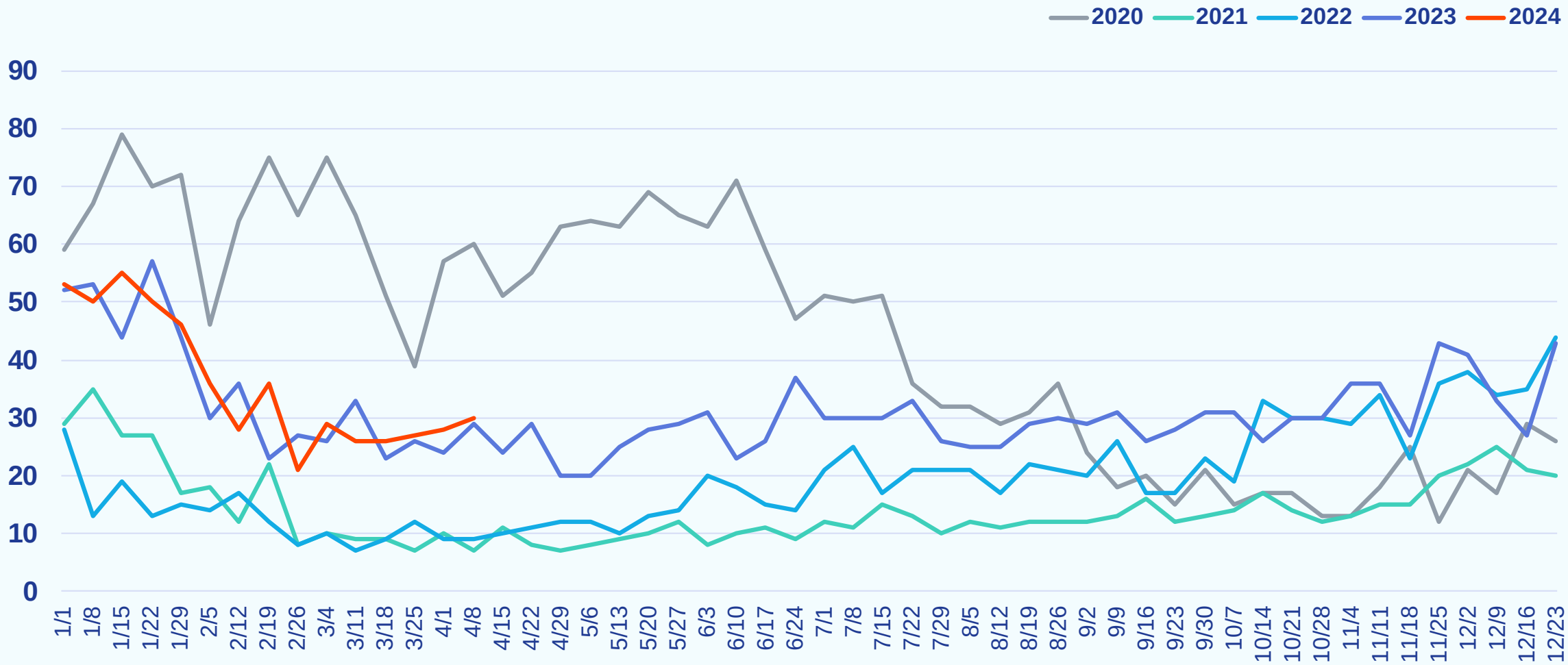
Weekly New Purchase Contracts

Week Ending April 14, 2024



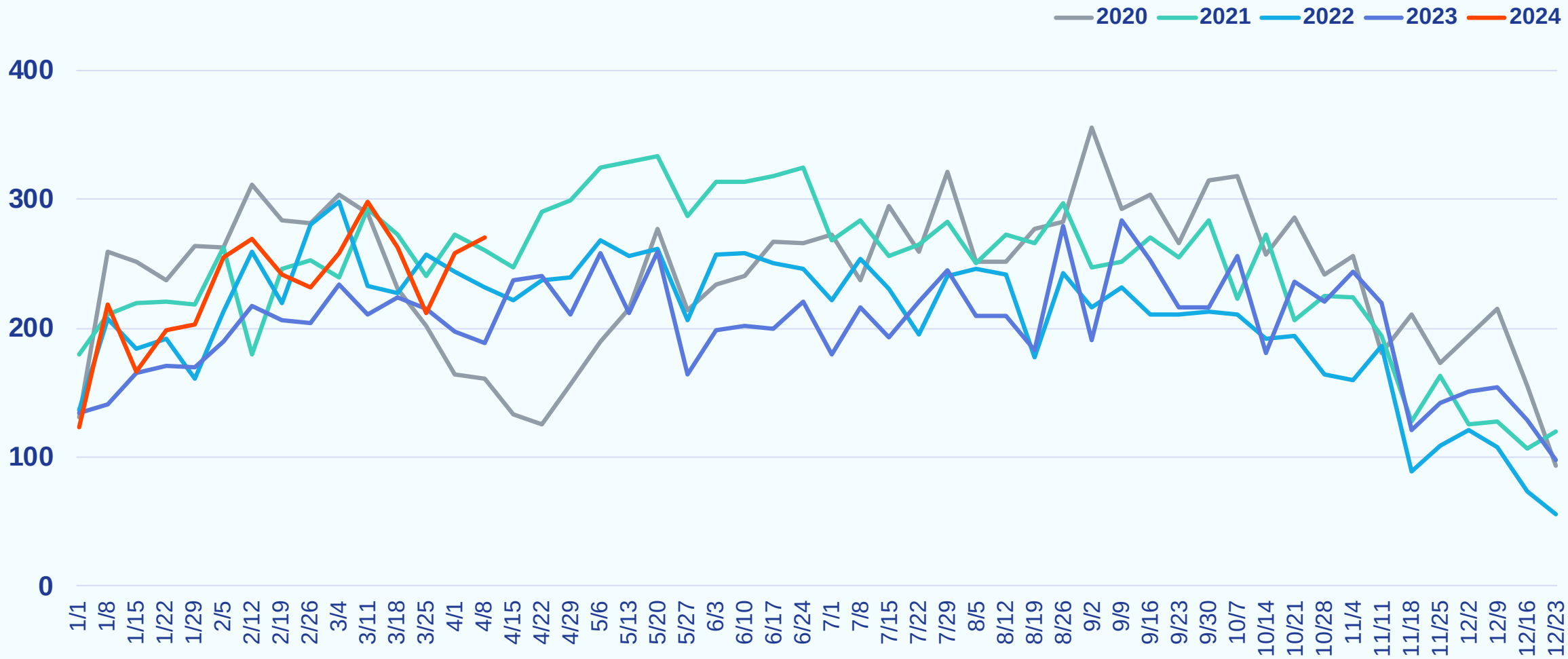
Weekly Median Time to Contract

Week Ending April 14, 2024



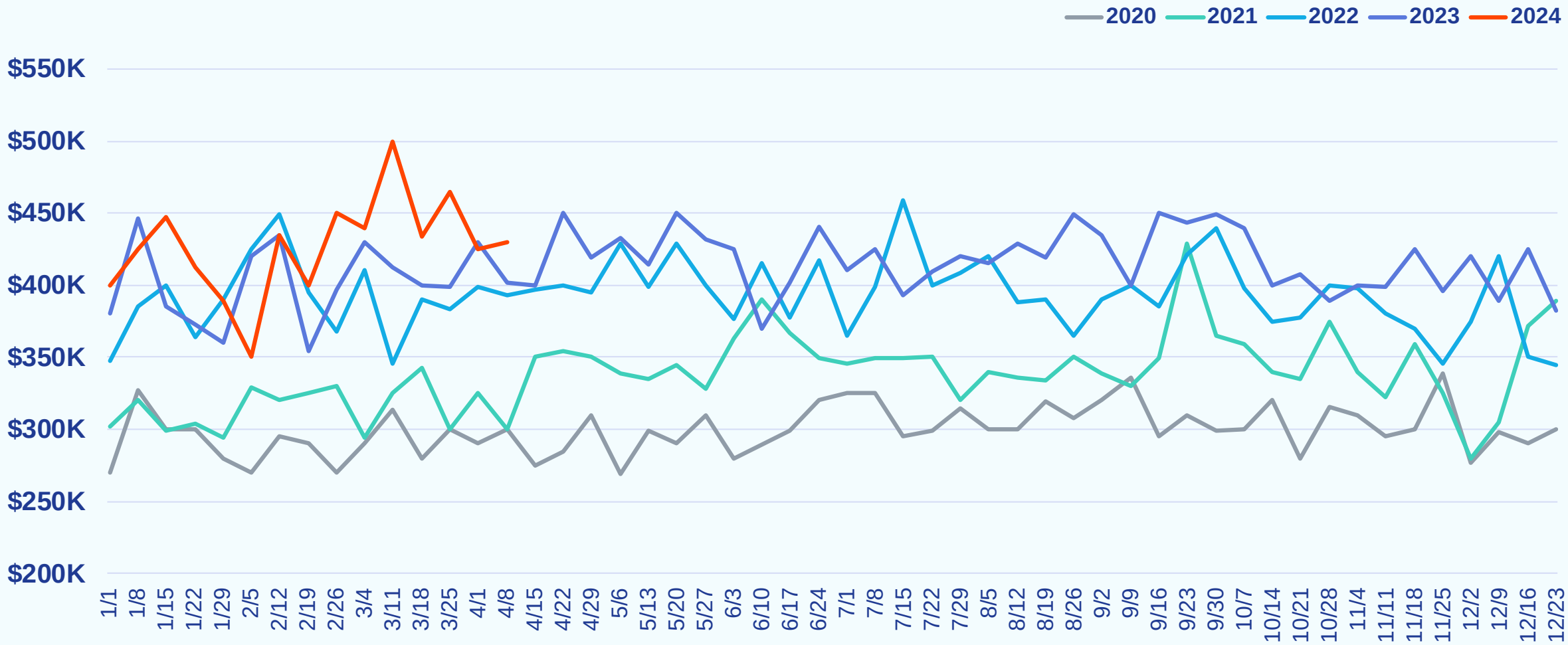
Weekly New Listings

Week Ending April 14, 2024



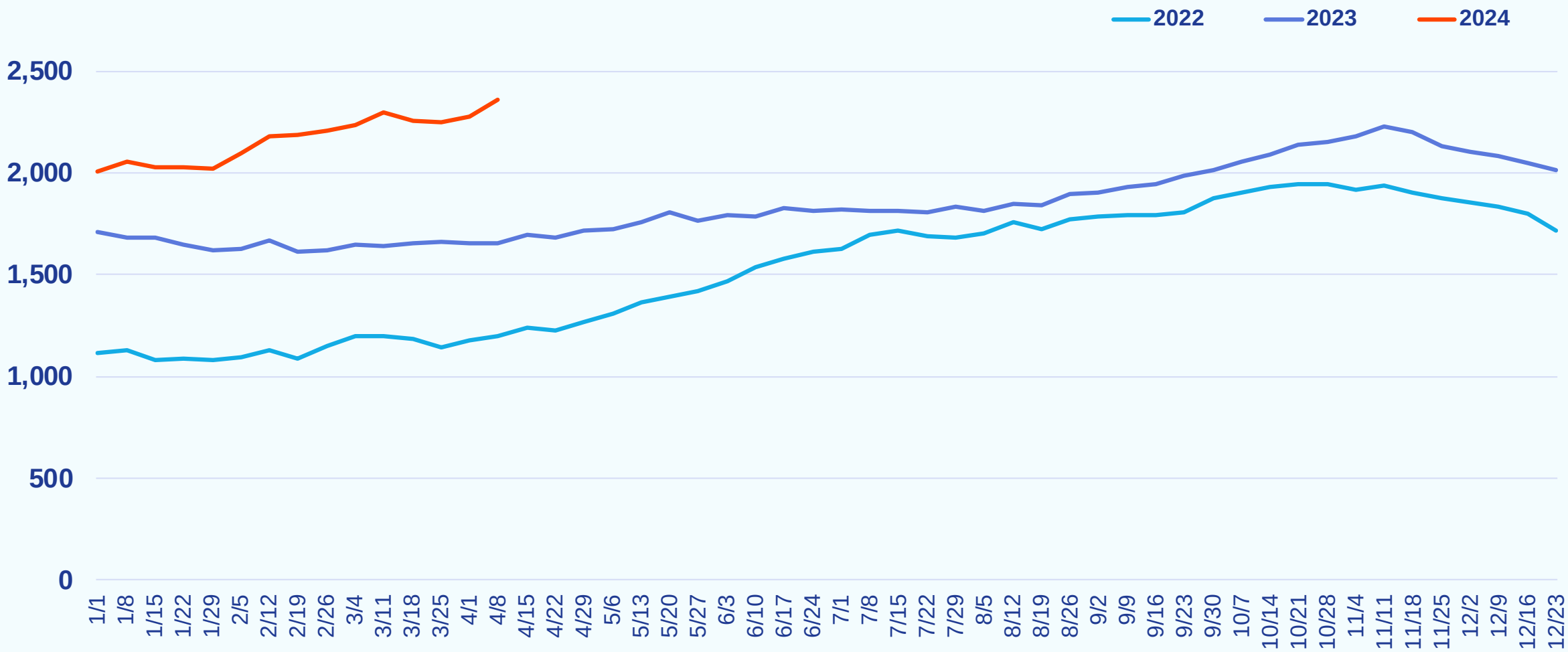
Weekly Median List Price

Week Ending April 14, 2024



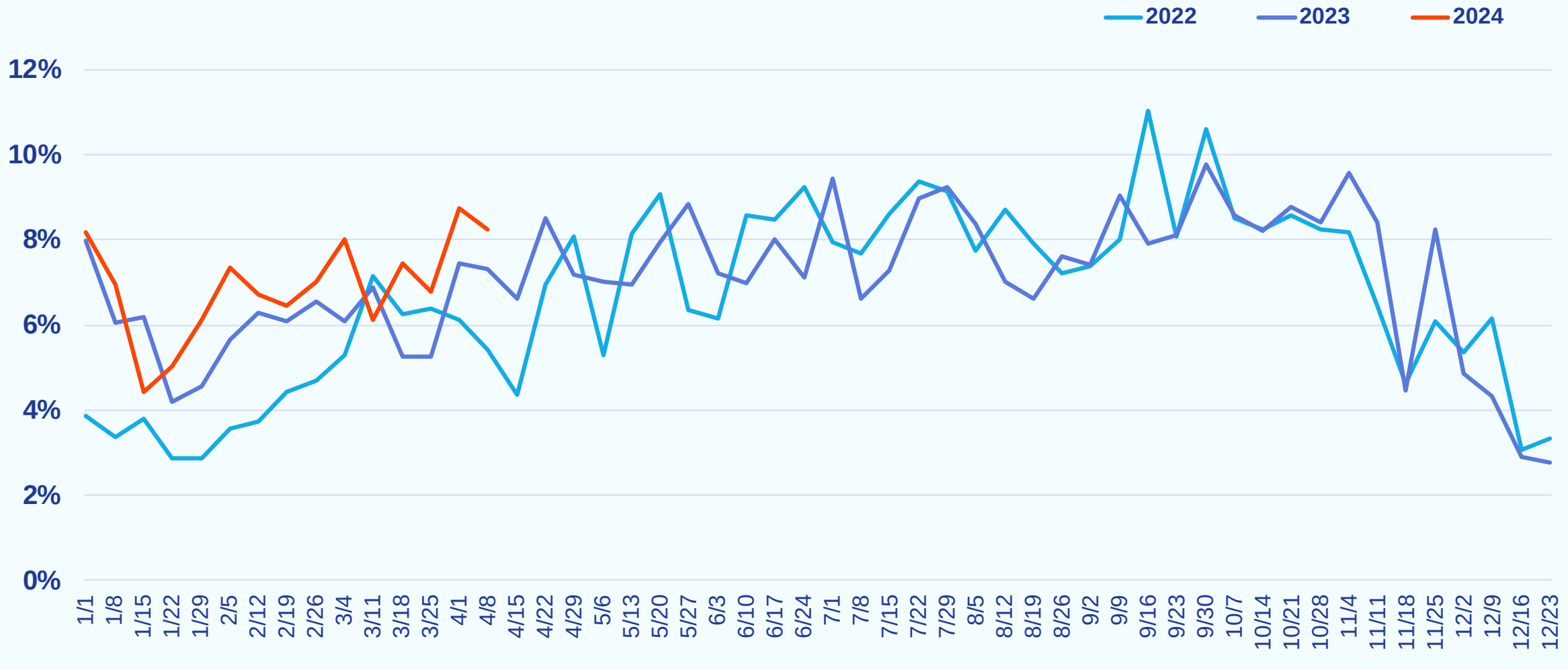
Weekly Active Listings

Week Ending April 14, 2024



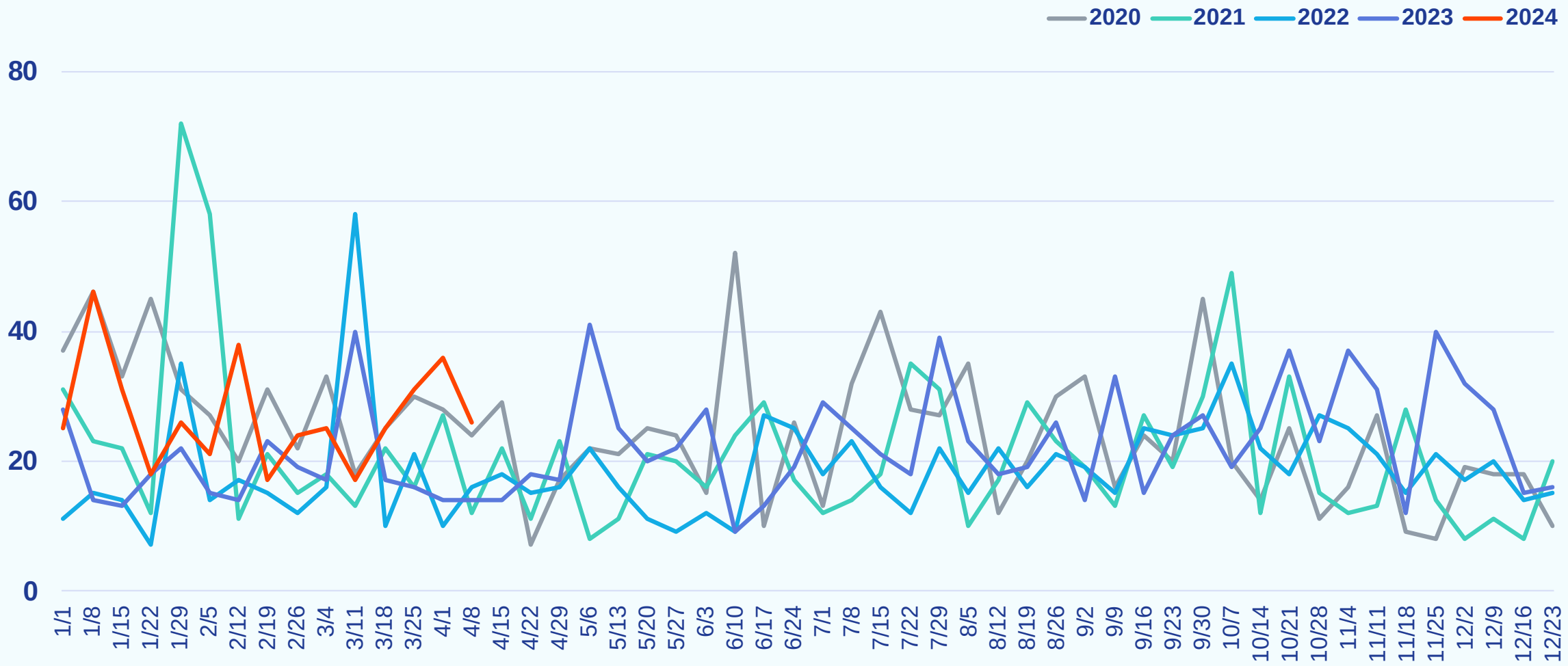
Weekly % Active Listings with Price Decrease

Week Ending April 14, 2024



Weekly Canceled Listings

Week Ending April 14, 2024



Southern Maryland

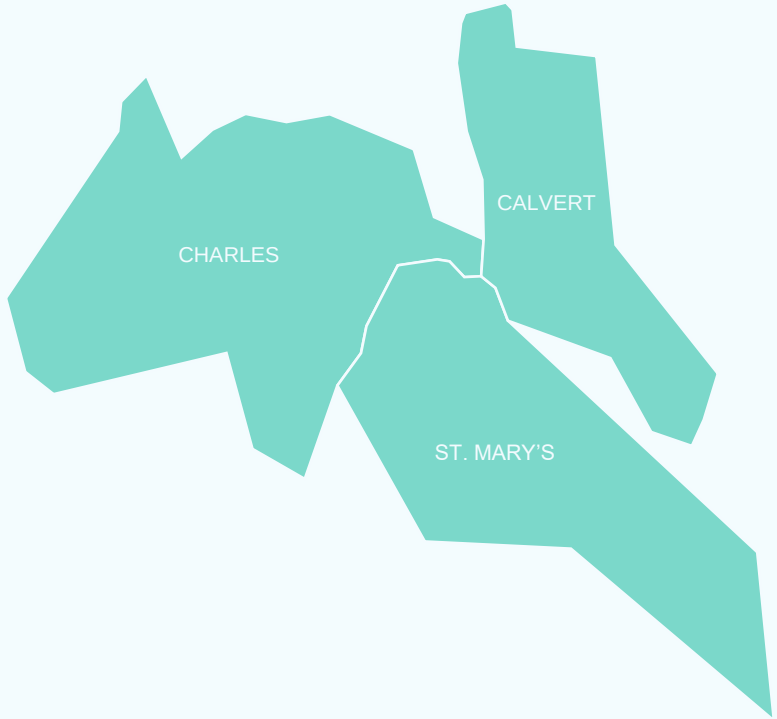
SOUTHERN MARYLAND

Weekly Snapshot

Week Ending April 14, 2024

		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	2,058	-22.1%	-1.2%
New Purchase Contracts	140	-6.0%	-3.4%
Median Time to Contract	22 days	-3 days	+2 days
New Listings	131	-5.1%	-9.7%
Median List Price	$451,900	-0.7%	+2.7%
Active Listings	543	-4.6%	+6.5%
% Active Listings with Price Decrease	7.4%	-0.4 pp	-2.8 pp
Canceled Listings	5	-37.5%	-28.6%

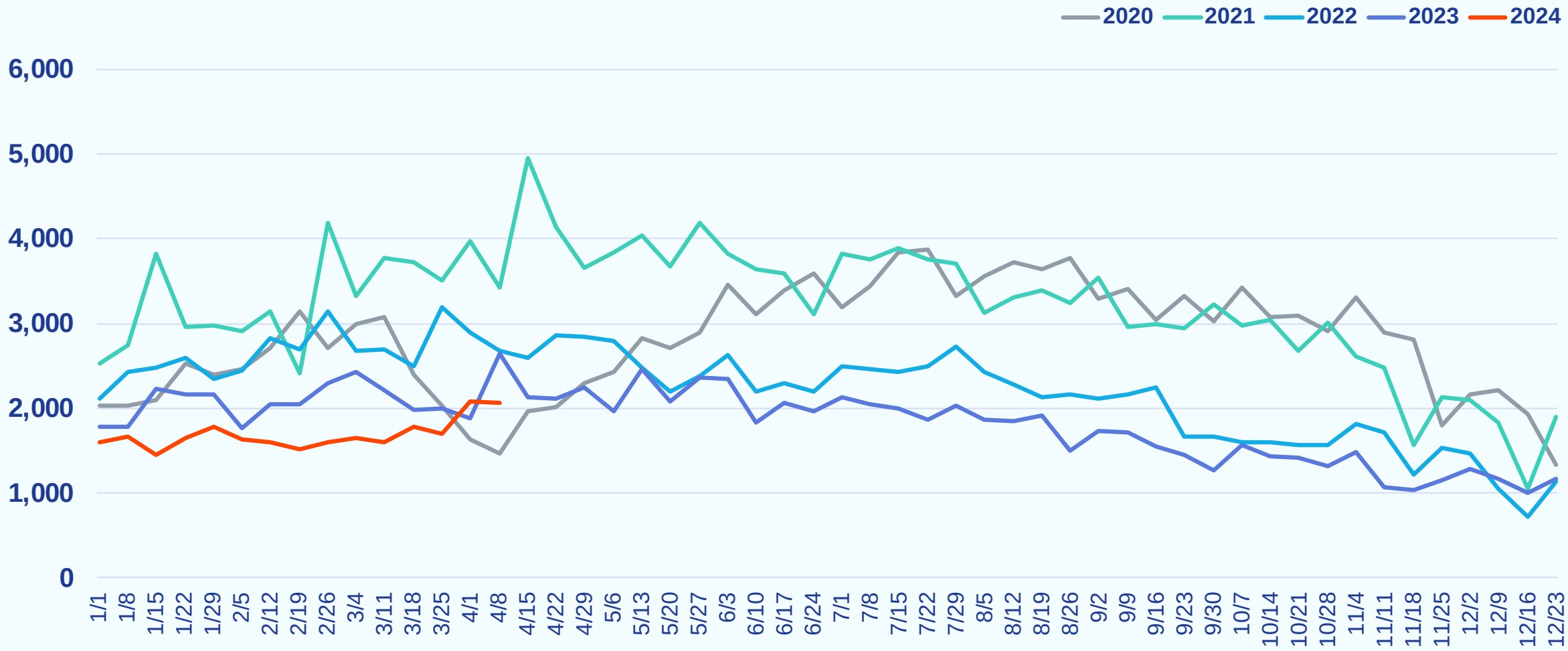
pp = percentage point



SOUTHERN MARYLAND

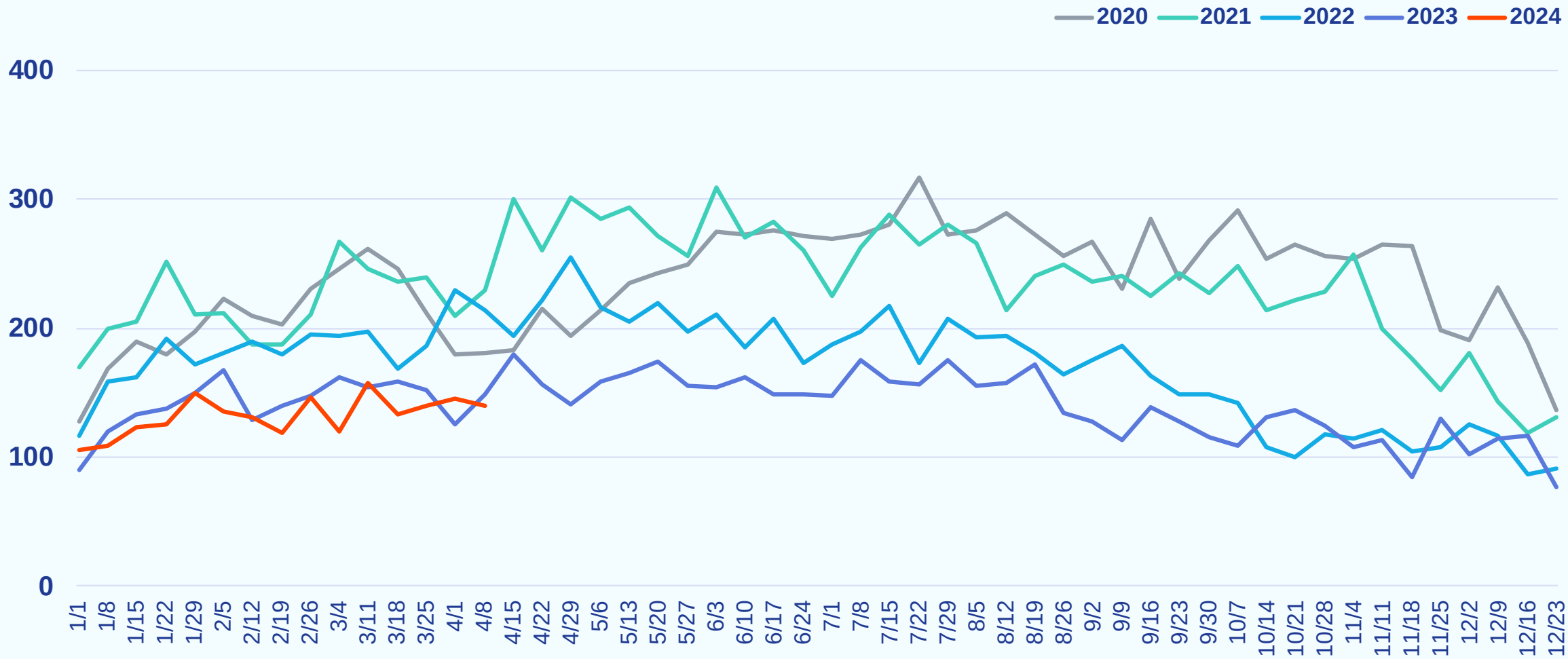
Weekly Showings

Week Ending April 14, 2024



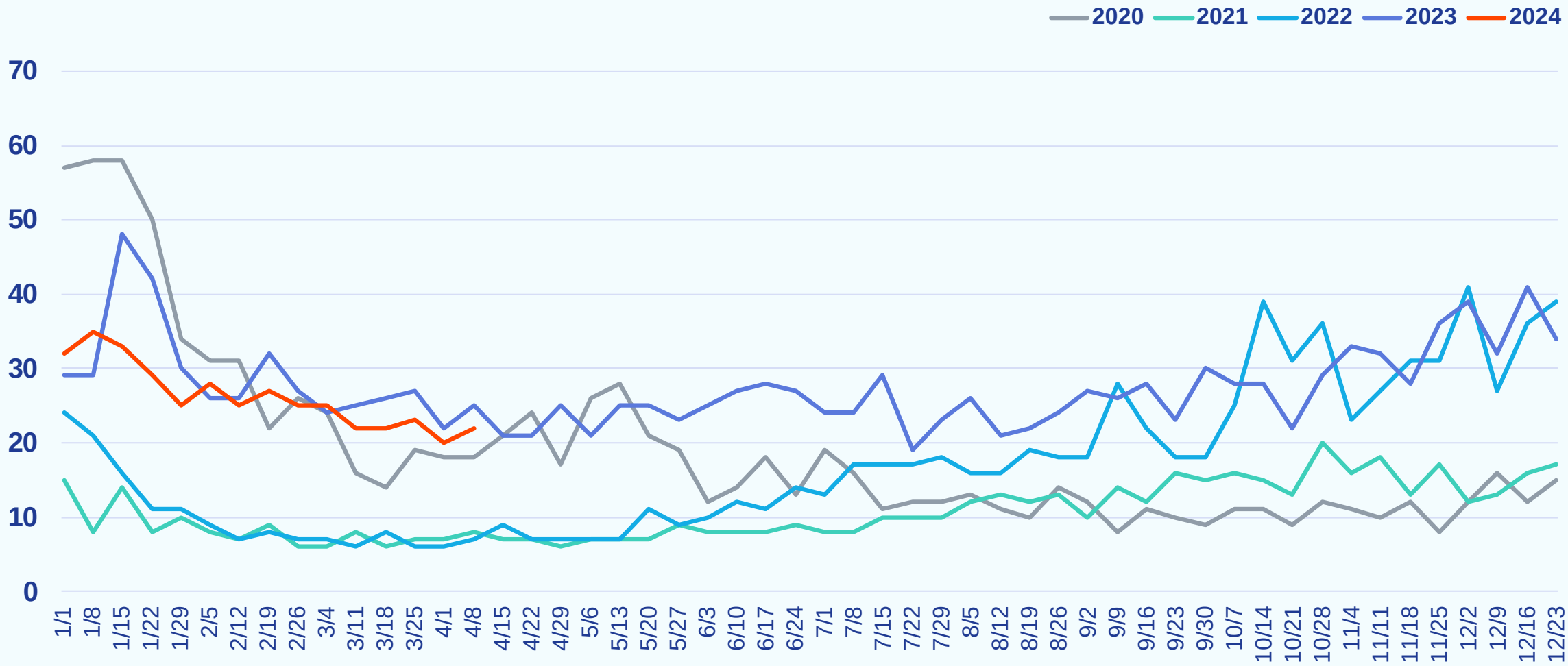
Weekly New Purchase Contracts

Week Ending April 14, 2024



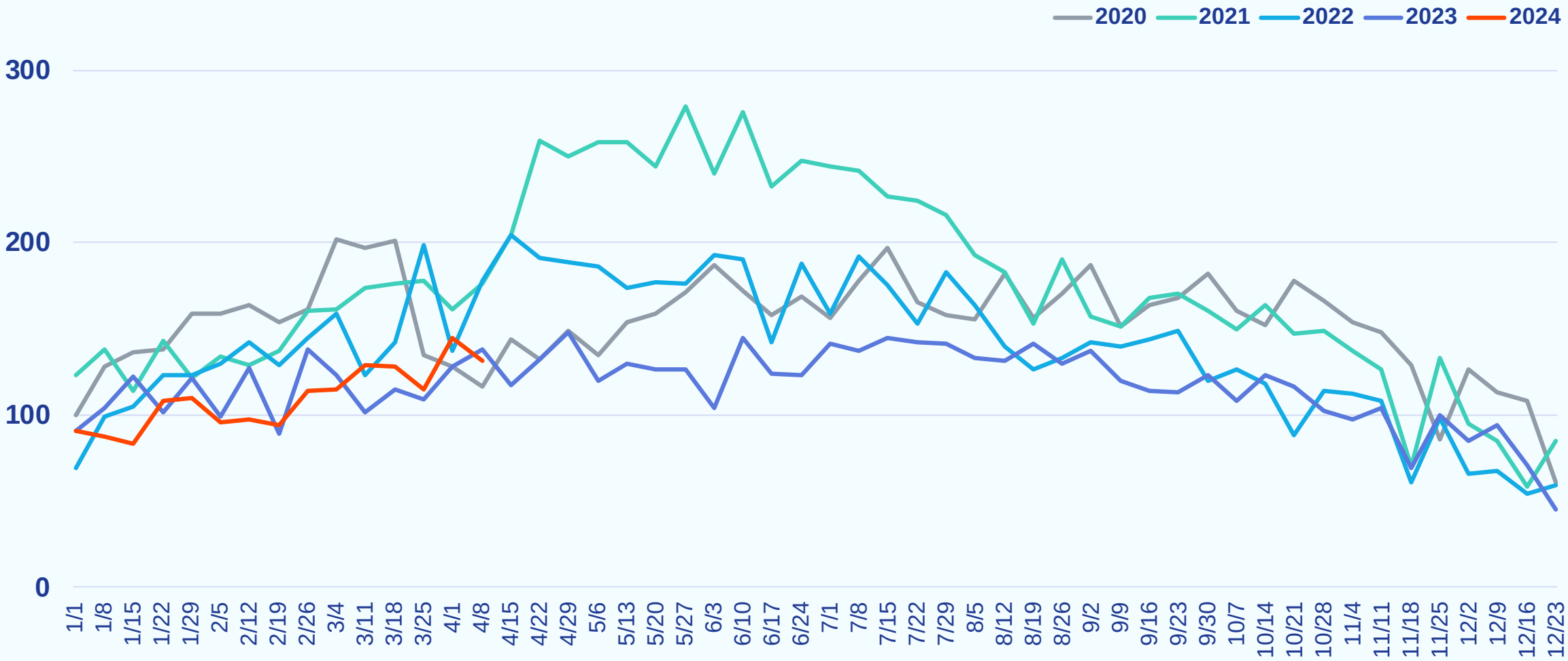
Weekly Median Time to Contract

Week Ending April 14, 2024



Weekly New Listings

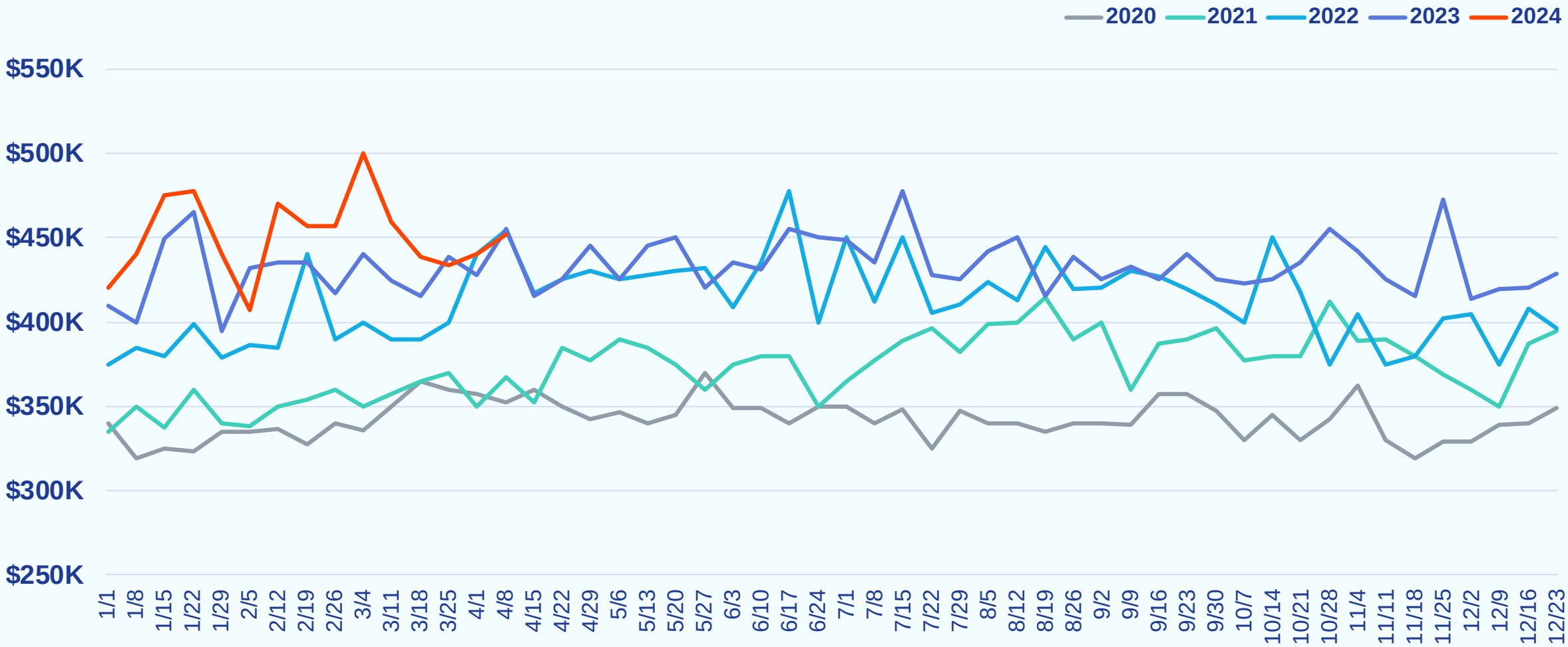
Week Ending April 14, 2024



SOUTHERN MARYLAND

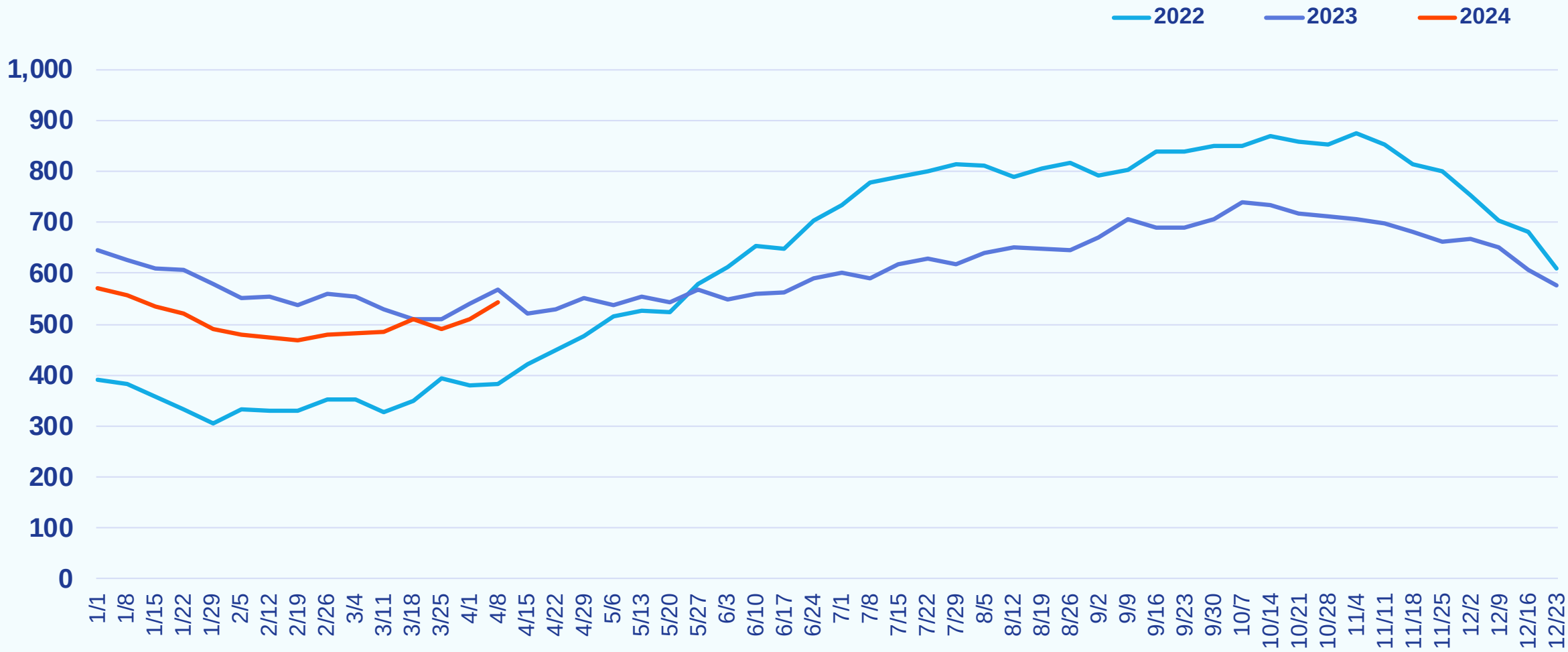
Weekly Median List Price

Week Ending April 14, 2024



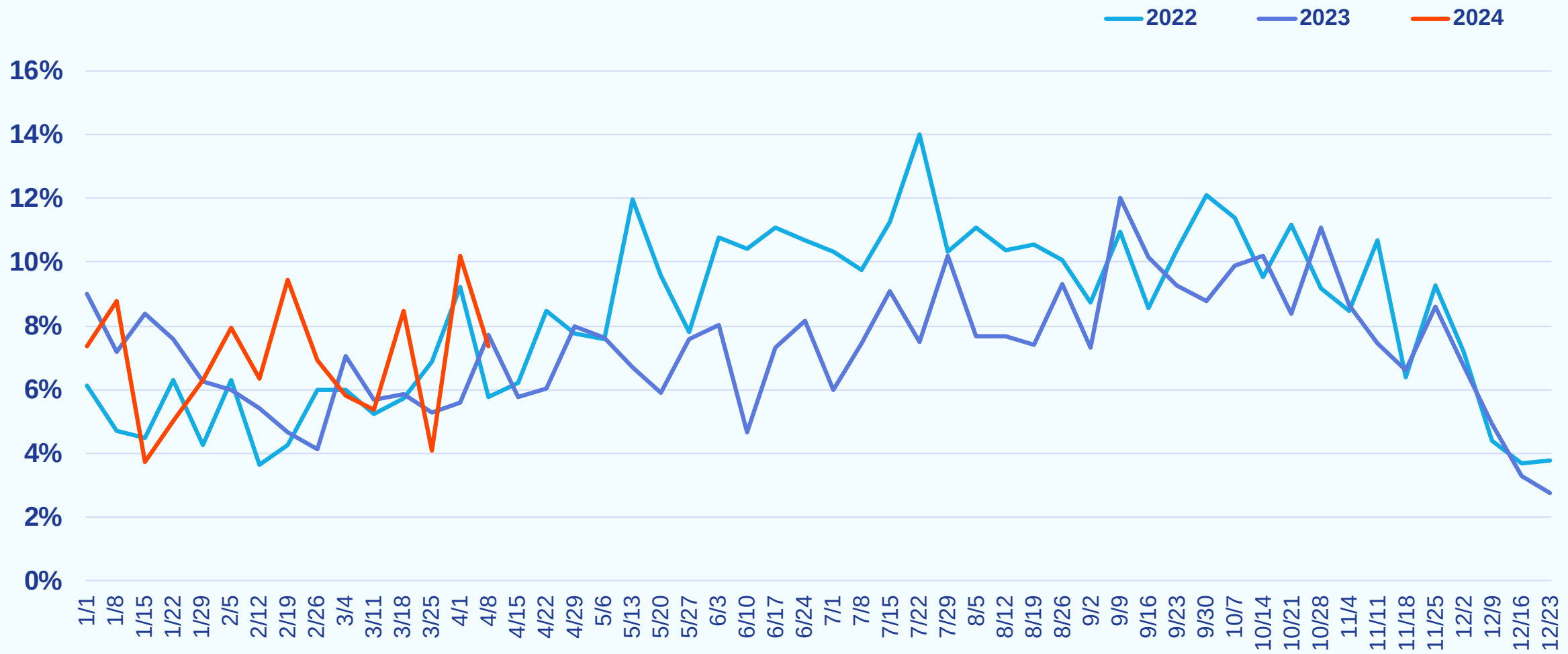
Weekly Active Listings

Week Ending April 14, 2024



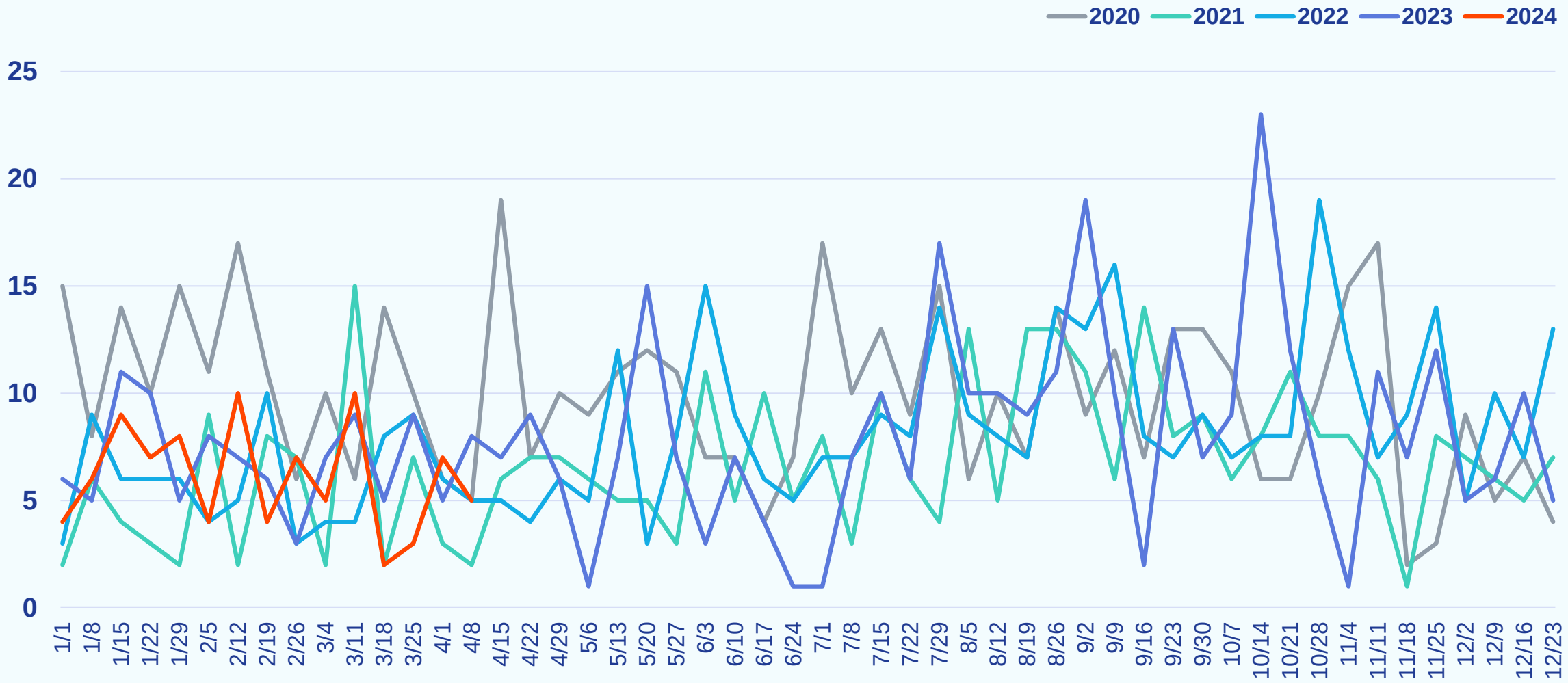
Weekly % Active Listings with Price Decrease

Week Ending April 14, 2024



Weekly Canceled Listings

Week Ending April 14, 2024



Maryland Eastern Shore

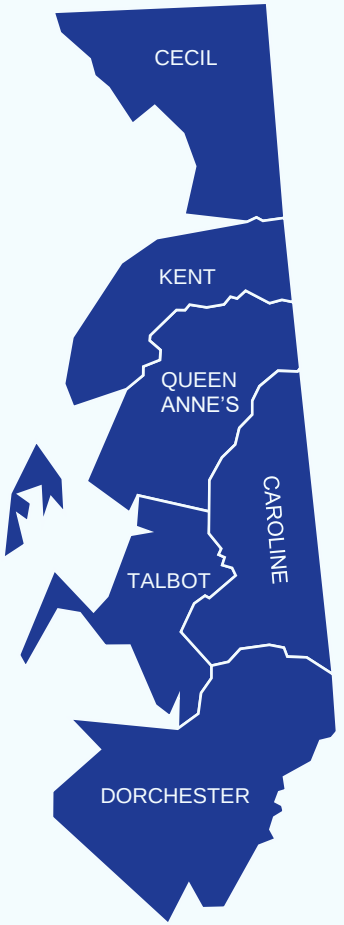
MARYLAND EASTERN SHORE

Weekly Snapshot

Week Ending April 14, 2024

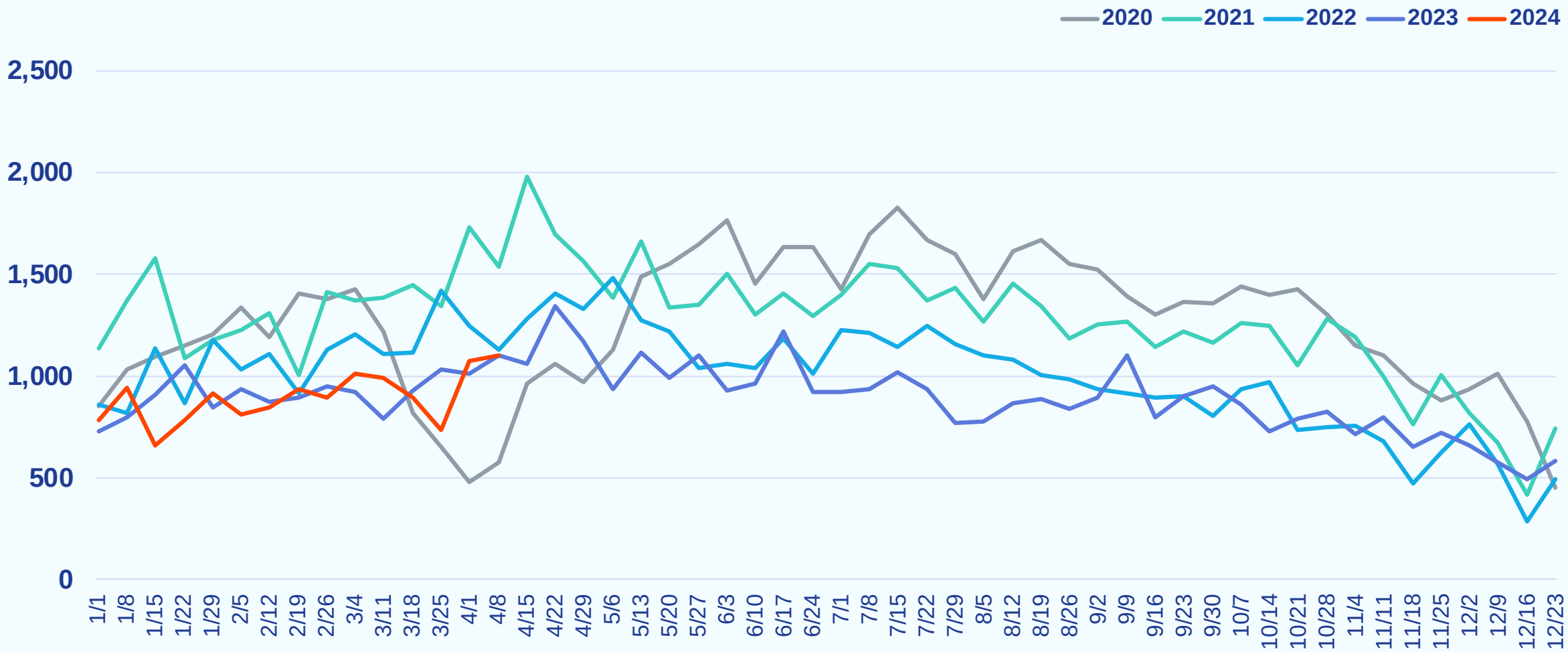
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	1,098	+0.0%	+2.1%
New Purchase Contracts	116	+34.9%	+11.5%
Median Time to Contract	20 days	-5 days	-4 days
New Listings	122	+29.8%	-2.4%
Median List Price	$449,000	+0.0%	+13.7%
Active Listings	747	+30.8%	+4.0%
% Active Listings with Price Decrease	6.2%	-0.7 pp	-2.5 pp
Canceled Listings	8	+14.3%	-27.3%

pp = percentage point



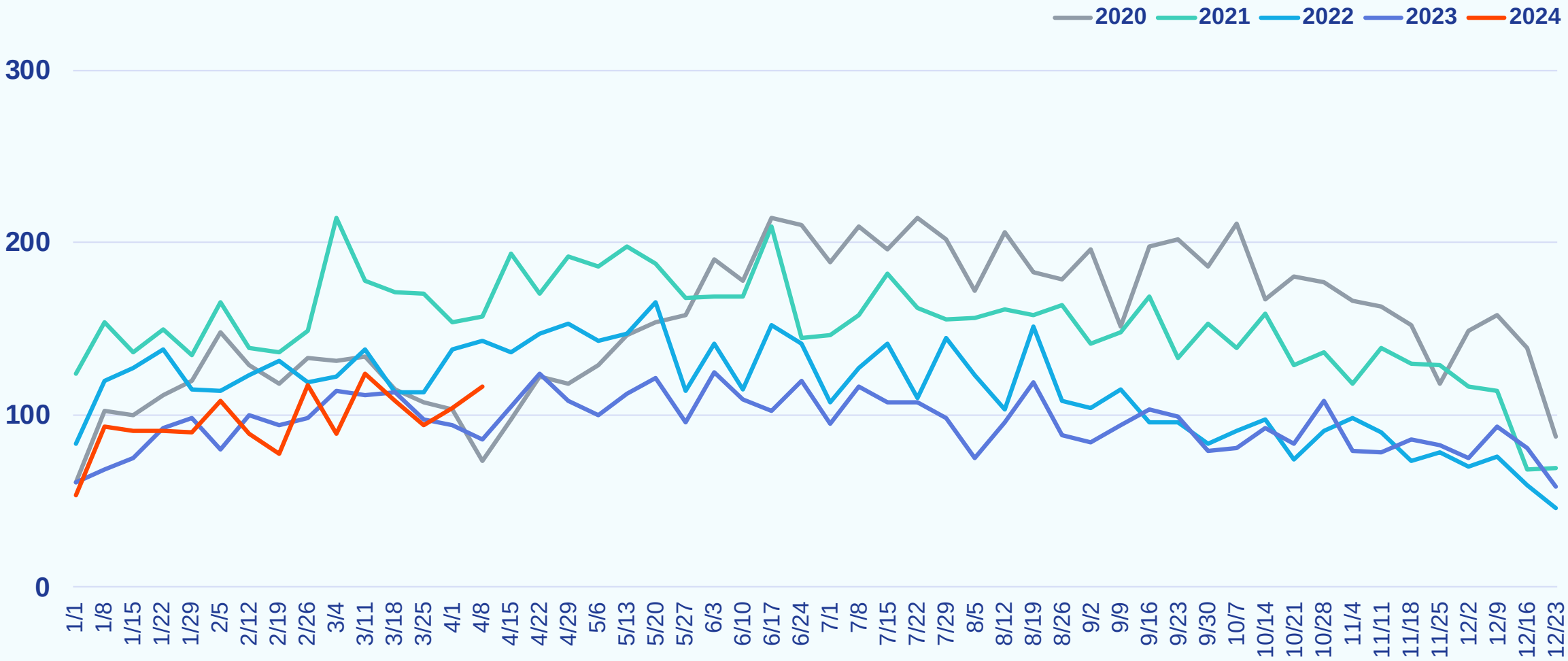
Weekly Showings

Week Ending April 14, 2024



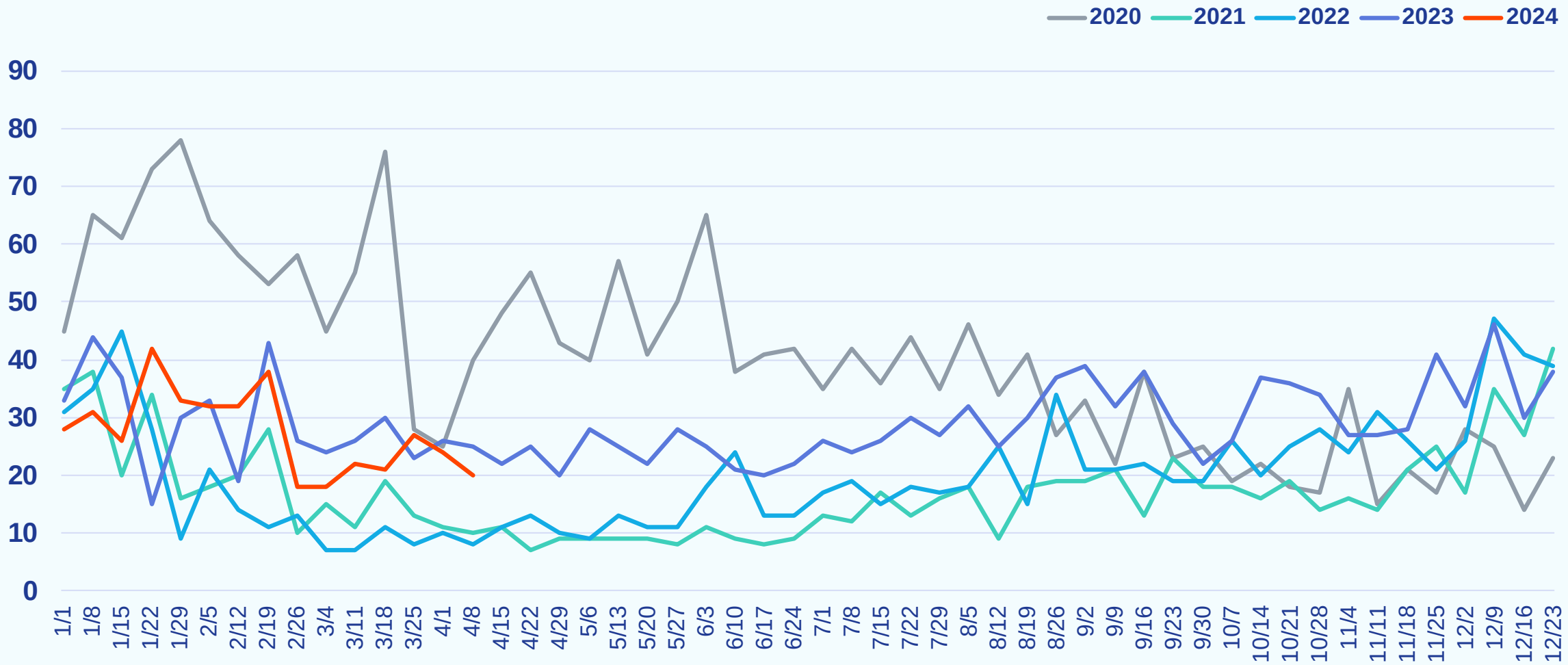
Weekly New Purchase Contracts

Week Ending April 14, 2024



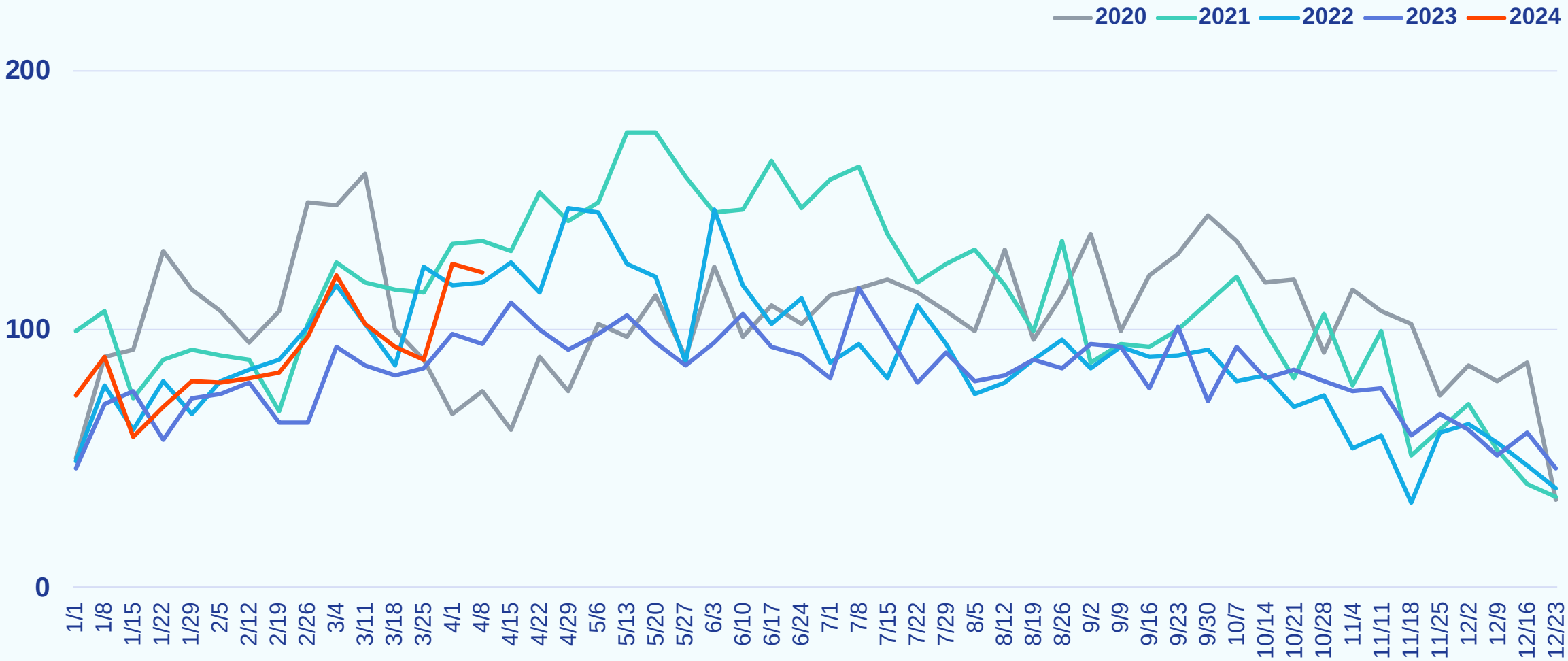
Weekly Median Time to Contract

Week Ending April 14, 2024



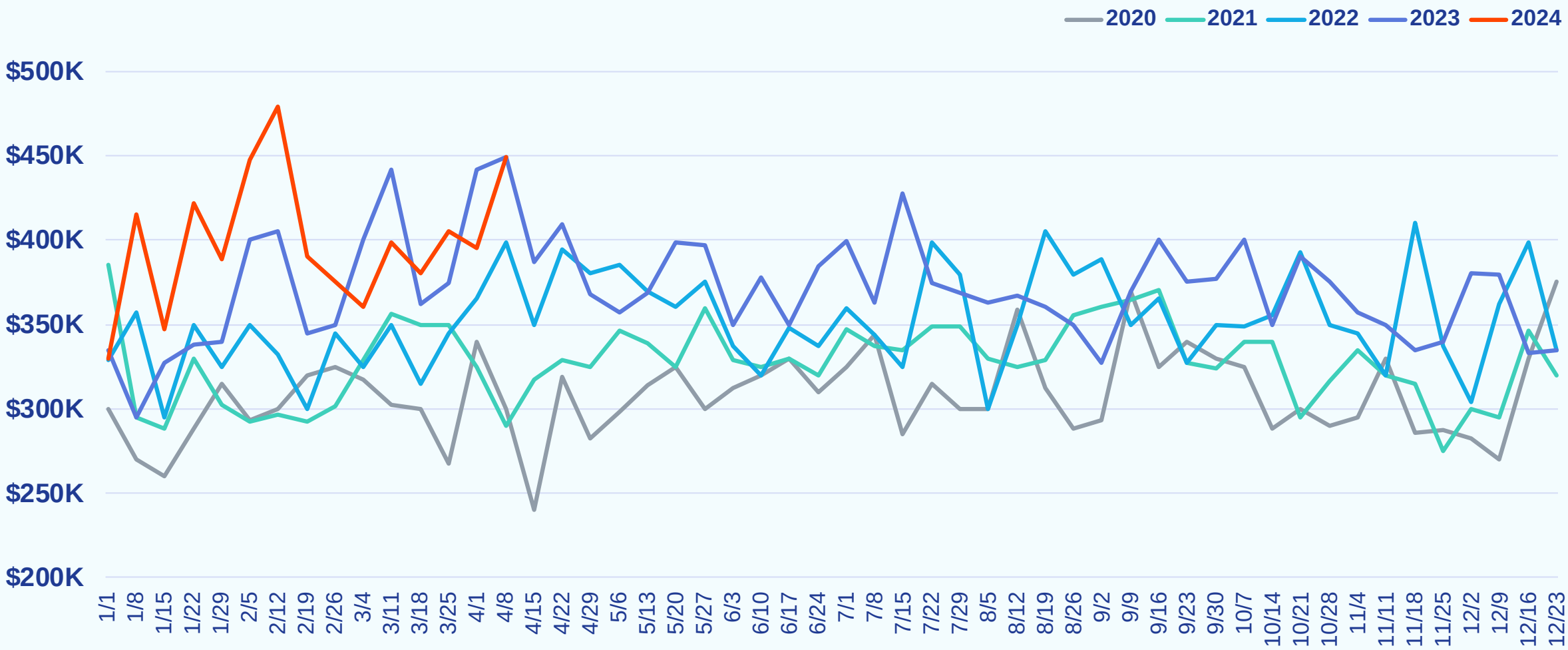
Weekly New Listings

Week Ending April 14, 2024



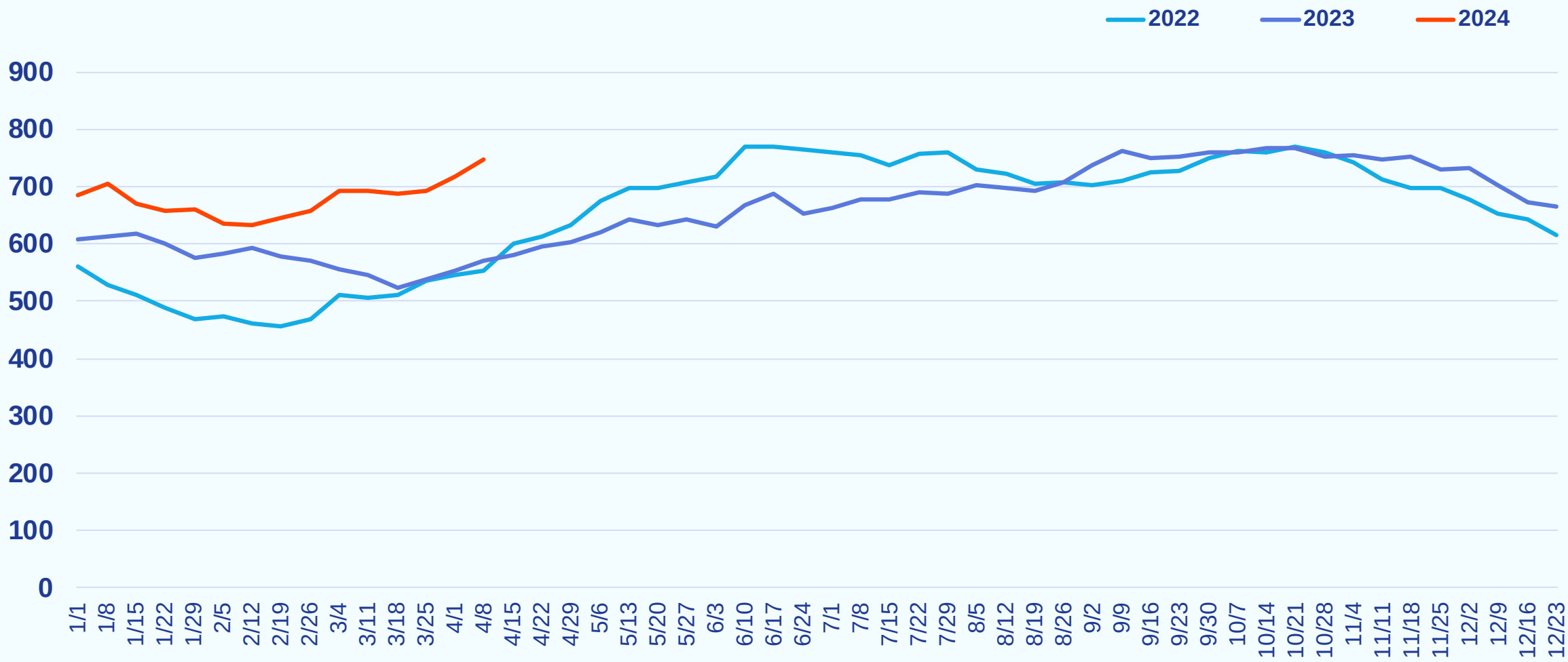
Weekly Median List Price

Week Ending April 14, 2024



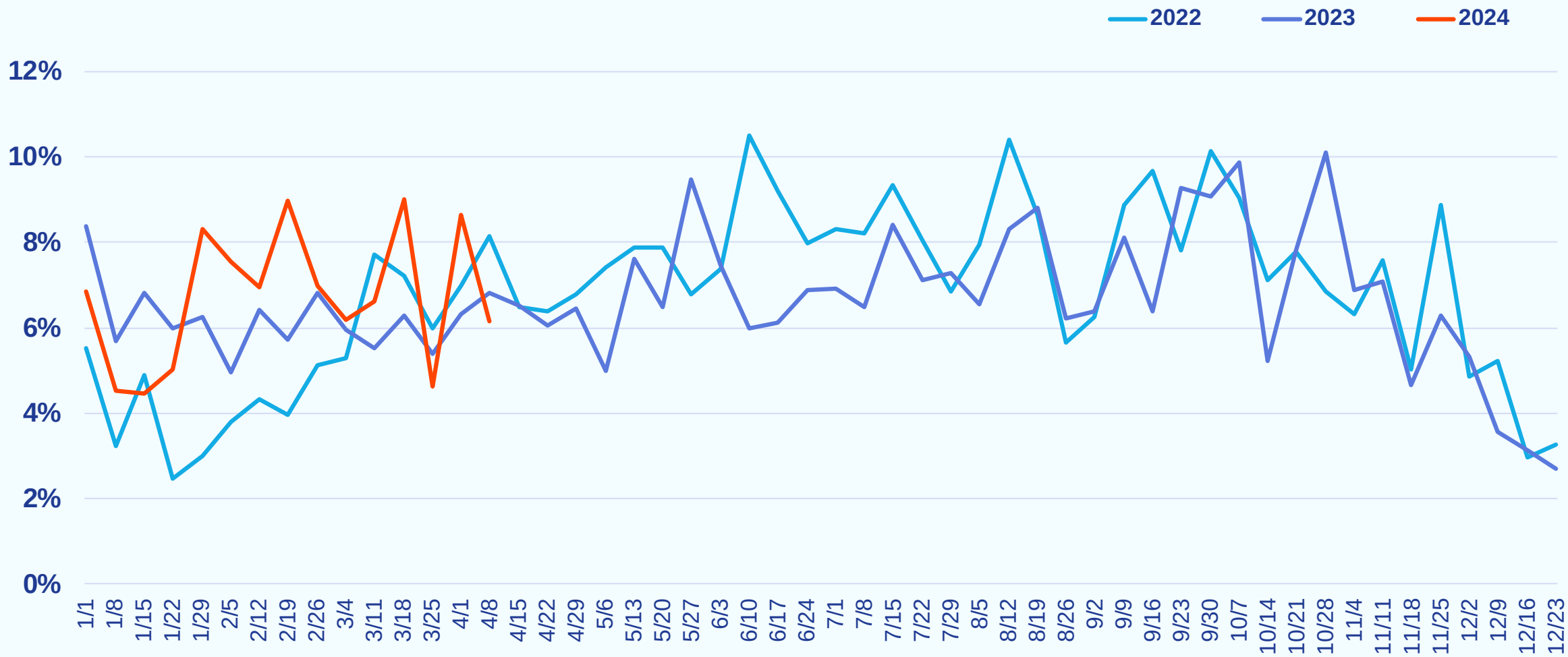
Weekly Active Listings

Week Ending April 14, 2024



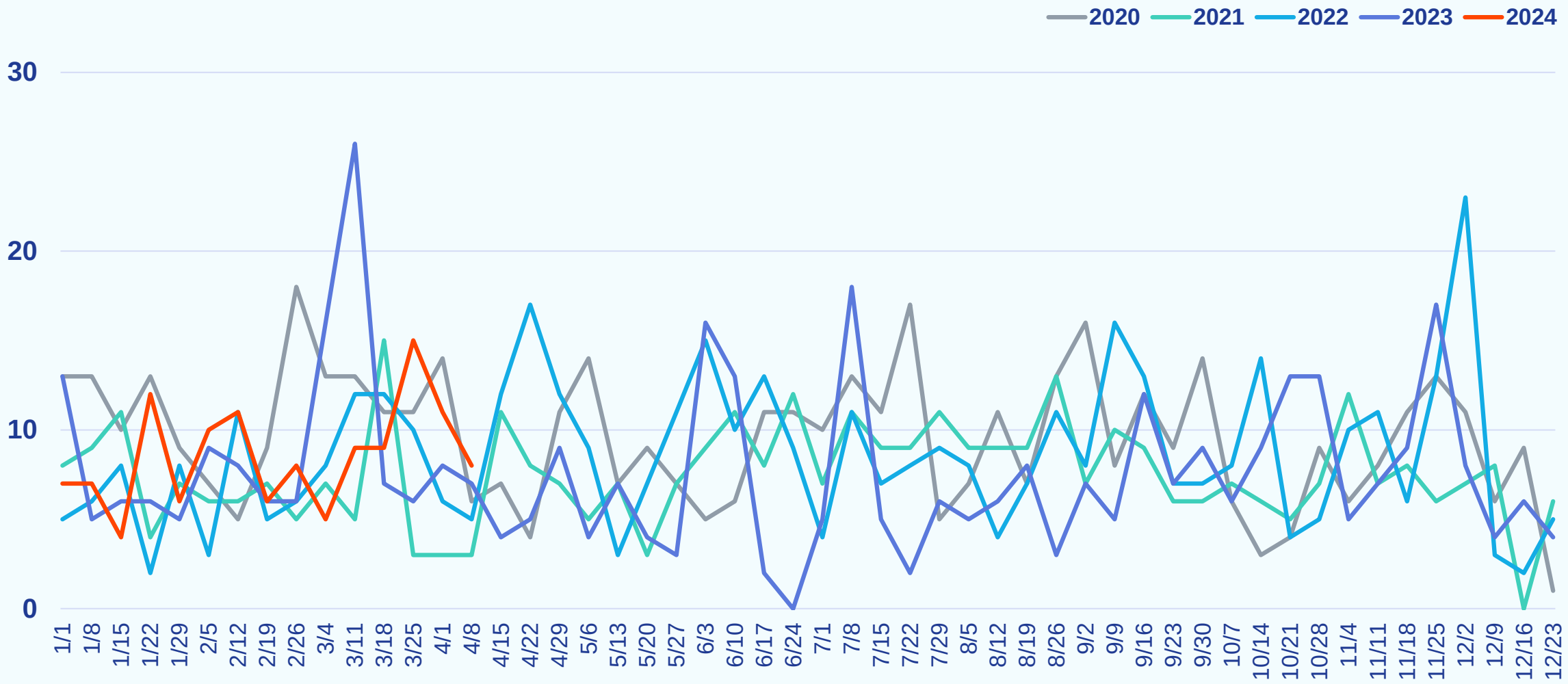
Weekly % Active Listings with Price Decrease

Week Ending April 14, 2024



Weekly Canceled Listings

Week Ending April 14, 2024



North Central Virginia

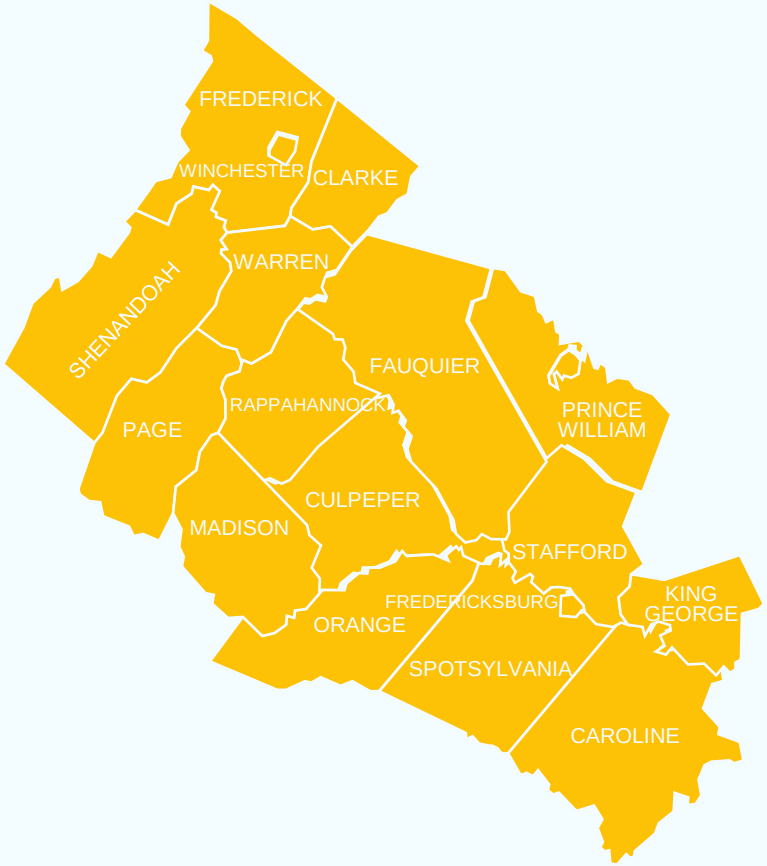
NORTH CENTRAL VIRGINIA

Weekly Snapshot

Week Ending April 14, 2024

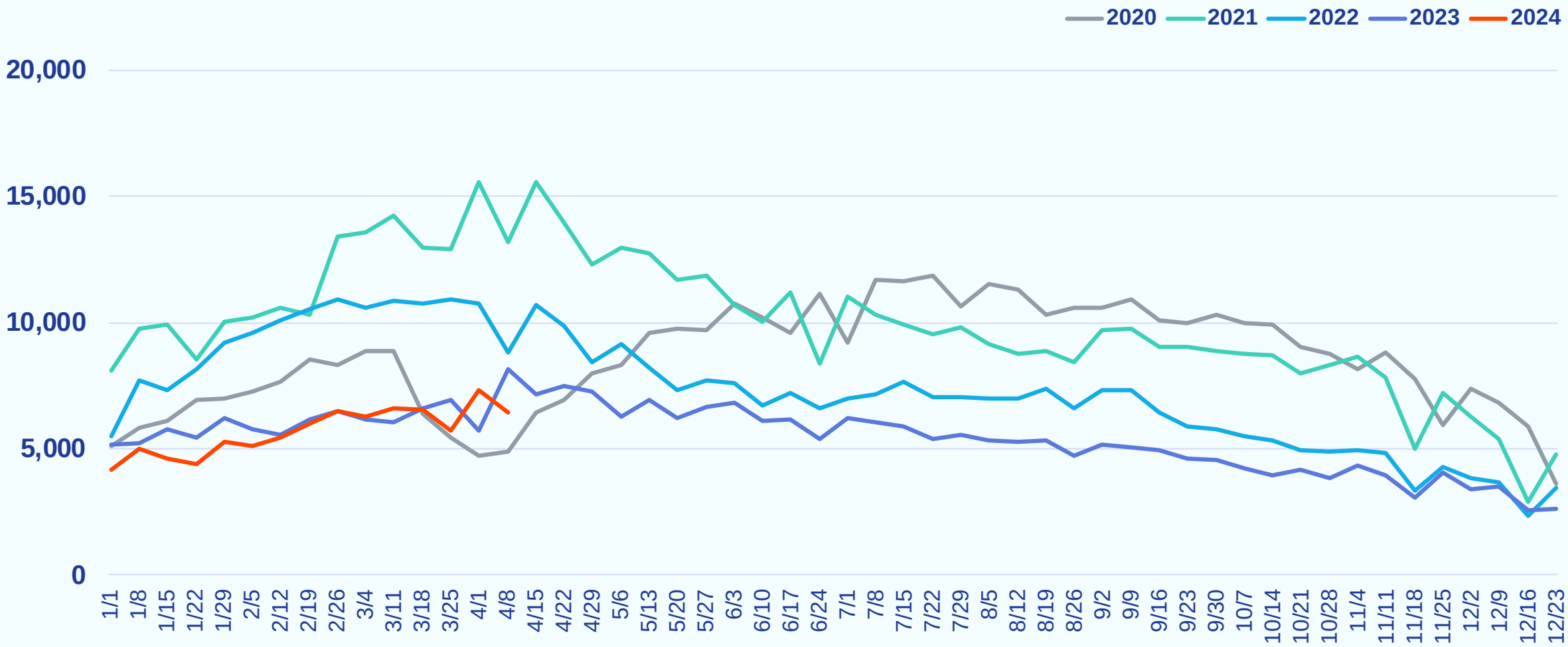
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	6,441	-20.7%	-12.0%
New Purchase Contracts	508	+8.3%	+20.7%
Median Time to Contract	16 days	+0 days	-1 day
New Listings	480	-3.6%	-2.6%
Median List Price	$504,500	+3.0%	+0.9%
Active Listings	1,689	+0.5%	+1.8%
% Active Listings with Price Decrease	8.8%	+4.1 pp	+1.8 pp
Canceled Listings	11	-42.1%	-56.0%

pp = percentage point



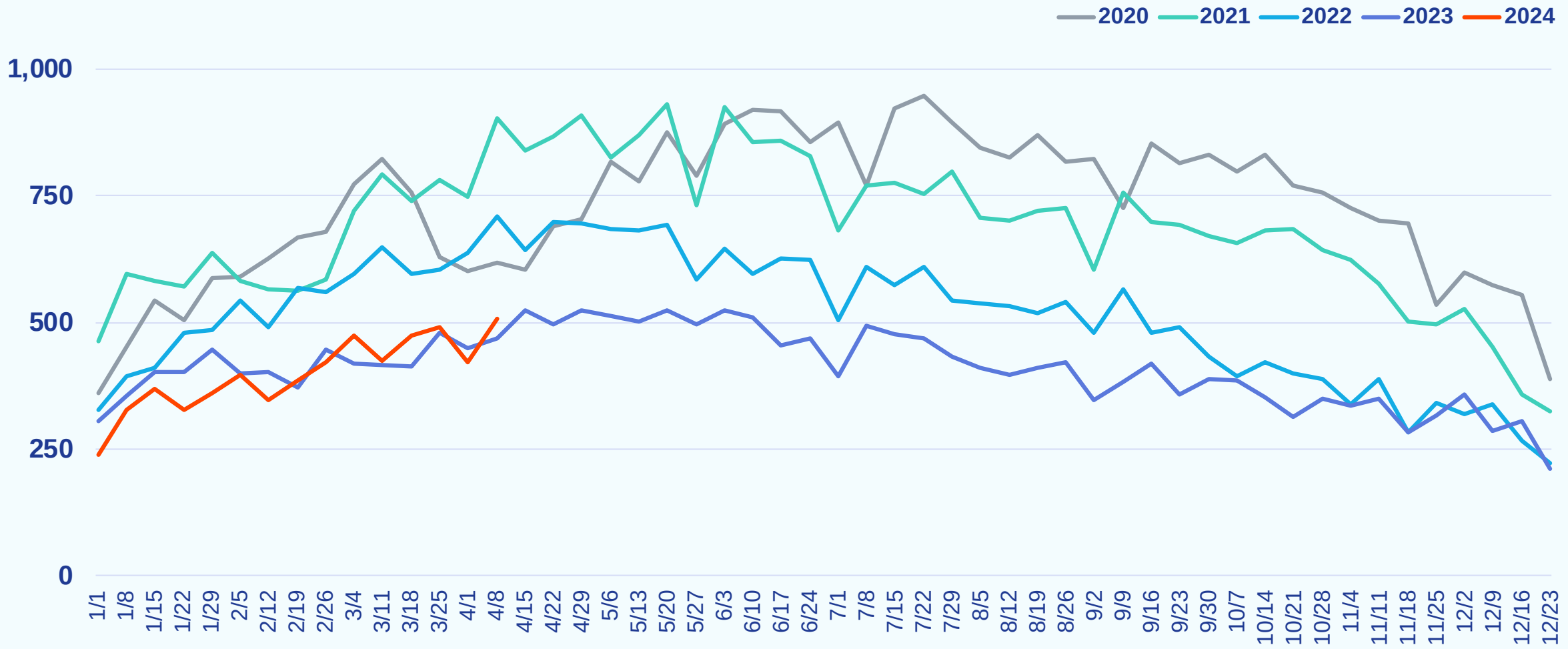
Weekly Showings

Week Ending April 14, 2024



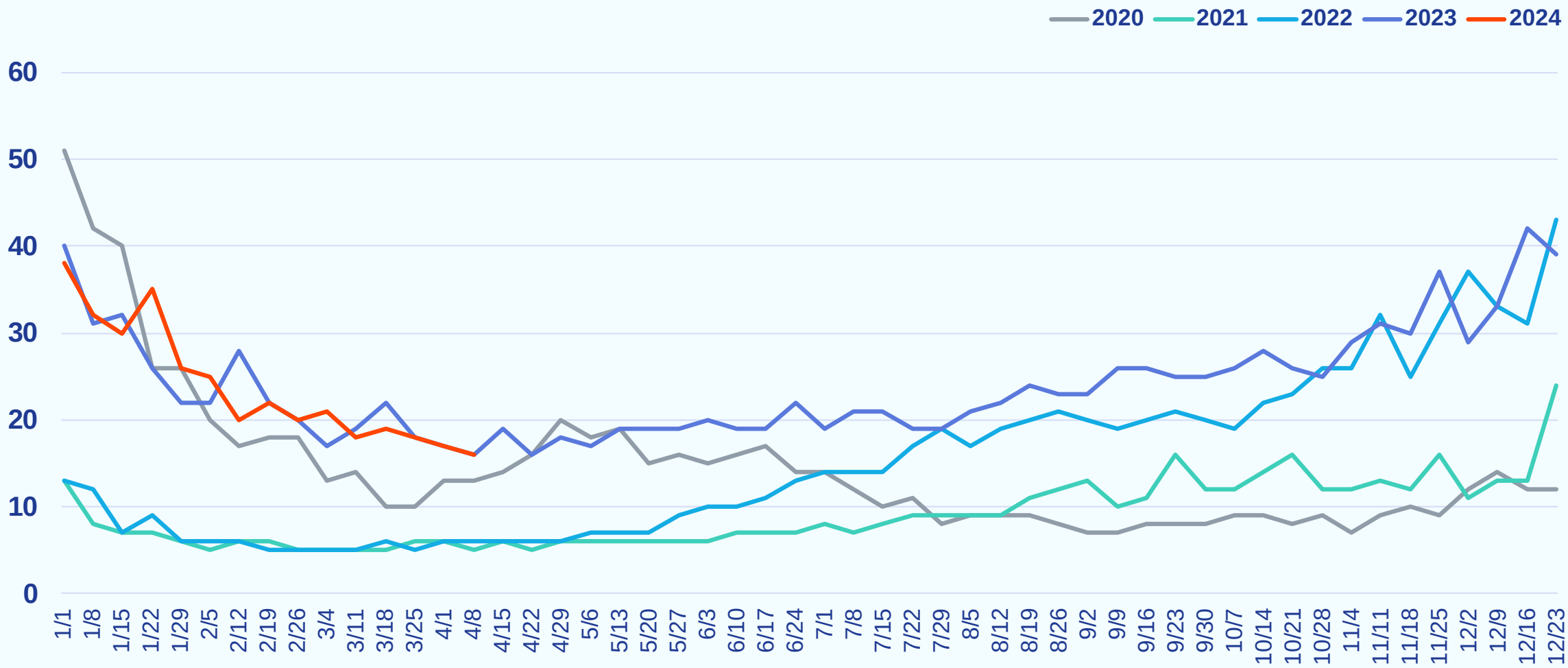
Weekly New Purchase Contracts

Week Ending April 14, 2024



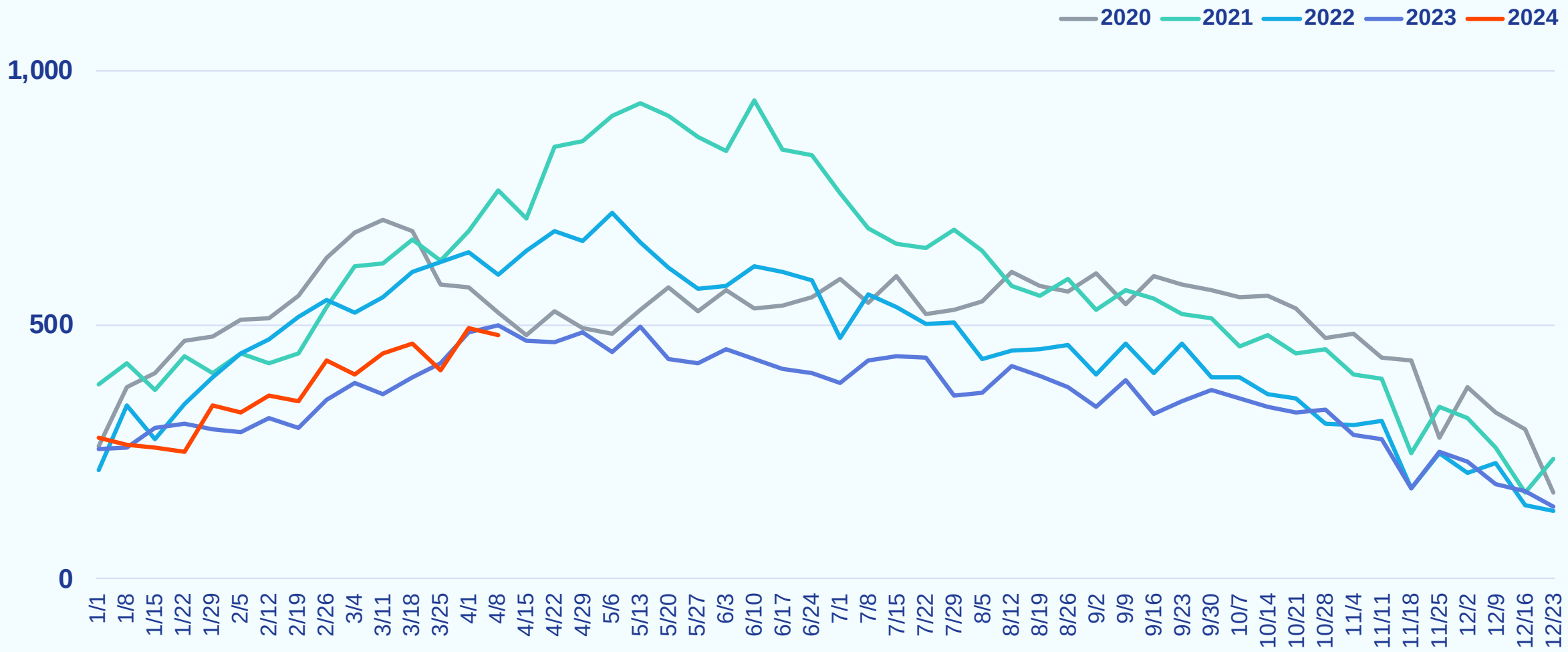
Weekly Median Time to Contract

Week Ending April 14, 2024



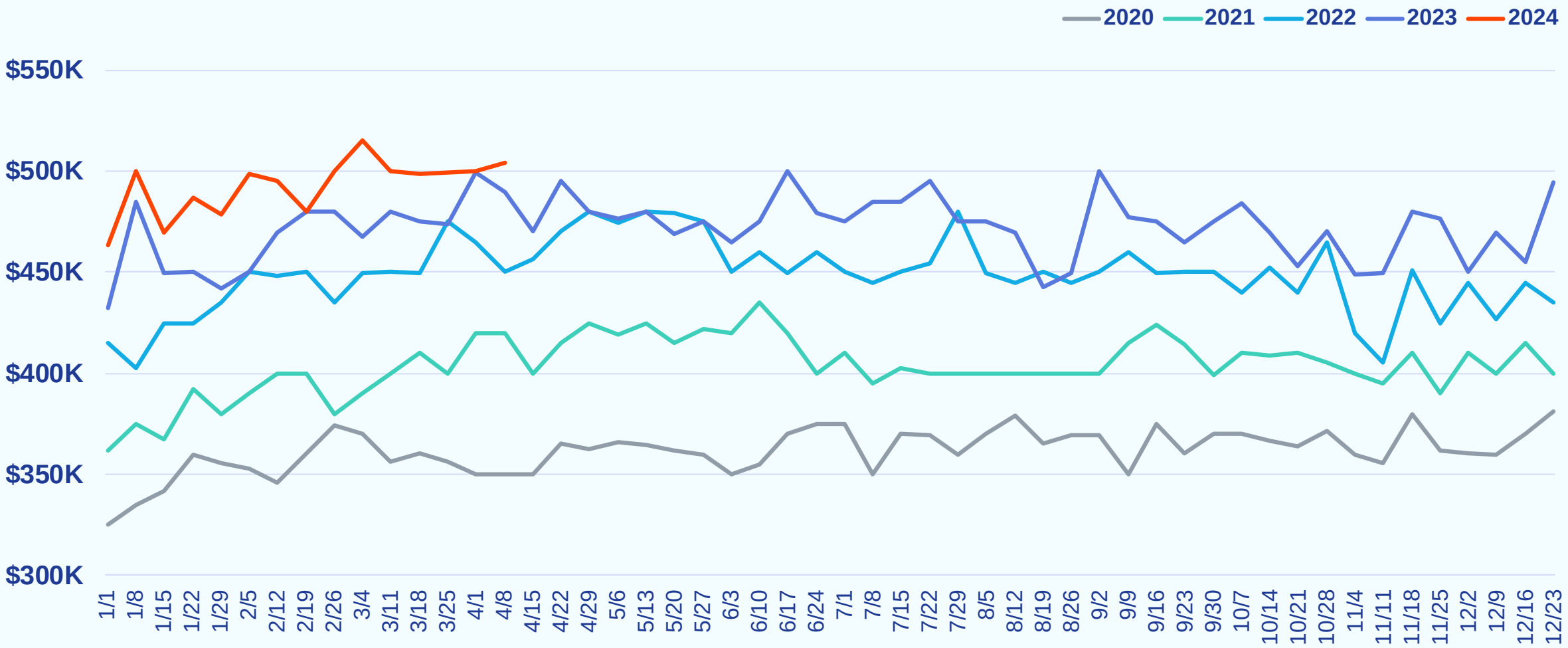
Weekly New Listings

Week Ending April 14, 2024



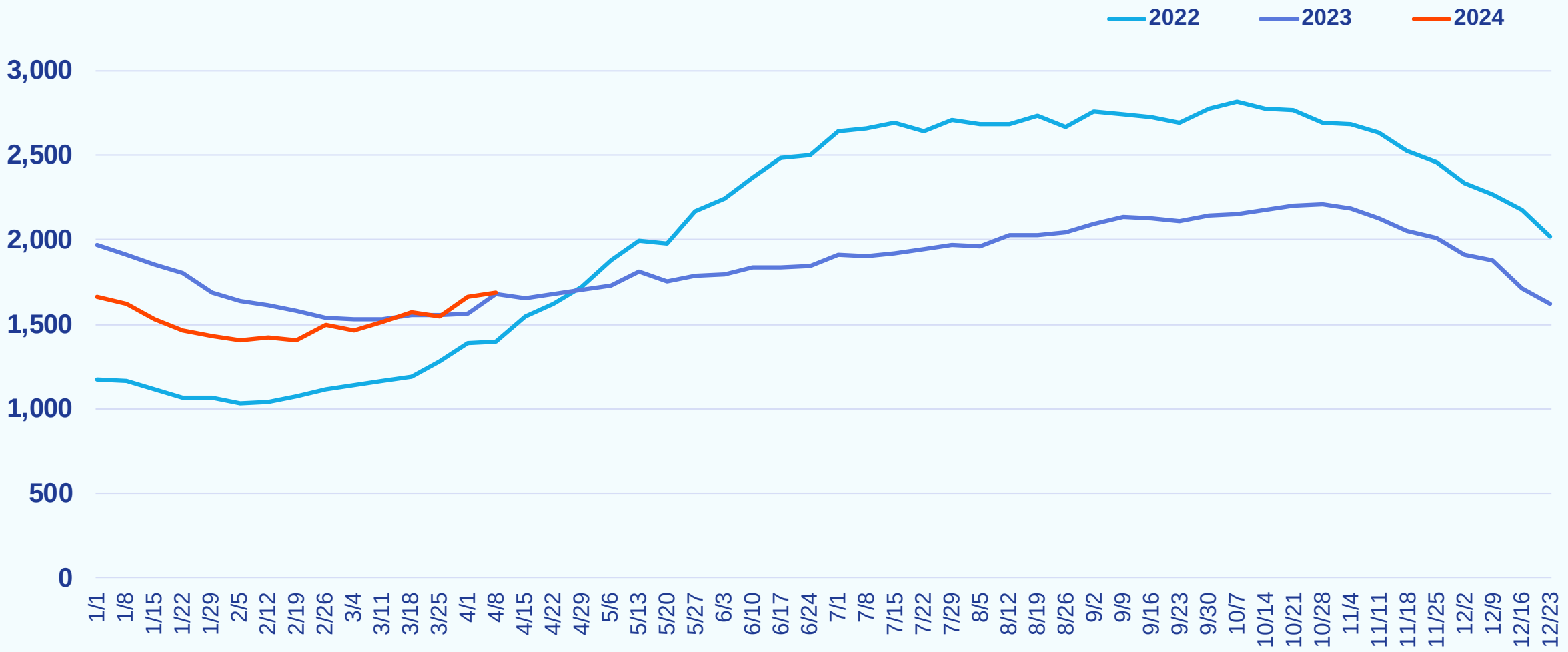
Weekly Median List Price

Week Ending April 14, 2024



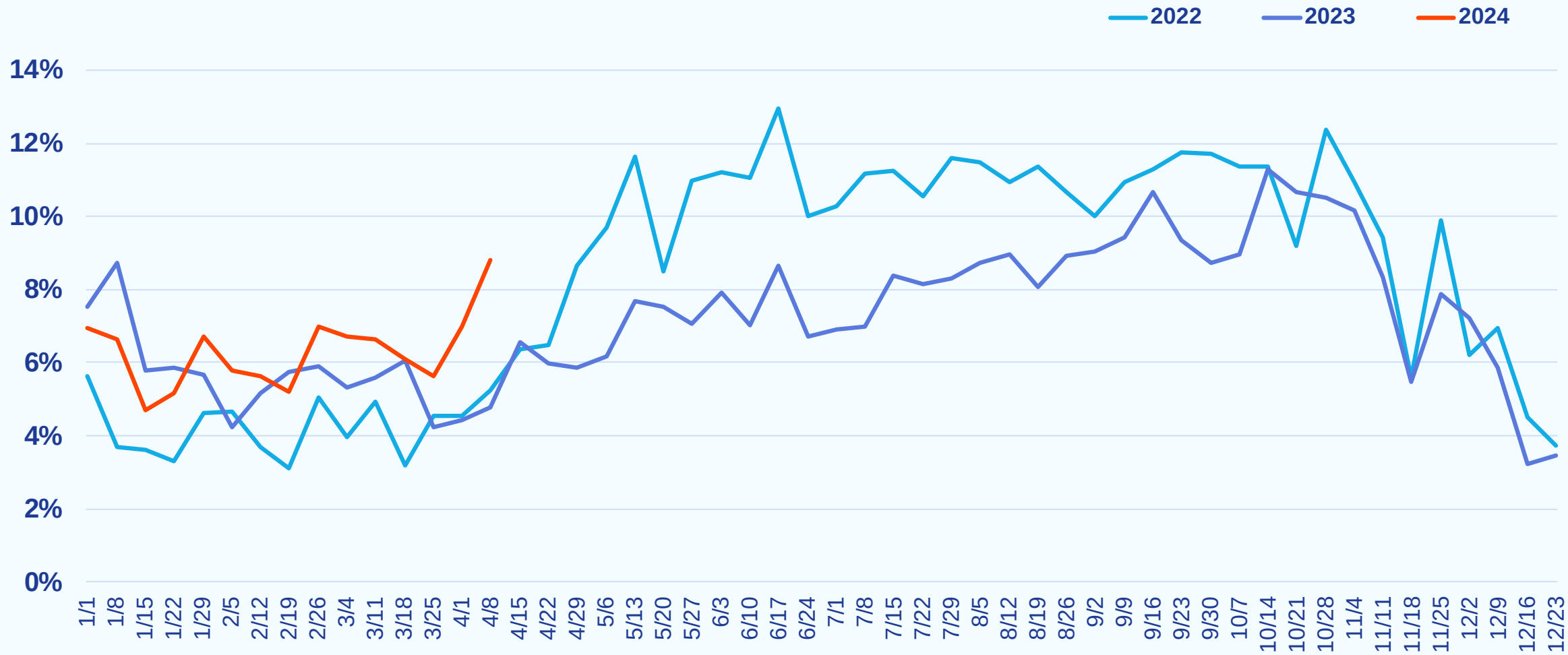
Weekly Active Listings

Week Ending April 14, 2024



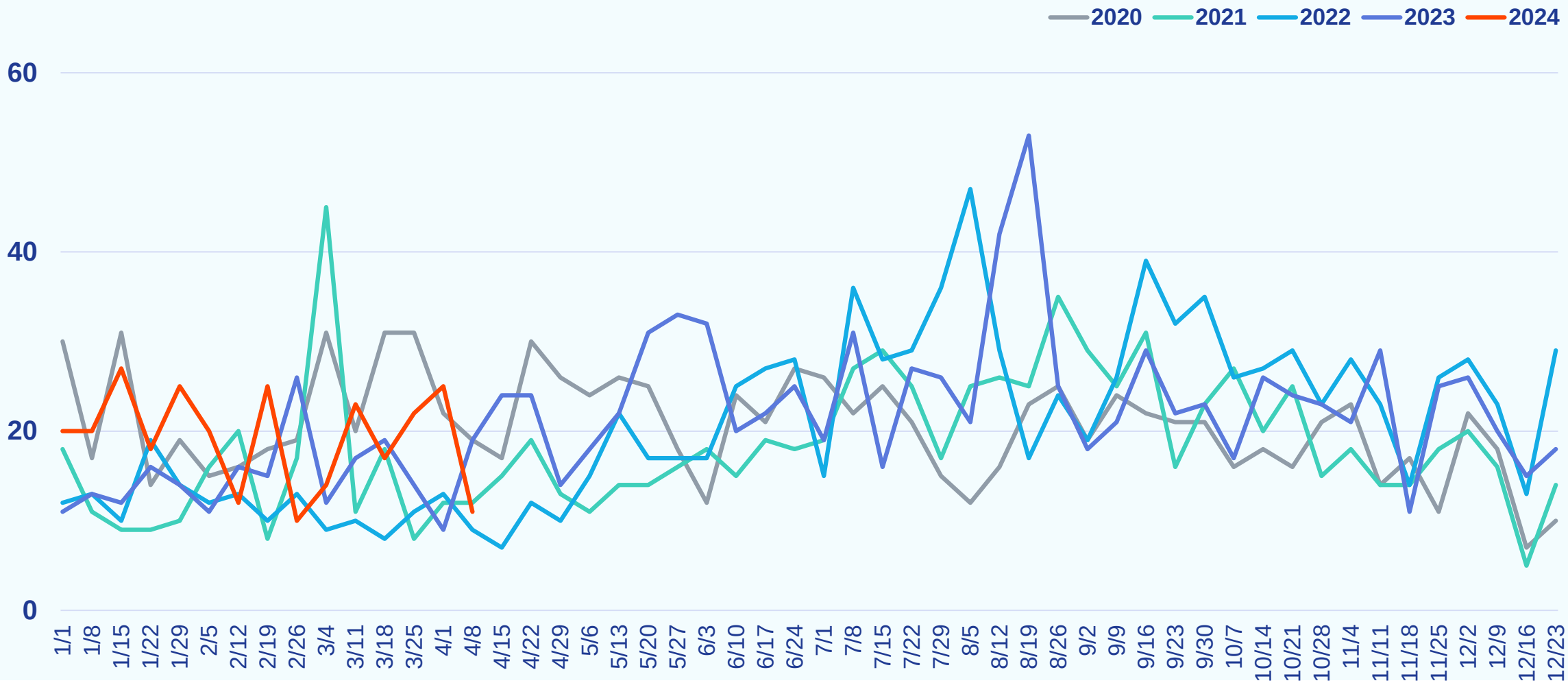
Weekly % Active Listings with Price Decrease

Week Ending April 14, 2024



Weekly Canceled Listings

Week Ending April 14, 2024



County Stats

COUNTY

Weekly Showings

Week Ending April 14, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	833	899	1,008
NEW CASTLE, DE	3,278	3,415	3,104
BURLINGTON, NJ	2,781	3,429	2,882
CAMDEN, NJ	3,414	4,237	3,462
GLOUCESTER, NJ	1,780	2,499	2,279
MERCER, NJ	2,203	2,394	2,107
BUCKS, PA	3,024	3,924	3,233
CHESTER, PA	2,381	3,233	2,946
DELAWARE, PA	3,204	3,864	3,143
MONTGOMERY, PA	3,842	6,490	4,338
PHILADELPHIA, PA	7,152	8,431	7,538

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	298	453	263
BERKS, PA	1,553	1,926	1,761
CUMBERLAND, PA	1,323	1,508	1,382
DAUPHIN, PA	1,207	1,452	1,409
FRANKLIN, PA	439	470	606
FULTON, PA	4	20	44
LANCASTER, PA	1,480	2,150	1,957
LEBANON, PA	370	496	465
PERRY, PA	102	115	119
YORK, PA	2,122	2,119	2,129

Click to View Map

Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	3,102	3,661	3,237
BALTIMORE, MD	3,990	5,128	4,587
BALTIMORE CITY, MD	3,690	4,157	3,466
CARROLL, MD	633	1,077	875
HARFORD, MD	981	1,427	1,037
HOWARD, MD	1,933	2,904	2,292

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	1,524	1,649	1,519
SOMERSET, MD	60	123	62
WICOMICO, MD	361	309	350
WORCESTER, MD	593	619	732

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	448	448	665
CHARLES, MD	1,060	1,060	1,438
SAINT MARYS, MD	550	550	539

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	114	73	83
CECIL, MD	376	391	336
DORCHESTER, MD	144	140	163
KENT, MD	45	50	97
QUEEN ANNES, MD	220	342	220
TALBOT, MD	199	102	176

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	2,859	4,120	3,074
FREDERICK, MD	1,384	1,698	1,429
MONTGOMERY, MD	5,799	6,867	6,313
PRINCE GEORGES, MD	4,823	5,582	5,218
ALEXANDRIA CITY, VA	815	927	836
ARLINGTON, VA	1,006	1,371	1,122
FAIRFAX, VA	7,188	8,572	8,174
FAIRFAX CITY, VA	154	291	184
FALLS CHURCH CITY, VA	166	126	113
LOUDOUN, VA	2,391	3,092	2,563

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	202	146	245
GARRETT, MD	124	157	162
WASHINGTON, MD	714	672	781
BERKELEY, WV	687	623	634
GRANT, WV	3	6	4
HAMPSHIRE, WV	70	102	63
HARDY, WV	9	25	16
JEFFERSON, WV	386	313	413
MINERAL, WV	48	67	33
MORGAN, WV	111	130	105
PENDLETON, WV	1	0	2

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	120	178	74
CLARKE, VA	44	65	92
CULPEPER, VA	134	189	125
FAUQUIER, VA	312	260	277
FREDERICK, VA	407	414	405
FREDERICKSBURG CITY, VA	139	108	108
KING GEORGE, VA	107	88	140
MADISON, VA	14	17	25
MANASSAS CITY, VA	111	209	155
MANASSAS PARK CITY, VA	92	56	154
ORANGE, VA	111	253	126
PAGE, VA	51	72	80
PRINCE WILLIAM, VA	2,663	3,380	2,890
RAPPAHANNOCK, VA	18	25	13
SHENANDOAH, VA	173	122	183
SPOTSYLVANIA, VA	871	851	1,084
STAFFORD, VA	680	1,447	958
WARREN, VA	267	224	318
WINCHESTER CITY, VA	127	166	114

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	636	627	672
HUNTERDON, NJ	35	67	80
OCEAN, NJ	332	428	374
SALEM, NJ	367	415	384
SOMERSET, NJ	94	219	216

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly New Purchase Contracts

Week Ending April 14, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	71	56	66
NEW CASTLE, DE	150	140	138
BURLINGTON, NJ	161	158	153
CAMDEN, NJ	172	179	152
GLOUCESTER, NJ	117	103	110
MERCER, NJ	98	136	128
BUCKS, PA	171	167	154
CHESTER, PA	177	143	130
DELAWARE, PA	171	176	160
MONTGOMERY, PA	270	236	207
PHILADELPHIA, PA	504	476	438

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	26	28	19
BERKS, PA	105	88	100
CUMBERLAND, PA	79	55	66
DAUPHIN, PA	86	60	76
FRANKLIN, PA	44	36	46
FULTON, PA	1	2	4
LANCASTER, PA	102	122	89
LEBANON, PA	33	24	34
PERRY, PA	9	9	12
YORK, PA	134	118	136

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	209	198	198
BALTIMORE, MD	244	227	205
BALTIMORE CITY, MD	261	233	231
CARROLL, MD	41	45	42
HARFORD, MD	77	72	49
HOWARD, MD	93	78	59

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	149	143	172
SOMERSET, MD	6	7	9
WICOMICO, MD	30	29	25
WORCESTER, MD	51	45	47

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	39	39	38
CHARLES, MD	66	66	74
SAINT MARYS, MD	35	35	37

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	11	6	17
CECIL, MD	25	18	31
DORCHESTER, MD	19	20	18
KENT, MD	16	9	9
QUEEN ANNES, MD	30	20	15
TALBOT, MD	15	13	14

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	207	242	172
FREDERICK, MD	104	86	73
MONTGOMERY, MD	331	224	254
PRINCE GEORGES, MD	269	219	246
ALEXANDRIA CITY, VA	65	49	49
ARLINGTON, VA	76	72	57
FAIRFAX, VA	410	335	274
FAIRFAX CITY, VA	12	8	5
FALLS CHURCH CITY, VA	8	2	4
LOUDOUN, VA	153	122	114

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	12	14	26
GARRETT, MD	10	5	6
WASHINGTON, MD	59	56	36
BERKELEY, WV	94	69	74
GRANT, WV	0	2	0
HAMPSHIRE, WV	10	6	4
HARDY, WV	1	2	6
JEFFERSON, WV	37	29	39
MINERAL, WV	4	4	5
MORGAN, WV	9	7	9
PENDLETON, WV	4	0	0

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	11	15	14
CLARKE, VA	6	7	4
CULPEPER, VA	12	15	21
FAUQUIER, VA	21	28	21
FREDERICK, VA	43	30	42
FREDERICKSBURG CITY, VA	8	8	7
KING GEORGE, VA	16	15	6
MADISON, VA	2	3	5
MANASSAS CITY, VA	14	10	7
MANASSAS PARK CITY, VA	9	5	7
ORANGE, VA	19	22	22
PAGE, VA	12	11	6
PRINCE WILLIAM, VA	149	139	116
RAPPAHANNOCK, VA	2	3	0
SHENANDOAH, VA	18	15	10
SPOTSYLVANIA, VA	74	41	43
STAFFORD, VA	60	71	64
WARREN, VA	24	17	13
WINCHESTER CITY, VA	8	14	13

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	34	38	58
HUNTERDON, NJ	10	6	7
OCEAN, NJ	68	70	60
SALEM, NJ	22	31	27
SOMERSET, NJ	9	9	10

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly Median Days to Contract

Week Ending April 14, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	24	19	23
NEW CASTLE, DE	16	13	11
BURLINGTON, NJ	16	20	16
CAMDEN, NJ	15	16	18
GLOUCESTER, NJ	19	20	19
MERCER, NJ	14	16	16
BUCKS, PA	11	11	11
CHESTER, PA	9	11	12
DELAWARE, PA	11	12	11
MONTGOMERY, PA	11	12	13
PHILADELPHIA, PA	20	25	24

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	19	18	19
BERKS, PA	13	9	13
CUMBERLAND, PA	15	10	11
DAUPHIN, PA	14	10	16
FRANKLIN, PA	18	16	26
FULTON, PA	23	13	27
LANCASTER, PA	11	11	10
LEBANON, PA	12	13	11
PERRY, PA	19	32	67
YORK, PA	13	11	14

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	16	17	17
BALTIMORE, MD	21	19	18
BALTIMORE CITY, MD	23	25	25
CARROLL, MD	21	21	14
HARFORD, MD	21	18	23
HOWARD, MD	15	17	19

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	29	32	27
SOMERSET, MD	40	42	158
WICOMICO, MD	35	21	18
WORCESTER, MD	30	23	36

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	19	19	21
CHARLES, MD	27	27	26
SAINT MARYS, MD	18	18	22

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	19	45	19
CECIL, MD	13	13	25
DORCHESTER, MD	27	32	43
KENT, MD	20	20	21
QUEEN ANNES, MD	27	18	20
TALBOT, MD	21	37	23

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	29	26	24
FREDERICK, MD	19	18	14
MONTGOMERY, MD	17	17	18
PRINCE GEORGES, MD	21	30	21
ALEXANDRIA CITY, VA	17	17	12
ARLINGTON, VA	19	19	14
FAIRFAX, VA	17	15	16
FAIRFAX CITY, VA	19	13	18
FALLS CHURCH CITY, VA	13	30	21
LOUDOUN, VA	16	17	17

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	42	16	66
GARRETT, MD	46	9	21
WASHINGTON, MD	27	16	22
BERKELEY, WV	13	10	14
GRANT, WV	N/A	40	N/A
HAMPSHIRE, WV	22	11	118
HARDY, WV	28	157	35
JEFFERSON, WV	21	19	13
MINERAL, WV	26	6	51
MORGAN, WV	23	55	32
PENDLETON, WV	27	N/A	N/A

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	19	35	20
CLARKE, VA	14	49	46
CULPEPER, VA	30	15	22
FAUQUIER, VA	17	20	17
FREDERICK, VA	14	19	20
FREDERICKSBURG CITY, VA	37	12	12
KING GEORGE, VA	17	21	28
MADISON, VA	6	5	14
MANASSAS CITY, VA	11	11	9
MANASSAS PARK CITY, VA	14	19	22
ORANGE, VA	18	21	22
PAGE, VA	18	27	35
PRINCE WILLIAM, VA	16	14	14
RAPPAHANNOCK, VA	22	25	N/A
SHENANDOAH, VA	17	14	15
SPOTSYLVANIA, VA	16	16	19
STAFFORD, VA	15	16	14
WARREN, VA	14	29	23
WINCHESTER CITY, VA	22	19	19

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	18	40	24
HUNTERDON, NJ	21	11	26
OCEAN, NJ	32	26	19
SALEM, NJ	21	13	26
SOMERSET, NJ	20	9	24

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly New Listings

Week Ending April 14, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	64	68	62
NEW CASTLE, DE	147	140	121
BURLINGTON, NJ	140	124	128
CAMDEN, NJ	123	121	142
GLOUCESTER, NJ	93	81	95
MERCER, NJ	101	70	95
BUCKS, PA	192	174	138
CHESTER, PA	143	154	147
DELAWARE, PA	163	142	159
MONTGOMERY, PA	229	229	220
PHILADELPHIA, PA	487	519	493

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	18	27	23
BERKS, PA	101	113	85
CUMBERLAND, PA	67	73	80
DAUPHIN, PA	80	61	69
FRANKLIN, PA	41	40	40
FULTON, PA	1	1	1
LANCASTER, PA	104	107	116
LEBANON, PA	44	24	27
PERRY, PA	8	8	7
YORK, PA	144	126	133

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	169	206	187
BALTIMORE, MD	206	217	230
BALTIMORE CITY, MD	276	227	249
CARROLL, MD	49	60	37
HARFORD, MD	85	61	67
HOWARD, MD	78	97	103

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	173	121	152
SOMERSET, MD	6	4	14
WICOMICO, MD	26	26	31
WORCESTER, MD	65	37	61

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	23	23	31
CHARLES, MD	68	68	59
SAINT MARYS, MD	40	40	48

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	11	4	12
CECIL, MD	39	32	26
DORCHESTER, MD	14	17	25
KENT, MD	5	10	15
QUEEN ANNES, MD	31	17	26
TALBOT, MD	22	14	21

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	303	284	306
FREDERICK, MD	96	73	101
MONTGOMERY, MD	295	281	276
PRINCE GEORGES, MD	239	229	241
ALEXANDRIA CITY, VA	48	52	65
ARLINGTON, VA	66	75	72
FAIRFAX, VA	353	332	351
FAIRFAX CITY, VA	10	16	10
FALLS CHURCH CITY, VA	7	4	10
LOUDOUN, VA	163	141	135

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	18	9	14
GARRETT, MD	11	12	11
WASHINGTON, MD	32	68	47
BERKELEY, WV	79	98	78
GRANT, WV	1	2	1
HAMPSHIRE, WV	13	3	7
HARDY, WV	4	2	2
JEFFERSON, WV	40	17	25
MINERAL, WV	3	3	5
MORGAN, WV	10	3	6
PENDLETON, WV	1	1	0

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	10	14	12
CLARKE, VA	4	9	3
CULPEPER, VA	22	17	11
FAUQUIER, VA	30	27	21
FREDERICK, VA	37	39	45
FREDERICKSBURG CITY, VA	11	8	16
KING GEORGE, VA	13	4	6
MADISON, VA	3	5	9
MANASSAS CITY, VA	10	11	12
MANASSAS PARK CITY, VA	6	4	7
ORANGE, VA	18	20	19
PAGE, VA	15	8	6
PRINCE WILLIAM, VA	148	141	149
RAPPAHANNOCK, VA	2	3	7
SHENANDOAH, VA	19	11	24
SPOTSYLVANIA, VA	46	60	64
STAFFORD, VA	58	83	56
WARREN, VA	21	24	16
WINCHESTER CITY, VA	7	10	10

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	27	40	43
HUNTERDON, NJ	5	6	5
OCEAN, NJ	45	77	52
SALEM, NJ	23	24	11
SOMERSET, NJ	7	9	7

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly Median List Price

Week Ending April 14, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	$340,589	$306,995	$372,450
NEW CASTLE, DE	$399,900	$322,450	$420,000
BURLINGTON, NJ	$387,450	$342,450	$379,450
CAMDEN, NJ	$324,000	$300,000	$305,000
GLOUCESTER, NJ	$374,900	$335,000	$390,000
MERCER, NJ	$469,900	$373,750	$400,000
BUCKS, PA	$492,000	$429,450	$469,950
CHESTER, PA	$549,900	$544,950	$530,000
DELAWARE, PA	$389,000	$349,950	$419,900
MONTGOMERY, PA	$499,990	$435,000	$495,000
PHILADELPHIA, PA	$295,000	$289,900	$295,000

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	$398,200	$319,900	$340,000
BERKS, PA	$284,900	$234,900	$279,900
CUMBERLAND, PA	$279,000	$325,000	$299,900
DAUPHIN, PA	$259,450	$249,900	$249,900
FRANKLIN, PA	$259,900	$259,945	$296,750
FULTON, PA	$189,000	$59,900	$159,900
LANCASTER, PA	$317,450	$324,900	$325,000
LEBANON, PA	$250,000	$312,450	$330,000
PERRY, PA	$175,450	$222,450	$150,000
YORK, PA	$285,000	$279,825	$284,900

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	$510,000	$477,000	$545,000
BALTIMORE, MD	$379,500	$329,900	$379,500
BALTIMORE CITY, MD	$232,450	$220,000	$236,000
CARROLL, MD	$549,900	$482,400	$550,000
HARFORD, MD	$399,999	$369,900	$395,000
HOWARD, MD	$572,500	$600,000	$675,000

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	$475,000	$423,475	$483,445
SOMERSET, MD	$174,995	$264,900	$269,995
WICOMICO, MD	$299,945	$266,700	$289,900
WORCESTER, MD	$475,000	$458,900	$434,000

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	$459,900	$459,900	$425,000
CHARLES, MD	$457,950	$457,950	$480,000
SAINT MARYS, MD	$438,595	$438,595	$417,450

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	$325,000	$283,950	$347,000
CECIL, MD	$547,990	$474,950	$383,995
DORCHESTER, MD	$322,000	$369,950	$279,900
KENT, MD	$475,000	$327,495	$395,000
QUEEN ANNES, MD	$514,900	$519,900	$562,450
TALBOT, MD	$374,500	$695,000	$450,000

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	$659,900	$649,950	$654,500
FREDERICK, MD	$480,000	$456,759	$519,990
MONTGOMERY, MD	$650,000	$599,500	$650,000
PRINCE GEORGES, MD	$449,900	$415,000	$447,000
ALEXANDRIA CITY, VA	$764,950	$759,750	$754,900
ARLINGTON, VA	$819,450	$624,900	$657,500
FAIRFAX, VA	$750,000	$725,000	$774,900
FAIRFAX CITY, VA	$874,944	$789,000	$859,950
FALLS CHURCH CITY, VA	$1,400,000	$871,500	$875,000
LOUDOUN, VA	$774,900	$730,000	$799,000

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	$141,700	$149,900	$125,950
GARRETT, MD	$499,000	$332,450	$685,000
WASHINGTON, MD	$307,450	$360,900	$354,000
BERKELEY, WV	$309,990	$313,990	$324,990
GRANT, WV	$280,000	$374,900	$399,990
HAMPSHIRE, WV	$279,900	$125,000	$335,000
HARDY, WV	$264,950	$204,900	$160,000
JEFFERSON, WV	$437,500	$425,000	$335,000
MINERAL, WV	$184,900	$159,000	$209,900
MORGAN, WV	$337,450	$199,000	$327,500
PENDLETON, WV	$125,000	$85,000	N/A

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	$397,450	$309,900	$395,400
CLARKE, VA	$447,500	$485,000	$775,000
CULPEPER, VA	$499,995	$529,000	$499,900
FAUQUIER, VA	$612,445	$699,999	$749,000
FREDERICK, VA	$475,000	$431,790	$495,000
FREDERICKSBURG CITY, VA	$399,900	$459,900	$523,450
KING GEORGE, VA	$499,000	$502,450	$444,950
MADISON, VA	$373,000	$329,000	$439,000
MANASSAS CITY, VA	$414,500	$599,999	$385,000
MANASSAS PARK CITY, VA	$469,950	$394,450	$389,000
ORANGE, VA	$326,500	$362,297	$399,900
PAGE, VA	$349,900	$277,500	$284,745
PRINCE WILLIAM, VA	$617,450	$500,000	$599,900
RAPPAHANNOCK, VA	$409,000	$514,990	$1,000,000
SHENANDOAH, VA	$387,900	$259,000	$344,500
SPOTSYLVANIA, VA	$468,225	$499,450	$519,950
STAFFORD, VA	$627,500	$545,000	$549,900
WARREN, VA	$459,000	$405,000	$422,450
WINCHESTER CITY, VA	$395,000	$427,400	$401,913

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	$249,900	$232,450	$275,000
HUNTERDON, NJ	$625,000	$447,500	$569,900
OCEAN, NJ	$447,000	$499,900	$649,500
SALEM, NJ	$260,000	$180,000	$299,000
SOMERSET, NJ	$925,000	$589,000	$1,190,000

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly Active Listings

Week Ending April 14, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	422	320	408
NEW CASTLE, DE	588	476	562
BURLINGTON, NJ	508	473	471
CAMDEN, NJ	517	443	519
GLOUCESTER, NJ	382	309	385
MERCER, NJ	344	313	318
BUCKS, PA	561	474	541
CHESTER, PA	521	520	519
DELAWARE, PA	531	496	506
MONTGOMERY, PA	747	730	732
PHILADELPHIA, PA	3924	4,143	3,867

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	148	125	152
BERKS, PA	290	339	280
CUMBERLAND, PA	341	274	343
DAUPHIN, PA	295	279	289
FRANKLIN, PA	210	178	201
FULTON, PA	10	13	10
LANCASTER, PA	443	405	447
LEBANON, PA	197	153	193
PERRY, PA	51	48	48
YORK, PA	595	515	587

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	499	538	492
BALTIMORE, MD	748	657	730
BALTIMORE CITY, MD	1662	1,425	1,656
CARROLL, MD	145	143	149
HARFORD, MD	286	162	266
HOWARD, MD	210	211	209

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	1591	1,208	1,546
SOMERSET, MD	97	76	90
WICOMICO, MD	143	105	135
WORCESTER, MD	530	266	509

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	117	117	116
CHARLES, MD	276	276	288
SAINT MARYS, MD	150	150	165

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	73	43	73
CECIL, MD	181	157	164
DORCHESTER, MD	142	113	139
KENT, MD	60	51	65
QUEEN ANNES, MD	151	112	145
TALBOT, MD	140	95	132

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	2108	1,687	2,026
FREDERICK, MD	291	266	296
MONTGOMERY, MD	760	676	772
PRINCE GEORGES, MD	860	774	860
ALEXANDRIA CITY, VA	147	131	138
ARLINGTON, VA	233	262	234
FAIRFAX, VA	804	822	795
FAIRFAX CITY, VA	13	23	16
FALLS CHURCH CITY, VA	13	9	14
LOUDOUN, VA	397	389	391

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	141	105	133
GARRETT, MD	146	134	141
WASHINGTON, MD	194	202	206
BERKELEY, WV	298	312	282
GRANT, WV	18	13	18
HAMPSHIRE, WV	49	52	44
HARDY, WV	32	27	31
JEFFERSON, WV	166	117	156
MINERAL, WV	39	29	36
MORGAN, WV	56	56	54
PENDLETON, WV	17	15	20

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	71	69	67
CLARKE, VA	16	20	17
CULPEPER, VA	76	79	70
FAUQUIER, VA	111	109	107
FREDERICK, VA	214	190	206
FREDERICKSBURG CITY, VA	41	40	40
KING GEORGE, VA	68	51	68
MADISON, VA	24	37	26
MANASSAS CITY, VA	12	18	18
MANASSAS PARK CITY, VA	6	6	8
ORANGE, VA	93	90	92
PAGE, VA	58	30	51
PRINCE WILLIAM, VA	277	327	262
RAPPAHANNOCK, VA	17	24	18
SHENANDOAH, VA	80	64	78
SPOTSYLVANIA, VA	242	228	250
STAFFORD, VA	159	202	160
WARREN, VA	91	71	92
WINCHESTER CITY, VA	33	26	29

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	256	189	248
HUNTERDON, NJ	41	41	44
OCEAN, NJ	389	432	397
SALEM, NJ	154	131	141
SOMERSET, NJ	22	32	23

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly % Active Listings with Price Decrease

Week Ending April 14, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	7.8%	4.7%	8.3%
NEW CASTLE, DE	6.6%	7.4%	8.0%
BURLINGTON, NJ	8.1%	6.8%	7.9%
CAMDEN, NJ	8.3%	6.3%	4.6%
GLOUCESTER, NJ	8.6%	7.4%	6.2%
MERCER, NJ	3.2%	6.1%	2.5%
BUCKS, PA	7.1%	8.0%	6.5%
CHESTER, PA	5.2%	5.8%	5.6%
DELAWARE, PA	7.3%	7.9%	8.7%
MONTGOMERY, PA	8.4%	6.0%	7.5%
PHILADELPHIA, PA	9.1%	9.5%	8.8%

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	11.5%	2.4%	4.6%
BERKS, PA	9.7%	7.4%	9.6%
CUMBERLAND, PA	7.9%	4.4%	6.1%
DAUPHIN, PA	9.5%	7.9%	8.7%
FRANKLIN, PA	6.7%	8.4%	9.5%
FULTON, PA	10.0%	23.1%	10.0%
LANCASTER, PA	5.2%	4.0%	7.4%
LEBANON, PA	4.6%	7.8%	5.7%
PERRY, PA	7.8%	6.3%	8.3%
YORK, PA	9.1%	5.4%	6.3%

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	4.4%	6.5%	8.7%
BALTIMORE, MD	11.1%	6.5%	8.8%
BALTIMORE CITY, MD	10.2%	8.3%	9.7%
CARROLL, MD	6.2%	9.1%	8.7%
HARFORD, MD	9.4%	4.3%	10.2%
HOWARD, MD	2.4%	6.6%	5.7%

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	8.4%	6.7%	8.8%
SOMERSET, MD	6.2%	14.5%	4.4%
WICOMICO, MD	5.6%	8.6%	11.9%
WORCESTER, MD	8.9%	7.5%	8.4%

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	11.1%	8.6%	8.3%
CHARLES, MD	6.9%	6.9%	8.5%
SAINT MARYS, MD	5.3%	8.5%	15.4%

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	6.8%	11.6%	8.2%
CECIL, MD	4.4%	3.8%	6.7%
DORCHESTER, MD	6.3%	9.7%	19.4%
KENT, MD	8.3%	5.9%	4.6%
QUEEN ANNES, MD	7.3%	8.9%	8.3%
TALBOT, MD	100.0%	100.0%	100.0%

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	7.1%	7.0%	8.1%
FREDERICK, MD	6.9%	10.2%	7.8%
MONTGOMERY, MD	7.0%	5.8%	6.6%
PRINCE GEORGES, MD	8.5%	7.2%	7.3%
ALEXANDRIA CITY, VA	8.2%	6.1%	5.1%
ARLINGTON, VA	7.3%	6.5%	6.0%
FAIRFAX, VA	6.0%	5.7%	5.9%
FAIRFAX CITY, VA	7.7%	8.7%	0.0%
FALLS CHURCH CITY, VA	0.0%	0.0%	14.3%
LOUDOUN, VA	6.3%	5.4%	9.2%

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	11.3%	5.7%	3.8%
GARRETT, MD	8.2%	5.2%	4.3%
WASHINGTON, MD	9.3%	5.9%	14.1%
BERKELEY, WV	5.4%	4.8%	4.3%
GRANT, WV	5.6%	7.7%	22.2%
HAMPSHIRE, WV	4.1%	0.0%	6.8%
HARDY, WV	3.1%	3.7%	3.2%
JEFFERSON, WV	7.8%	4.3%	9.6%
MINERAL, WV	0.0%	3.4%	11.1%
MORGAN, WV	7.1%	5.4%	11.1%
PENDLETON, WV	5.9%	6.7%	5.0%

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	16.9%	5.8%	11.9%
CLARKE, VA	12.5%	5.0%	11.8%
CULPEPER, VA	6.6%	0.0%	5.7%
FAUQUIER, VA	15.3%	1.8%	6.5%
FREDERICK, VA	8.4%	4.7%	8.7%
FREDERICKSBURG CITY, VA	4.9%	5.0%	10.0%
KING GEORGE, VA	10.3%	3.9%	10.3%
MADISON, VA	8.3%	2.7%	3.8%
MANASSAS CITY, VA	0.0%	11.1%	5.6%
MANASSAS PARK CITY, VA	0.0%	0.0%	12.5%
ORANGE, VA	4.3%	6.7%	4.3%
PAGE, VA	6.9%	6.7%	5.9%
PRINCE WILLIAM, VA	7.2%	5.8%	5.7%
RAPPAHANNOCK, VA	0.0%	0.0%	0.0%
SHENANDOAH, VA	5.0%	4.7%	6.4%
SPOTSYLVANIA, VA	9.9%	3.5%	6.0%
STAFFORD, VA	8.2%	5.9%	7.5%
WARREN, VA	13.2%	7.0%	5.4%
WINCHESTER CITY, VA	9.1%	7.7%	13.8%

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	7.8%	6.9%	4.8%
HUNTERDON, NJ	0.0%	4.9%	2.3%
OCEAN, NJ	3.3%	5.3%	5.8%
SALEM, NJ	9.1%	8.4%	7.1%
SOMERSET, NJ	13.6%	0.0%	0.0%

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly Canceled Listings

Week Ending April 14, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	2	4	8
NEW CASTLE, DE	9	8	7
BURLINGTON, NJ	4	3	1
CAMDEN, NJ	6	1	10
GLOUCESTER, NJ	3	4	3
MERCER, NJ	7	2	1
BUCKS, PA	6	3	1
CHESTER, PA	6	3	3
DELAWARE, PA	2	5	5
MONTGOMERY, PA	4	5	10
PHILADELPHIA, PA	43	35	33

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	1	0	0
BERKS, PA	3	1	2
CUMBERLAND, PA	1	0	3
DAUPHIN, PA	0	4	6
FRANKLIN, PA	5	3	5
FULTON, PA	0	0	0
LANCASTER, PA	1	2	4
LEBANON, PA	1	5	5
PERRY, PA	1	0	0
YORK, PA	5	7	7

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	6	11	12
BALTIMORE, MD	5	12	9
BALTIMORE CITY, MD	29	14	19
CARROLL, MD	6	0	0
HARFORD, MD	6	1	7
HOWARD, MD	1	4	6

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	13	9	27
SOMERSET, MD	3	0	2
WICOMICO, MD	1	1	5
WORCESTER, MD	9	4	2

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	0	0	1
CHARLES, MD	4	4	3
SAINT MARYS, MD	1	1	4

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	0	1	2
CECIL, MD	1	1	5
DORCHESTER, MD	0	2	1
KENT, MD	0	0	0
QUEEN ANNES, MD	3	1	2
TALBOT, MD	4	2	1

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	39	12	30
FREDERICK, MD	3	2	9
MONTGOMERY, MD	11	3	9
PRINCE GEORGES, MD	14	21	9
ALEXANDRIA CITY, VA	3	7	2
ARLINGTON, VA	5	2	3
FAIRFAX, VA	9	6	22
FAIRFAX CITY, VA	0	0	0
FALLS CHURCH CITY, VA	0	0	0
LOUDOUN, VA	7	1	4

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	1	1	3
GARRETT, MD	0	2	0
WASHINGTON, MD	4	8	1
BERKELEY, WV	18	18	8
GRANT, WV	0	0	0
HAMPSHIRE, WV	0	0	0
HARDY, WV	0	0	0
JEFFERSON, WV	1	3	0
MINERAL, WV	0	0	0
MORGAN, WV	0	0	3
PENDLETON, WV	0	0	0

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	0	3	0
CLARKE, VA	0	0	0
CULPEPER, VA	0	2	1
FAUQUIER, VA	0	1	1
FREDERICK, VA	0	1	0
FREDERICKSBURG CITY, VA	1	0	0
KING GEORGE, VA	0	0	0
MADISON, VA	0	0	0
MANASSAS CITY, VA	0	0	0
MANASSAS PARK CITY, VA	0	0	0
ORANGE, VA	0	0	2
PAGE, VA	0	0	0
PRINCE WILLIAM, VA	3	4	12
RAPPAHANNOCK, VA	0	0	0
SHENANDOAH, VA	1	1	0
SPOTSYLVANIA, VA	2	5	6
STAFFORD, VA	3	0	3
WARREN, VA	1	2	0
WINCHESTER CITY, VA	0	0	0

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	1	1	1
HUNTERDON, NJ	1	0	0
OCEAN, NJ	1	4	7
SALEM, NJ	1	1	2
SOMERSET, NJ	0	0	0

Note: Market statistics for Bright MLS listings only

Definitions

Showings – A count of both confirmed and cancelled showings during the week.

New Purchase Contracts – A count of new contracts during the week.

Median Days to Contract – The median number of days between the date a listing was published on the MLS and the date it went under contract for new purchase contracts during the week.

New Listings – A count of new listings during the week.
Note: The methodology to capture new listing changed starting in July 2019.

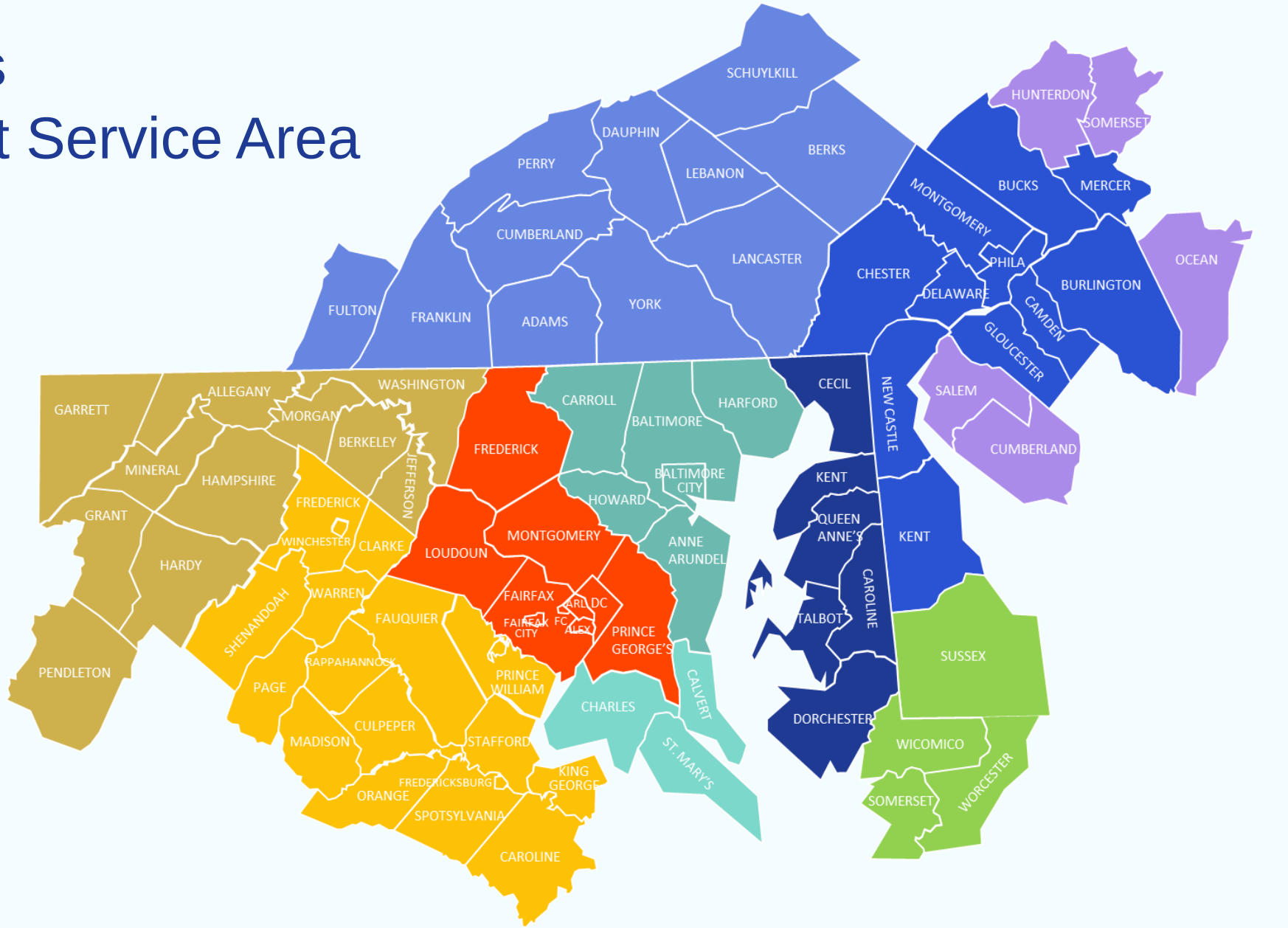
Median List Price – The median list price of new listings during the week.

Active Listings – The count of listings in Active status at the end of the week.

% Active Listings with Price Decrease – Of the listings in Active status at the end of the week, the percentage that had a price decrease during the week.

Canceled Listings – A count of listings that went into Canceled status during the week.

Map of Counties Within the Bright Service Area



About **Bright MLS**

Bright is proud to be the source of truth for comprehensive real estate data in the Mid-Atlantic, with market intelligence currently covering six states (Delaware, Maryland, New Jersey, Pennsylvania, Virginia, West Virginia) and the District of Columbia. Bright MLS's innovative tool library—both created and curated—provides services and award-winning support to well over 100k real estate professionals, enabling their delivery on the promise of home to over half a million home buyers and sellers monthly. In 2022, Bright subscribers facilitated $121B in real estate transactions through the company's platform. Learn more at BrightMLS.com.

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