bright MLS

Weekly Market Report

Week Ending June 2, 2024

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



Summary

Week Ending June 2, 2024

- **New listings are up compared to a year ago.** There were 5,902 new listings in the Mid-Atlantic for the week ending June 2, which is the week that includes Memorial Day. This week usually sees a dip in new listings, but listing activity was up compared to the same week in 2023.
- **Homes are staying on the market longer.** The median time to contract is slower by one day this week in the Bright MLS service area, rising to 19 days. With the exception of the Maryland/West Virginia Panhandle, the median time to contract increased compared to a week ago in all regions of the Bright MLS service area.
- **List prices fall in some regions.** In the Mid-Atlantic region, the median list price has seen a slight increase, reaching $430,000. The overall median list price is up 1.2% from the previous week and a 6.2% jump compared to last year. Despite the overall increase in the Bright MLS service area, a few metro areas such as Washington, D.C., Central Pennsylvania, and the MD/WV Panhandle have experienced a dip in their list prices over the past week. The median list price in the Washington D.C. metro is also down compared to the same week a year ago.

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

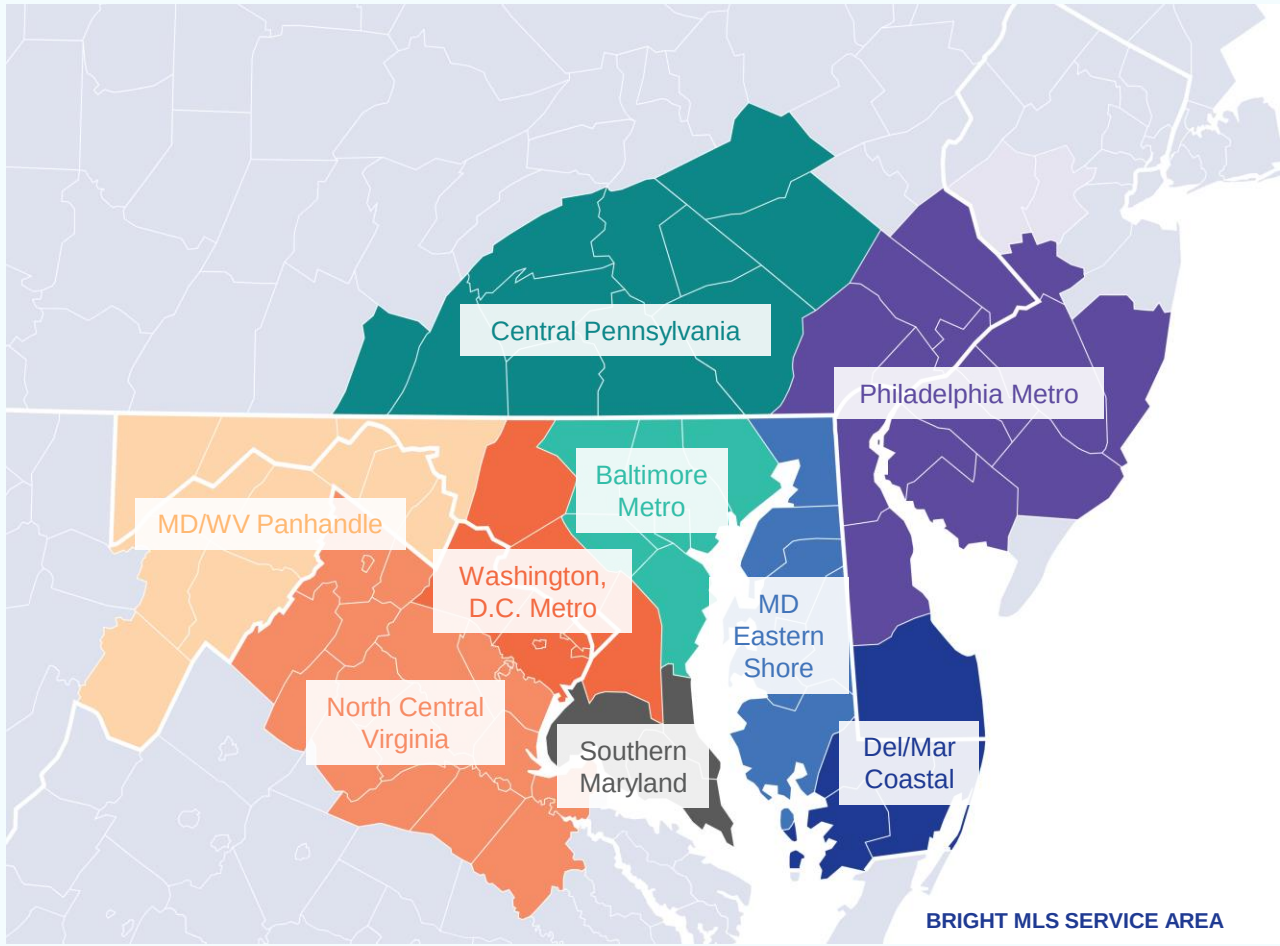
BRIGHT MLS SERVICE AREA

Weekly Snapshot

Week Ending June 2, 2024

		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	91,798	-9.7%	+12.5%
New Purchase Contracts	5,829	+0.9%	-14.0%
Median Time to Contract	19 days	+1 day	+2 days
New Listings	5,902	+6.0%	+2.4%
Median List Price	$430,000	+6.2%	+1.2%
Active Listings	31,564	+17.5%	+3.4%
% Active Listings with Price Decrease	8.4%	+0.9 pp	+0.5 pp
Canceled Listings	357	+17.0%	-11.0%

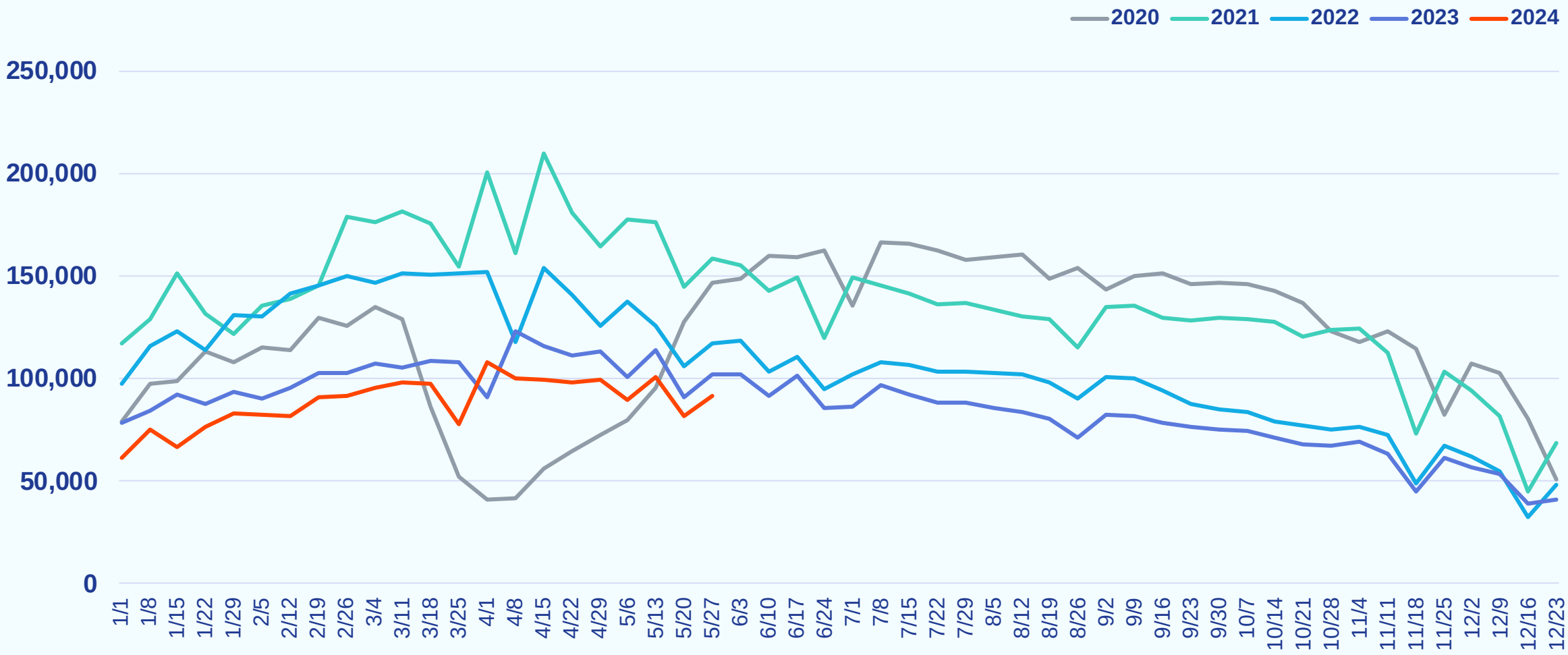
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BRIGHT MLS SERVICE AREA

Weekly Showings

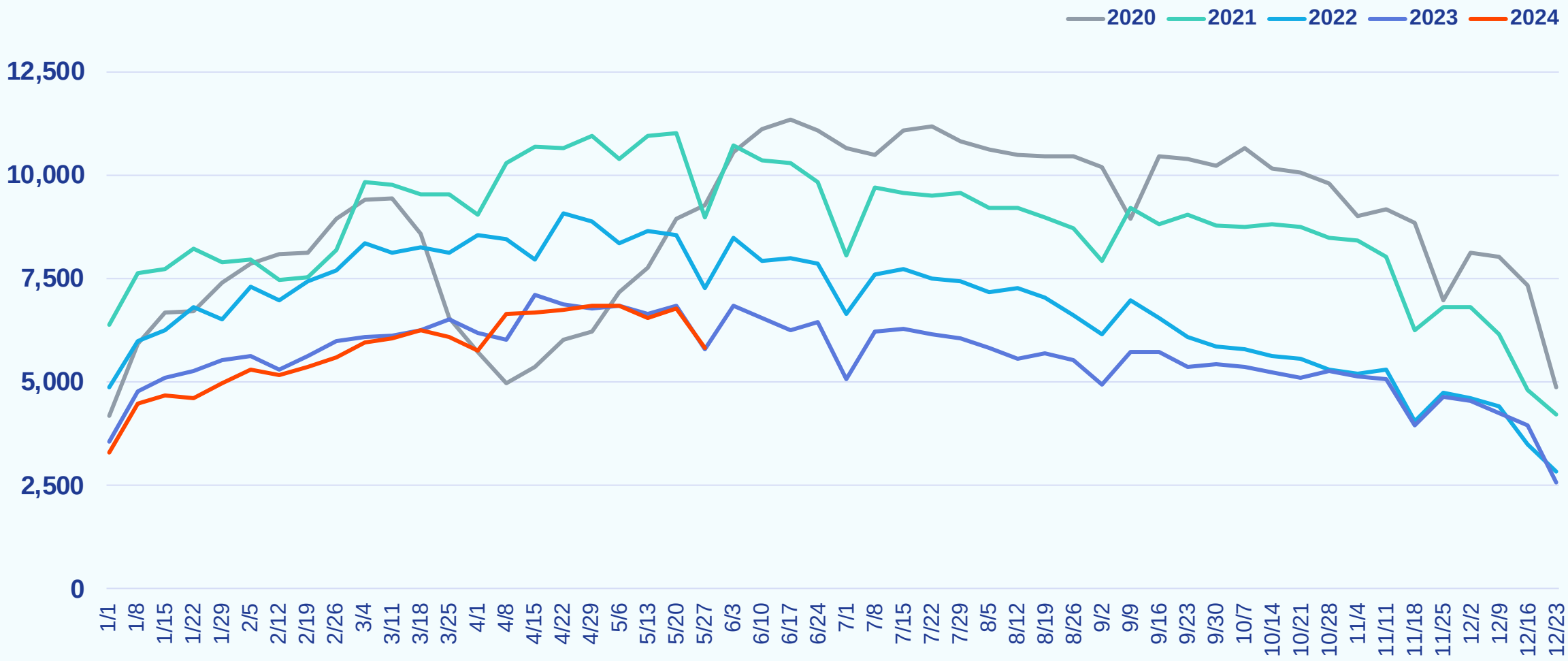
Week Ending June 2, 2024



BRIGHT MLS SERVICE AREA

Weekly New Purchase Contracts

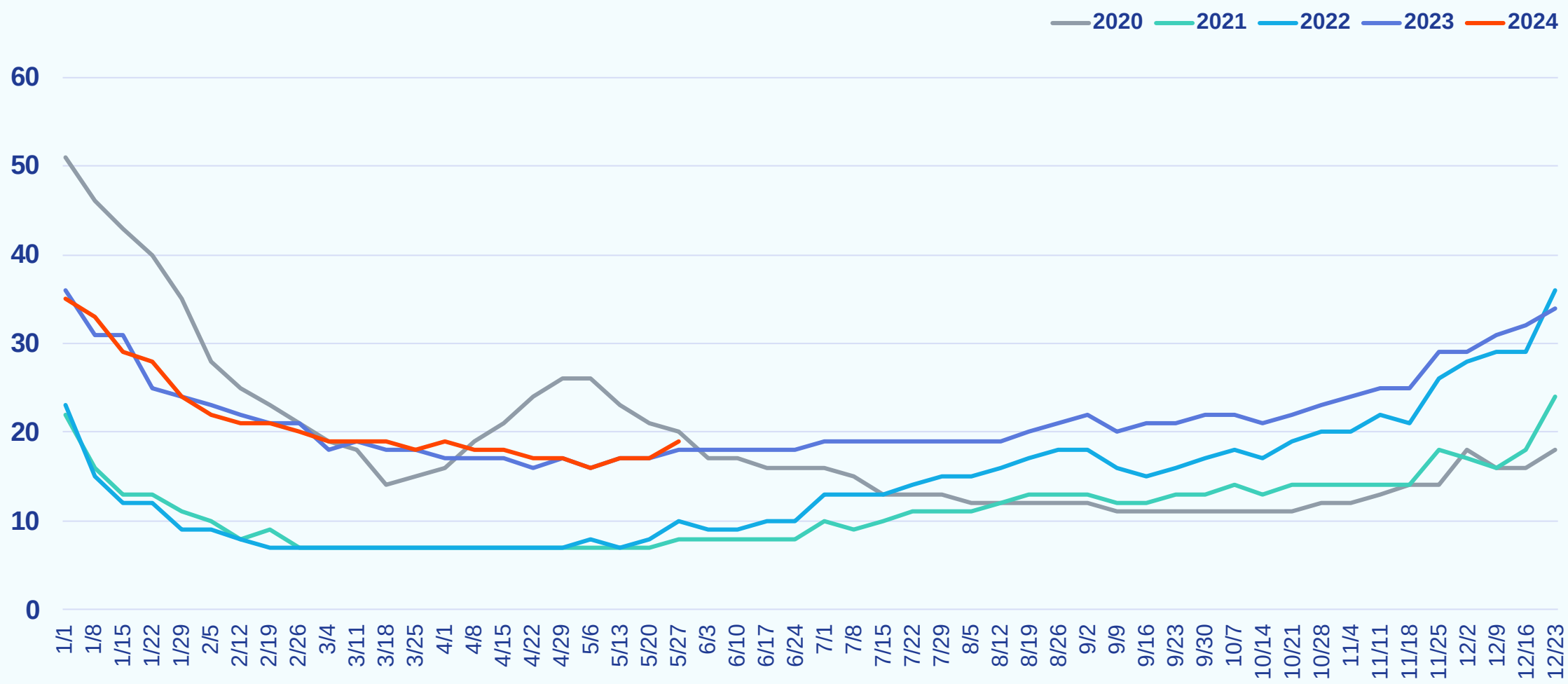
Week Ending June 2, 2024



BRIGHT MLS SERVICE AREA

Weekly Median Time to Contract

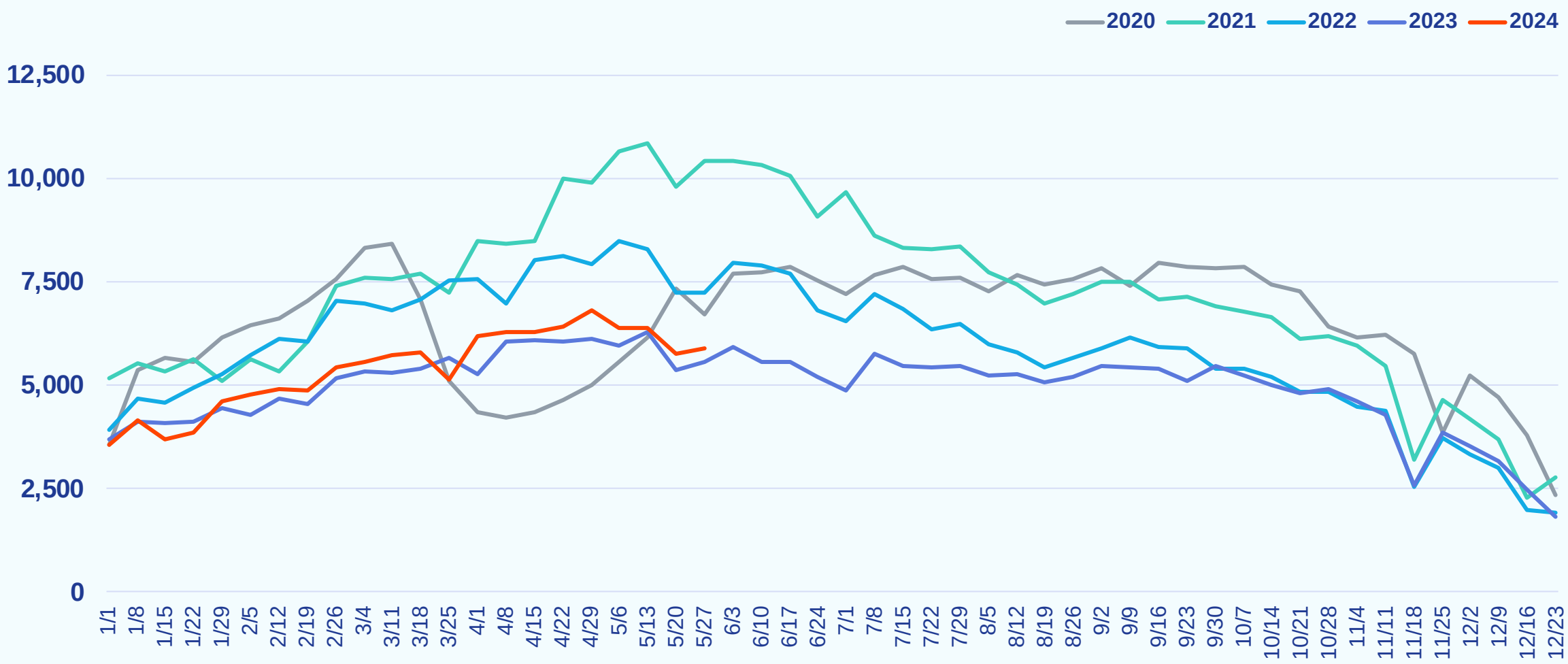
Week Ending June 2, 2024



BRIGHT MLS SERVICE AREA

Weekly New Listings

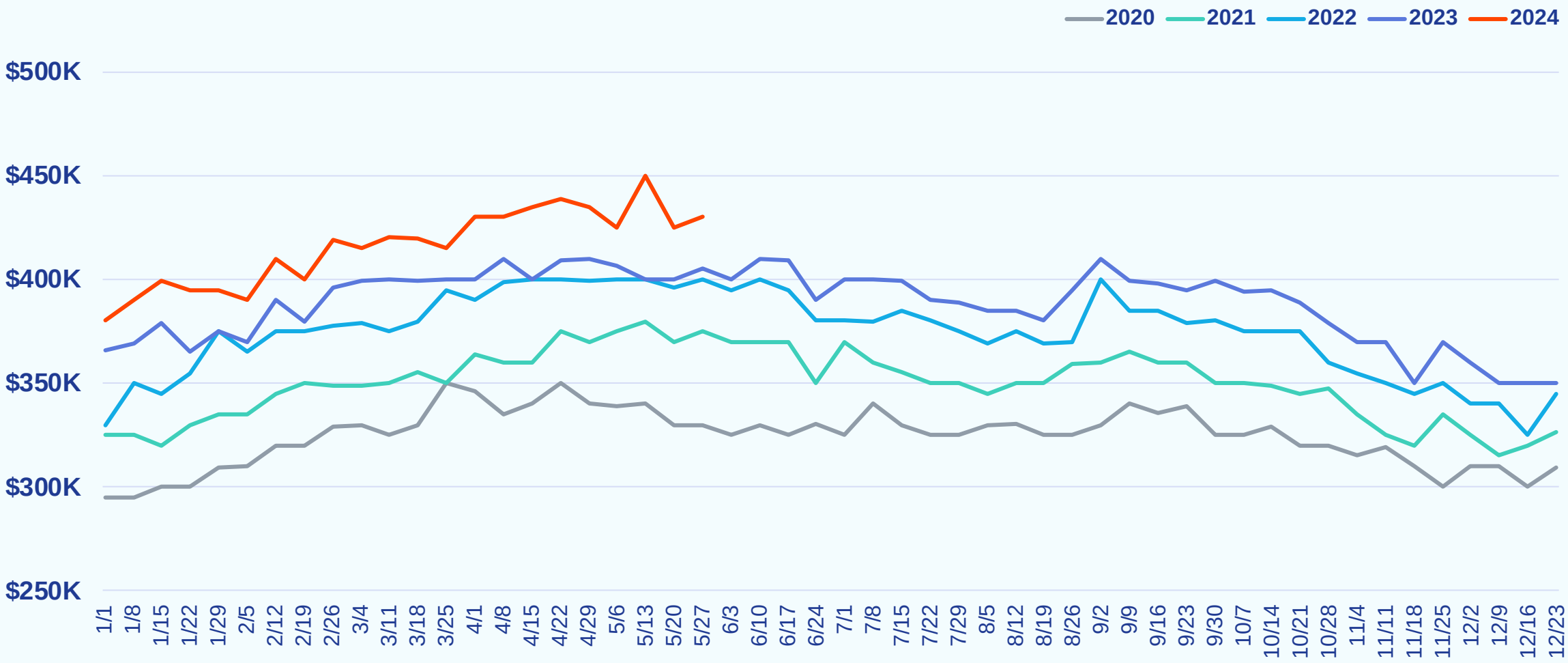
Week Ending June 2, 2024



BRIGHT MLS SERVICE AREA

Weekly Median List Price

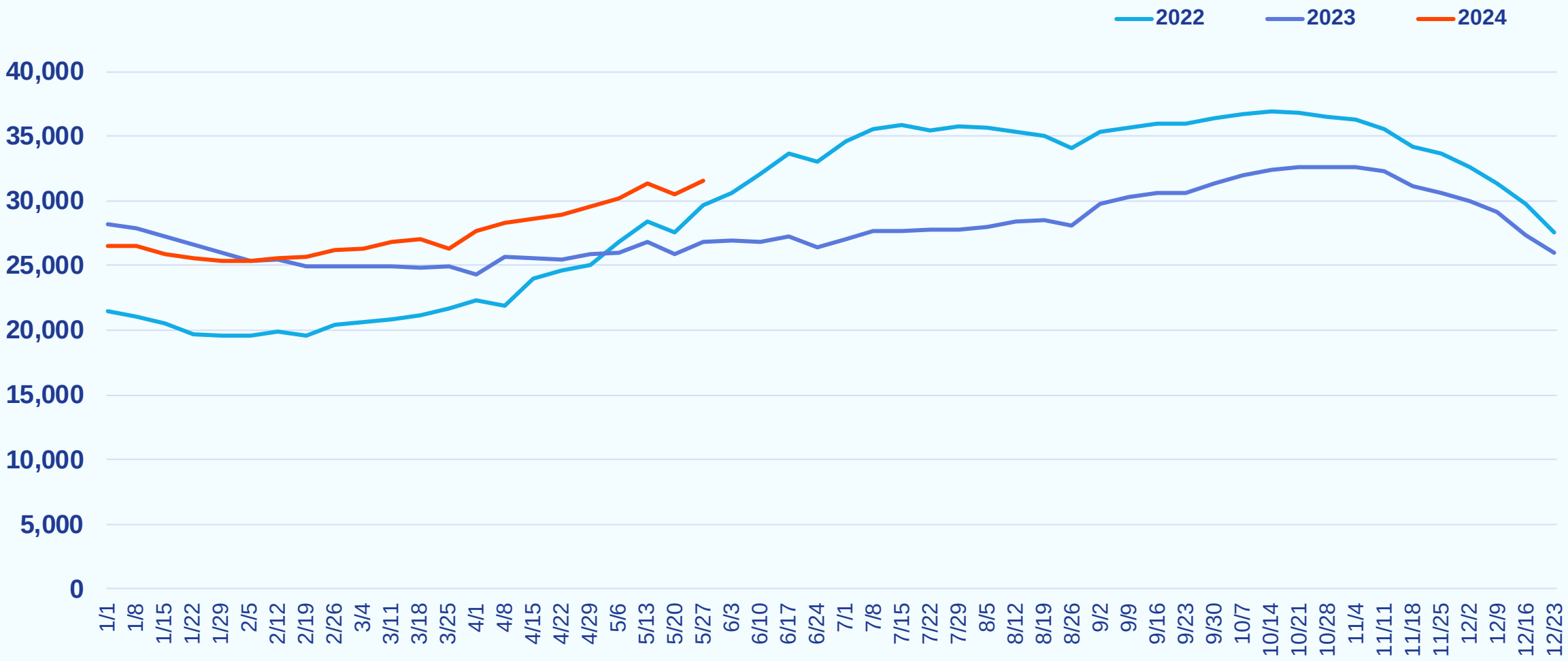
Week Ending June 2, 2024



BRIGHT MLS SERVICE AREA

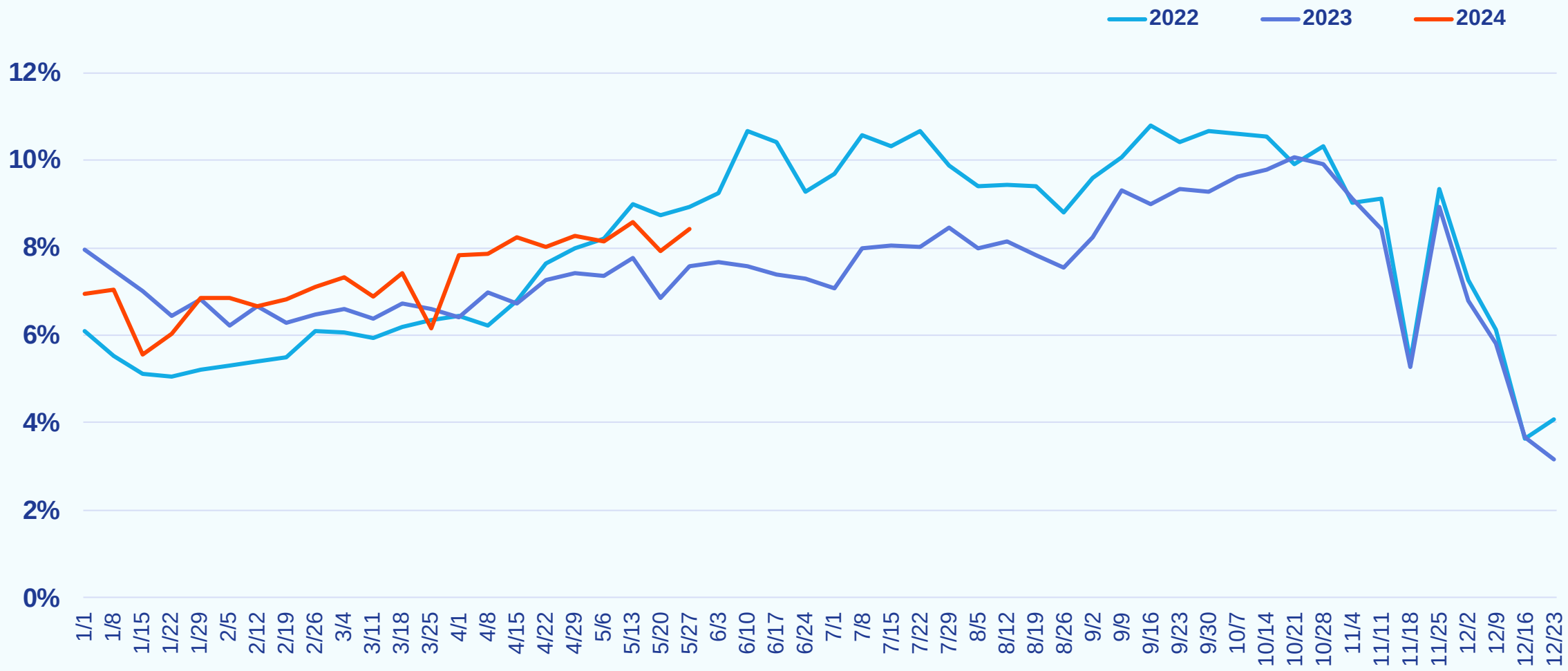
Weekly Active Listings

Week Ending June 2, 2024



Weekly % Active Listings with Price Decrease

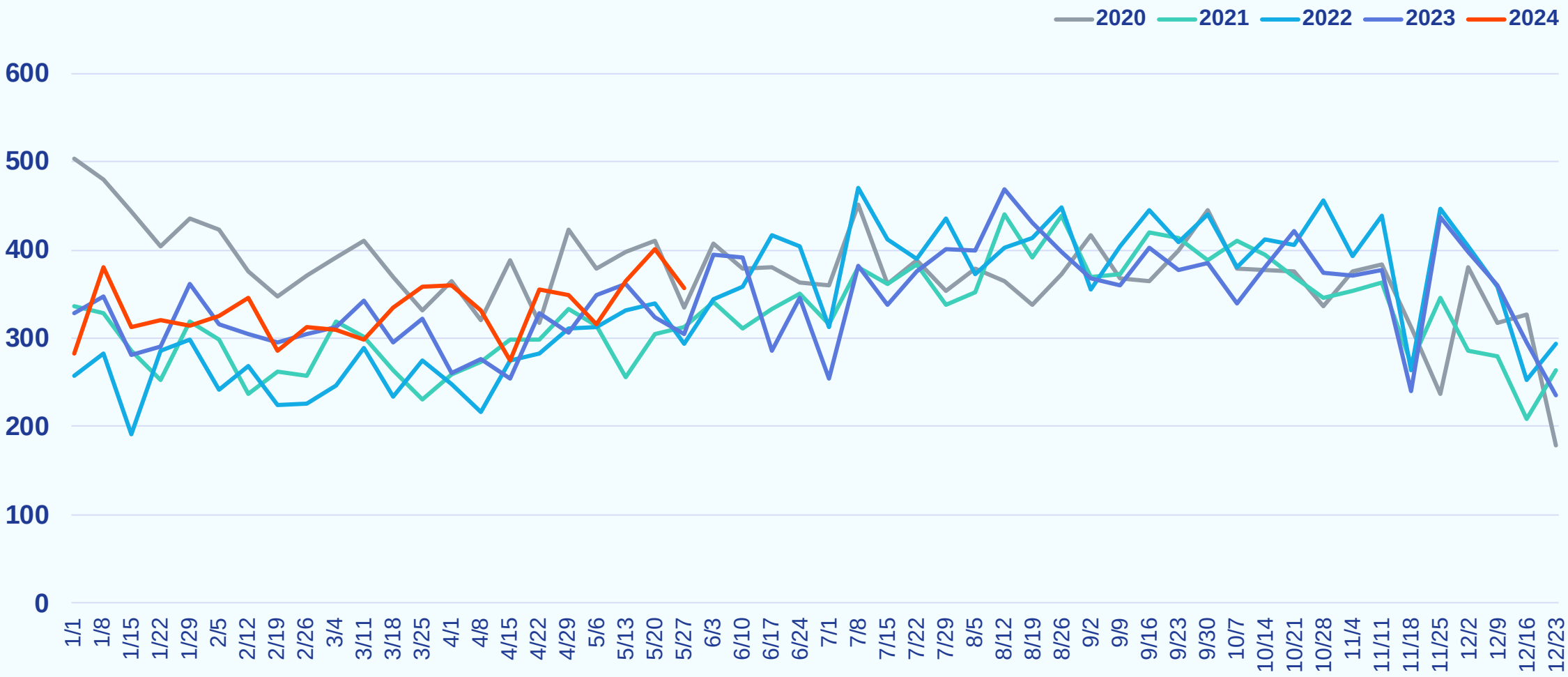
Week Ending June 2, 2024



BRIGHT MLS SERVICE AREA

Weekly Canceled Listings

Week Ending June 2, 2024



Philadelphia Metro

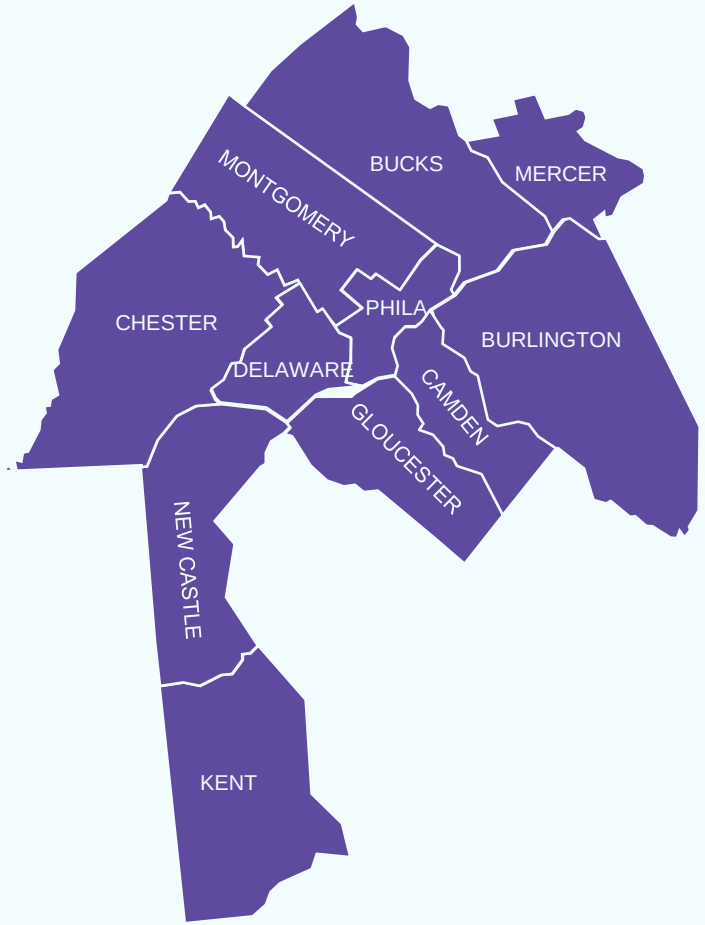
PHILADELPHIA METRO

Weekly Snapshot

Week Ending June 2, 2024

		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	31,064	-10.0%	+14.4%
New Purchase Contracts	1,865	+4.1%	-13.8%
Median Time to Contract	16 days	+0 days	+2 days
New Listings	1,731	-4.1%	+9.8%
Median List Price	$399,000	+10.9%	+2.6%
Active Listings	9,771	+9.3%	+3.6%
% Active Listings with Price Decrease	8.8%	+0.9 pp	+0.4 pp
Canceled Listings	91	+19.7%	+0.0%

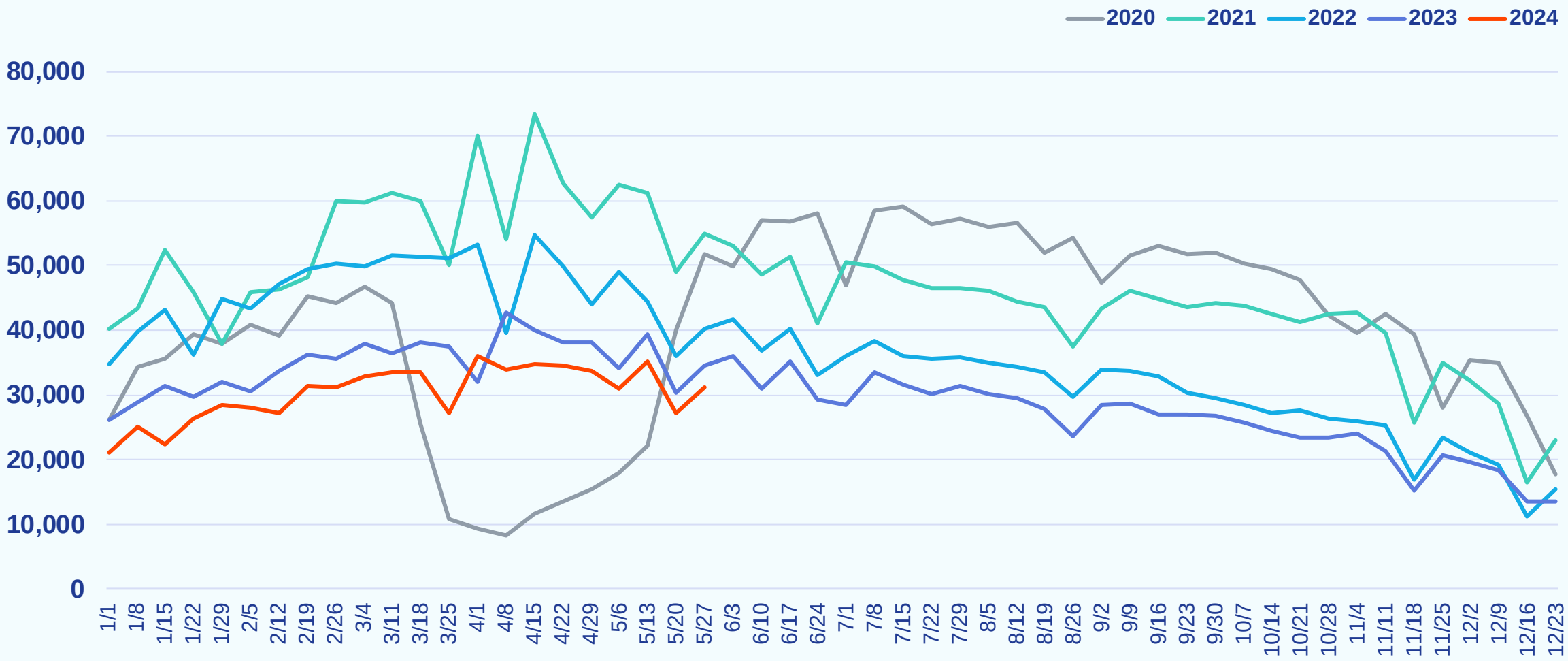
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PHILADELPHIA METRO

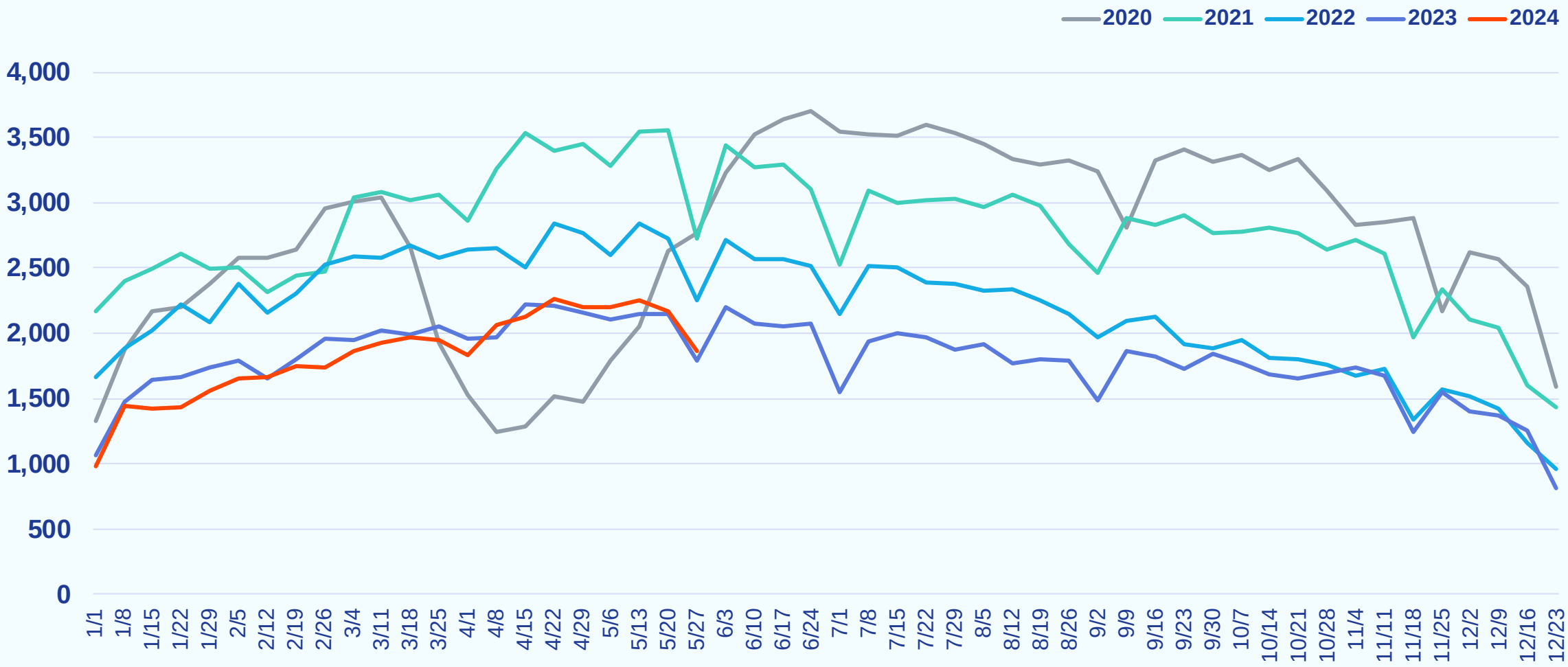
Weekly Showings

Week Ending June 2, 2024



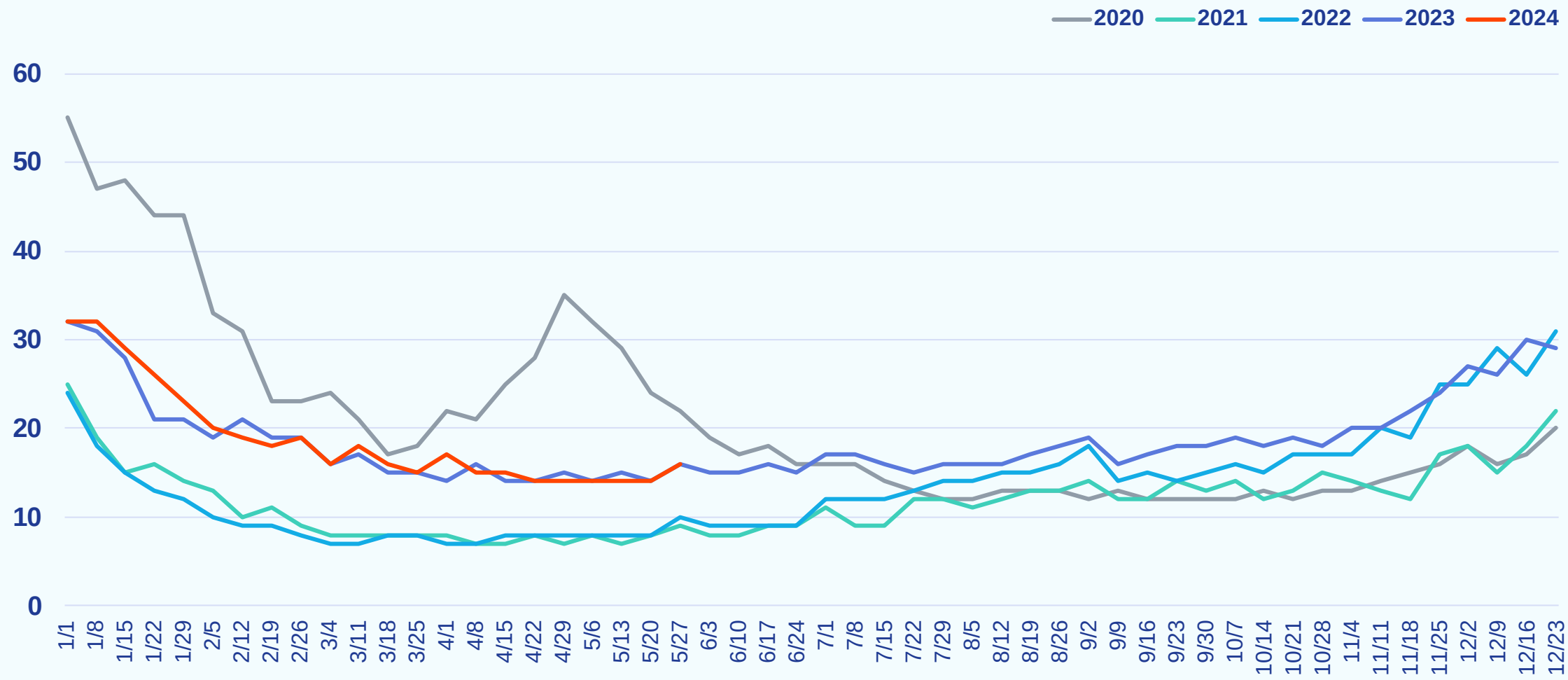
Weekly New Purchase Contracts

Week Ending June 2, 2024



Weekly Median Time to Contract

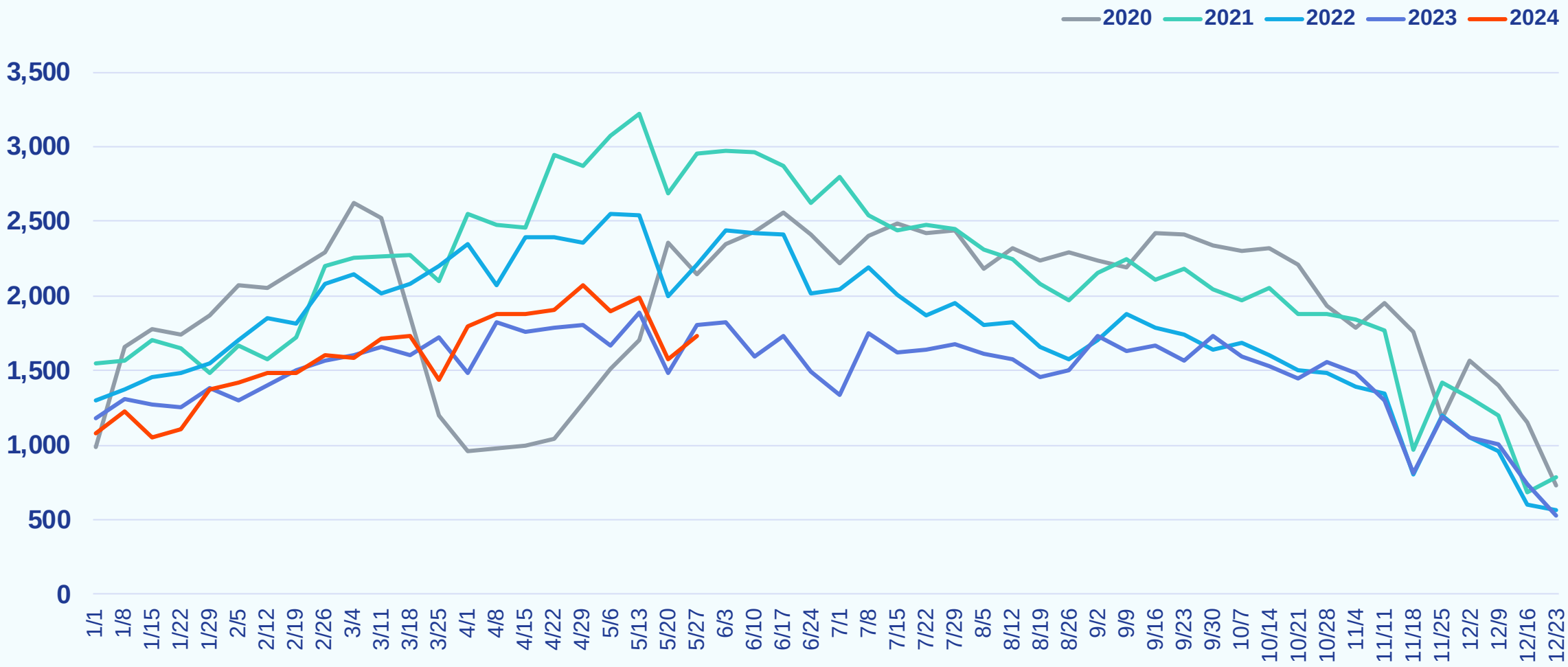
Week Ending June 2, 2024



PHILADELPHIA METRO

Weekly New Listings

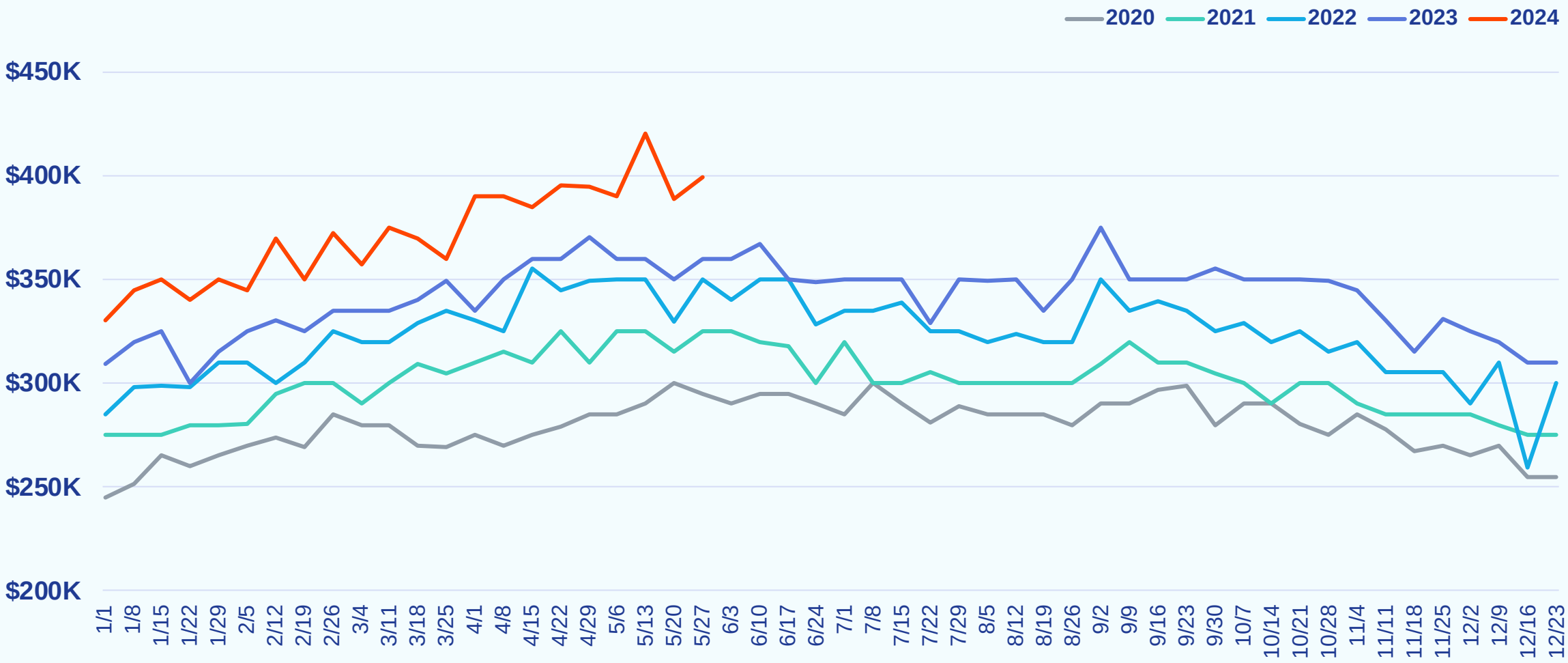
Week Ending June 2, 2024



PHILADELPHIA METRO

Weekly Median List Price

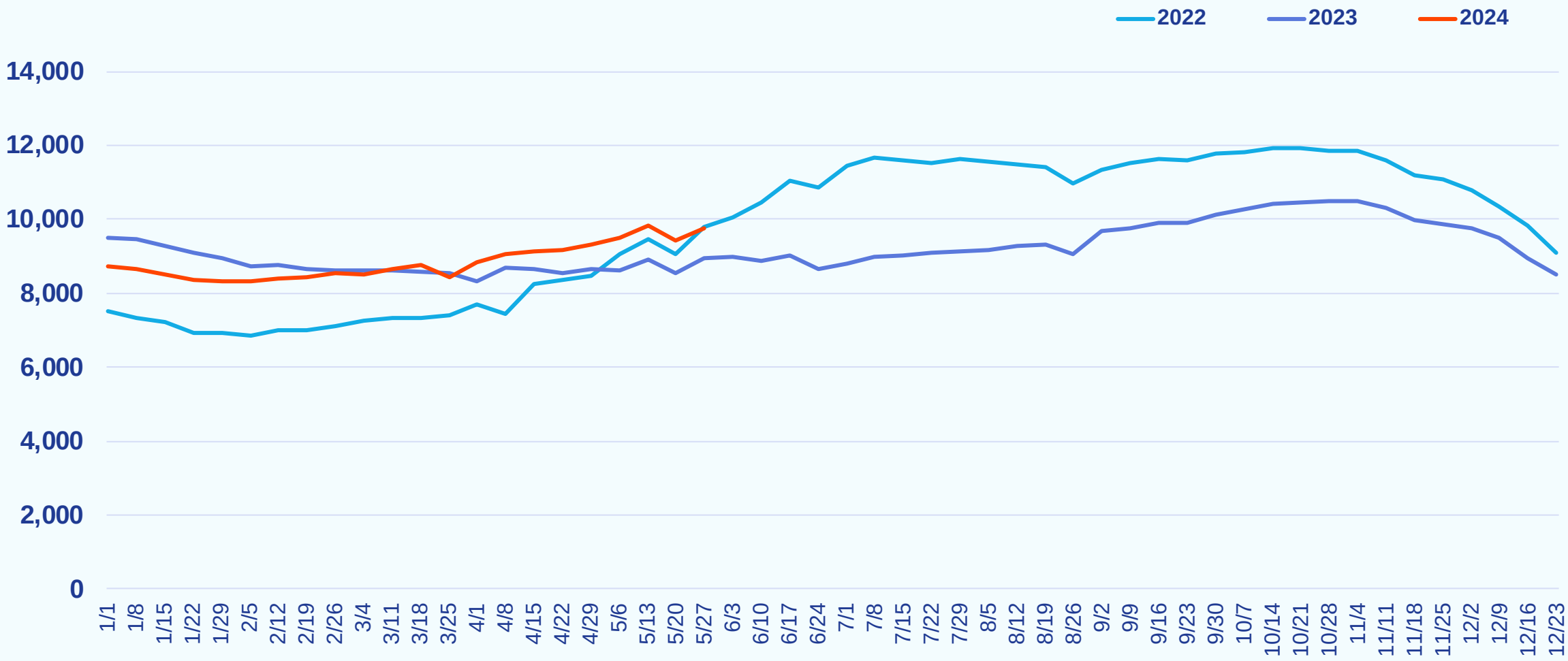
Week Ending June 2, 2024



PHILADELPHIA METRO

Weekly Active Listings

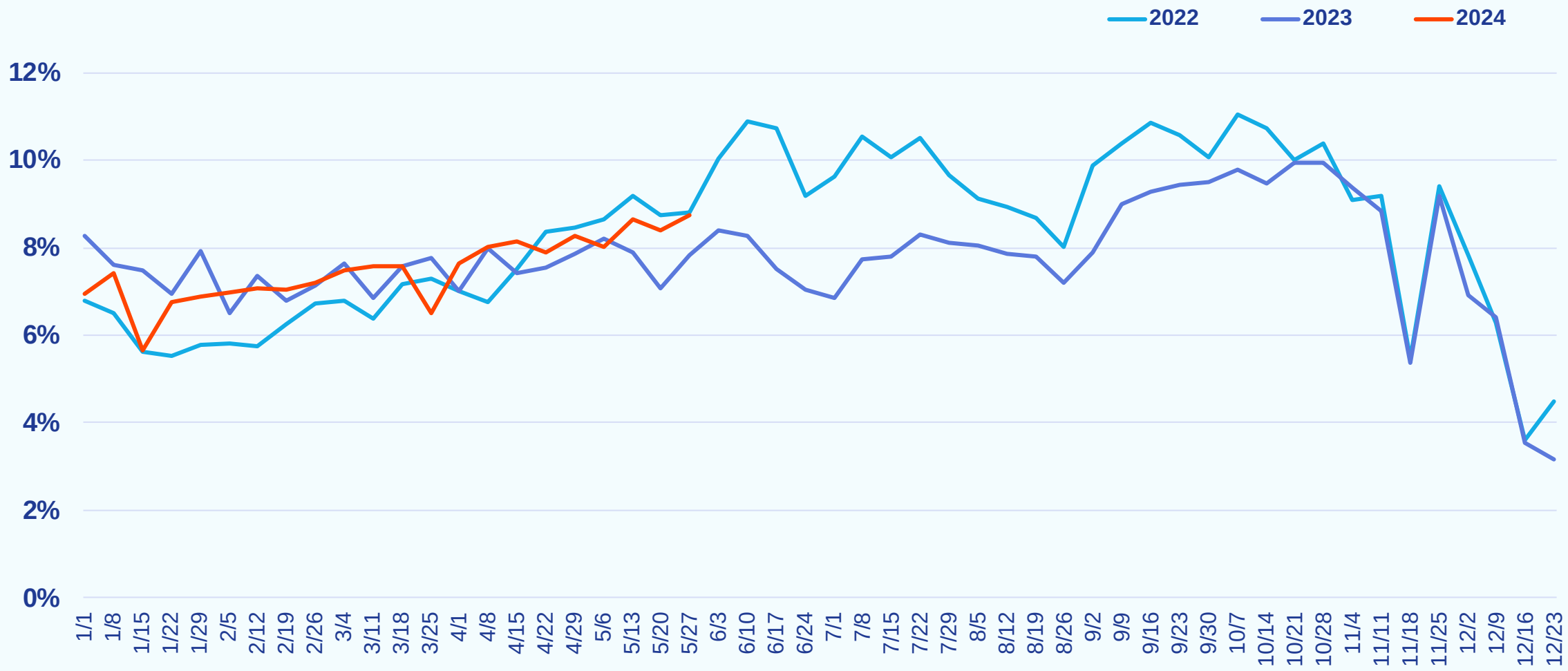
Week Ending June 2, 2024



PHILADELPHIA METRO

Weekly % Active Listings with Price Decrease

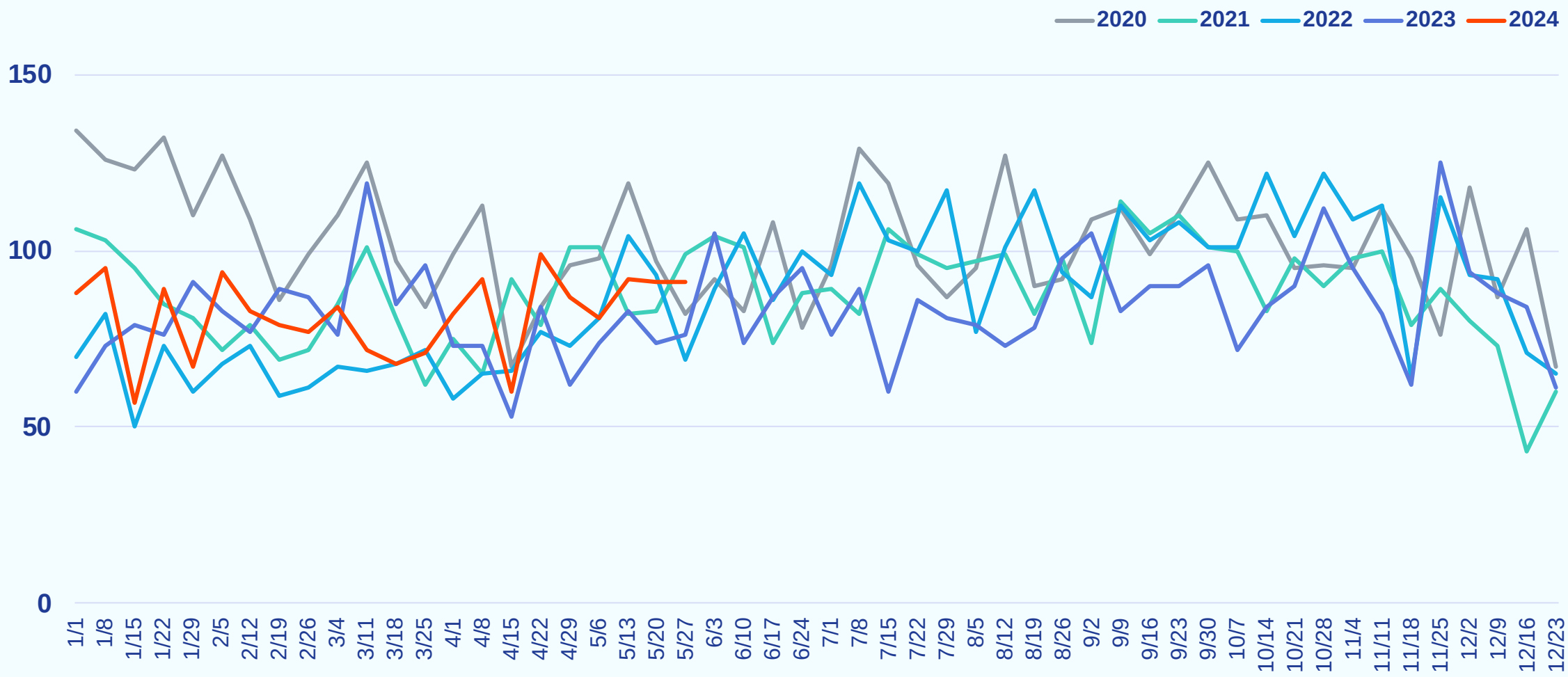
Week Ending June 2, 2024



PHILADELPHIA METRO

Weekly Canceled Listings

Week Ending June 2, 2024



Baltimore Metro

BALTIMORE METRO

Weekly Snapshot

Week Ending June 2, 2024

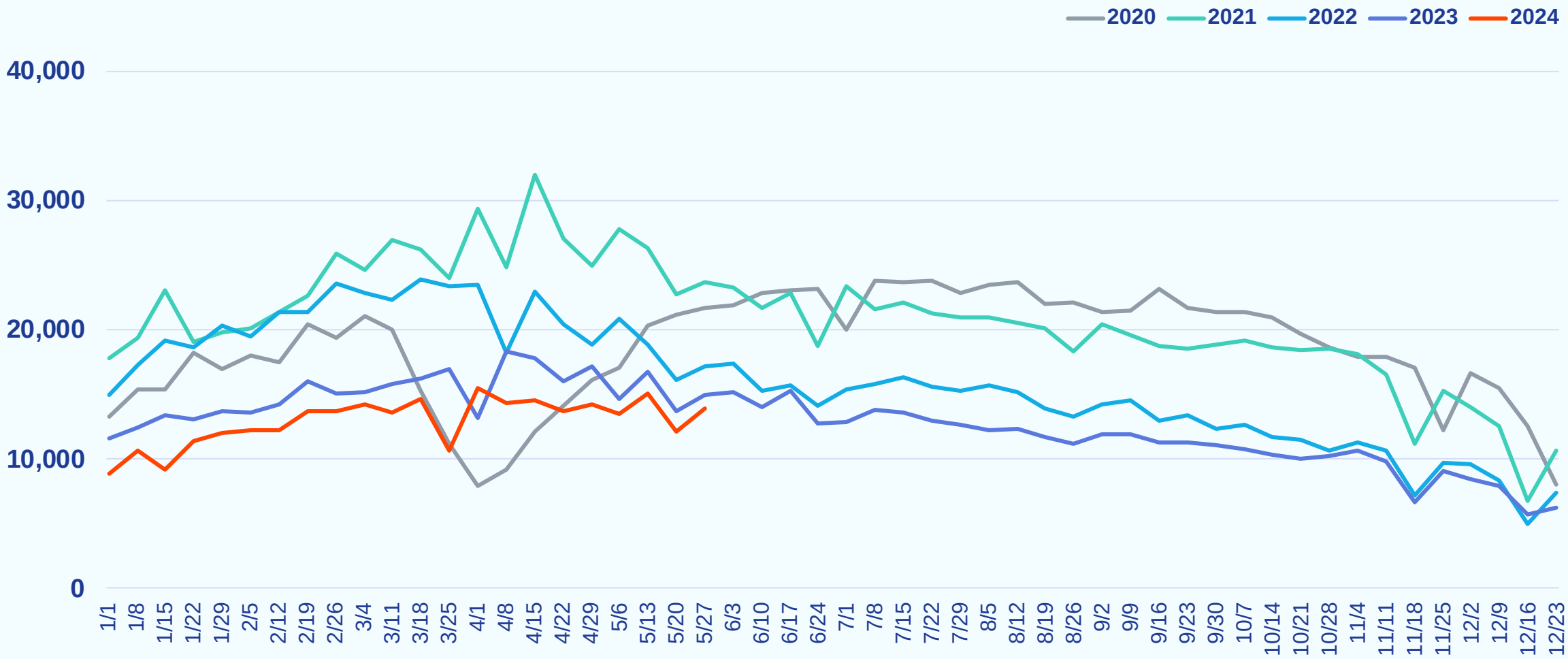
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	13,915	-6.9%	+14.5%
New Purchase Contracts	796	-4.4%	-17.0%
Median Time to Contract	22 days	+2 days	+1 day
New Listings	830	+2.7%	-6.8%
Median List Price	$399,800	+9.5%	+6.6%
Active Listings	3,970	+20.1%	+3.5%
% Active Listings with Price Decrease	9.0%	+1.0 pp	-1.0 pp
Canceled Listings	62	+17.0%	+8.8%

pp = percentage point



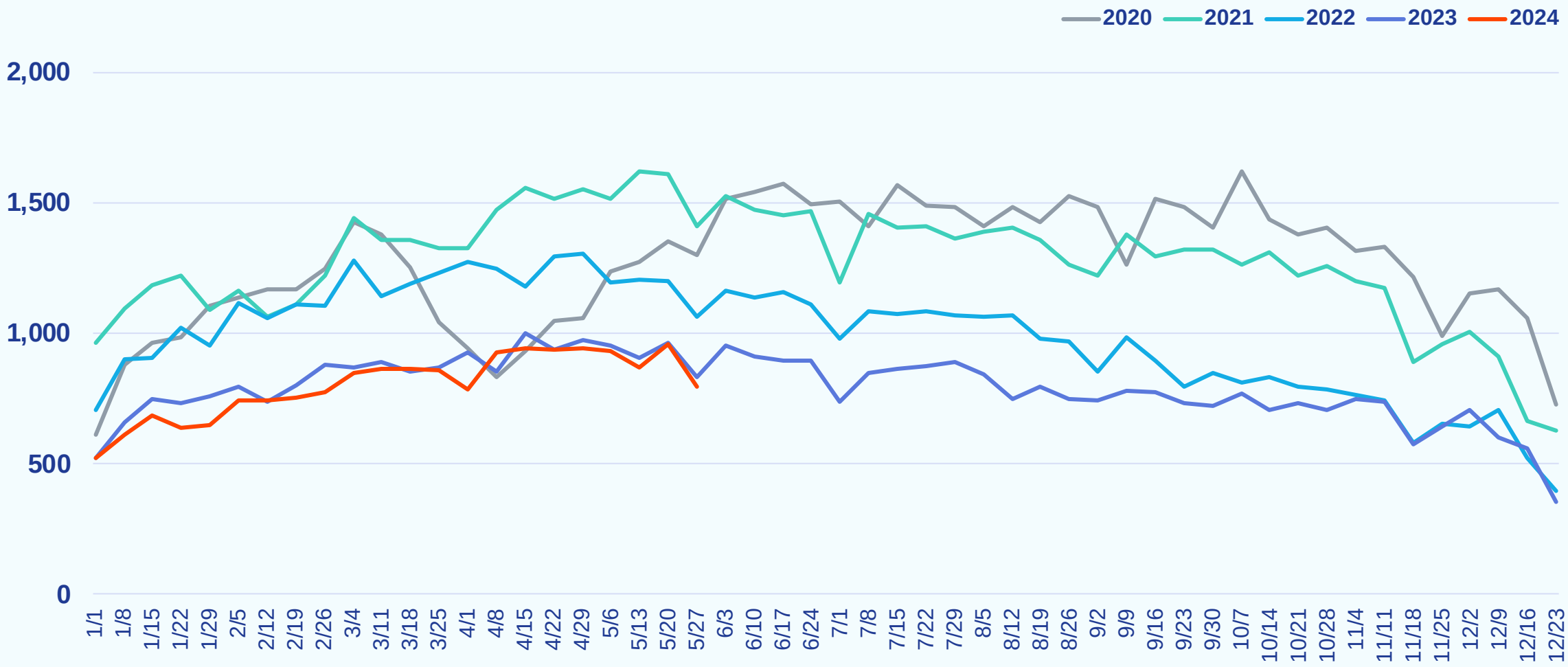
Weekly Showings

Week Ending June 2, 2024



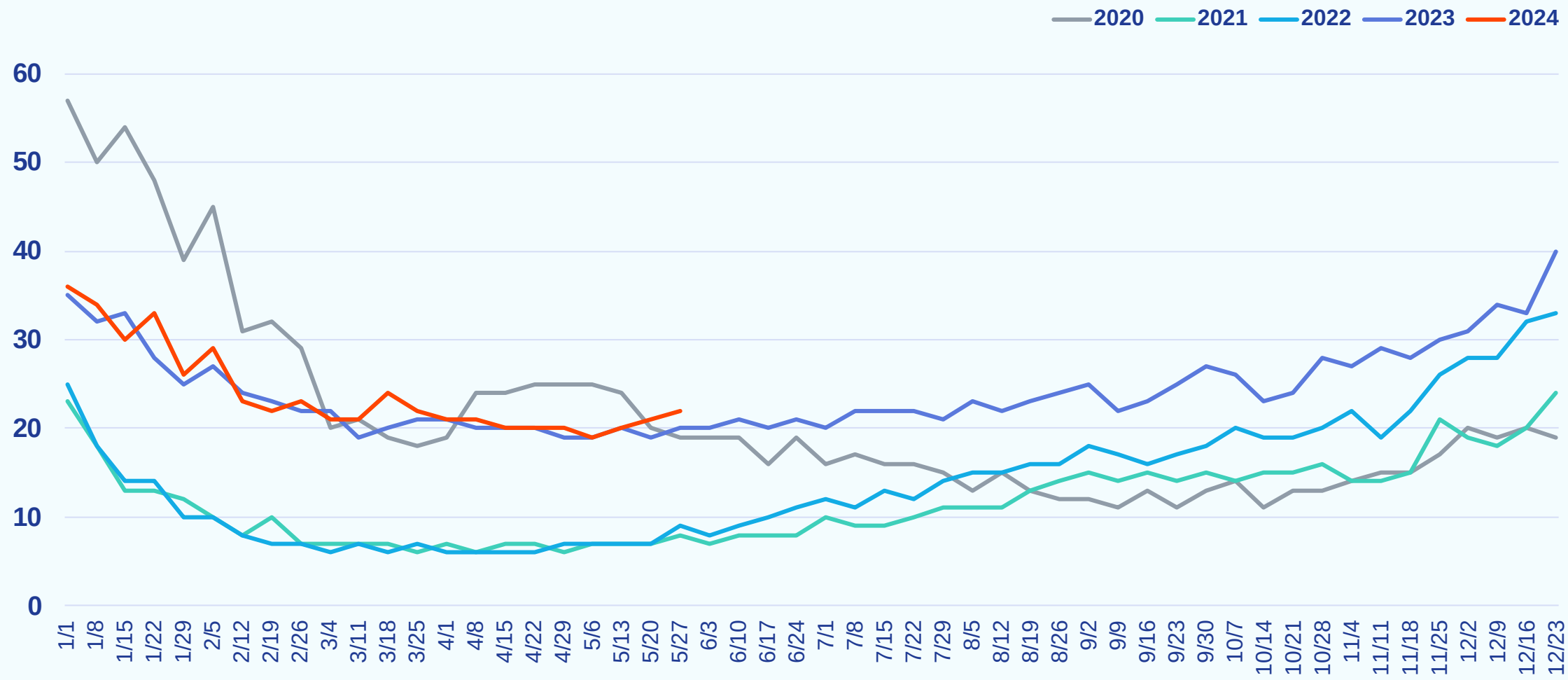
Weekly New Purchase Contracts

Week Ending June 2, 2024



Weekly Median Time to Contract

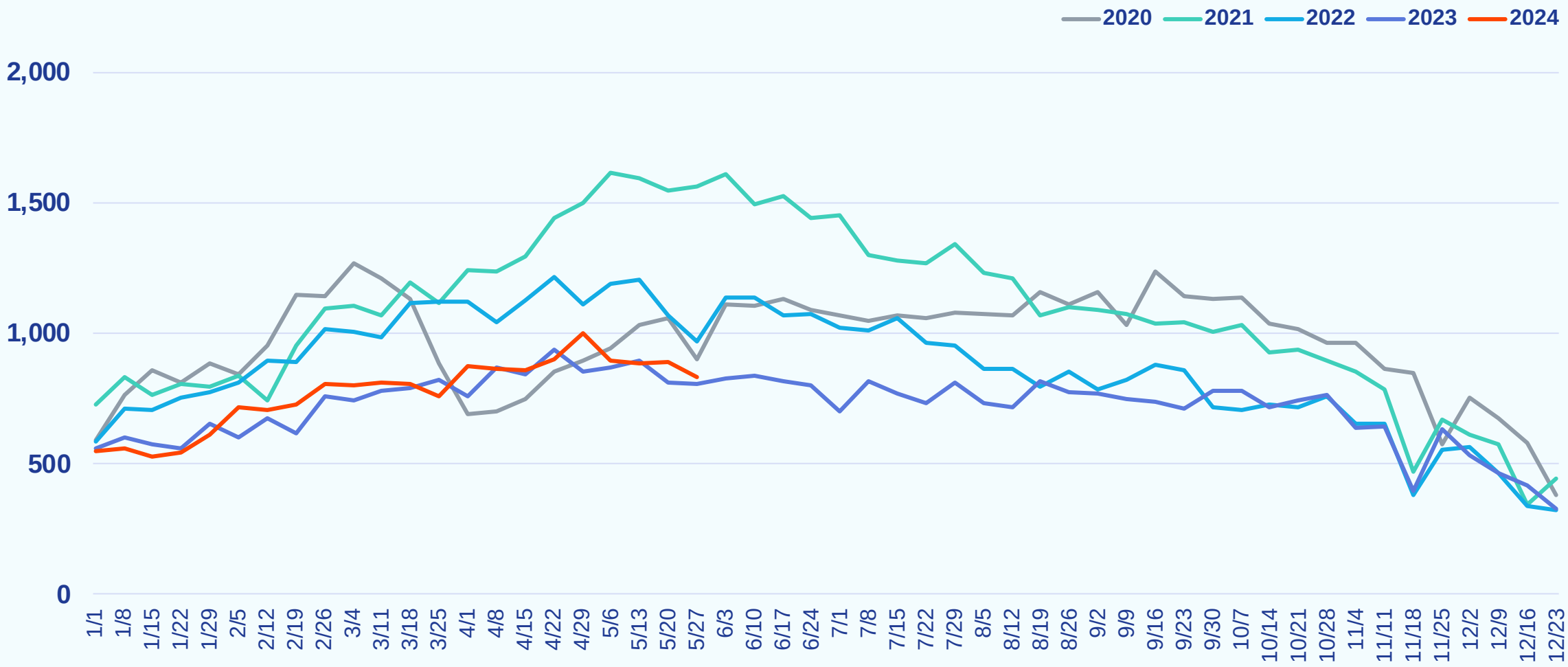
Week Ending June 2, 2024



BALTIMORE METRO

Weekly New Listings

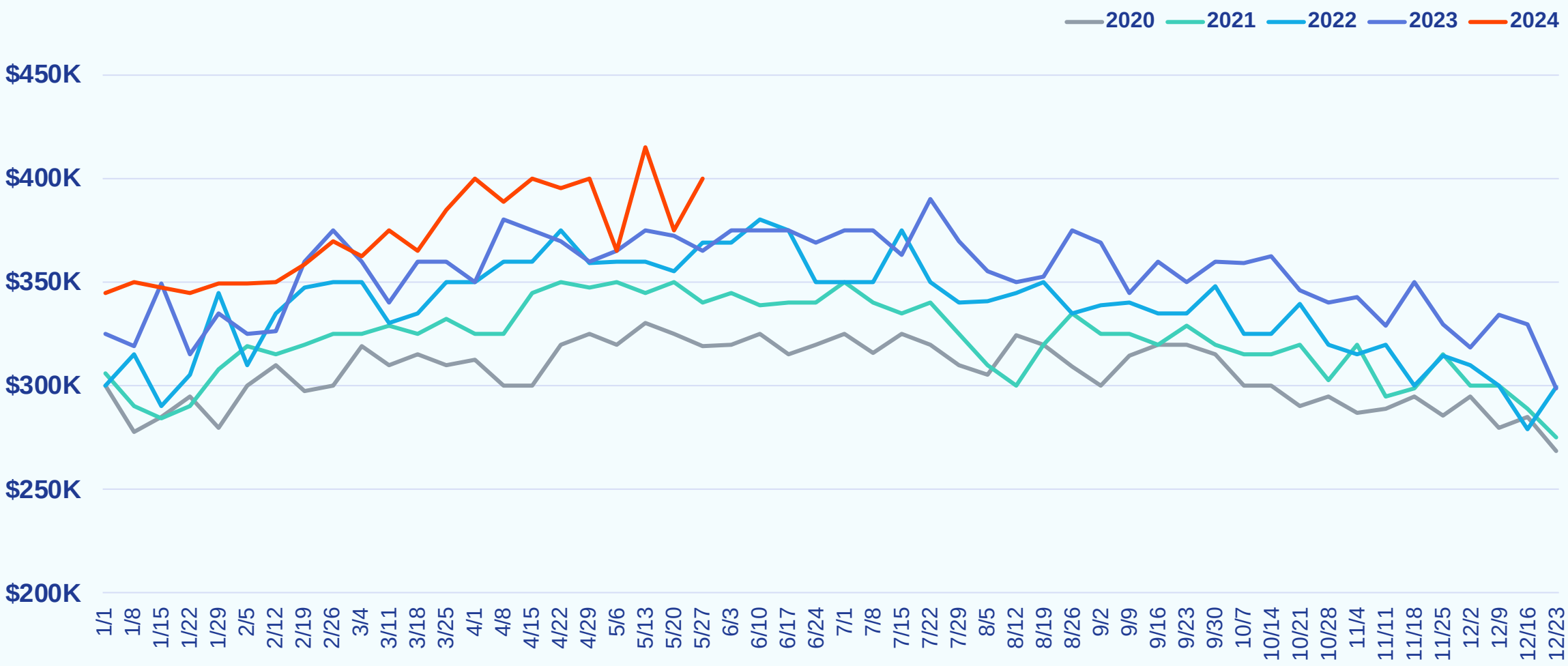
Week Ending June 2, 2024



BALTIMORE METRO

Weekly Median List Price

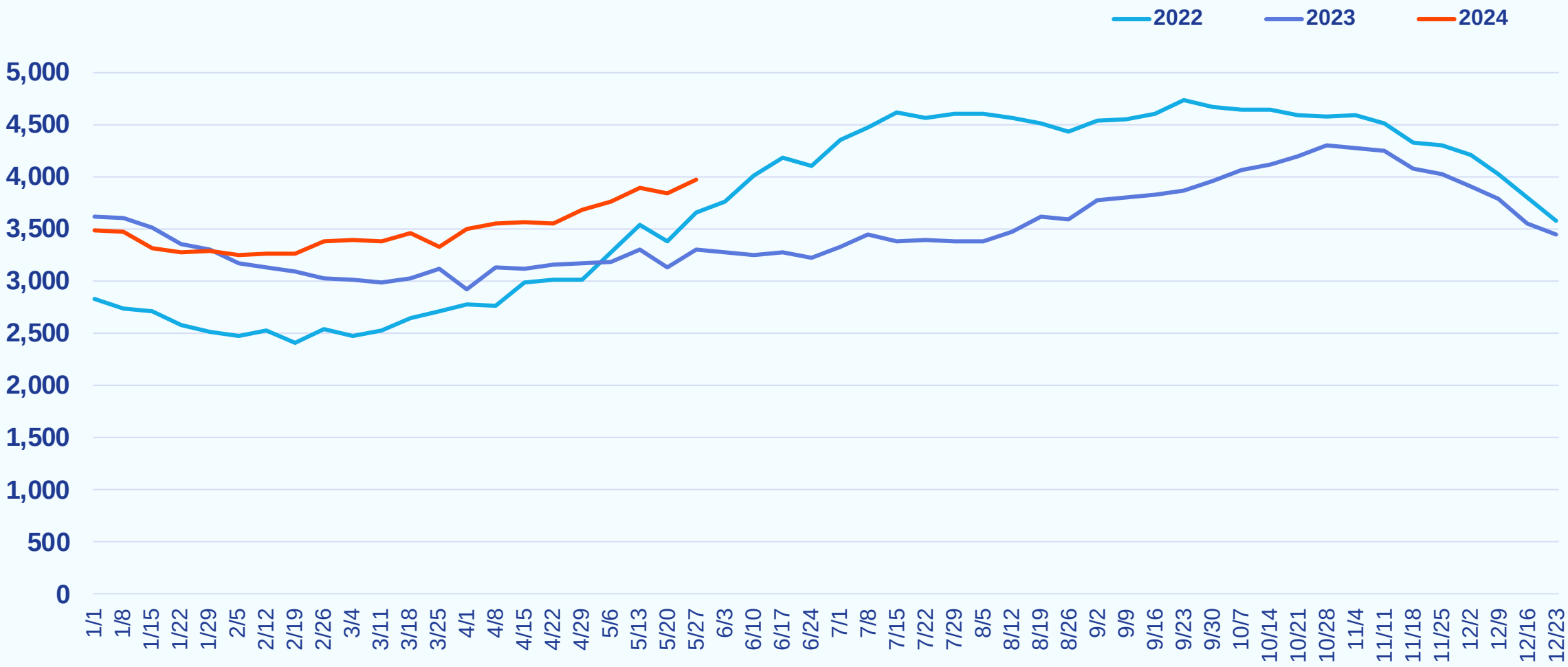
Week Ending June 2, 2024



BALTIMORE METRO

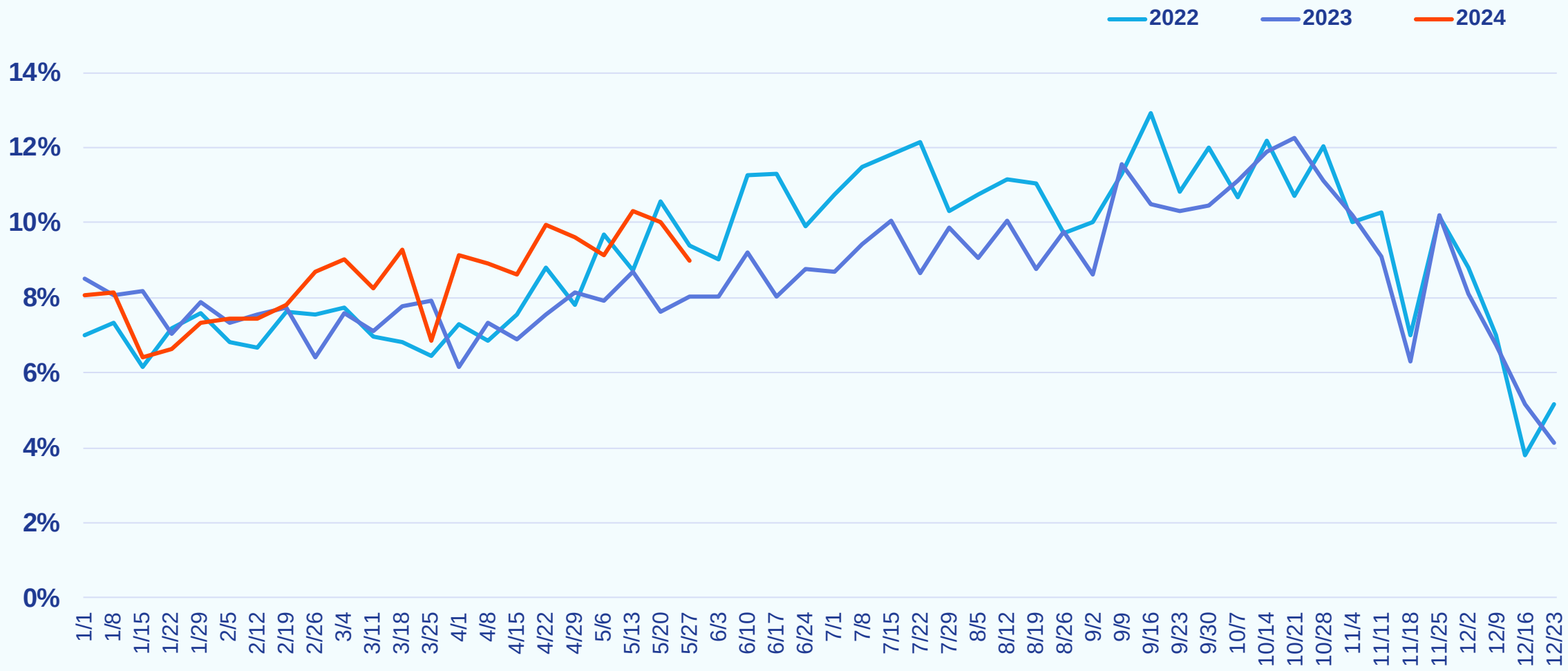
Weekly Active Listings

Week Ending June 2, 2024



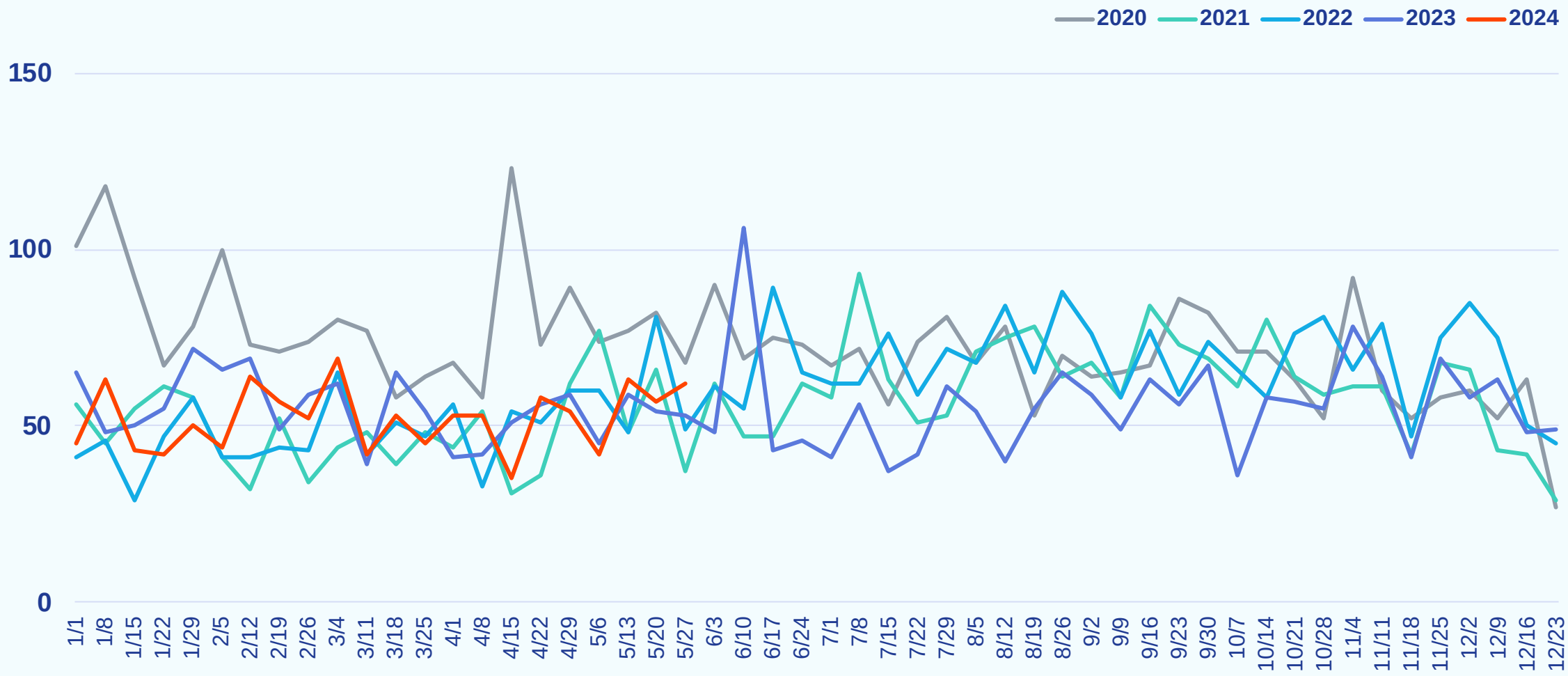
Weekly % Active Listings with Price Decrease

Week Ending June 2, 2024



Weekly Canceled Listings

Week Ending June 2, 2024



Washington, D.C. Metro

Weekly Snapshot

Week Ending June 2, 2024

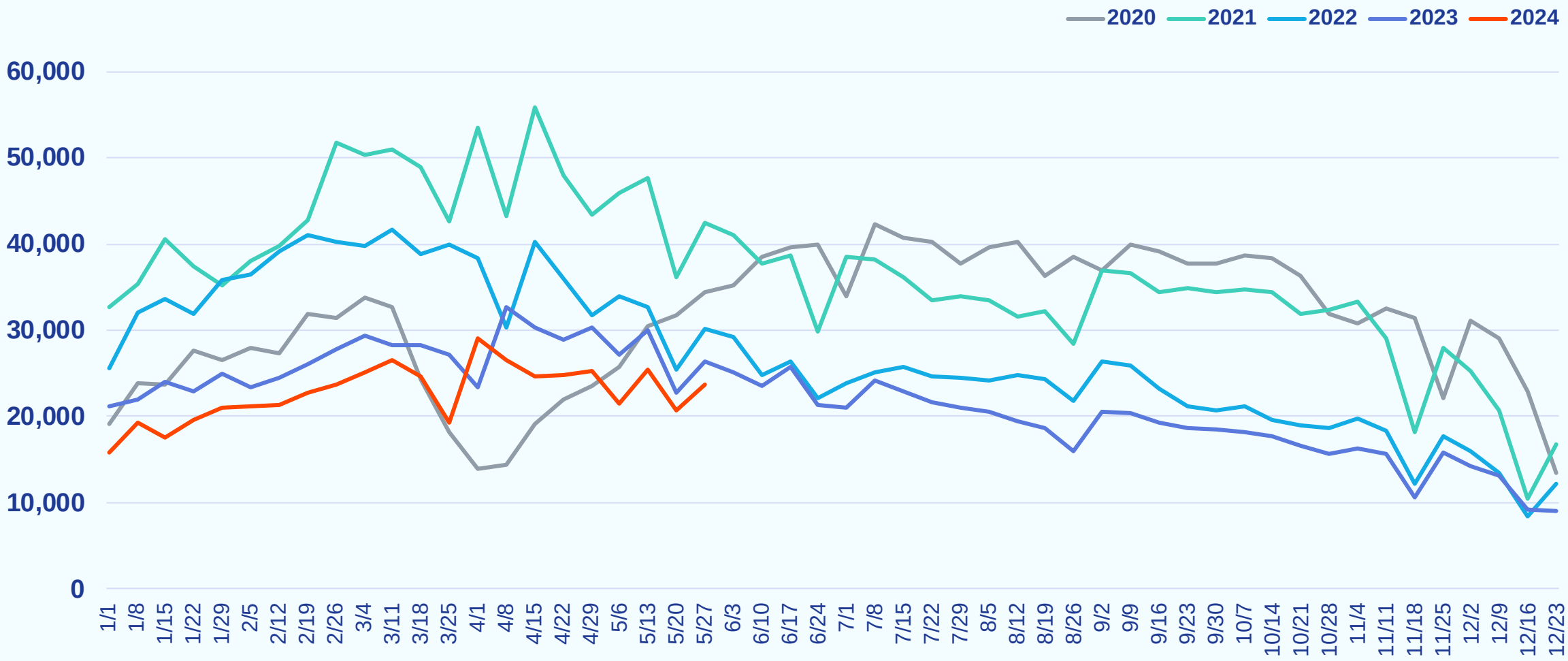
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	23,680	-10.2%	+14.2%
New Purchase Contracts	1,326	+2.7%	-15.0%
Median Time to Contract	20 days	+1 day	+1 day
New Listings	1,502	+13.5%	+17.3%
Median List Price	$599,900	-4.0%	-2.5%
Active Listings	6,622	+26.7%	+4.5%
% Active Listings with Price Decrease	8.4%	+1.1 pp	+1.1 pp
Canceled Listings	103	+45.1%	-17.6%

pp = percentage point



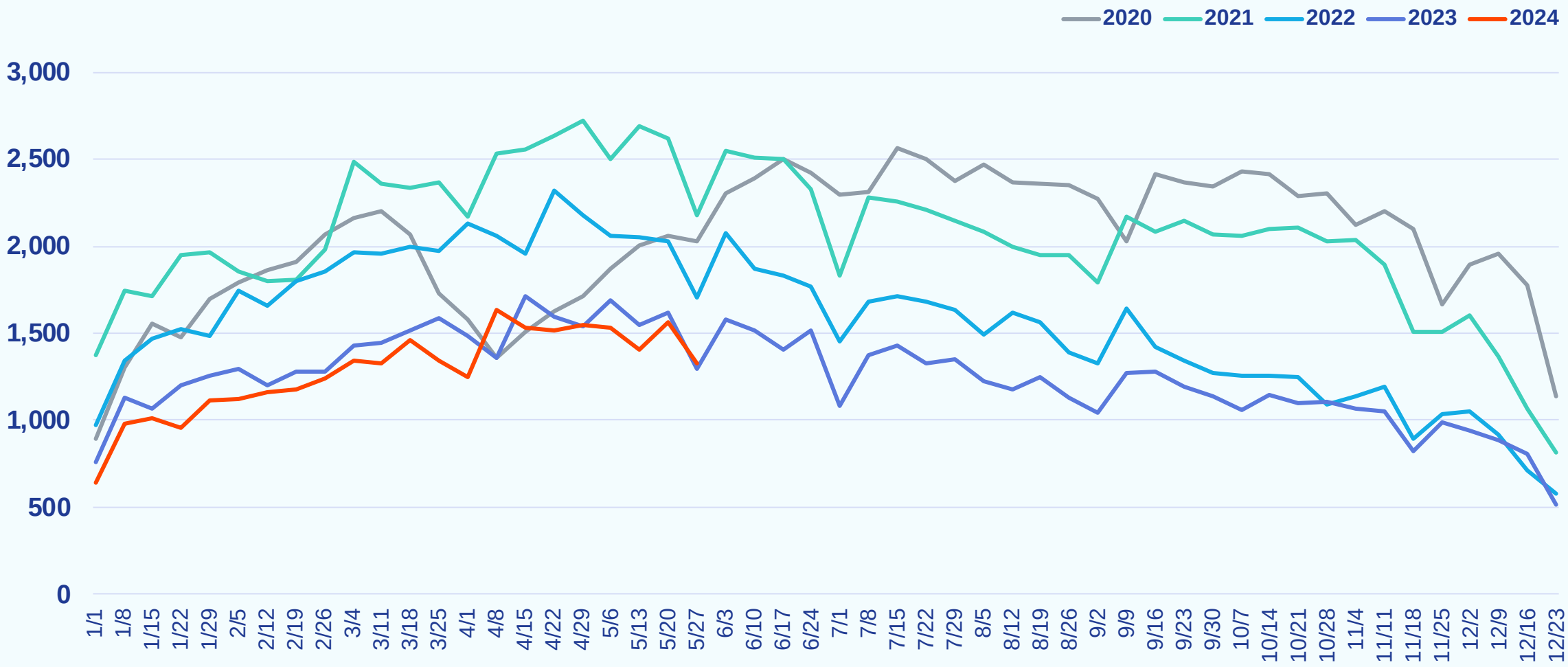
Weekly Showings

Week Ending June 2, 2024



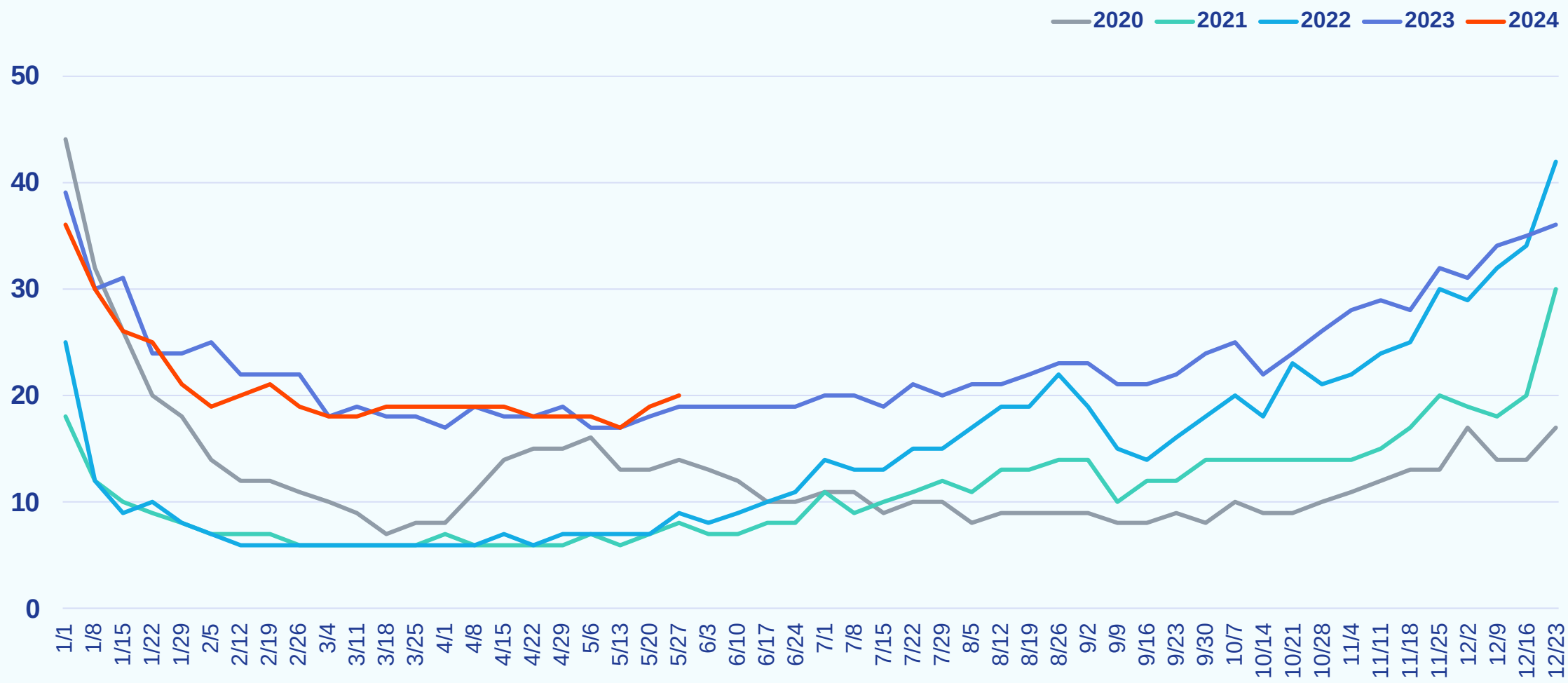
Weekly New Purchase Contracts

Week Ending June 2, 2024



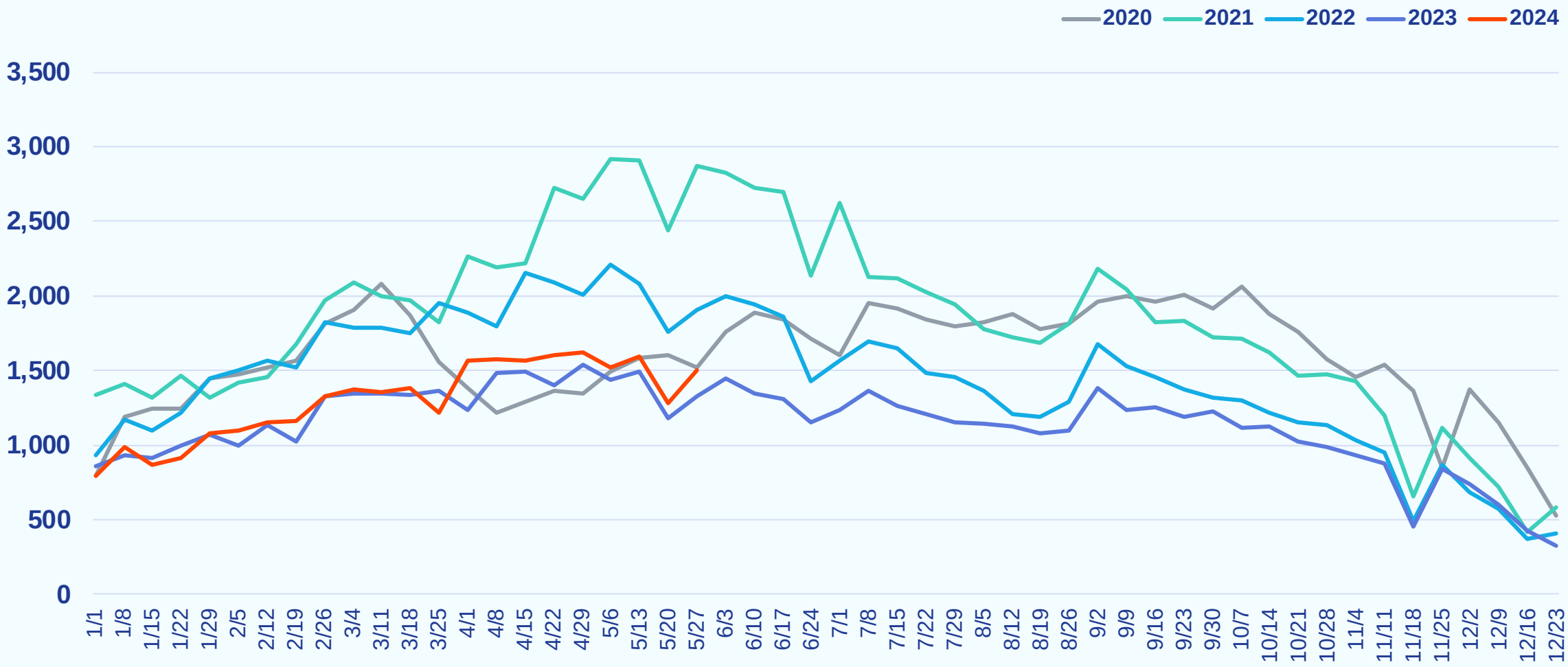
Weekly Median Time to Contract

Week Ending June 2, 2024



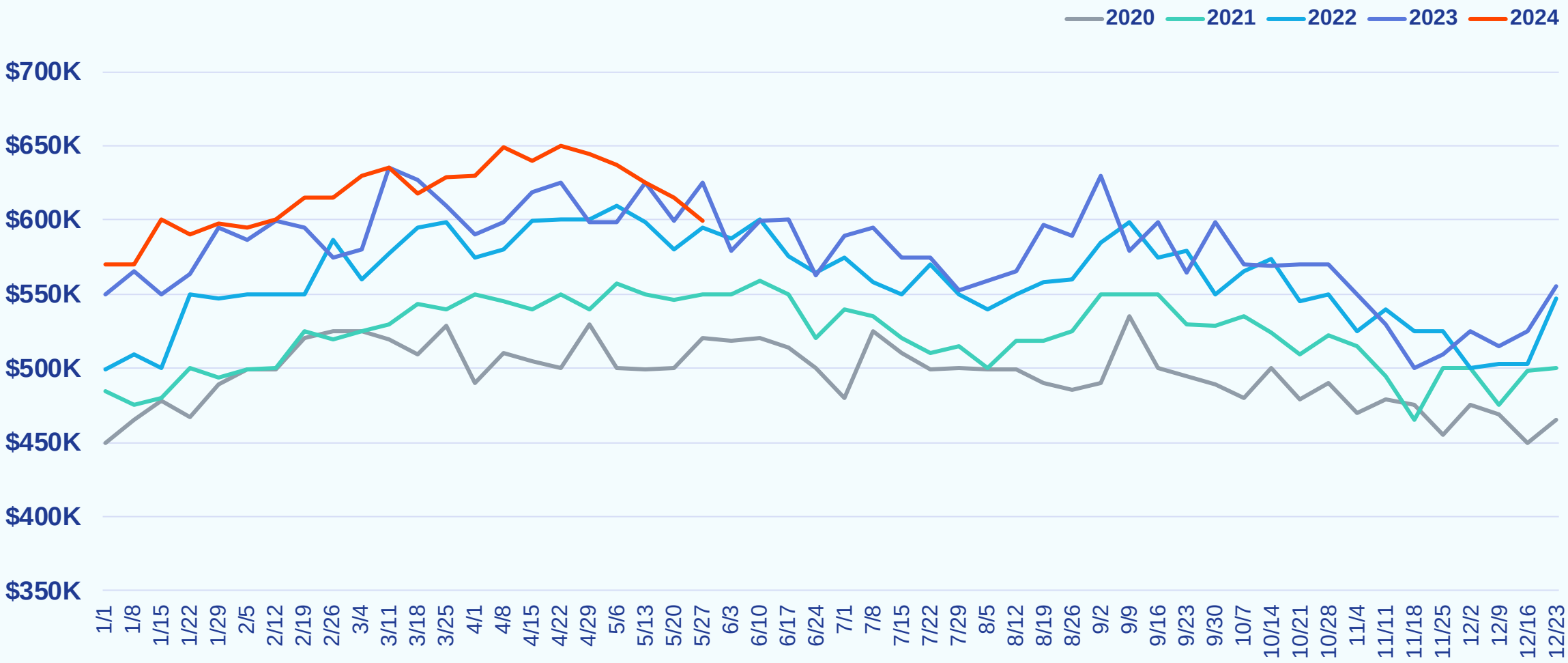
Weekly New Listings

Week Ending June 2, 2024



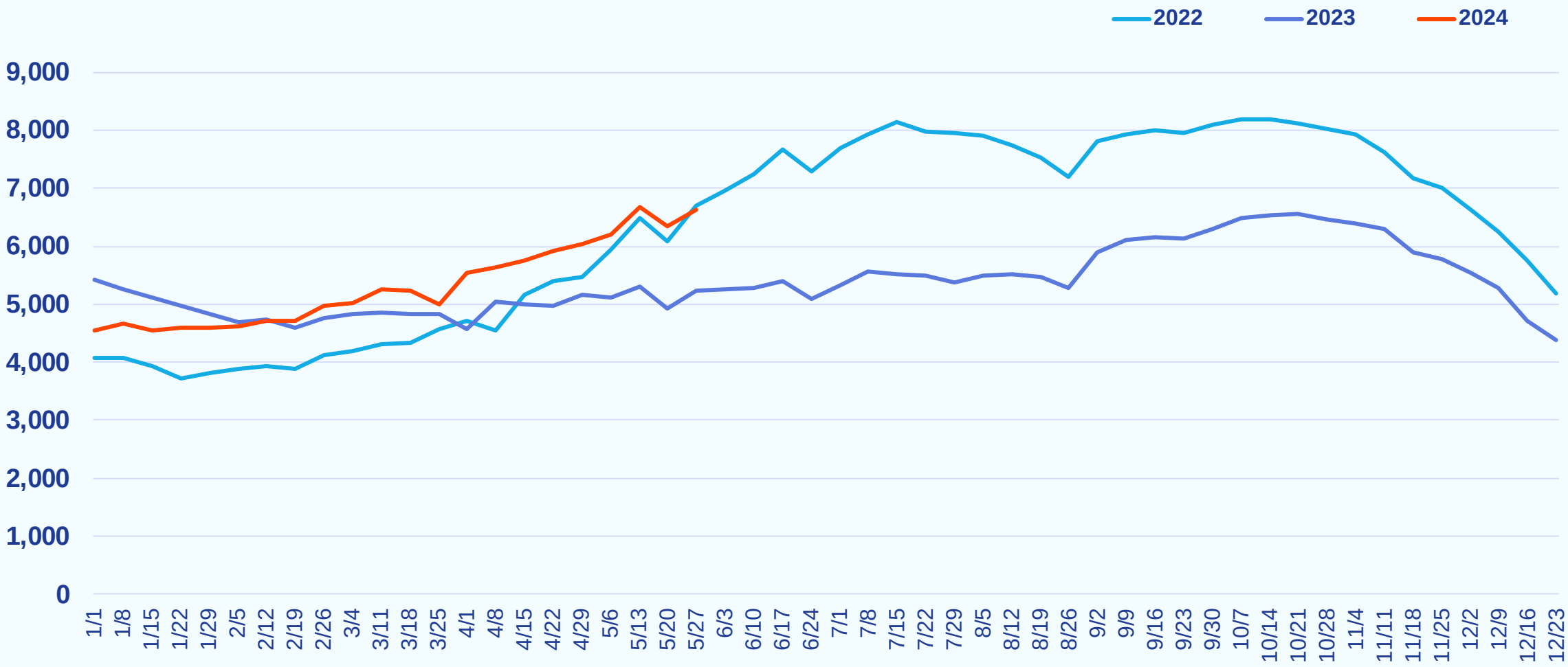
Weekly Median List Price

Week Ending June 2, 2024



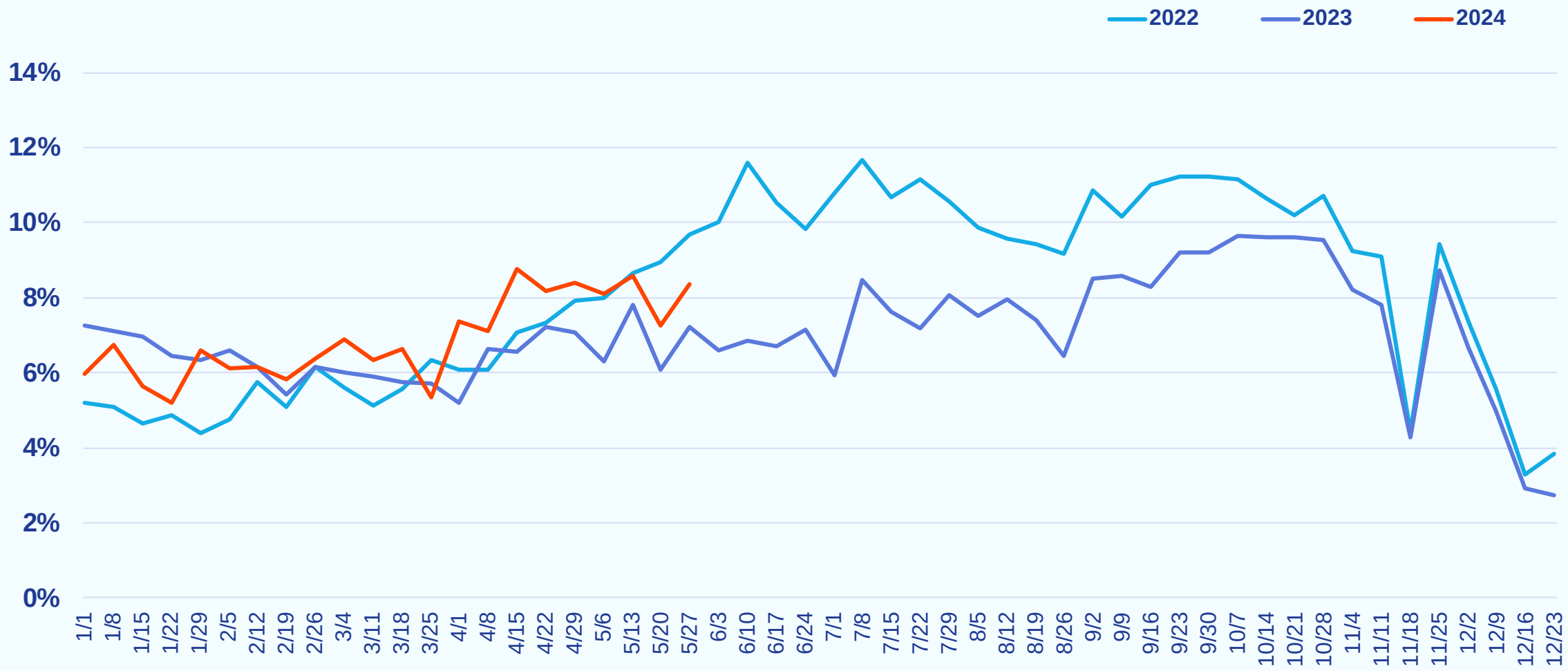
Weekly Active Listings

Week Ending June 2, 2024



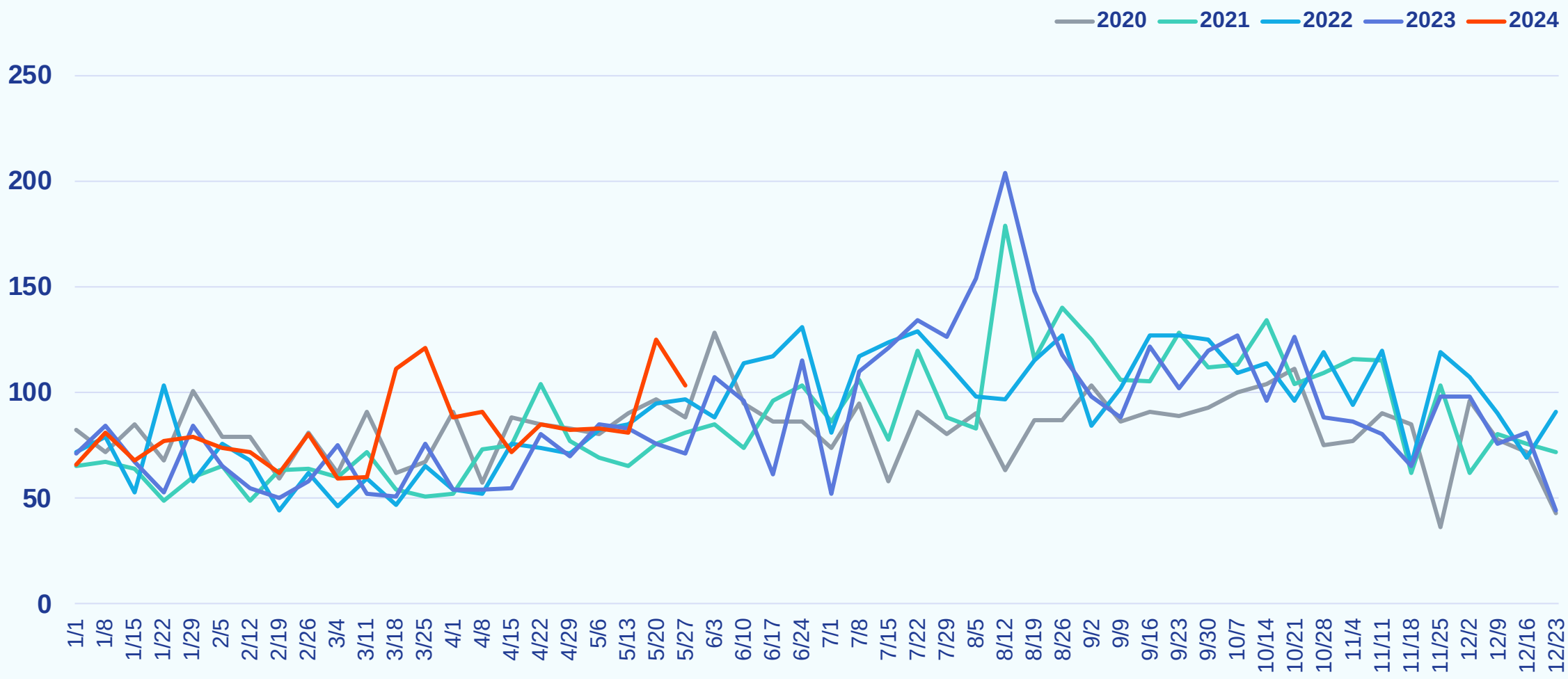
Weekly % Active Listings with Price Decrease

Week Ending June 2, 2024



Weekly Canceled Listings

Week Ending June 2, 2024



Central Pennsylvania

CENTRAL PENNSYLVANIA

Weekly Snapshot

Week Ending June 2, 2024

		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	8,457	-9.3%	+11.4%
New Purchase Contracts	584	+11.5%	-8.6%
Median Time to Contract	14 days	+0 days	+1 day
New Listings	595	+13.3%	-10.8%
Median List Price	$299,900	+9.1%	-4.8%
Active Listings	2,838	+11.4%	+4.5%
% Active Listings with Price Decrease	7.1%	+0.3 pp	+0.9 pp
Canceled Listings	12	+20.0%	-61.3%

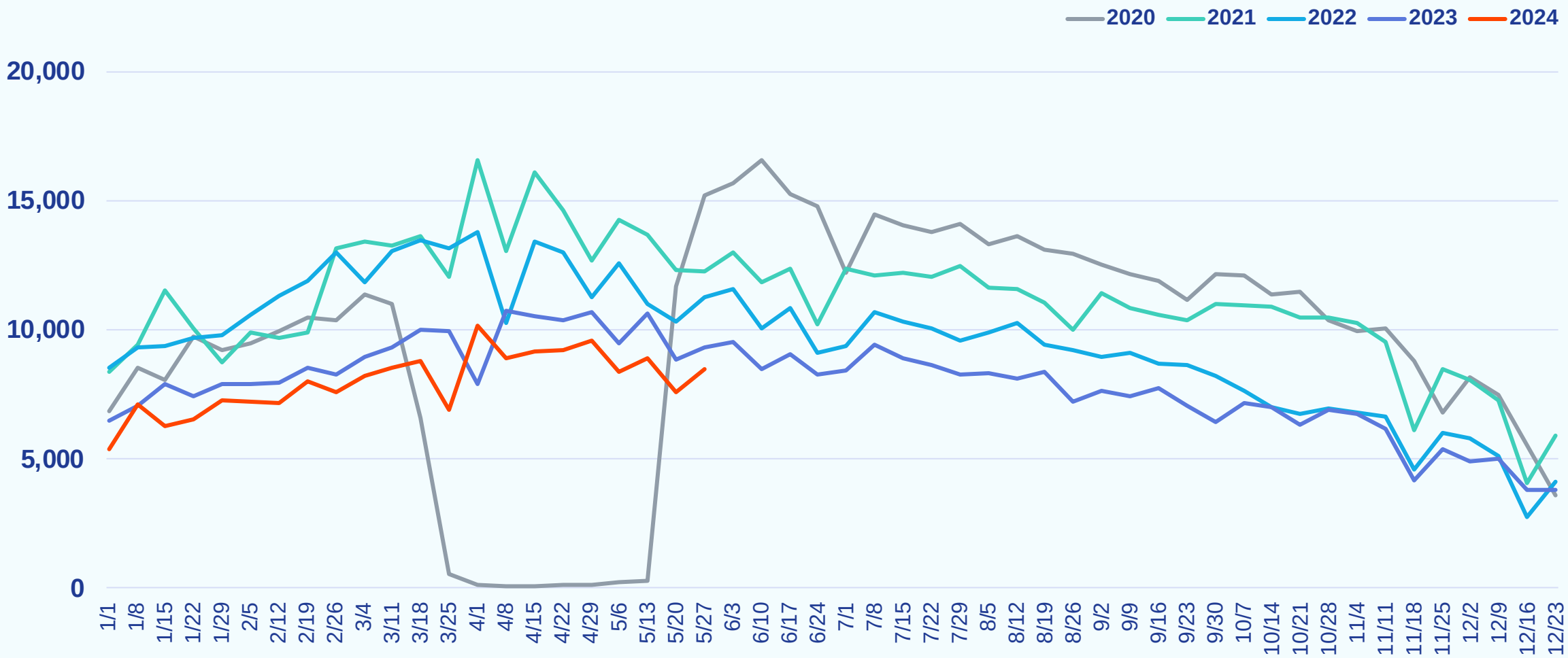
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CENTRAL PENNSYLVANIA

Weekly Showings

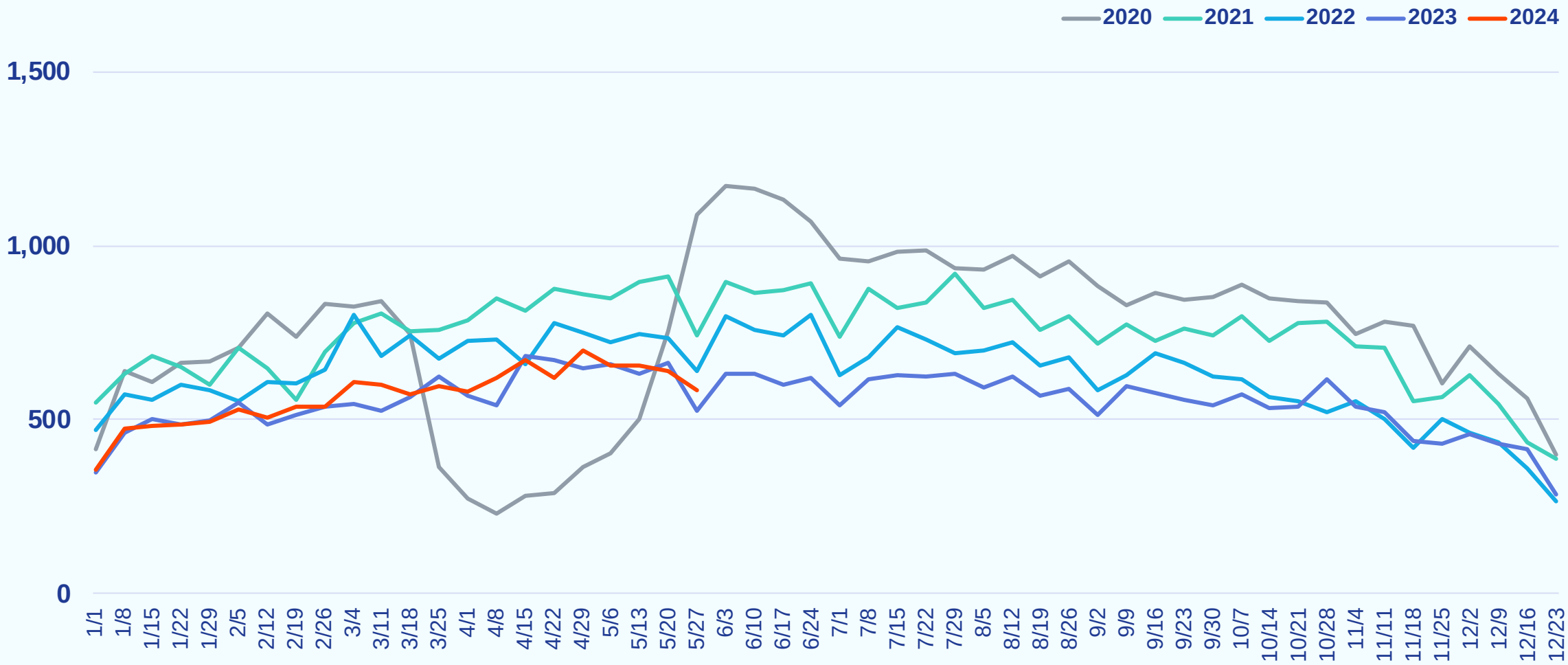
Week Ending June 2, 2024



CENTRAL PENNSYLVANIA

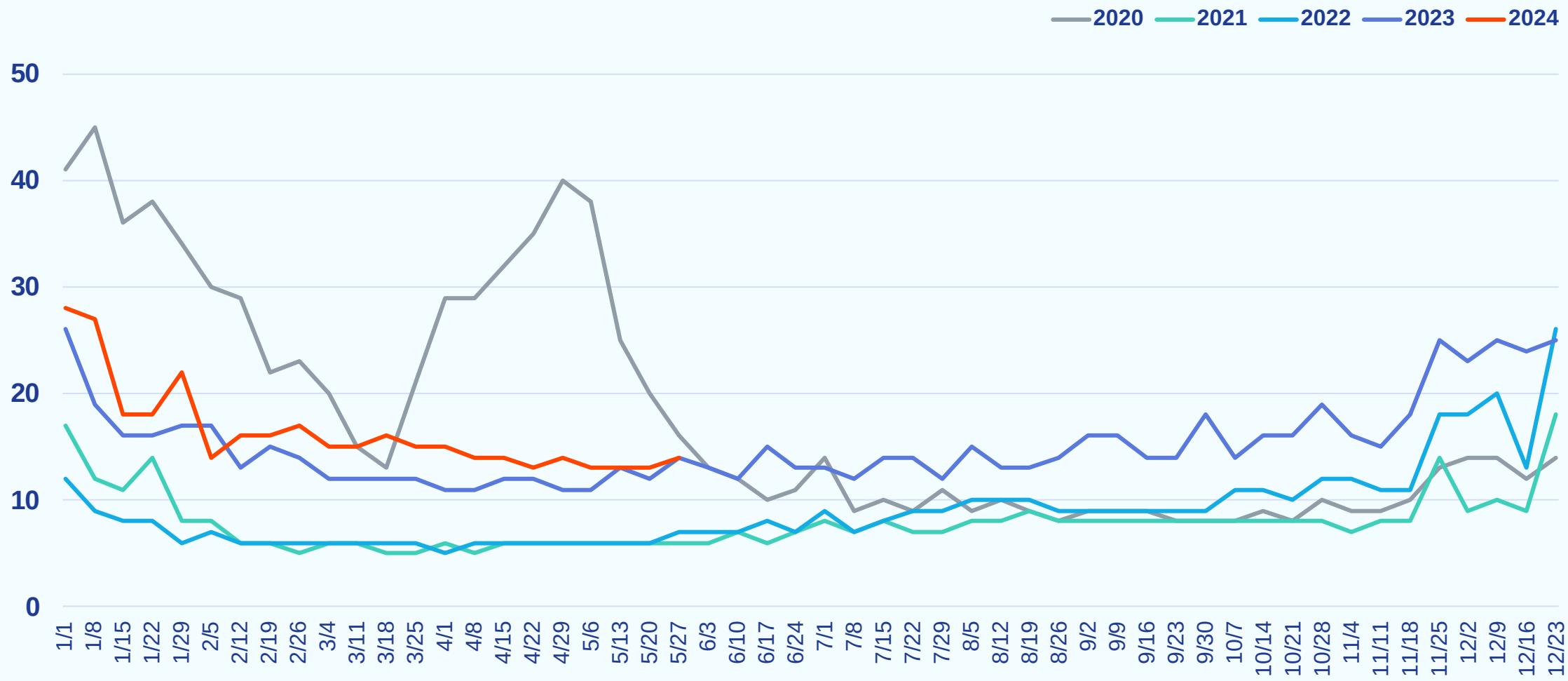
Weekly New Purchase Contracts

Week Ending June 2, 2024



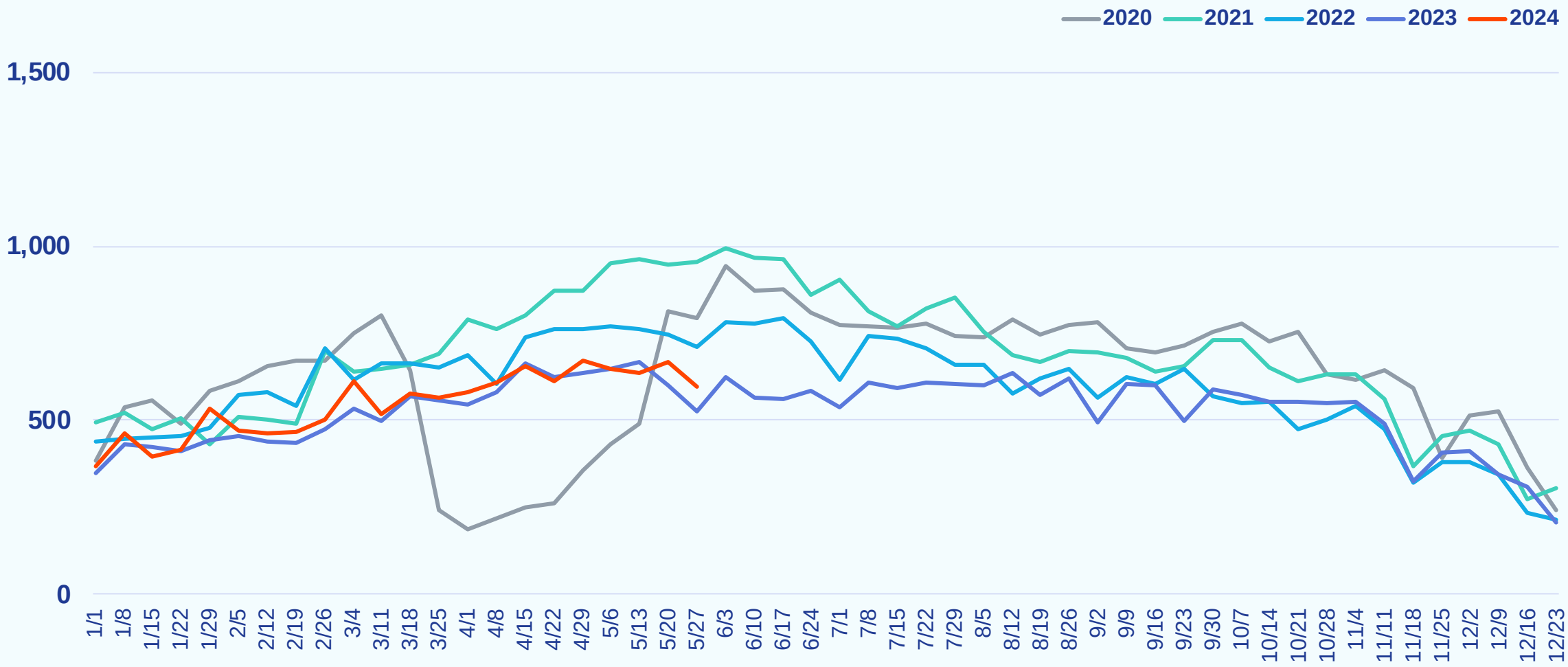
Weekly Median Time to Contract

Week Ending June 2, 2024



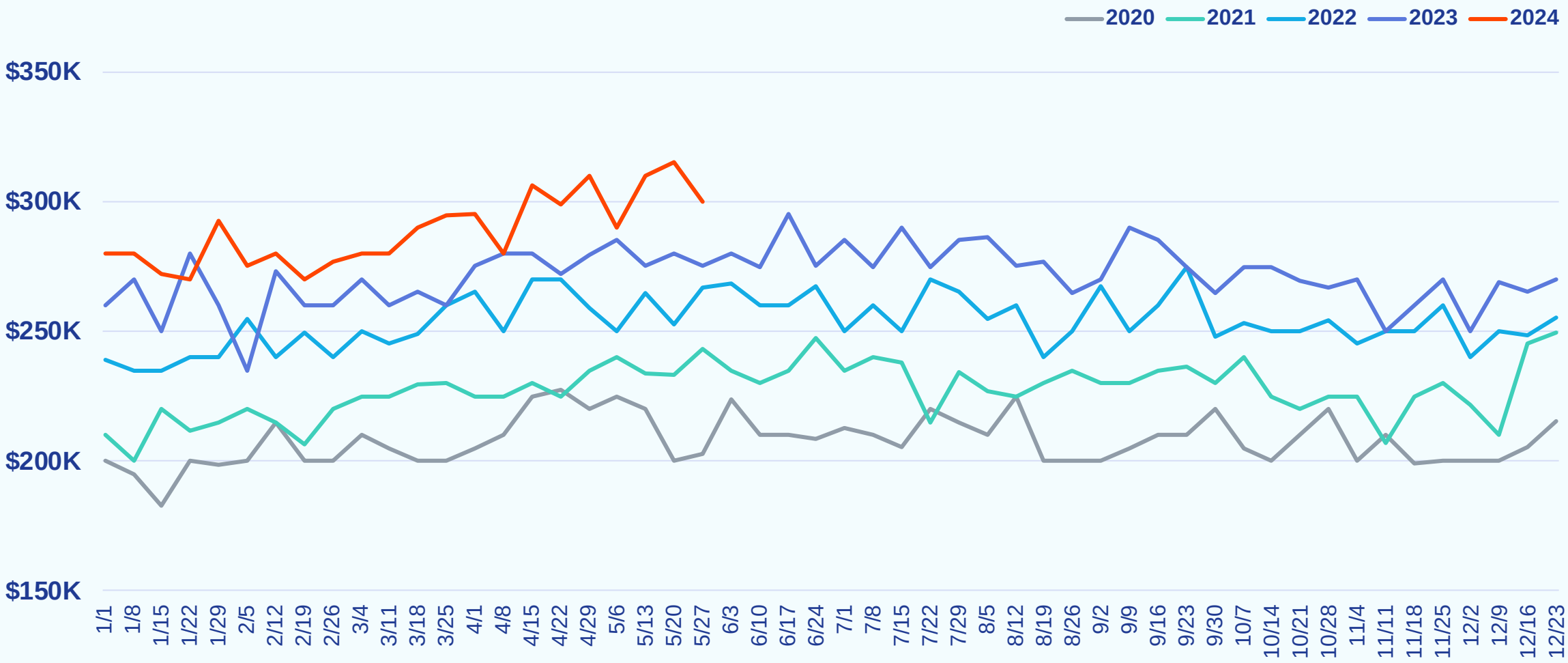
Weekly New Listings

Week Ending June 2, 2024



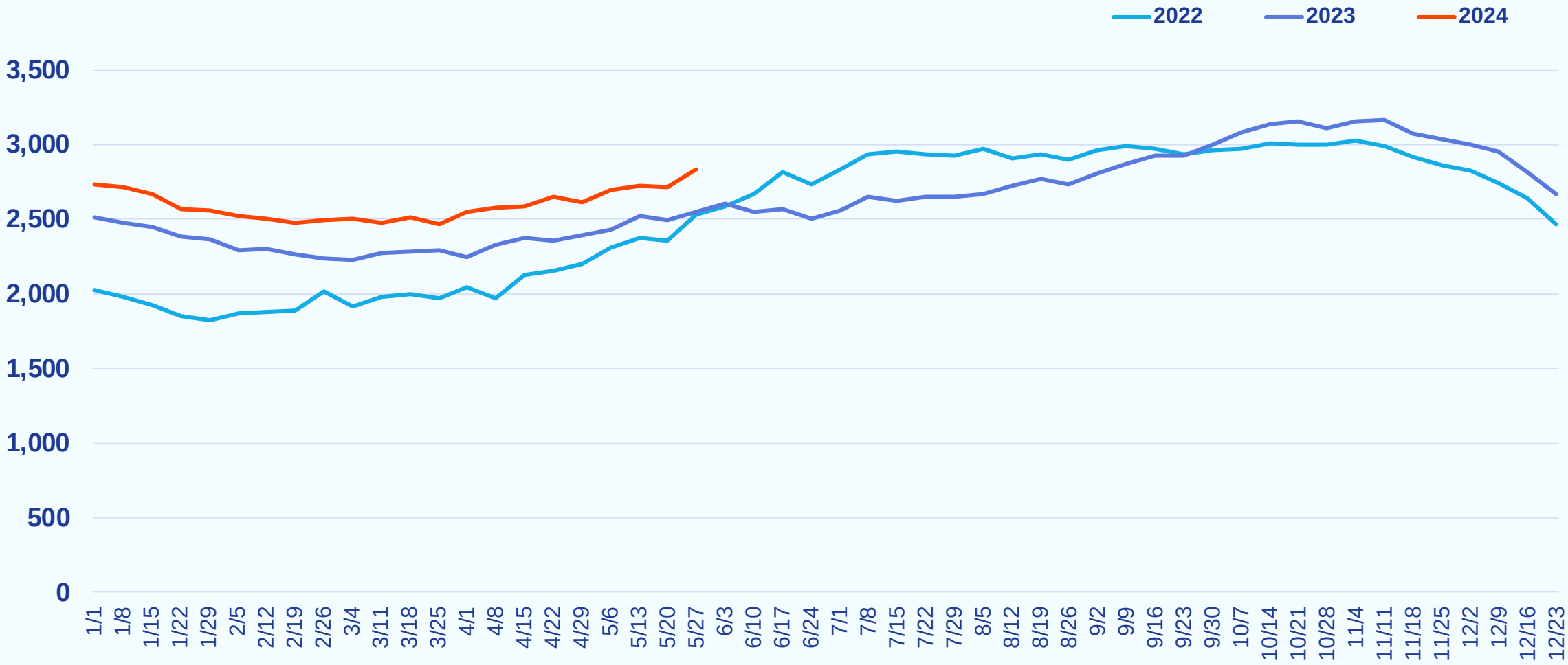
Weekly Median List Price

Week Ending June 2, 2024



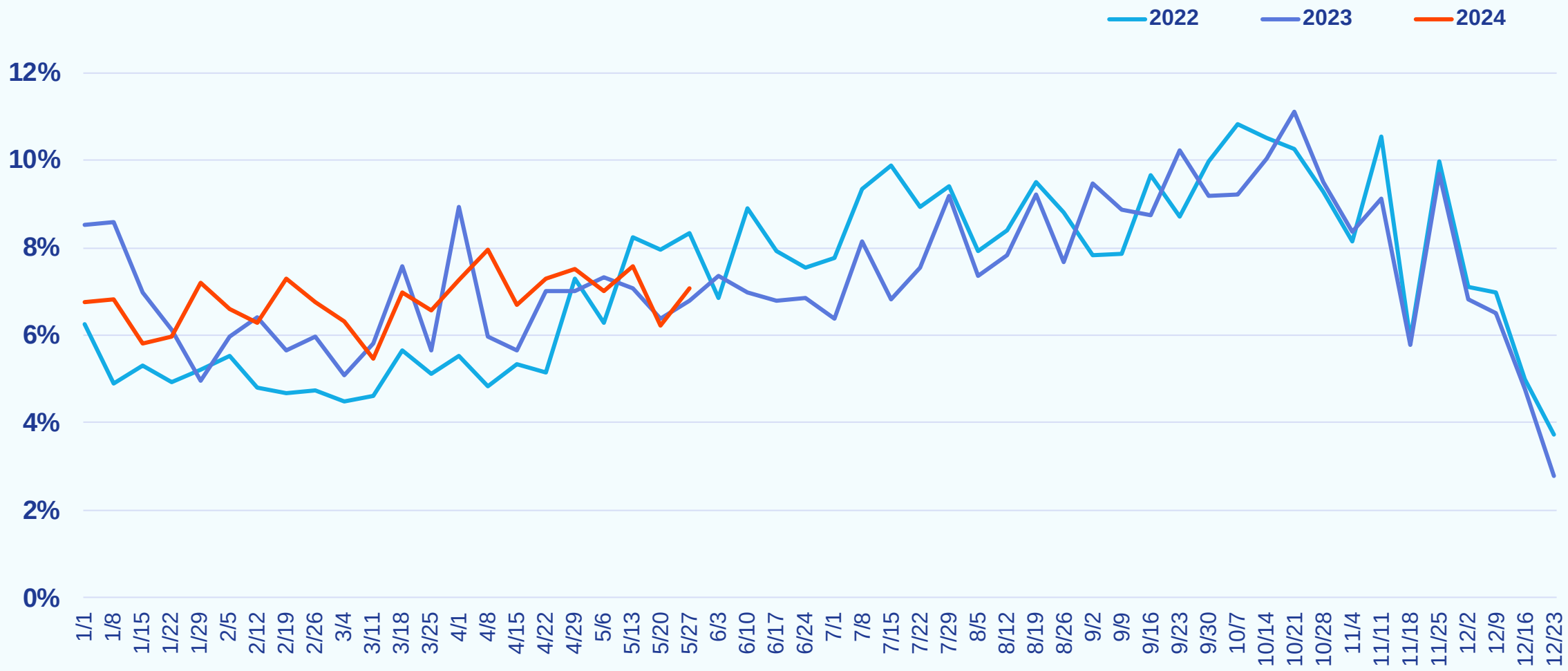
Weekly Active Listings

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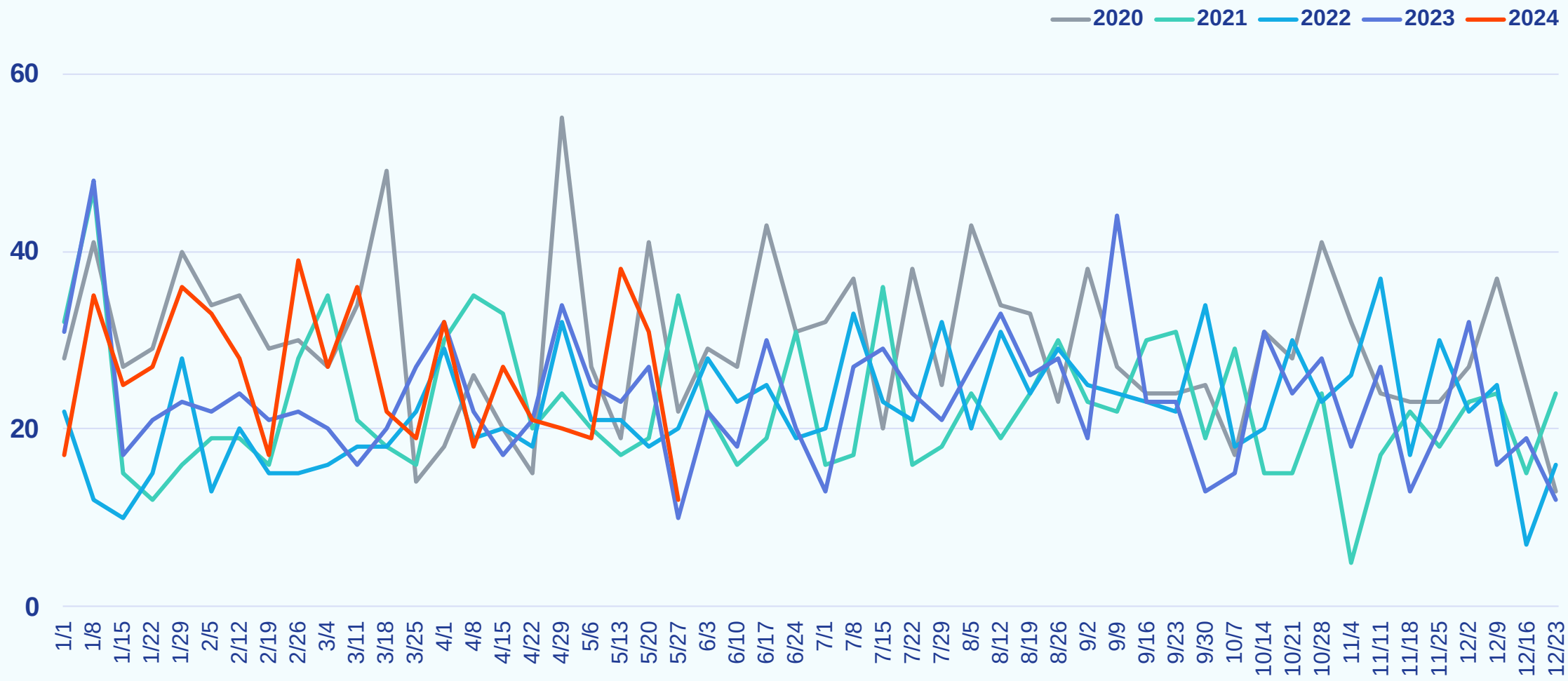
Weekly % Active Listings with Price Decrease

Week Ending June 2, 2024



Weekly Canceled Listings

Week Ending June 2, 2024



MD/WV Panhandle

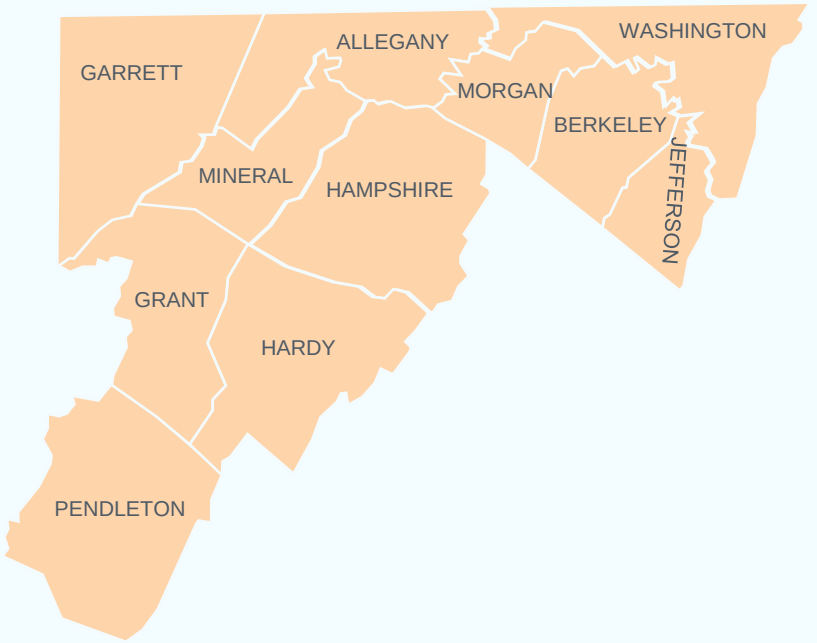
MD/WV Panhandle

Weekly Snapshot

Week Ending June 2, 2024

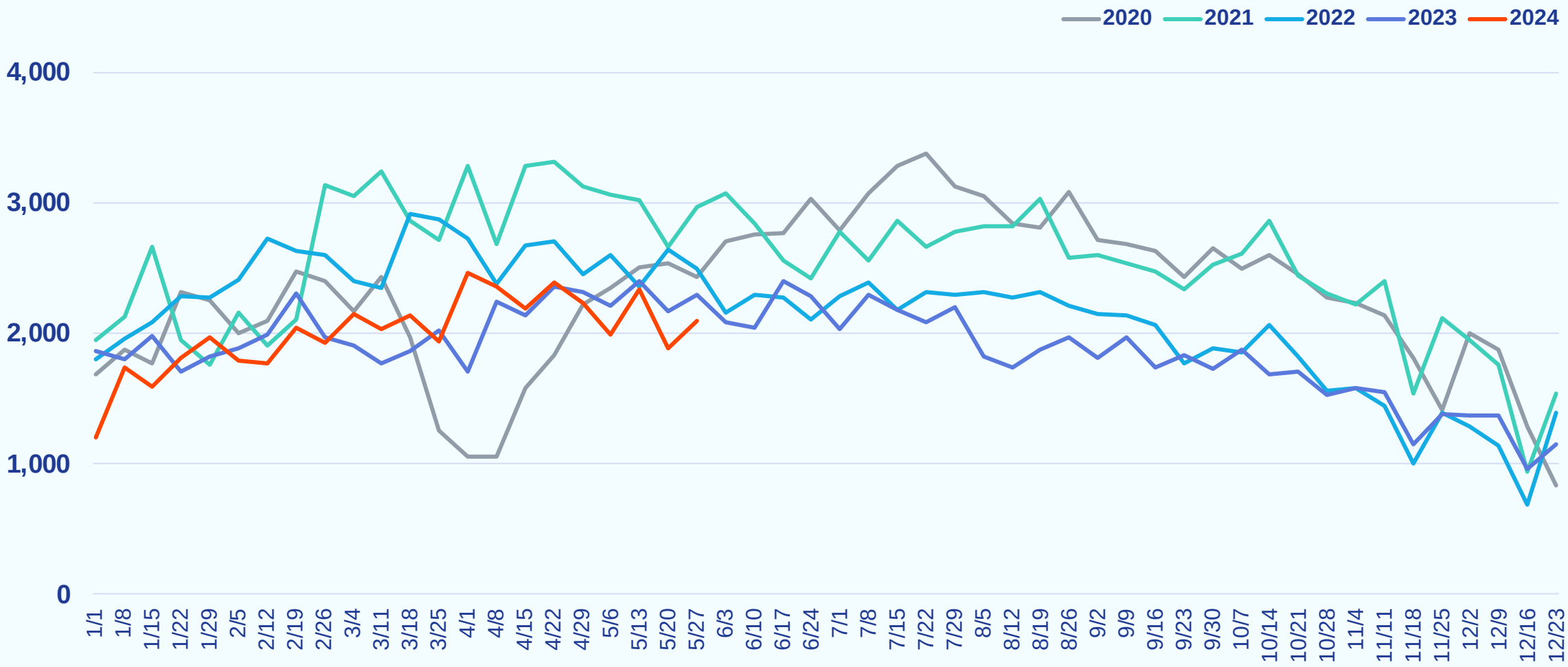
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	2,094	-8.9%	+11.1%
New Purchase Contracts	166	-18.6%	-16.6%
Median Time to Contract	24 days	+0 days	-1 day
New Listings	186	+10.1%	-13.9%
Median List Price	$325,000	+4.8%	-1.1%
Active Listings	1,323	+13.1%	+4.3%
% Active Listings with Price Decrease	8.0%	+1.3 pp	+2.9 pp
Canceled Listings	19	-17.4%	+0.0%

pp = percentage point



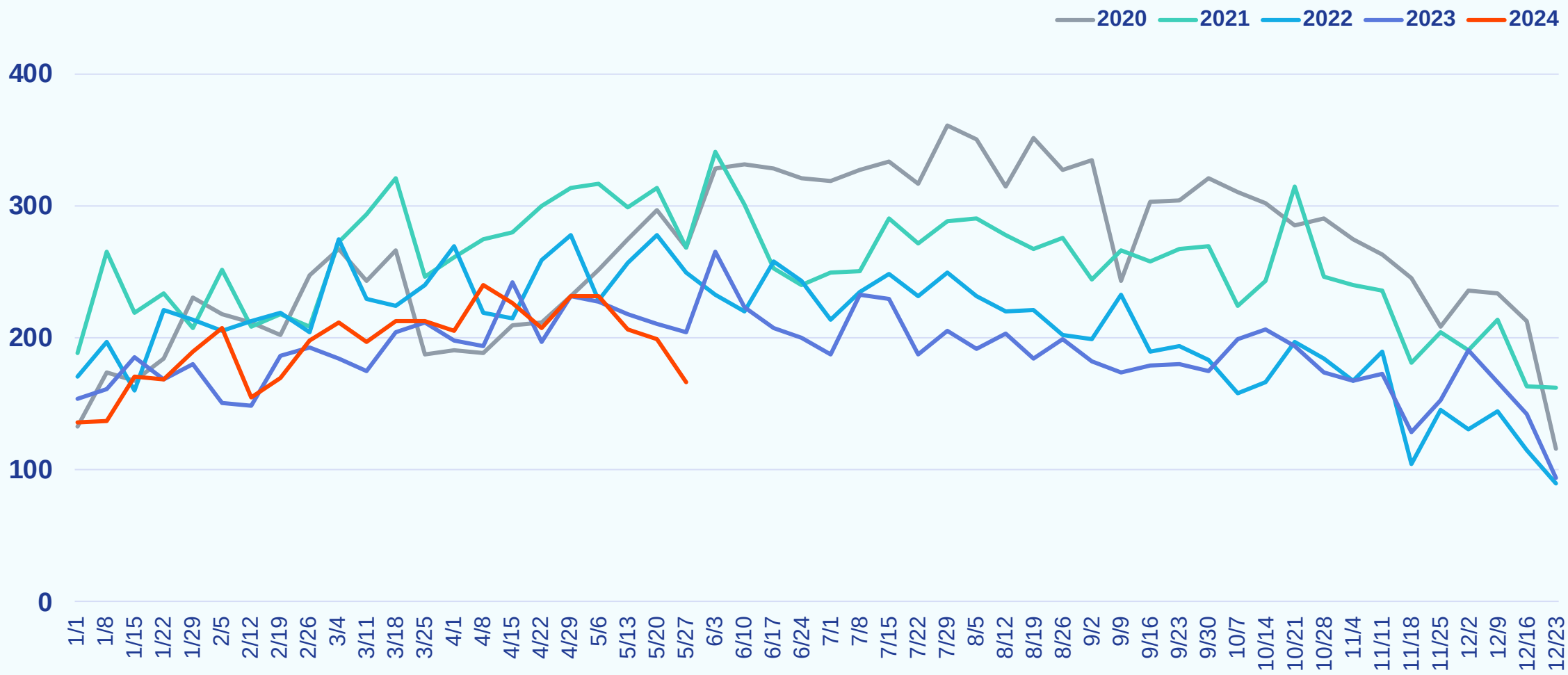
Weekly Showings

Week Ending June 2, 2024



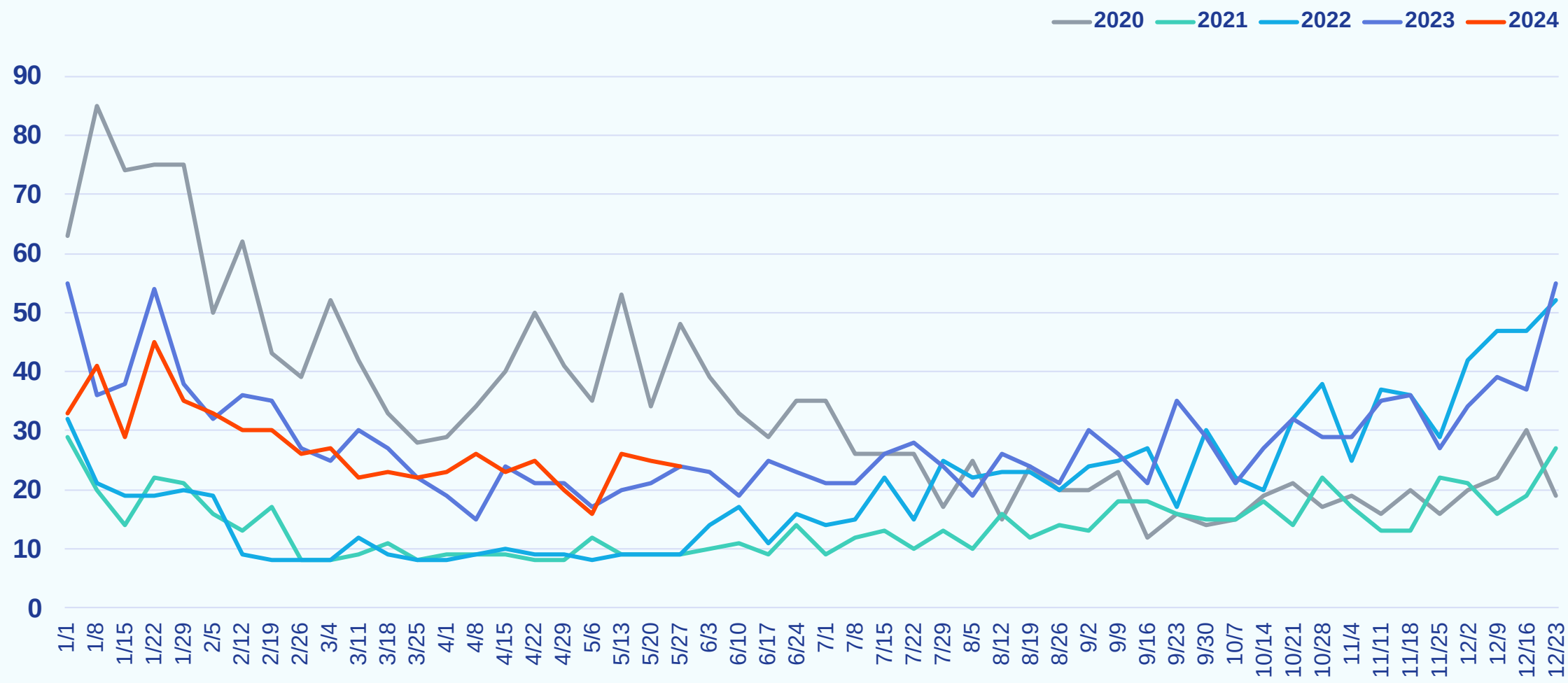
Weekly New Purchase Contracts

Week Ending June 2, 2024



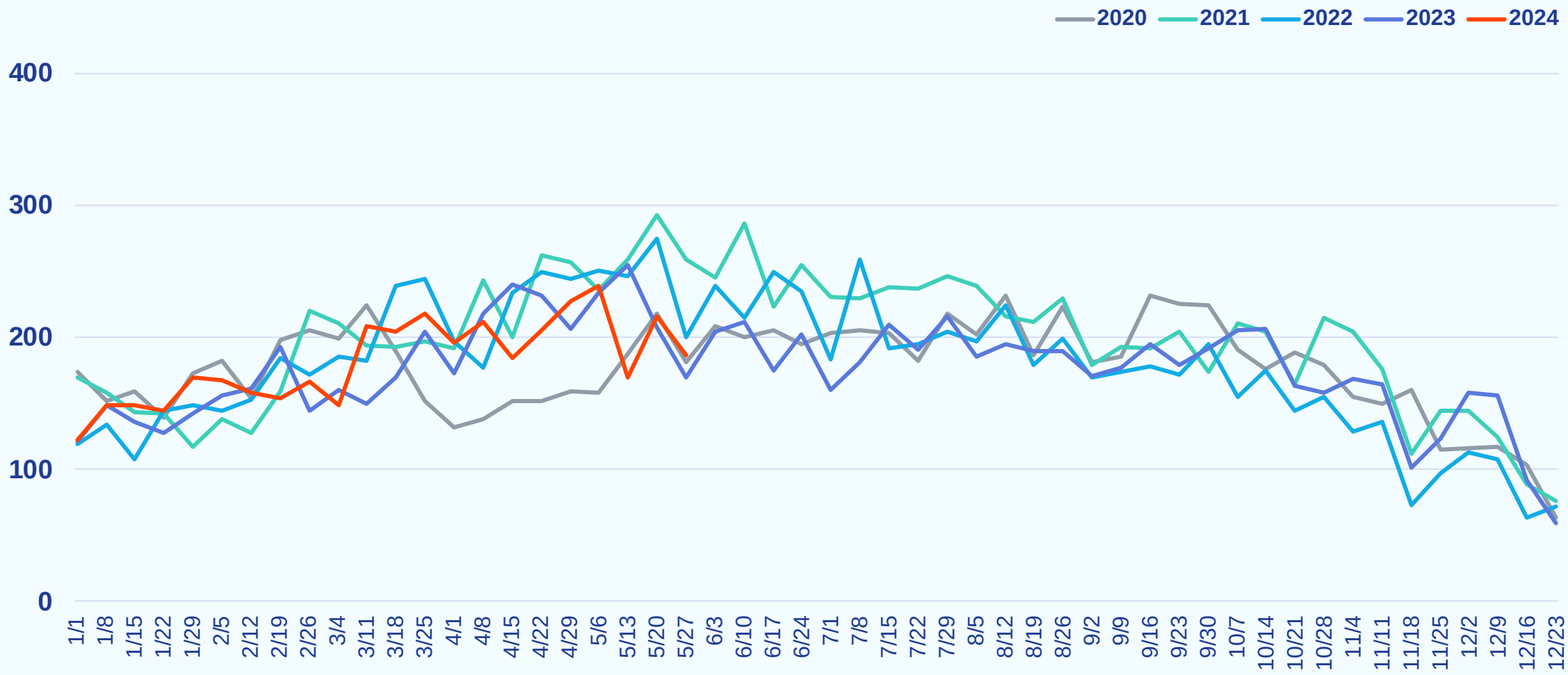
Weekly Median Time to Contract

Week Ending June 2, 2024



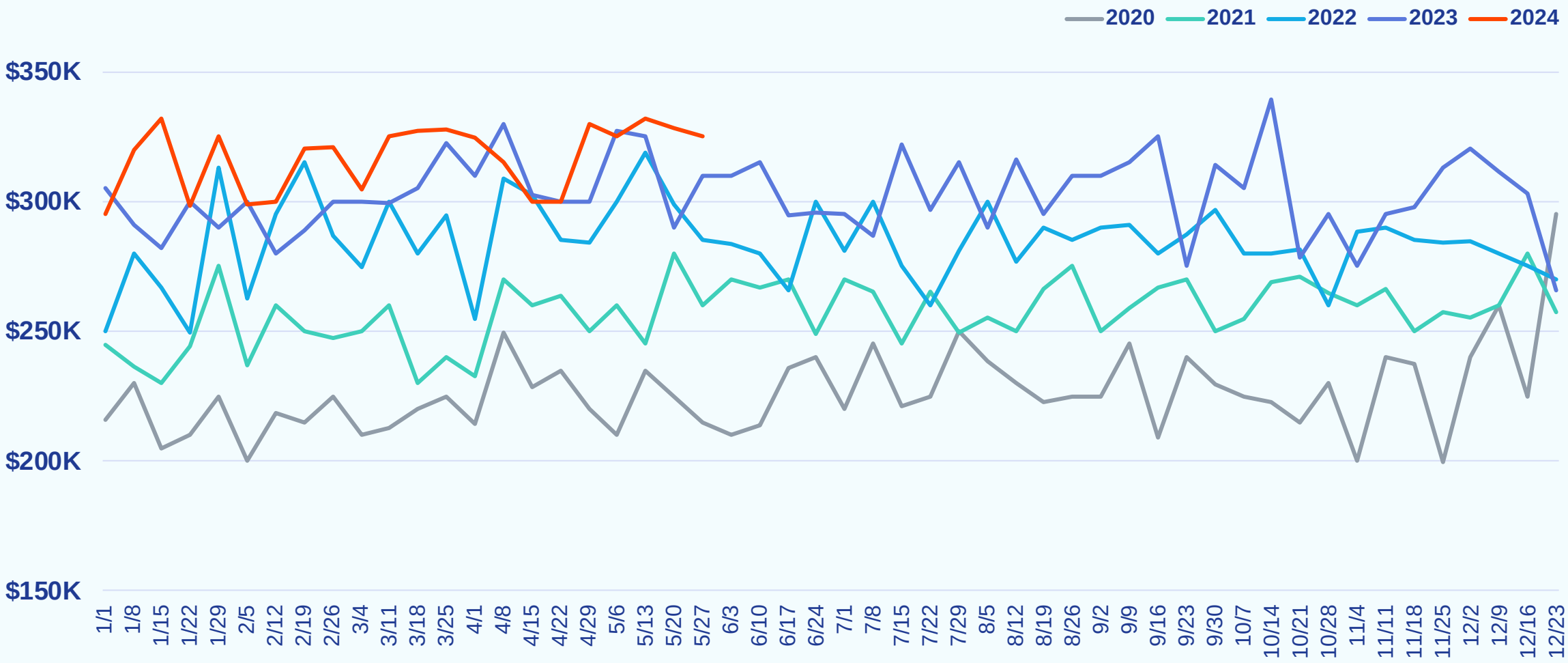
Weekly New Listings

Week Ending June 2, 2024



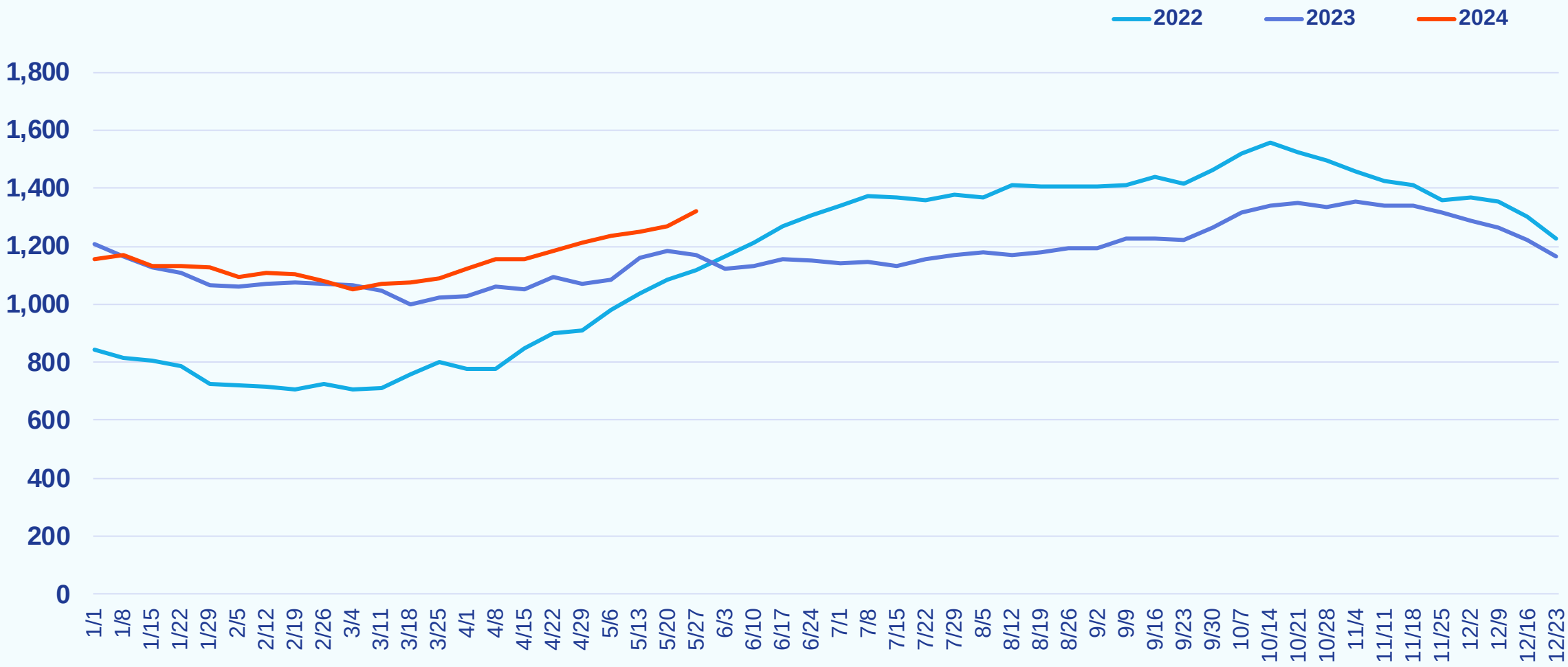
Weekly Median List Price

Week Ending June 2, 2024



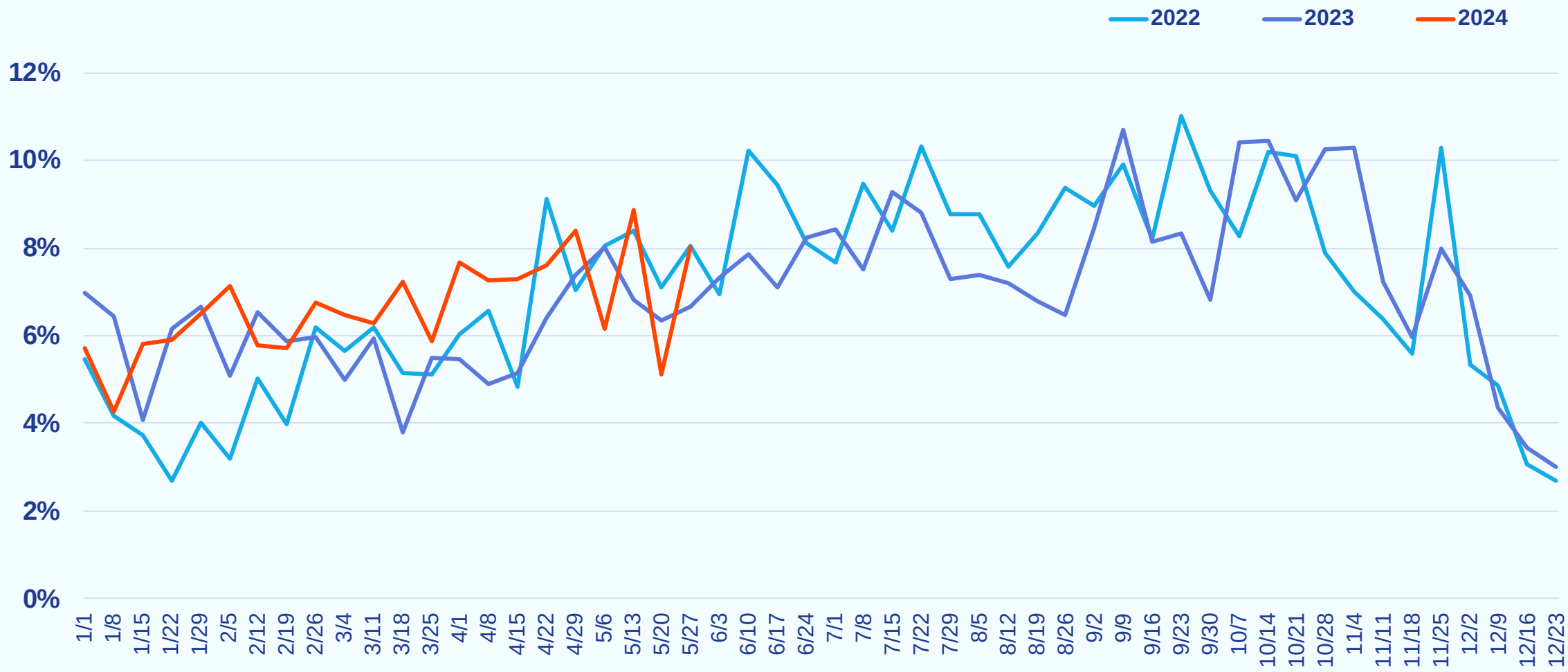
Weekly Active Listings

Week Ending June 2, 2024



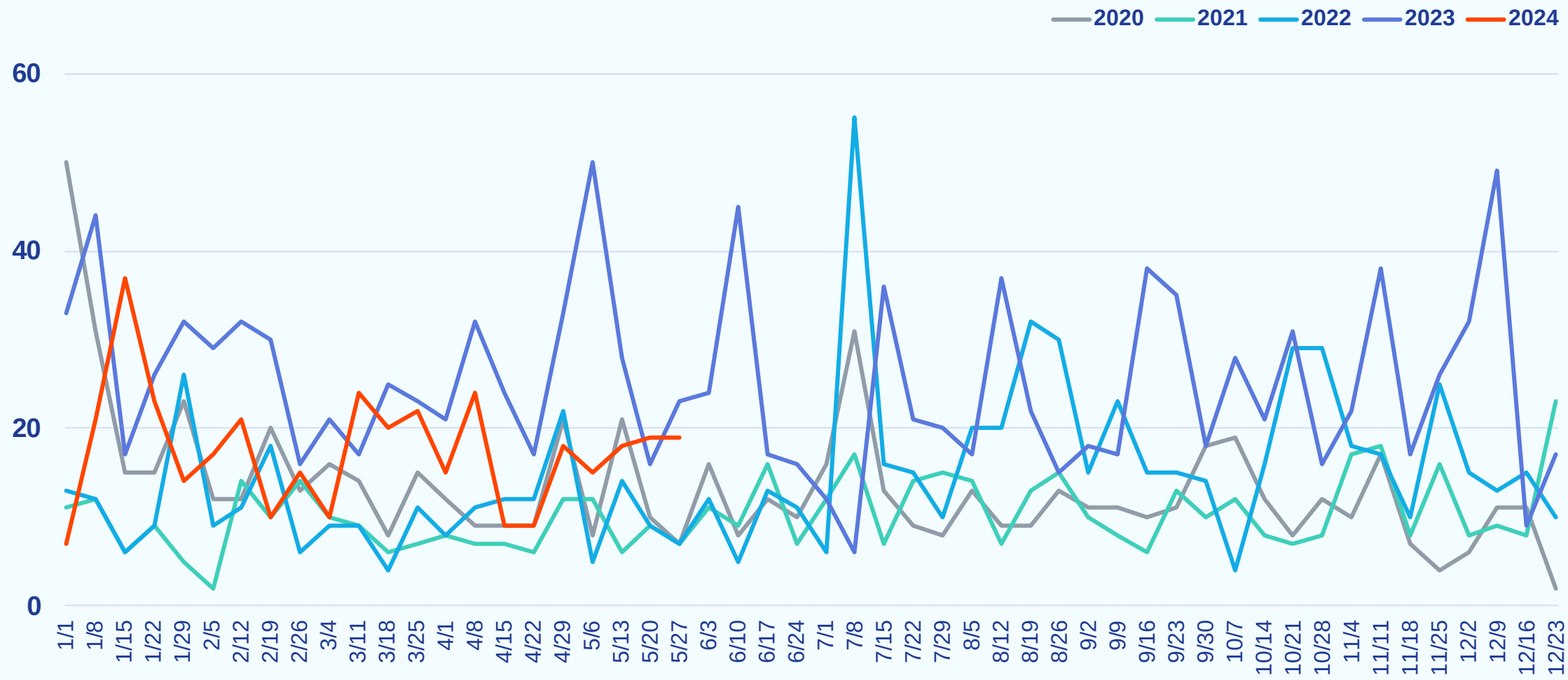
Weekly % Active Listings with Price Decrease

Week Ending June 2, 2024



Weekly Canceled Listings

Week Ending June 2, 2024



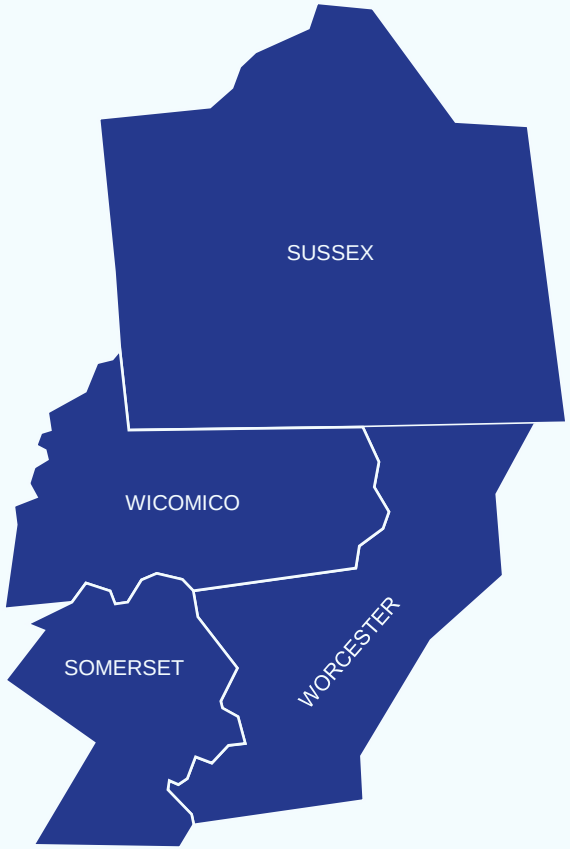
Del/Mar Coastal

Weekly Snapshot

Week Ending June 2, 2024

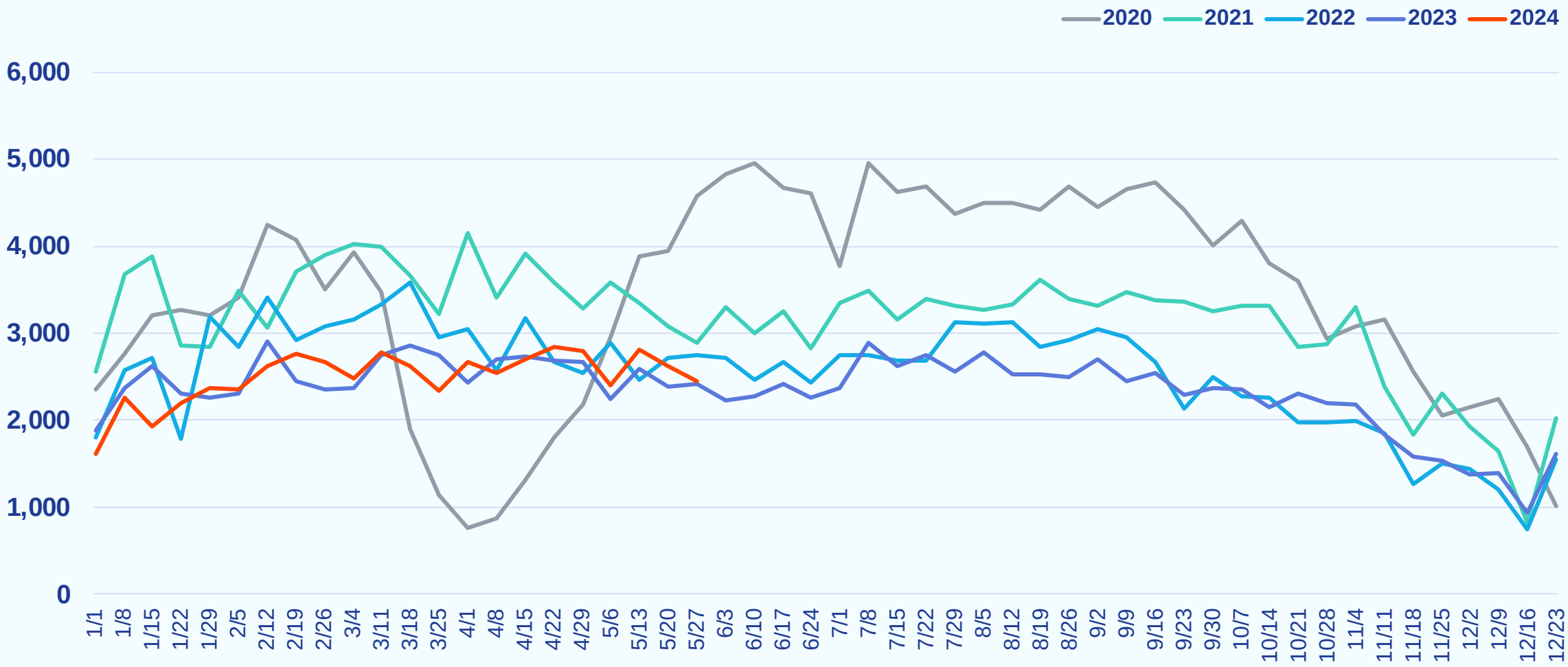
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	2,444	+1.0%	-7.0%
New Purchase Contracts	263	+19.0%	+1.5%
Median Time to Contract	35 days	+6 days	+7 days
New Listings	231	+40.9%	-10.1%
Median List Price	$430,900	-0.3%	+0.4%
Active Listings	2,546	+44.2%	-1.2%
% Active Listings with Price Decrease	8.8%	-0.0 pp	+0.1 pp
Canceled Listings	33	+50.0%	+50.0%

pp = percentage point



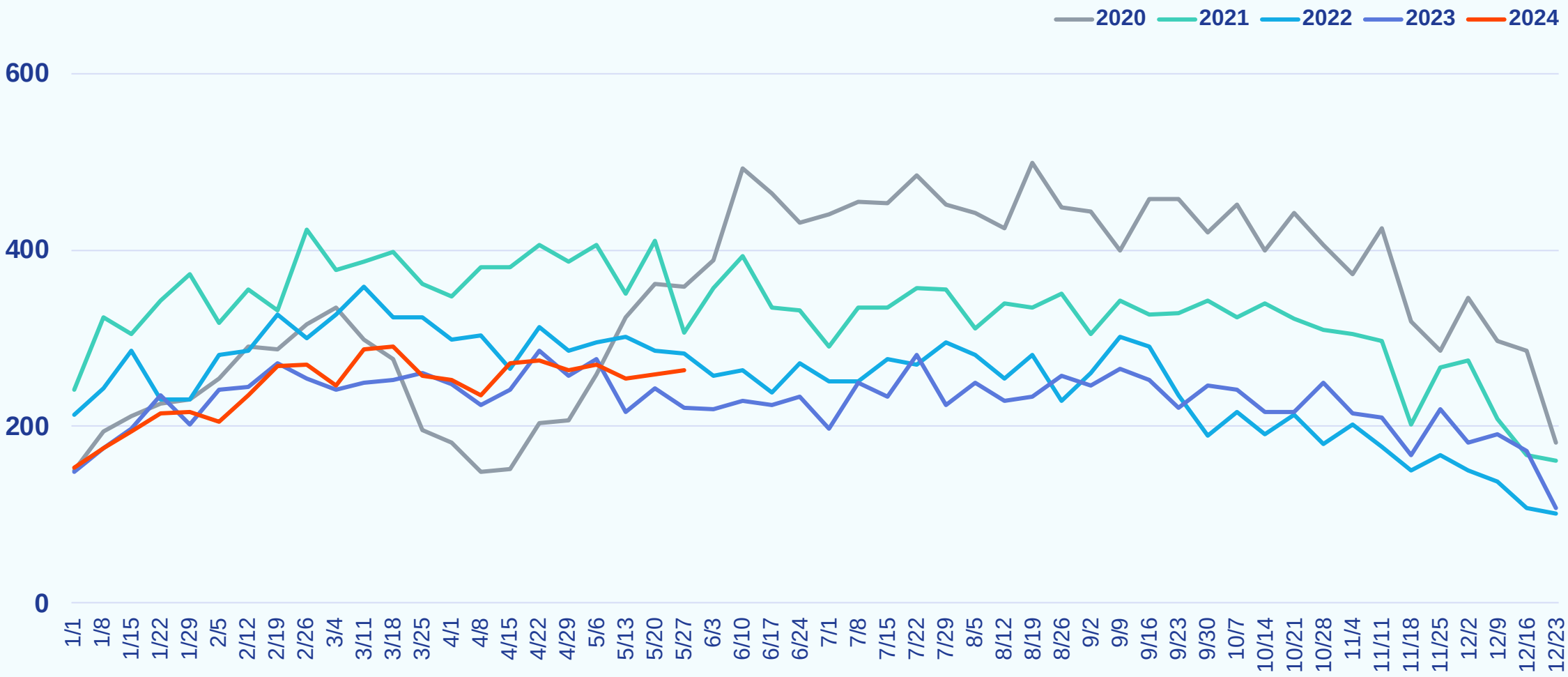
Weekly Showings

Week Ending June 2, 2024



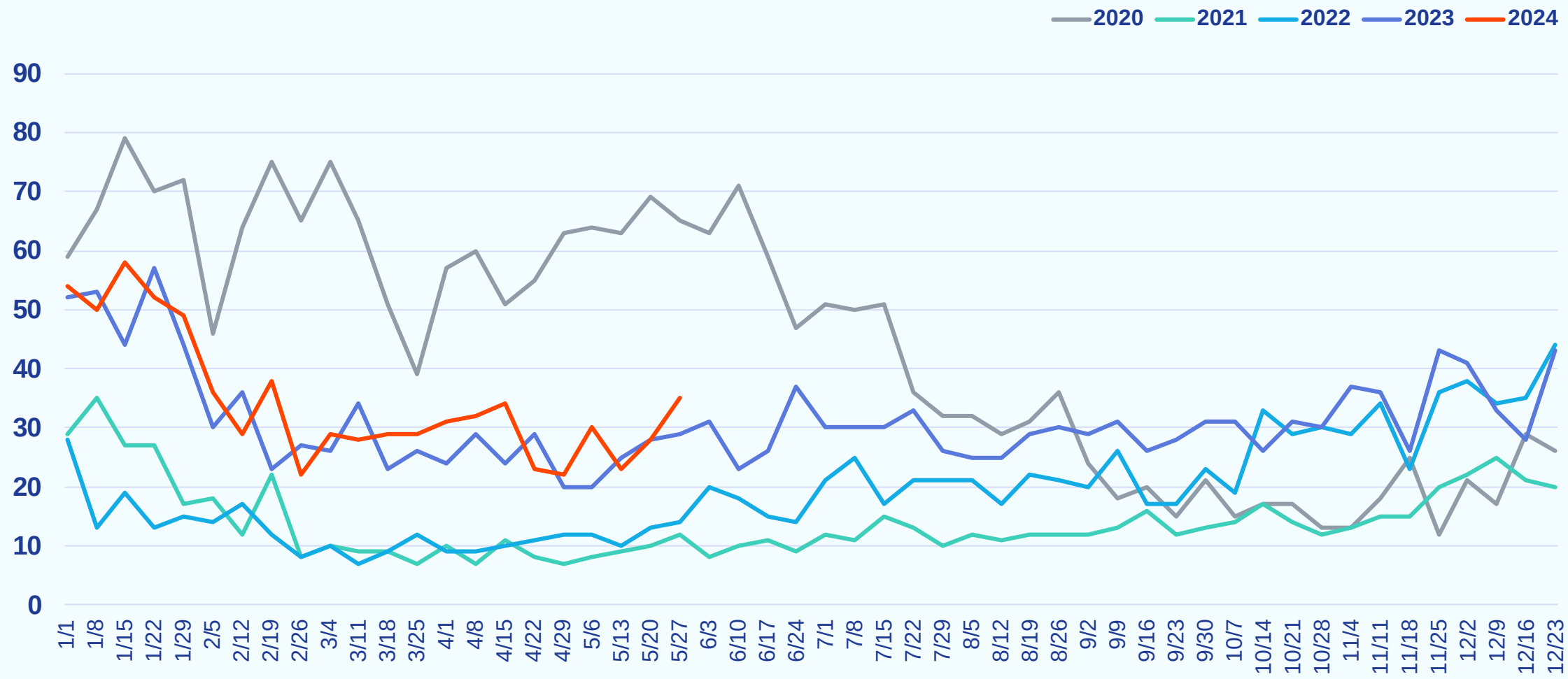
Weekly New Purchase Contracts

Week Ending June 2, 2024



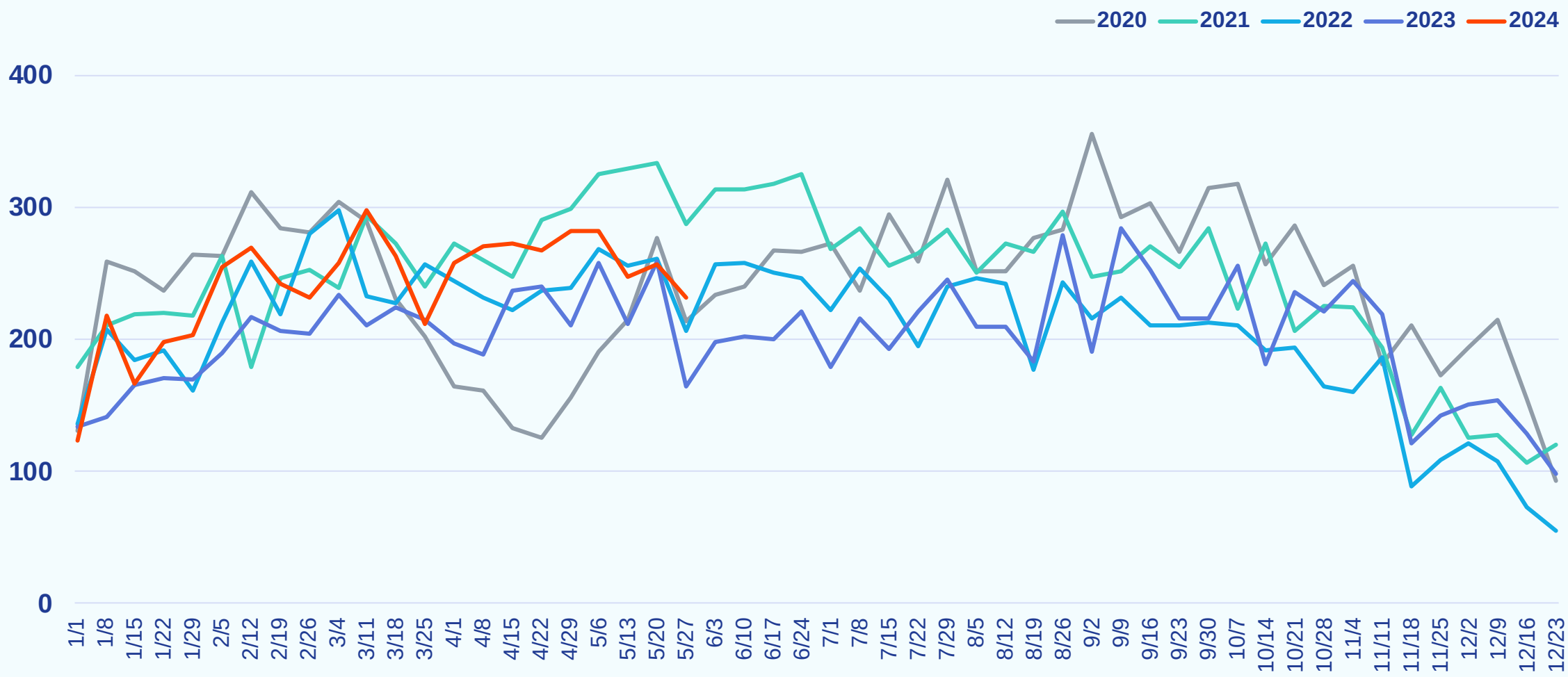
Weekly Median Time to Contract

Week Ending June 2, 2024



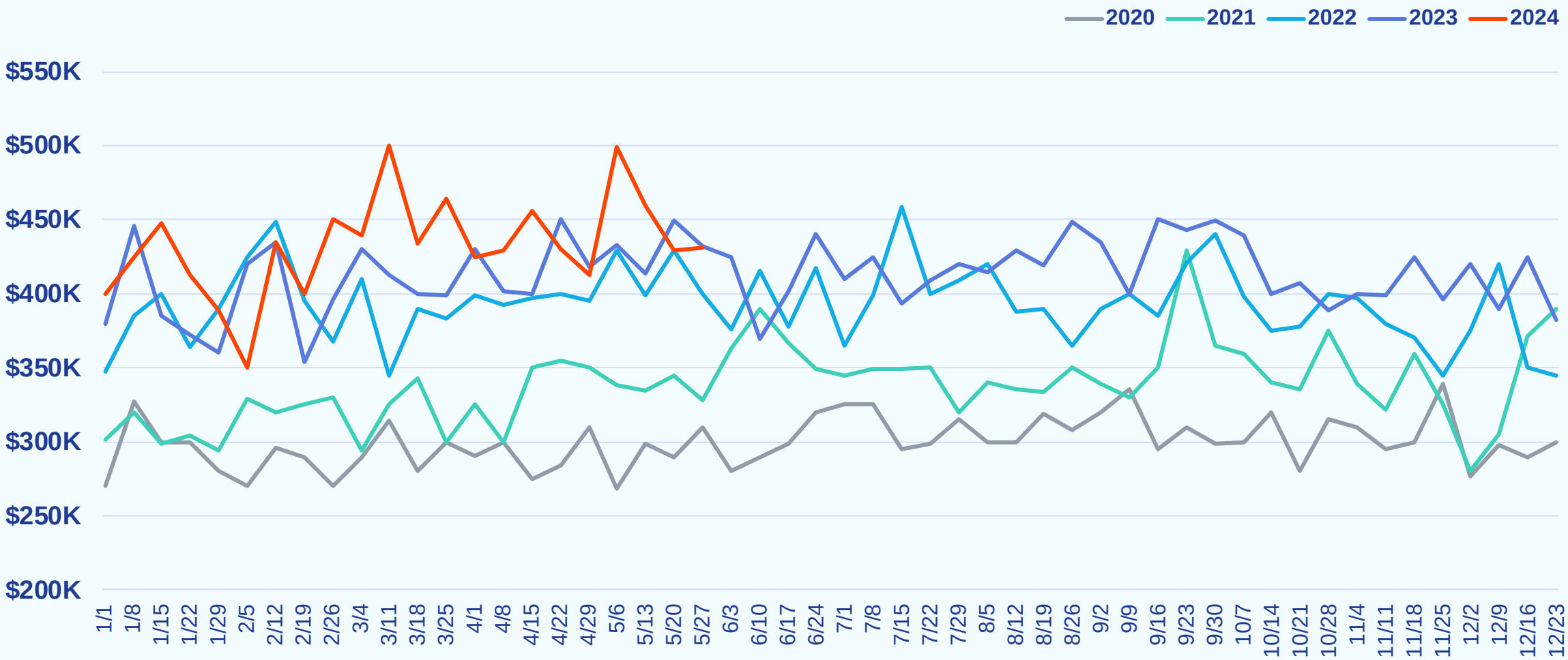
Weekly New Listings

Week Ending June 2, 2024



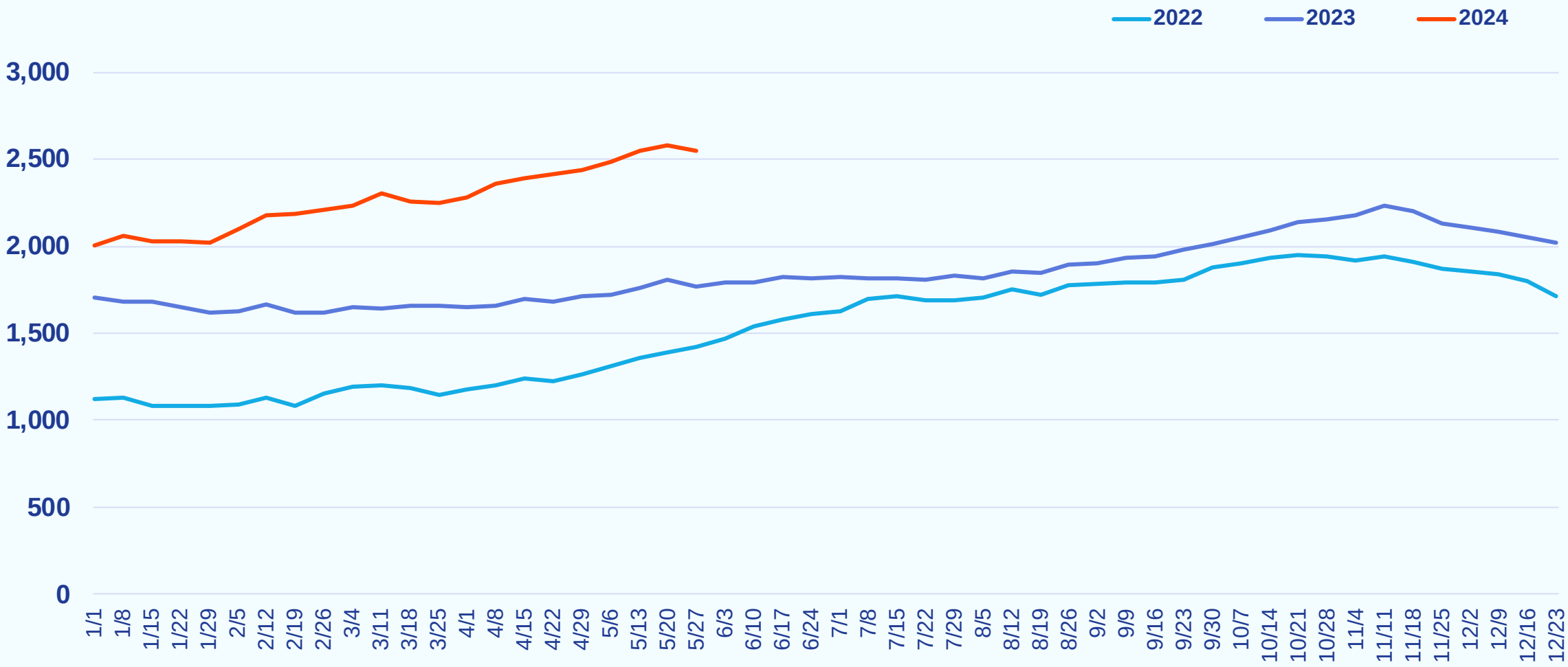
Weekly Median List Price

Week Ending June 2, 2024



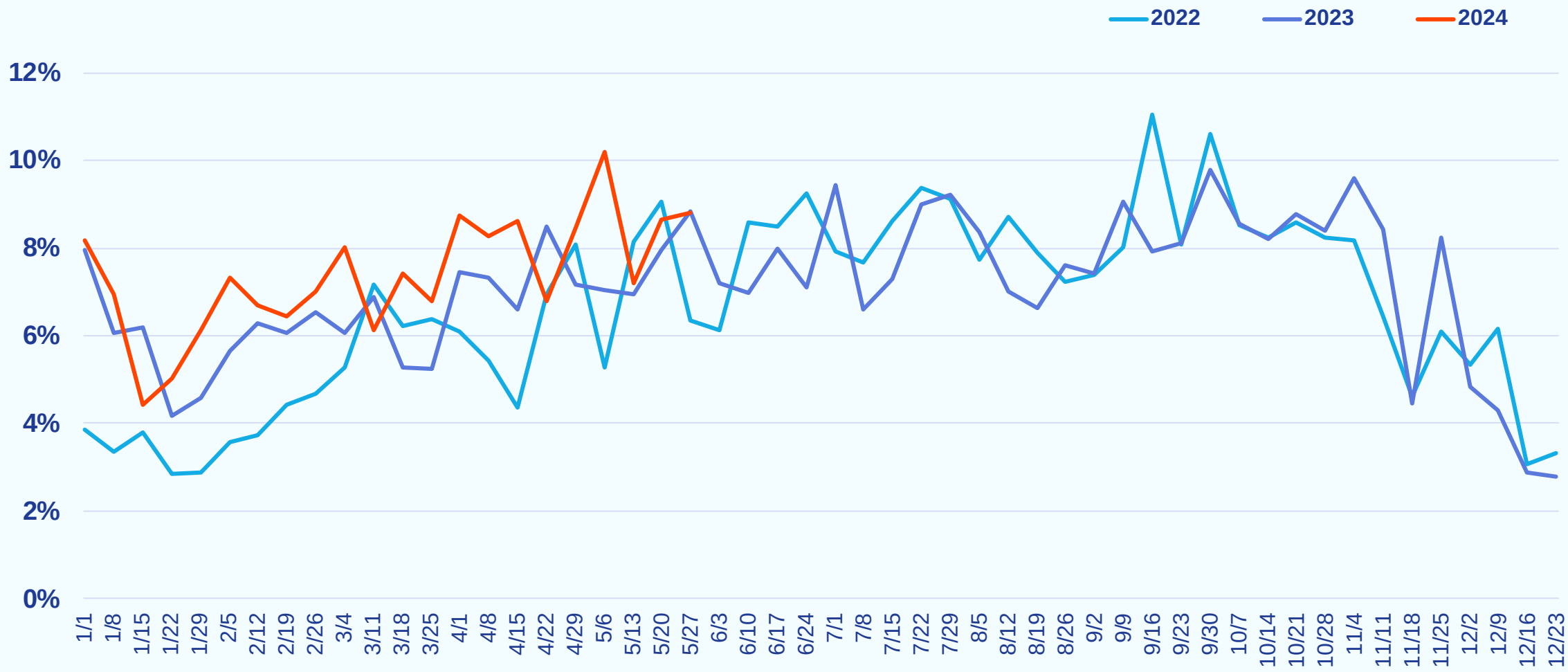
Weekly Active Listings

Week Ending June 2, 2024



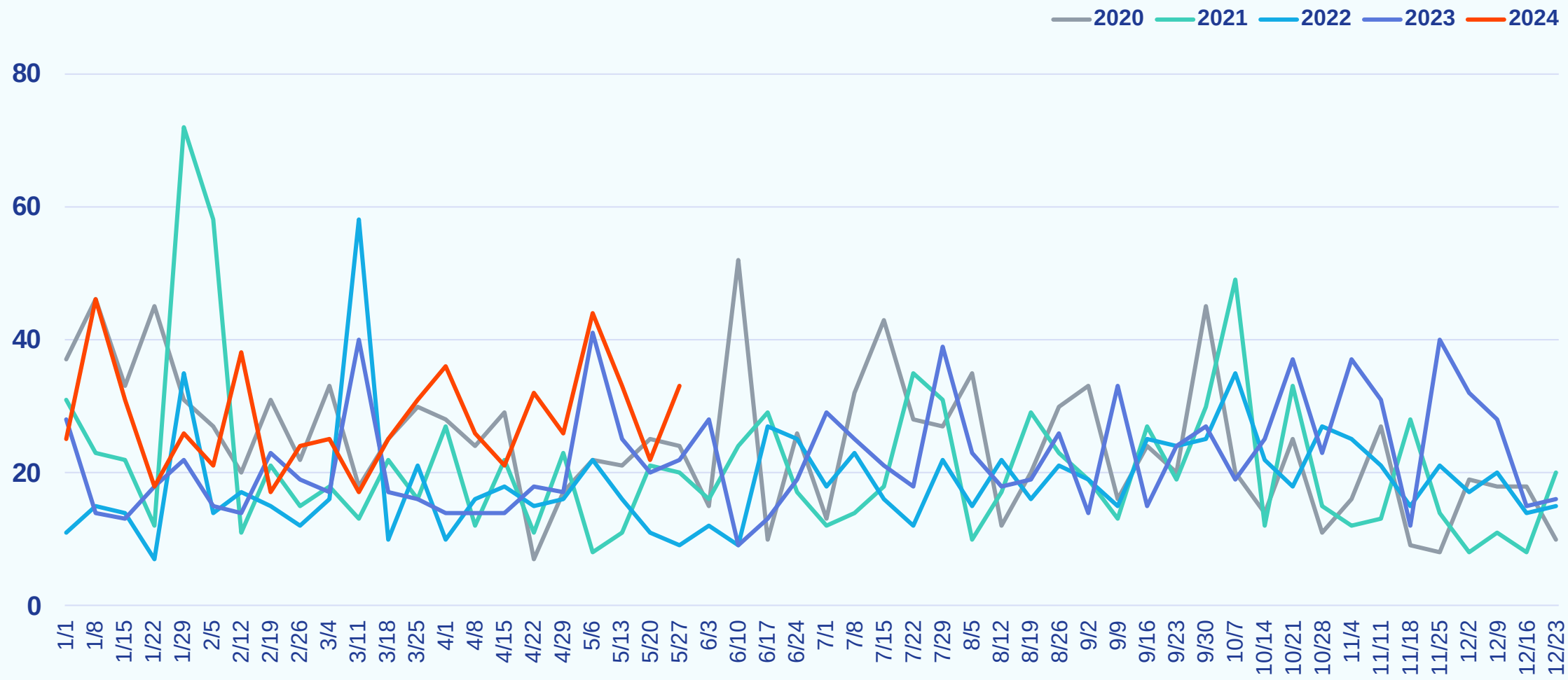
Weekly % Active Listings with Price Decrease

Week Ending June 2, 2024



Weekly Canceled Listings

Week Ending June 2, 2024



Southern Maryland

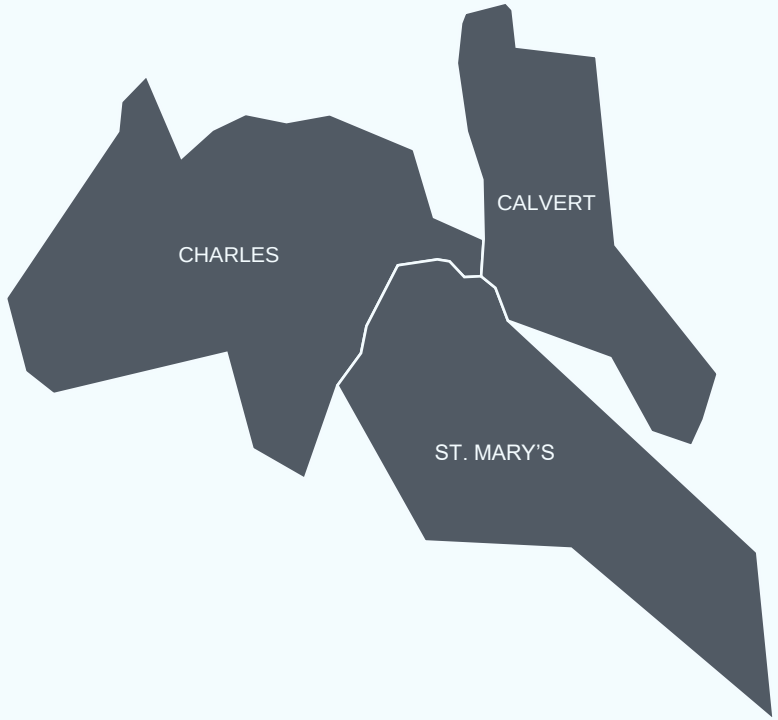
SOUTHERN MARYLAND

Weekly Snapshot

Week Ending June 2, 2024

		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	1,685	-28.4%	+0.4%
New Purchase Contracts	139	-10.3%	-22.8%
Median Time to Contract	22 days	-1 day	+2 days
New Listings	132	+4.8%	+4.8%
Median List Price	$474,950	+13.1%	-4.9%
Active Listings	596	+5.1%	+4.6%
% Active Listings with Price Decrease	8.1%	+0.5 pp	+0.2 pp
Canceled Listings	10	+42.9%	-28.6%

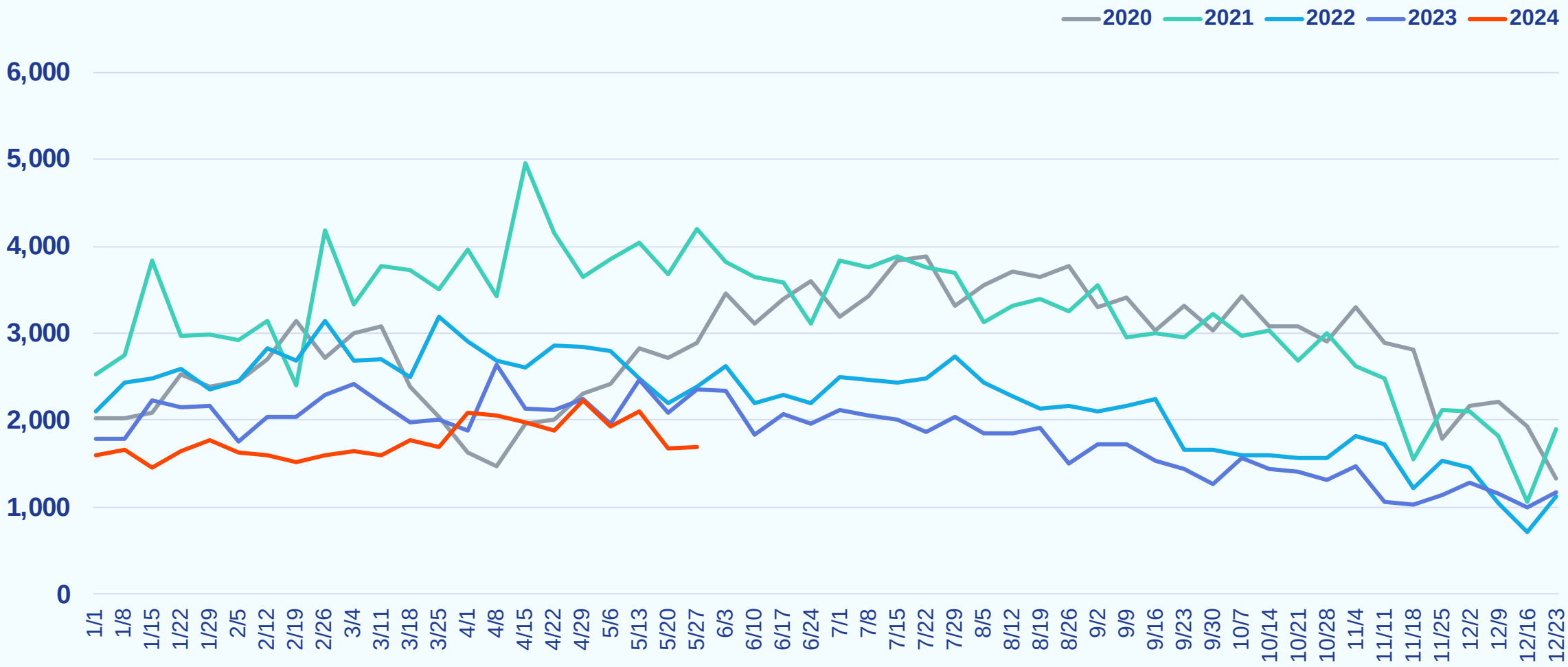
pp = percentage point



SOUTHERN MARYLAND

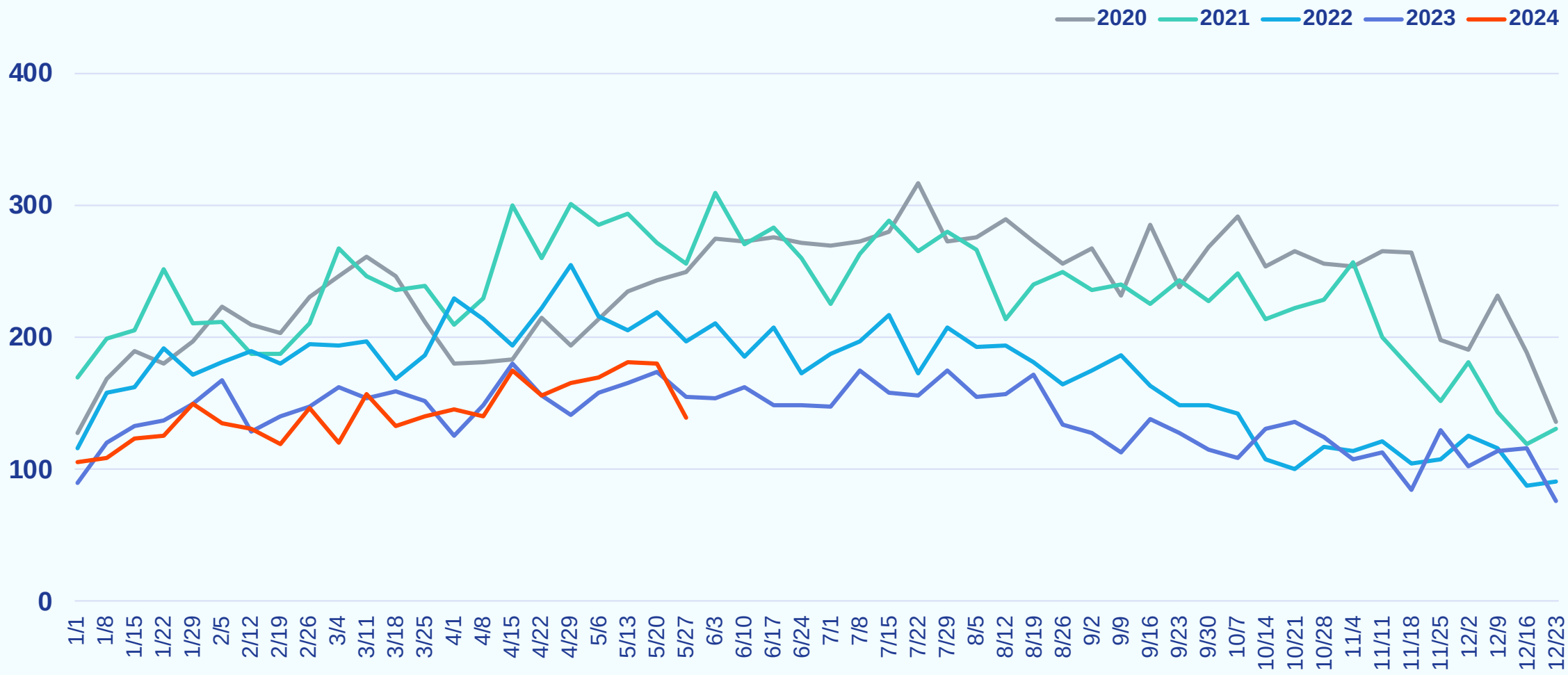
Weekly Showings

Week Ending June 2, 2024



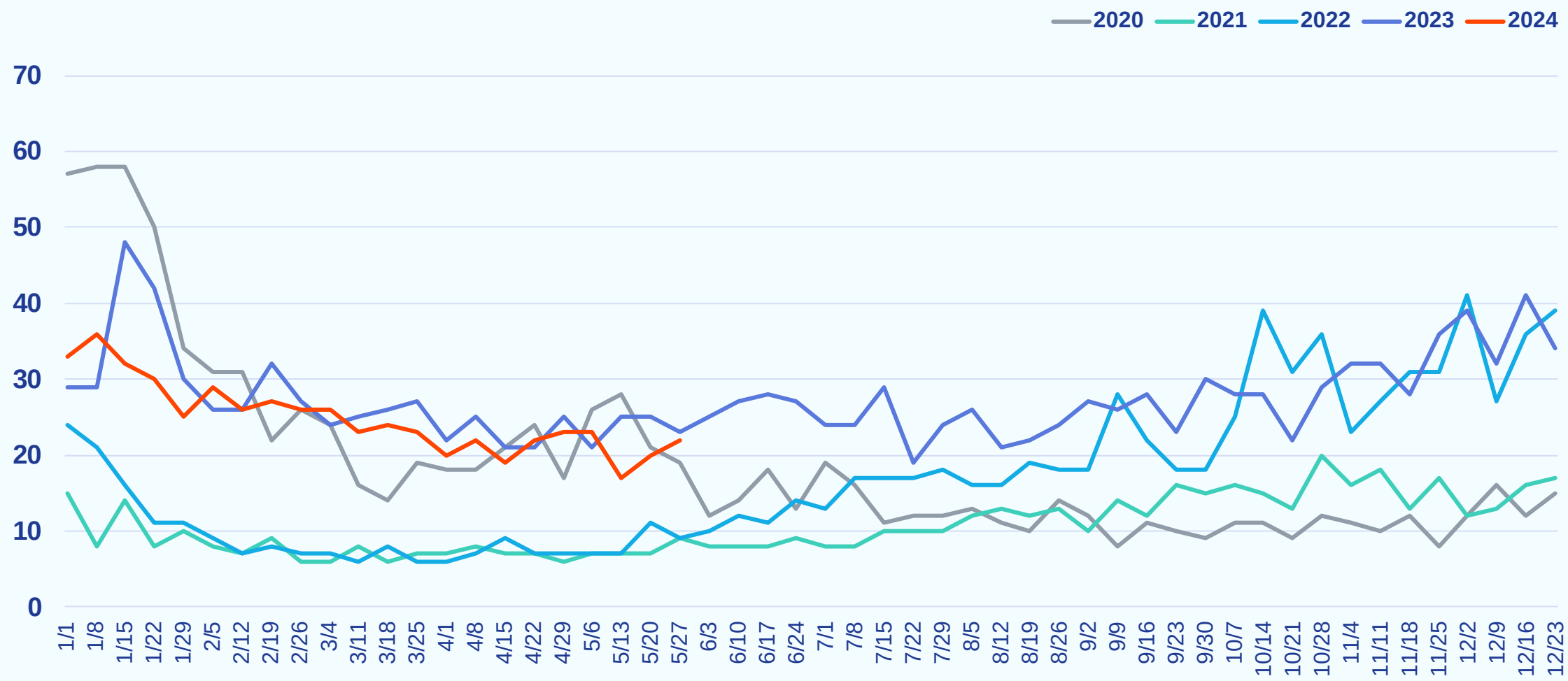
Weekly New Purchase Contracts

Week Ending June 2, 2024



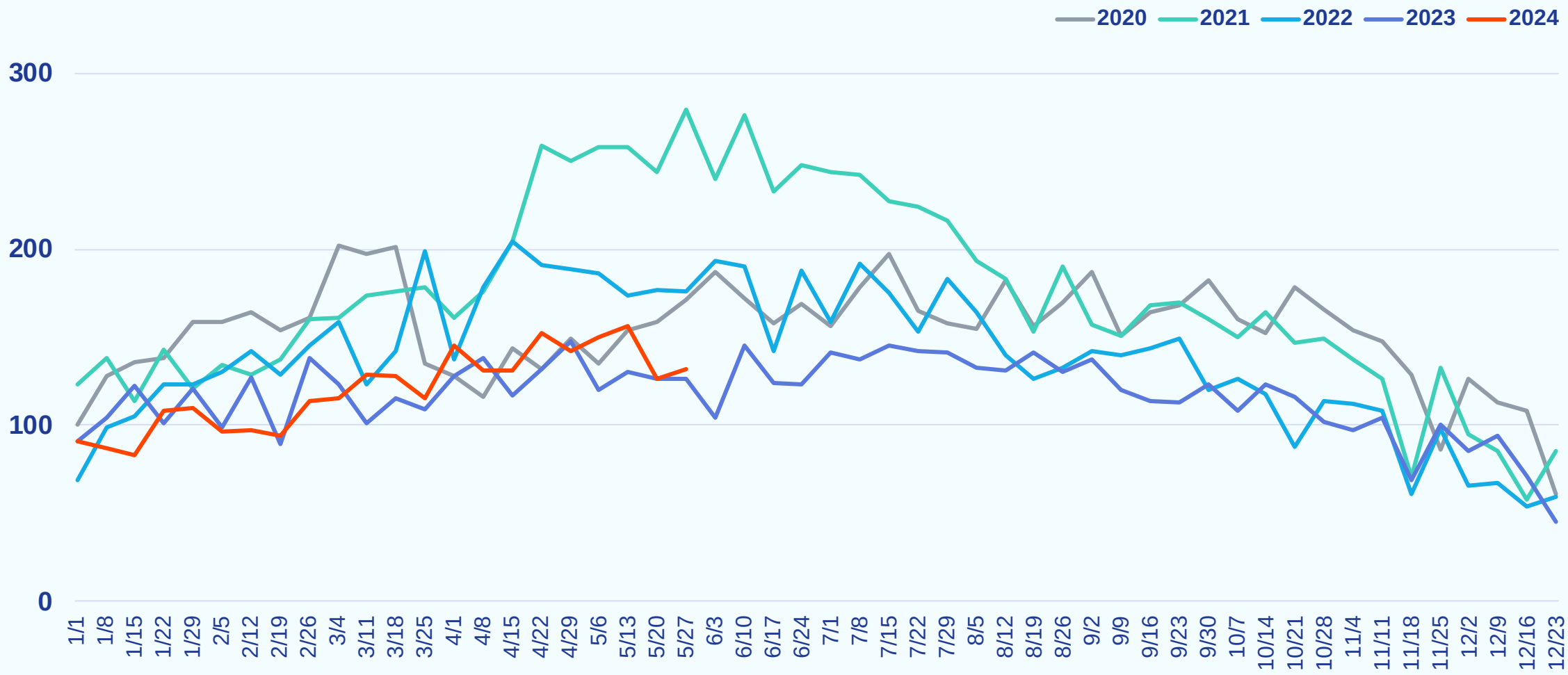
Weekly Median Time to Contract

Week Ending June 2, 2024



Weekly New Listings

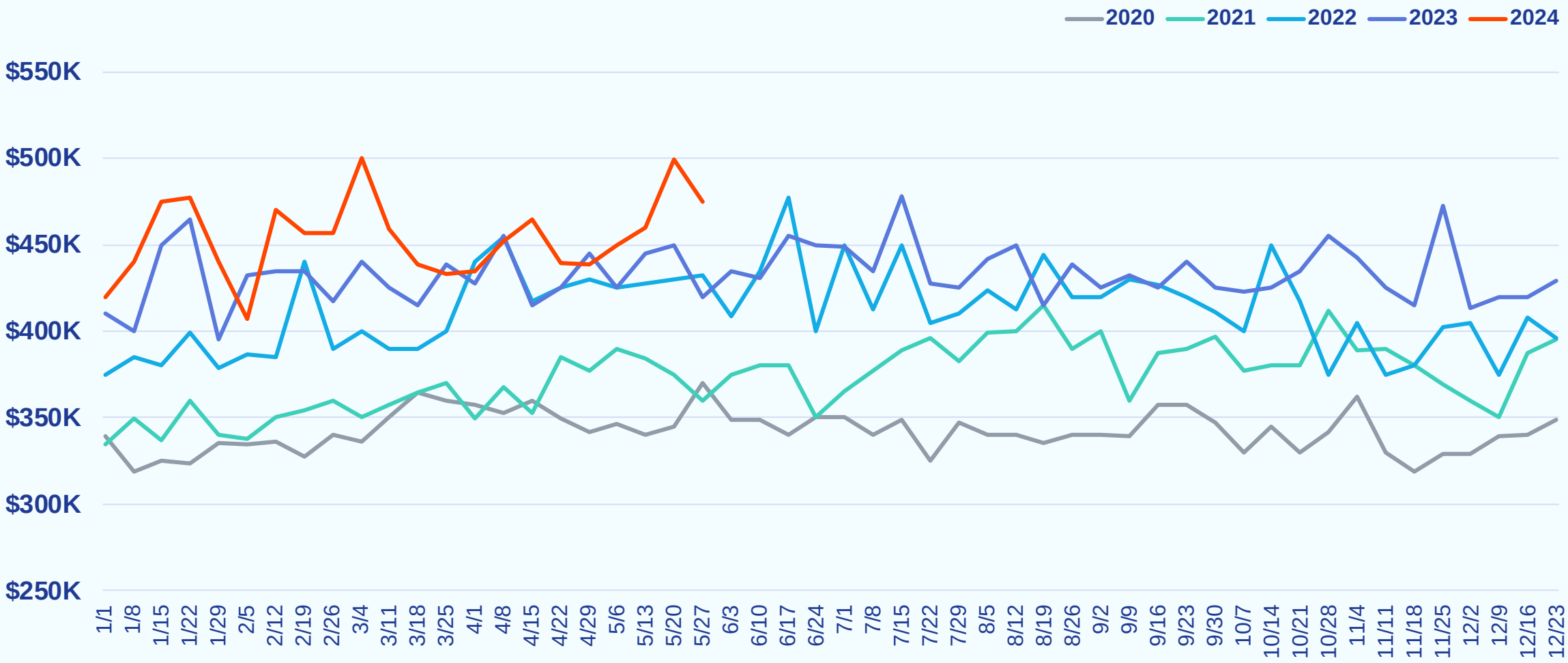
Week Ending June 2, 2024



SOUTHERN MARYLAND

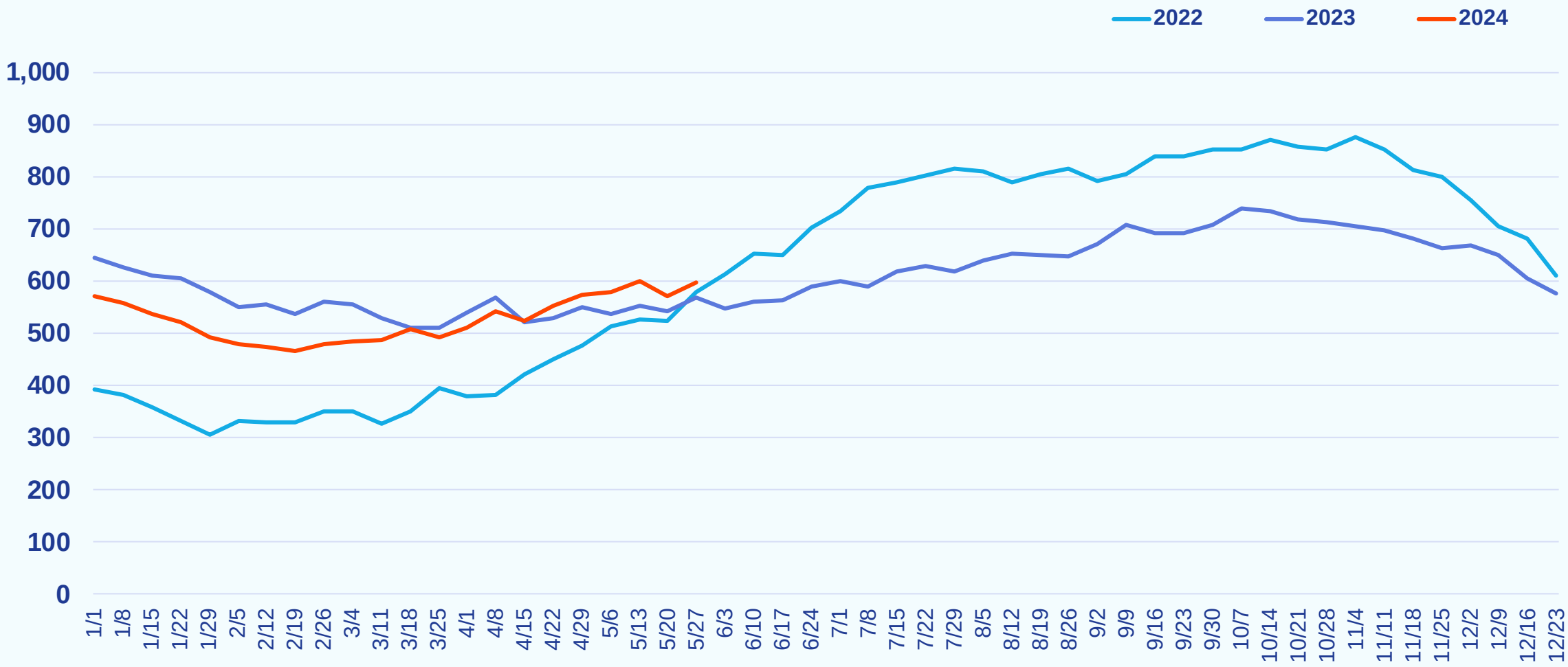
Weekly Median List Price

Week Ending June 2, 2024



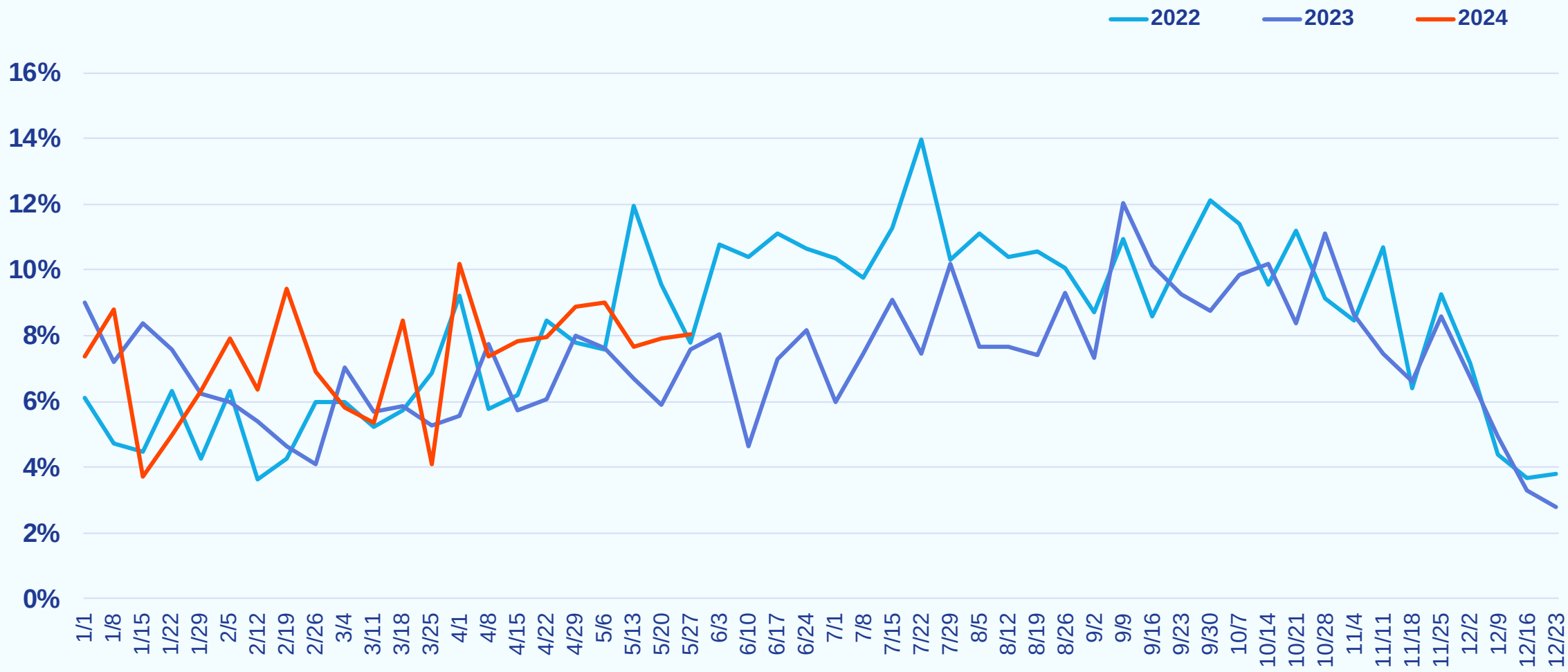
Weekly Active Listings

Week Ending June 2, 2024



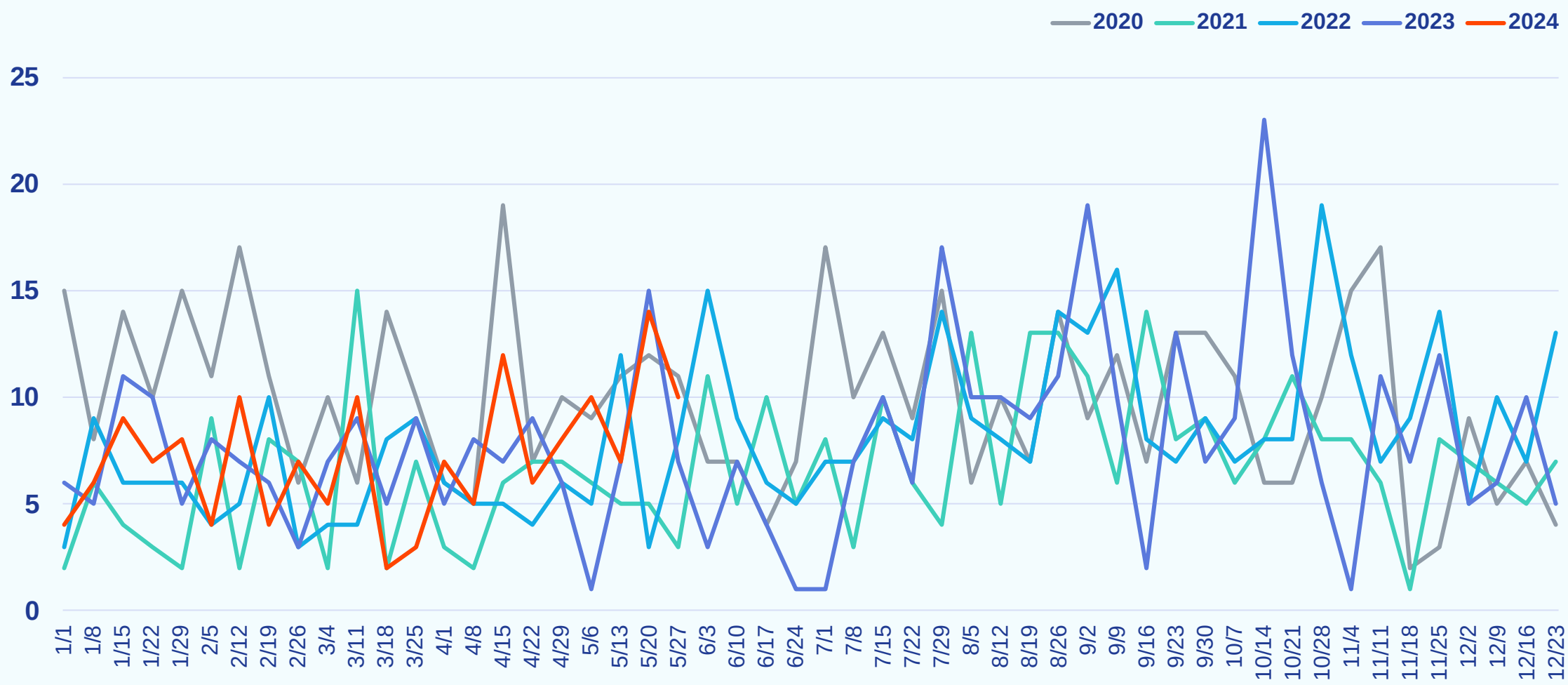
Weekly % Active Listings with Price Decrease

Week Ending June 2, 2024



Weekly Canceled Listings

Week Ending June 2, 2024



Maryland Eastern Shore

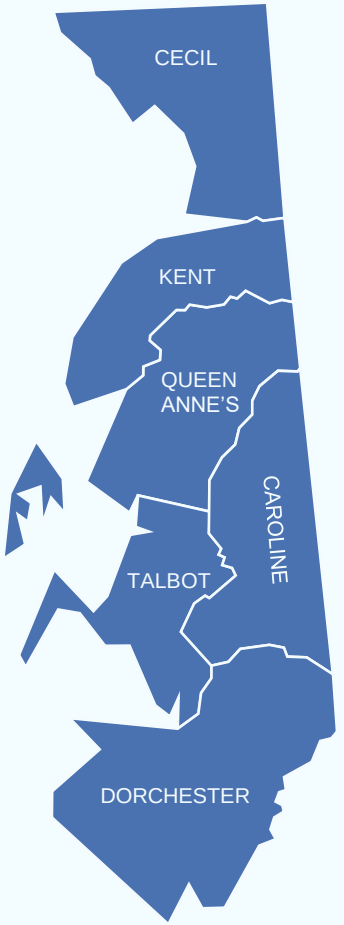
MARYLAND EASTERN SHORE

Weekly Snapshot

Week Ending June 2, 2024

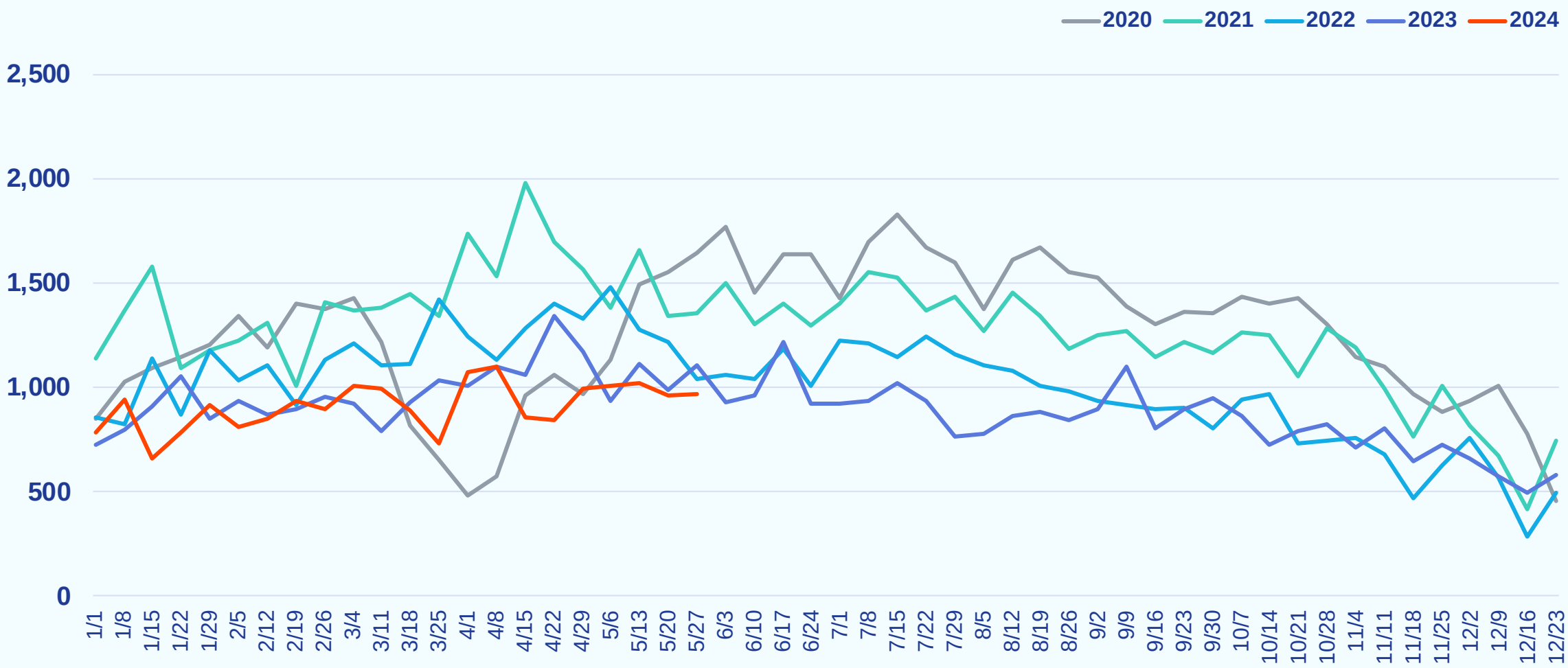
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	967	-12.4%	+0.4%
New Purchase Contracts	81	-15.6%	-39.6%
Median Time to Contract	23 days	-5 days	+4 days
New Listings	106	+23.3%	-16.5%
Median List Price	$396,995	-0.0%	+0.5%
Active Listings	865	+34.3%	+3.6%
% Active Listings with Price Decrease	7.1%	-2.4 pp	-0.6 pp
Canceled Listings	6	+100.0%	-45.5%

pp = percentage point



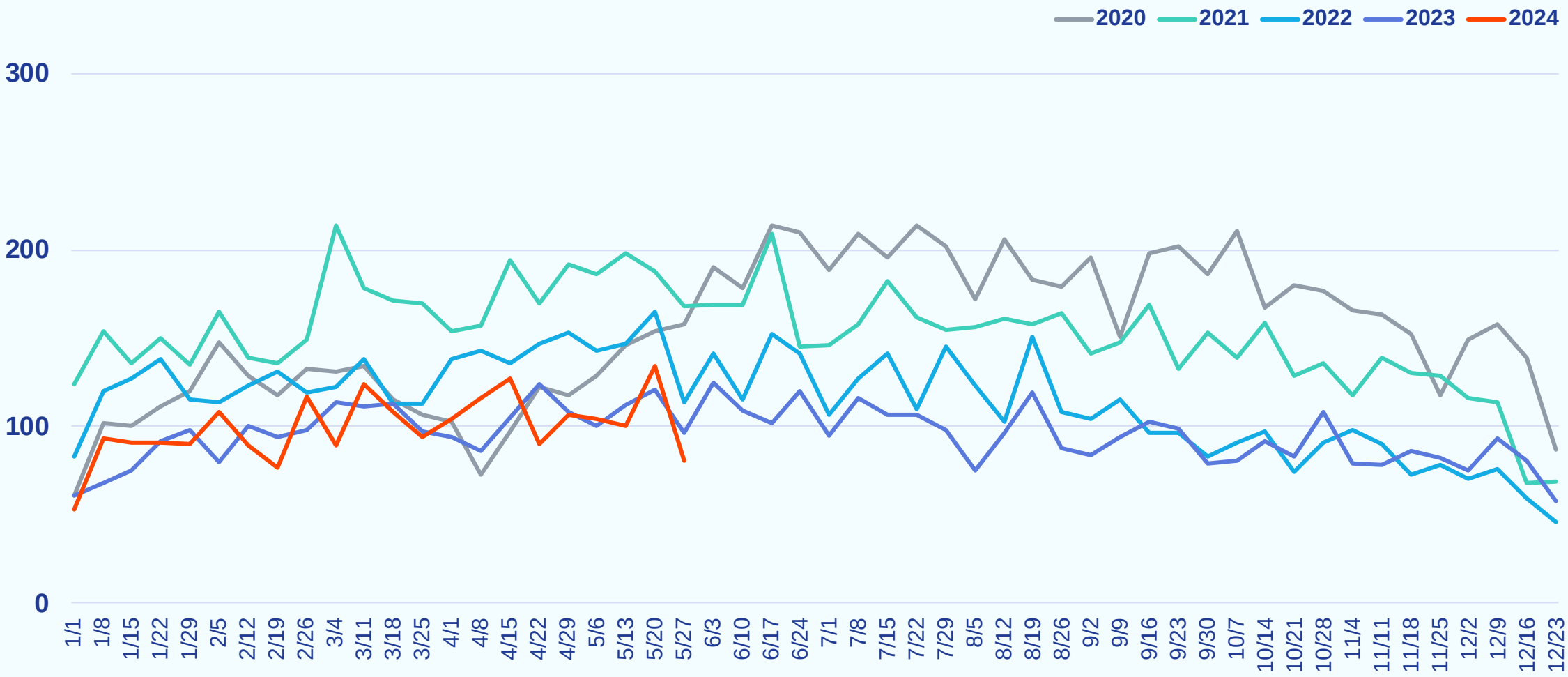
Weekly Showings

Week Ending June 2, 2024



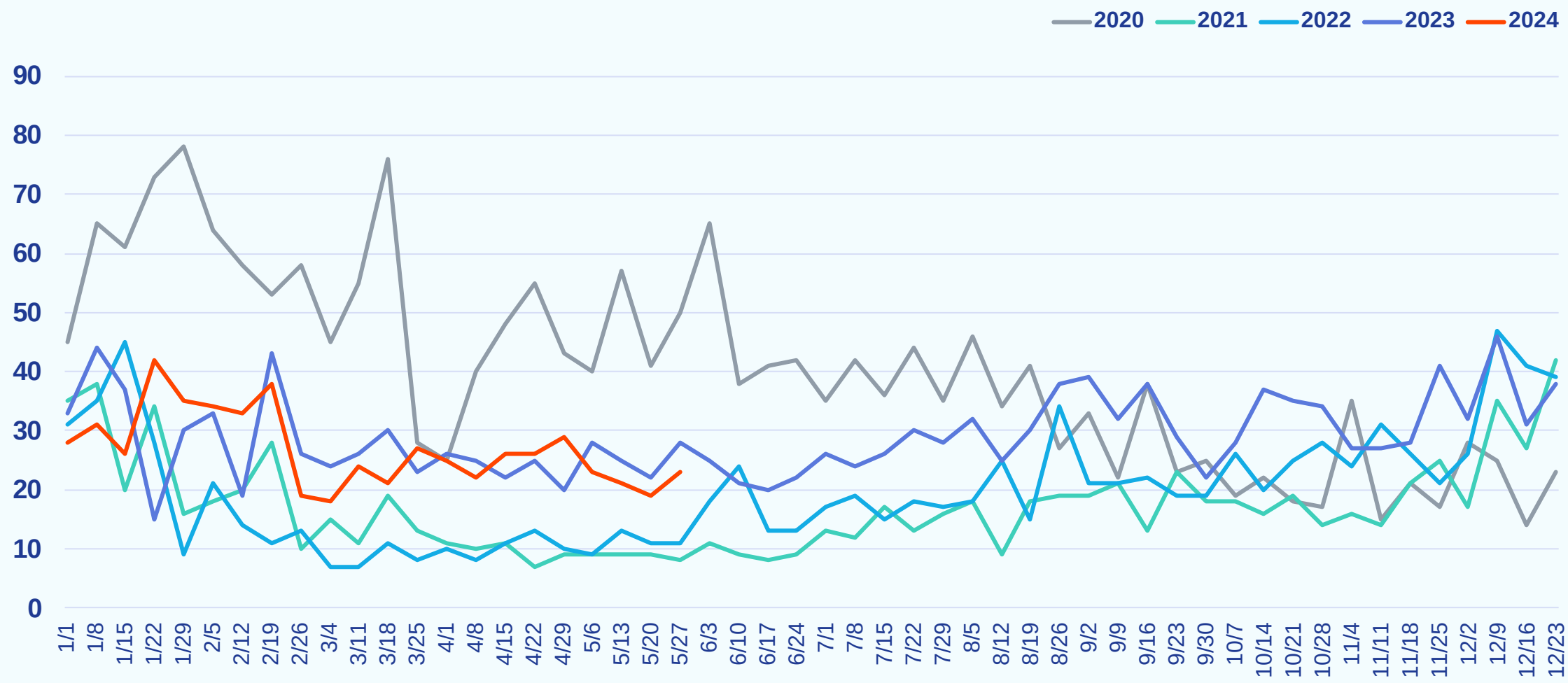
Weekly New Purchase Contracts

Week Ending June 2, 2024



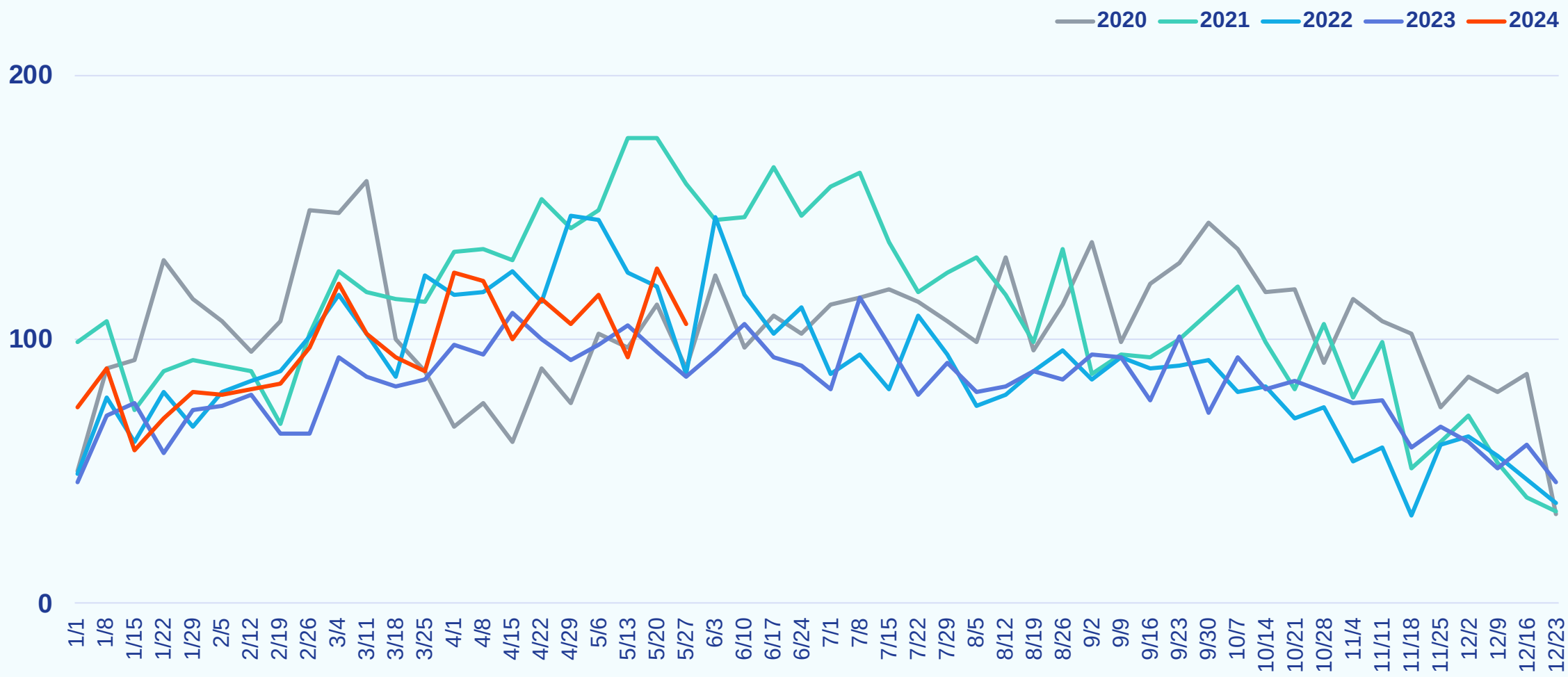
Weekly Median Time to Contract

Week Ending June 2, 2024



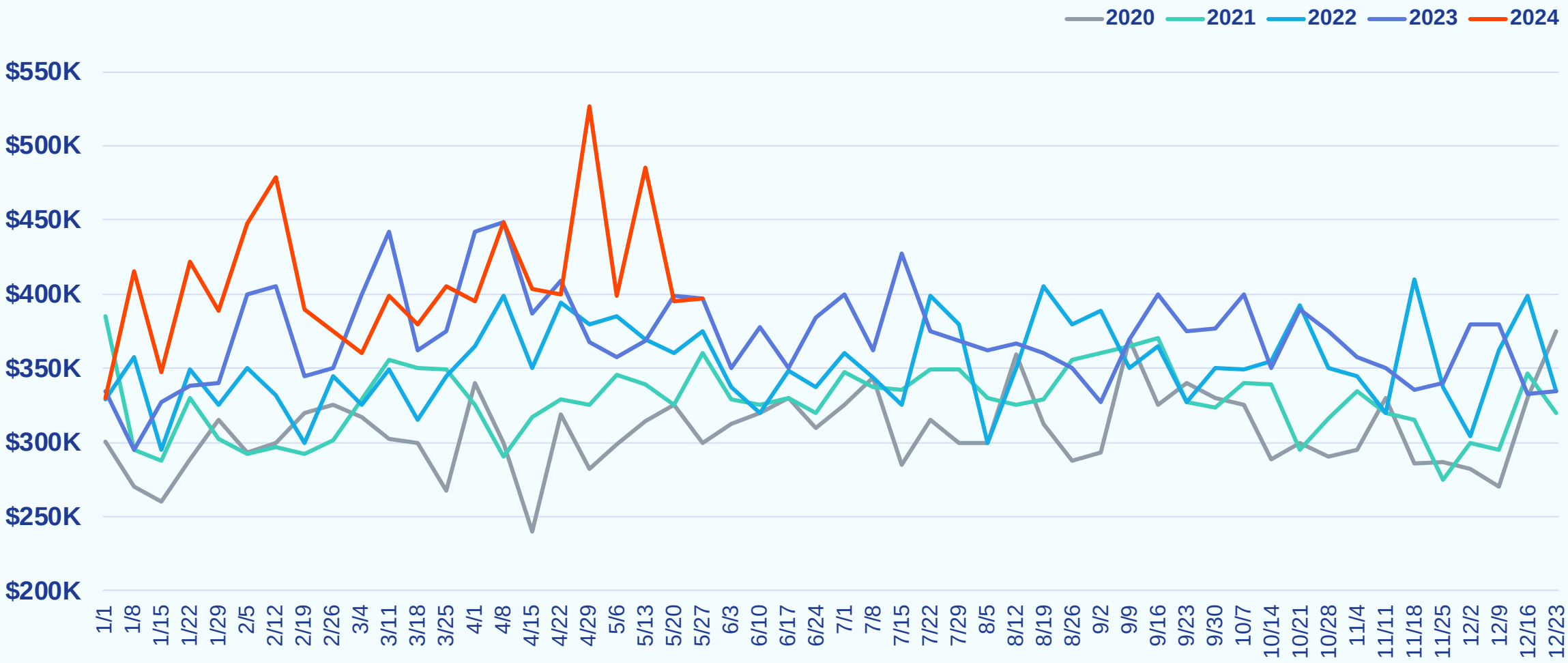
Weekly New Listings

Week Ending June 2, 2024



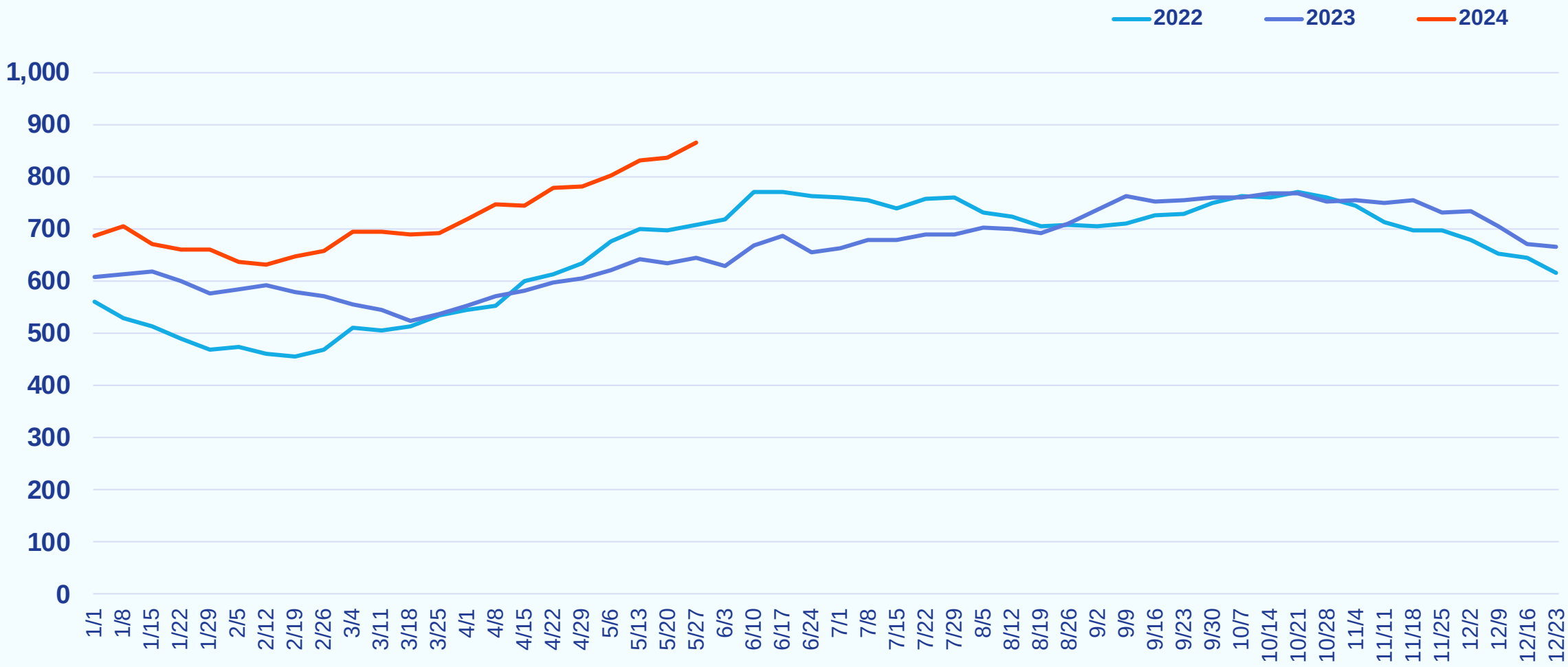
Weekly Median List Price

Week Ending June 2, 2024



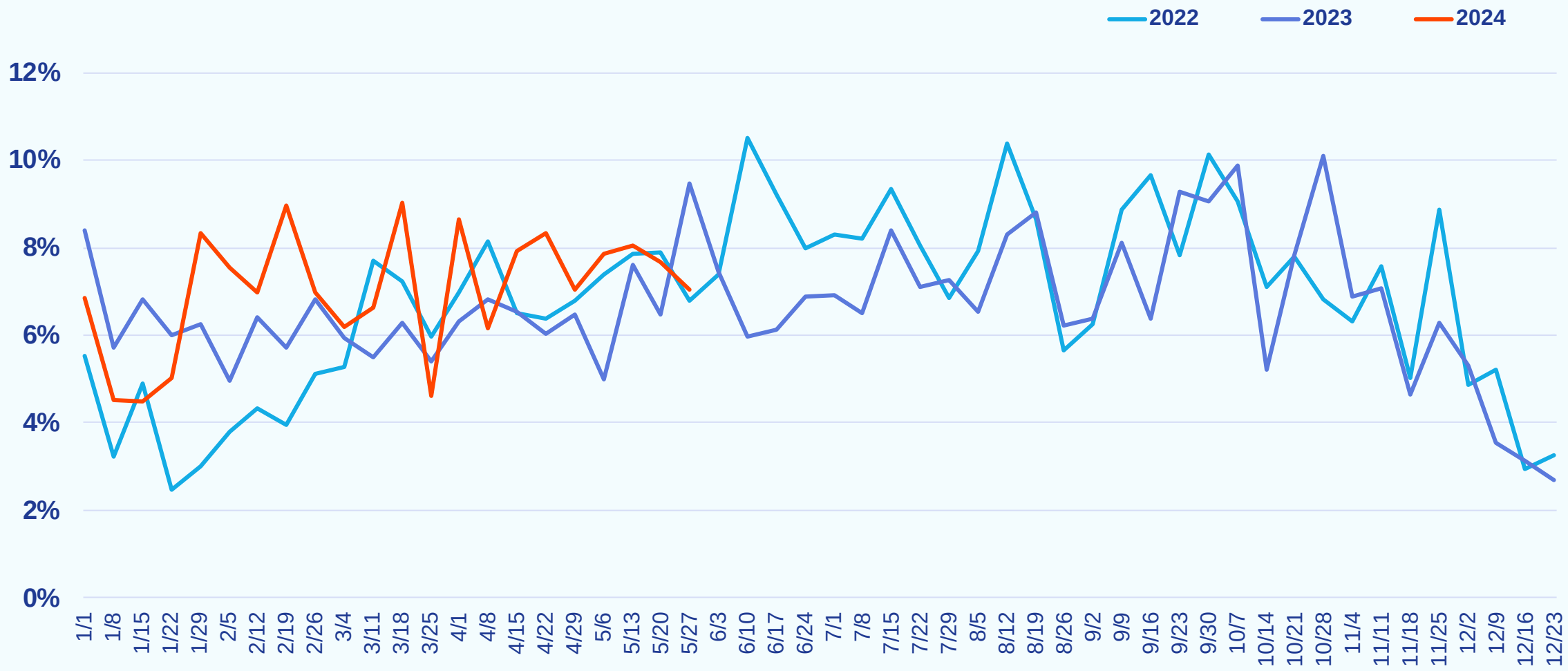
Weekly Active Listings

Week Ending June 2, 2024



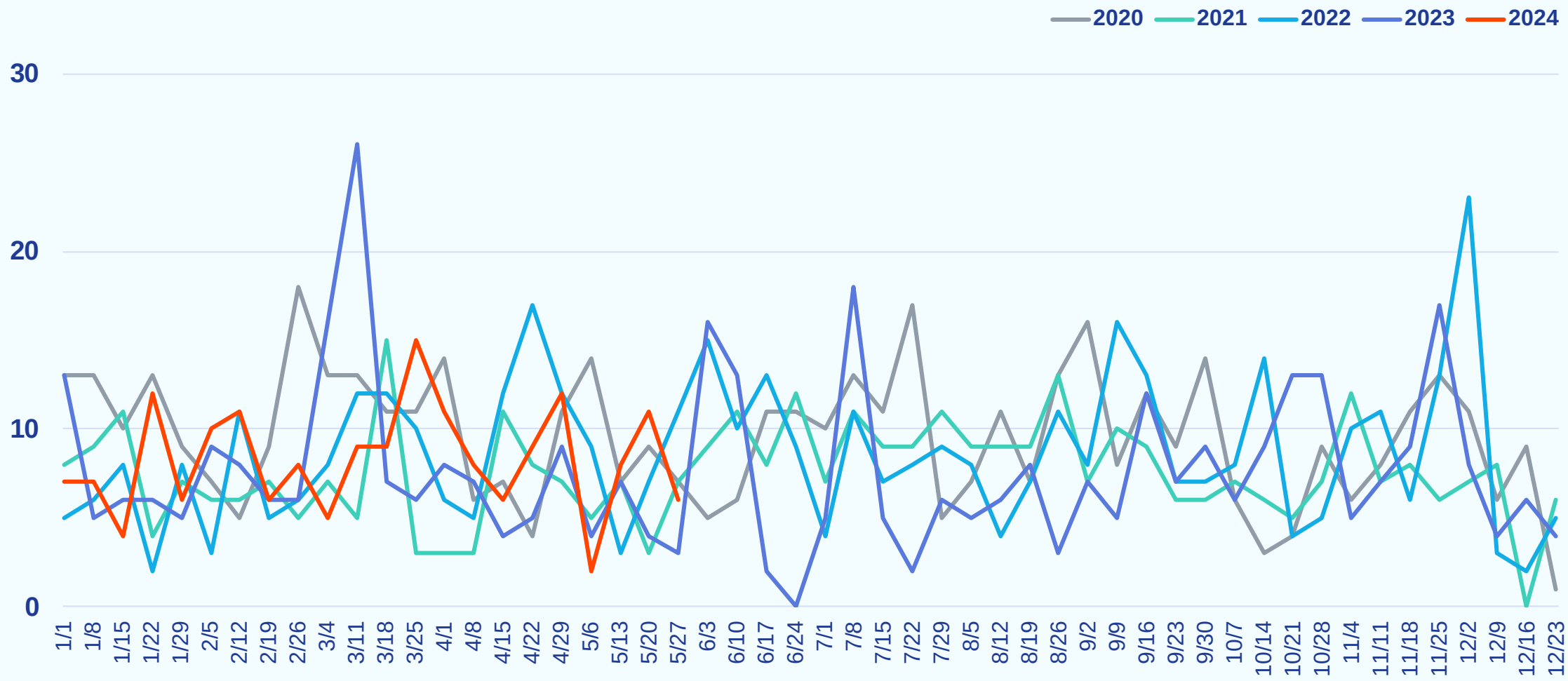
Weekly % Active Listings with Price Decrease

Week Ending June 2, 2024



Weekly Canceled Listings

Week Ending June 2, 2024



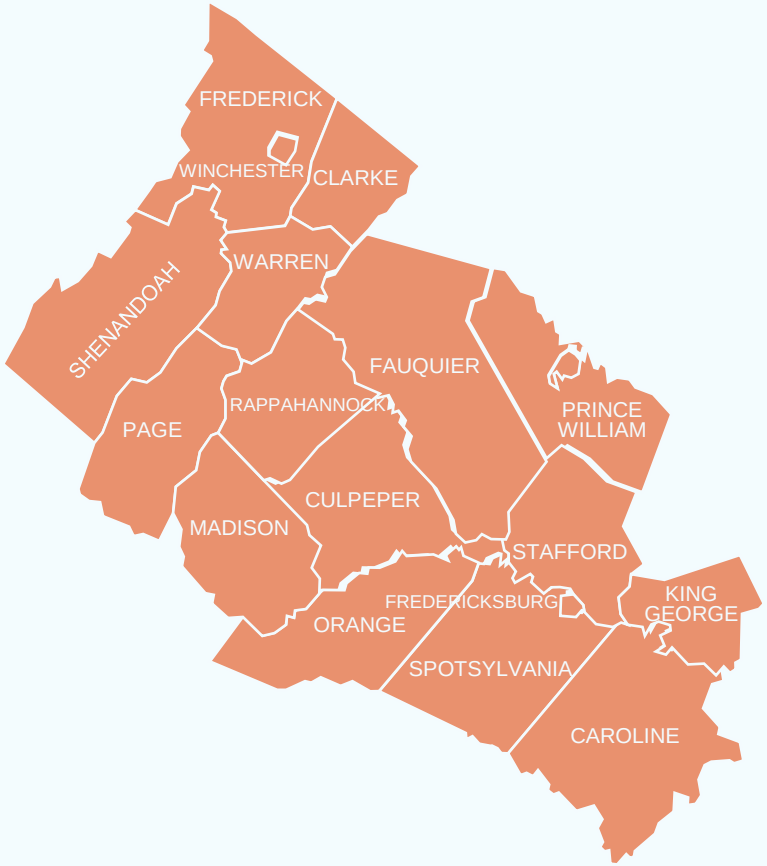
North Central Virginia

Weekly Snapshot

Week Ending June 2, 2024

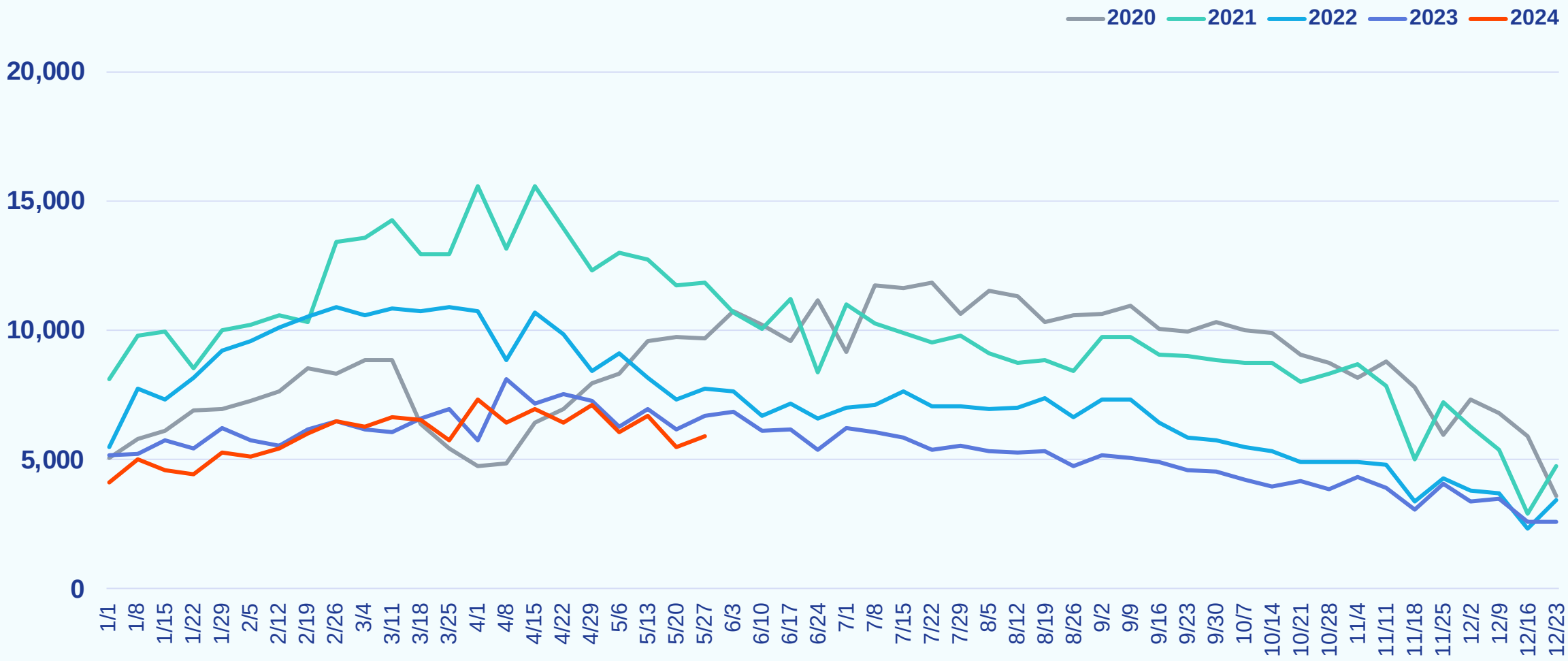
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	5,903	-11.5%	+7.4%
New Purchase Contracts	445	-10.3%	-12.7%
Median Time to Contract	20 days	+1 day	+1 day
New Listings	418	-1.4%	-11.4%
Median List Price	$494,995	+4.2%	-3.9%
Active Listings	1,989	+11.1%	+3.5%
% Active Listings with Price Decrease	8.6%	+1.6 pp	+0.6 pp
Canceled Listings	17	-48.5%	-37.0%

pp = percentage point



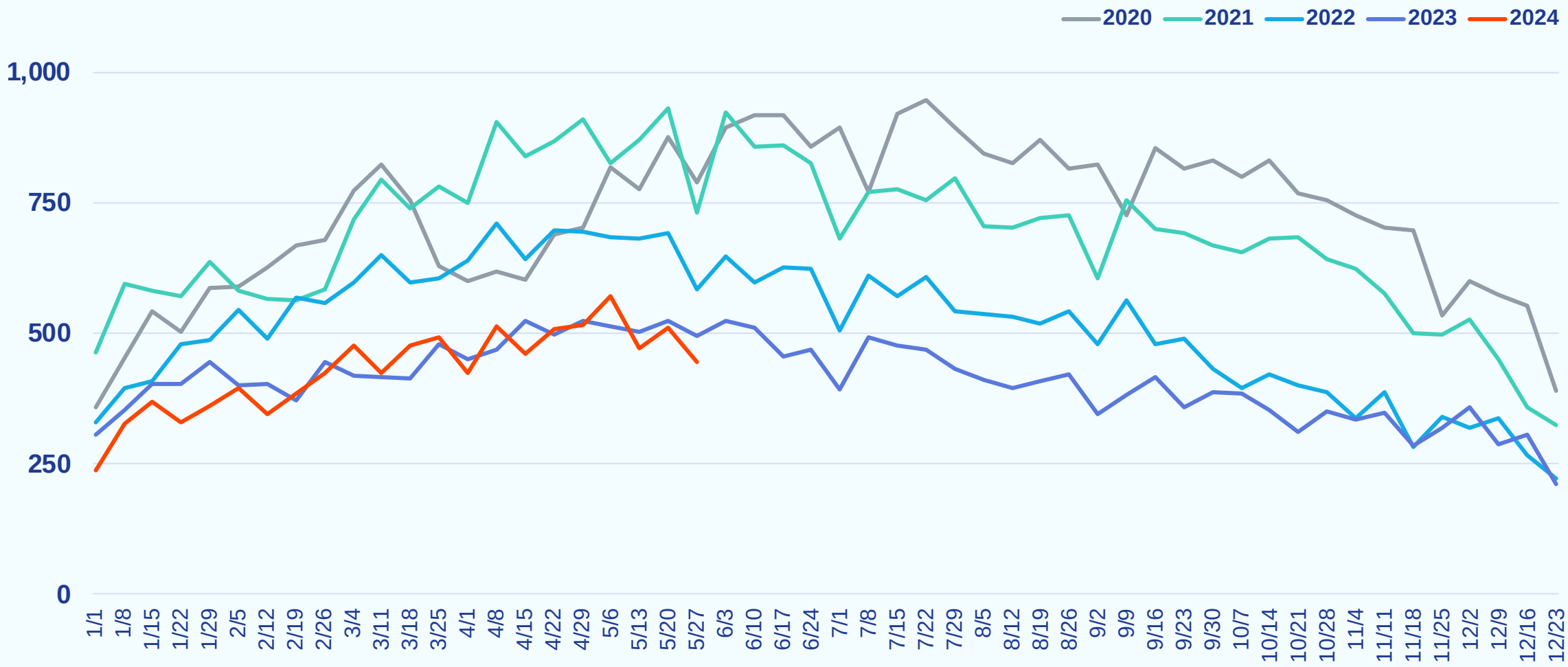
Weekly Showings

Week Ending June 2, 2024



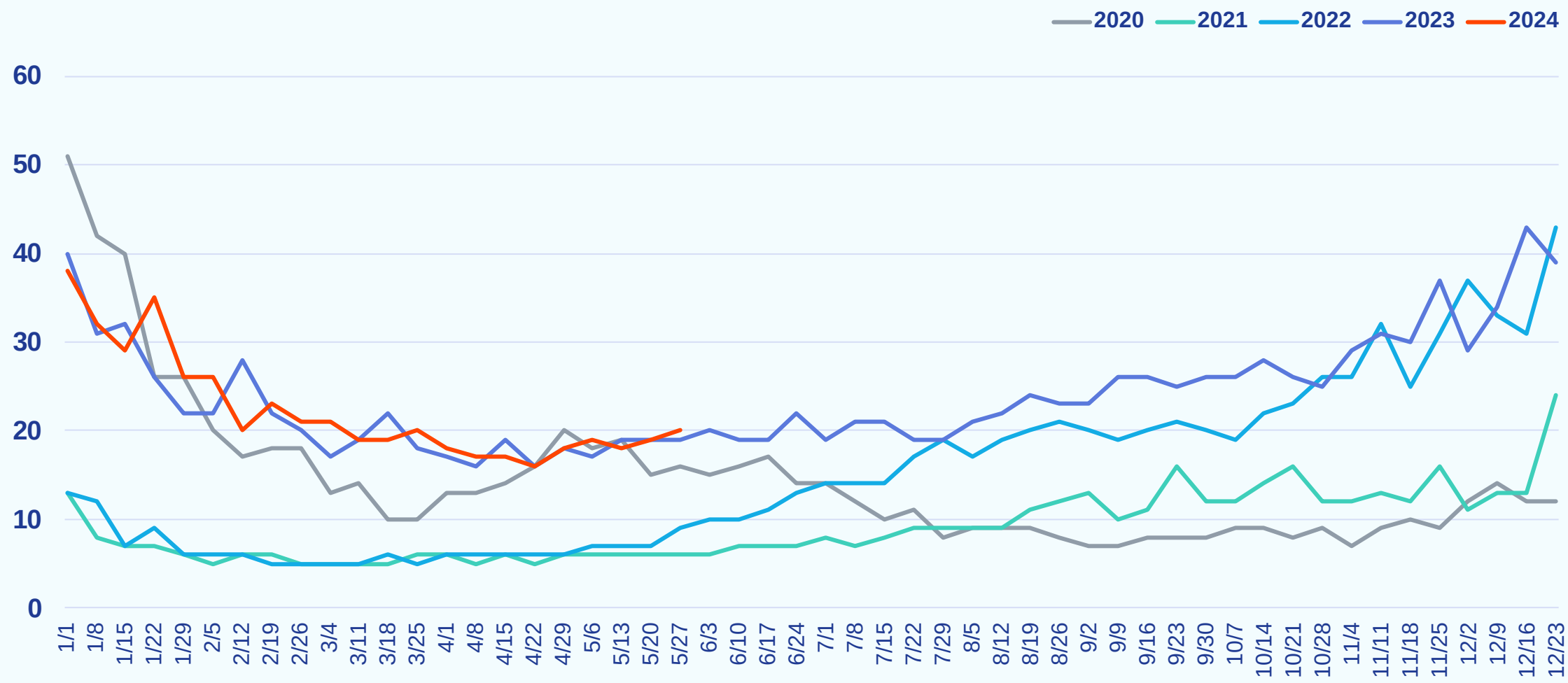
Weekly New Purchase Contracts

Week Ending June 2, 2024



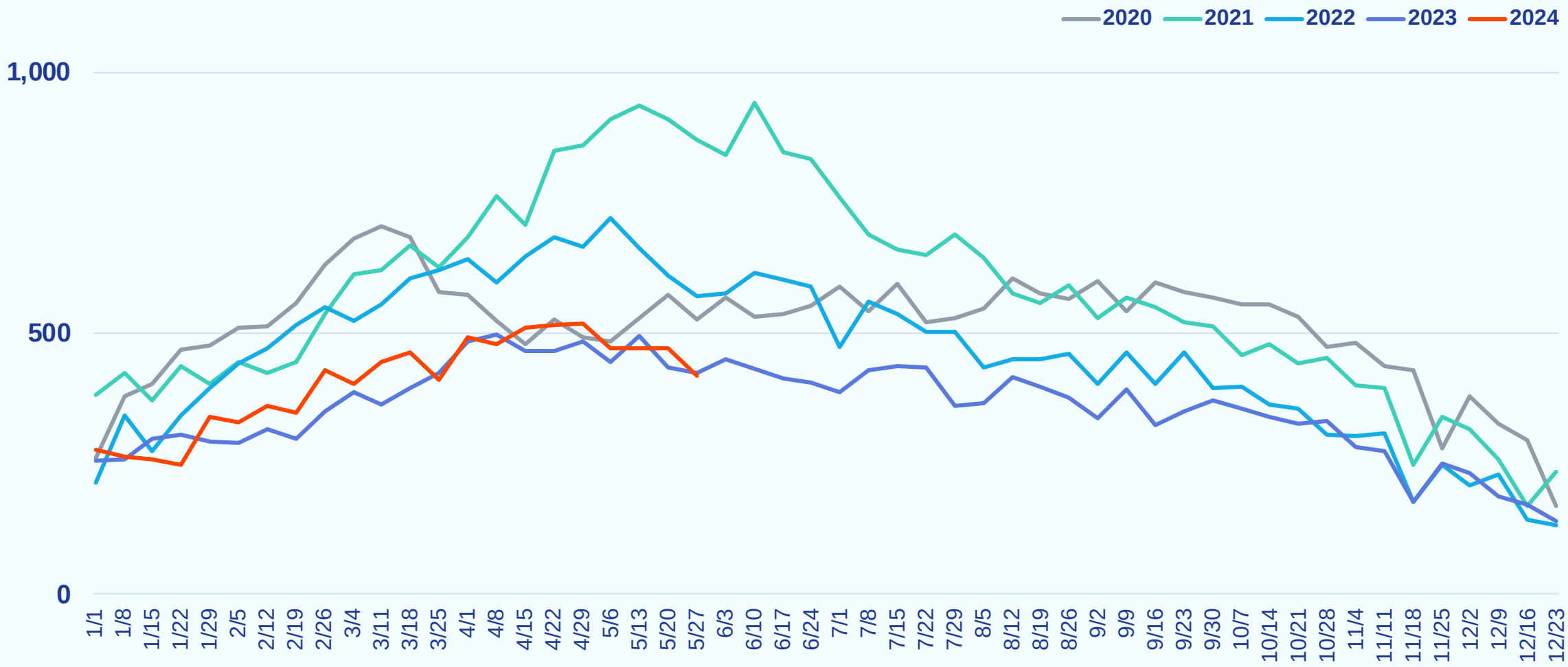
Weekly Median Time to Contract

Week Ending June 2, 2024



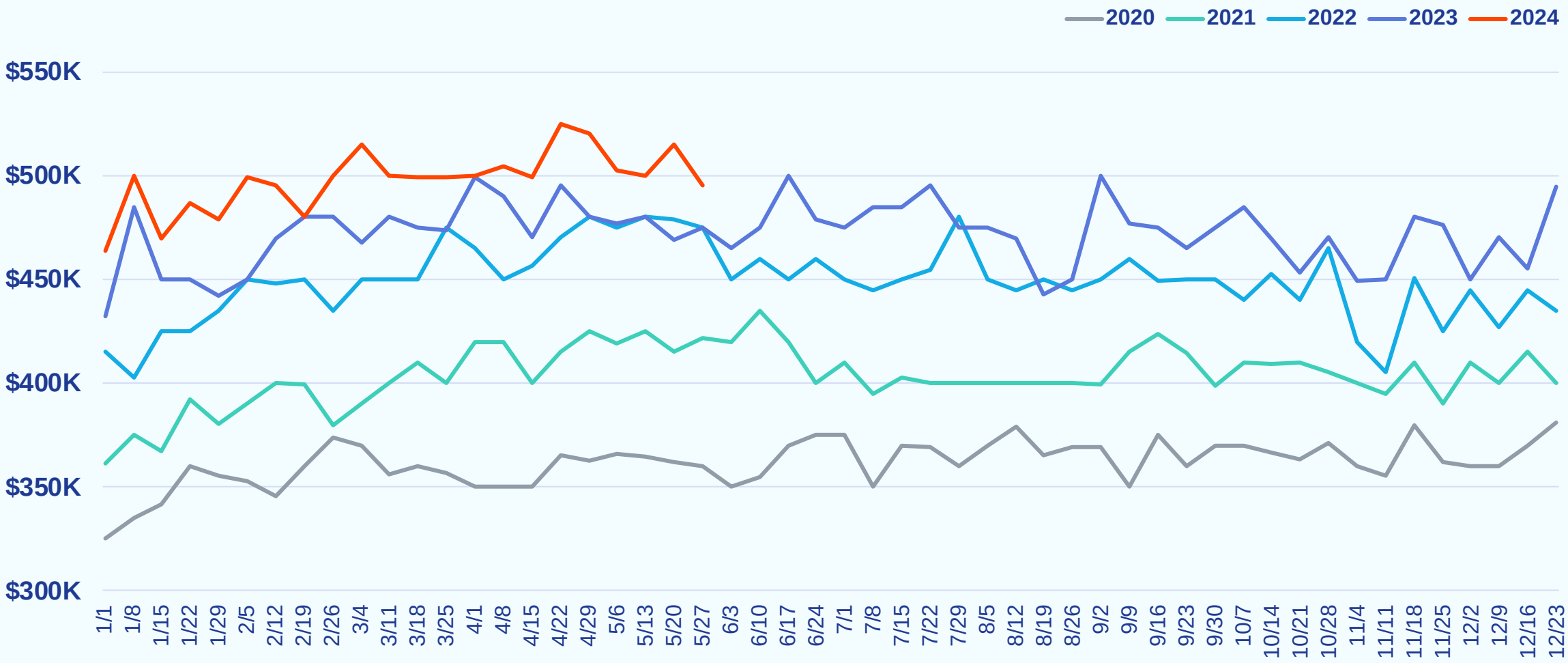
Weekly New Listings

Week Ending June 2, 2024



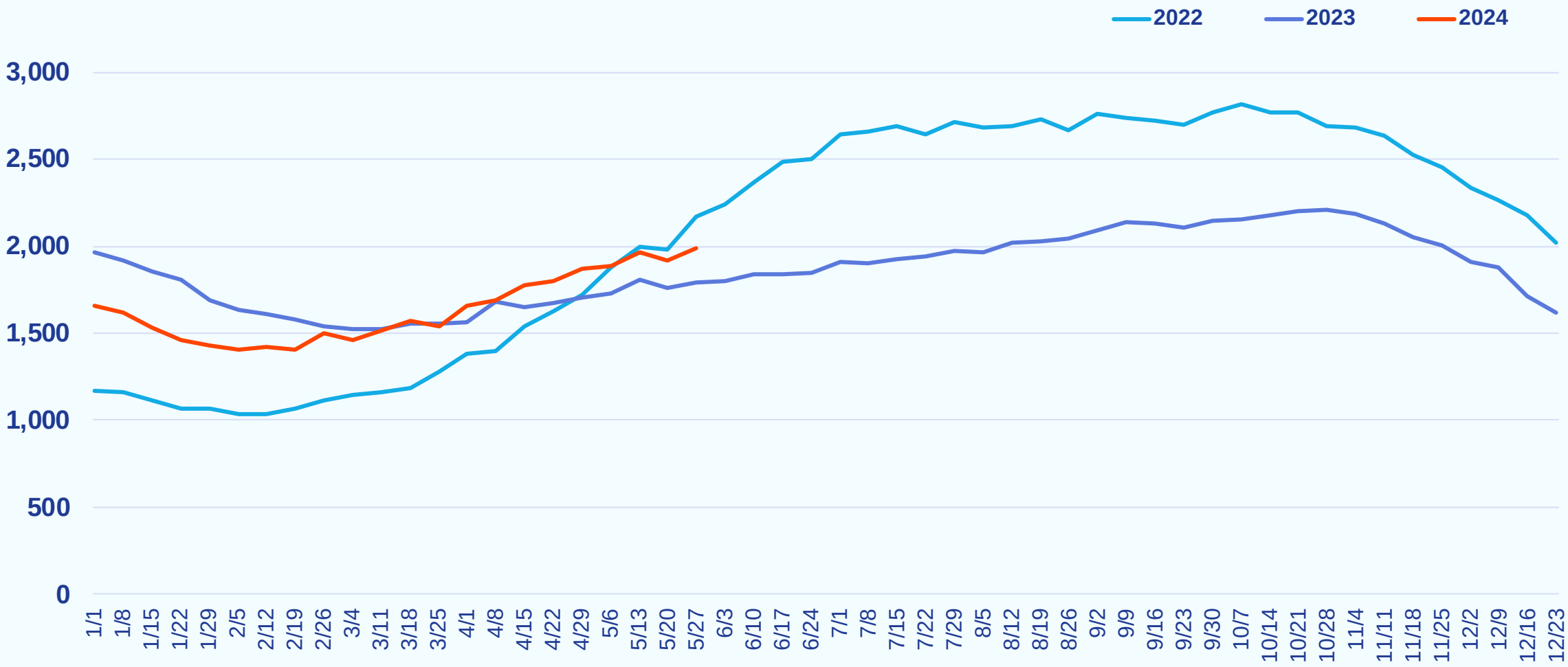
Weekly Median List Price

Week Ending June 2, 2024



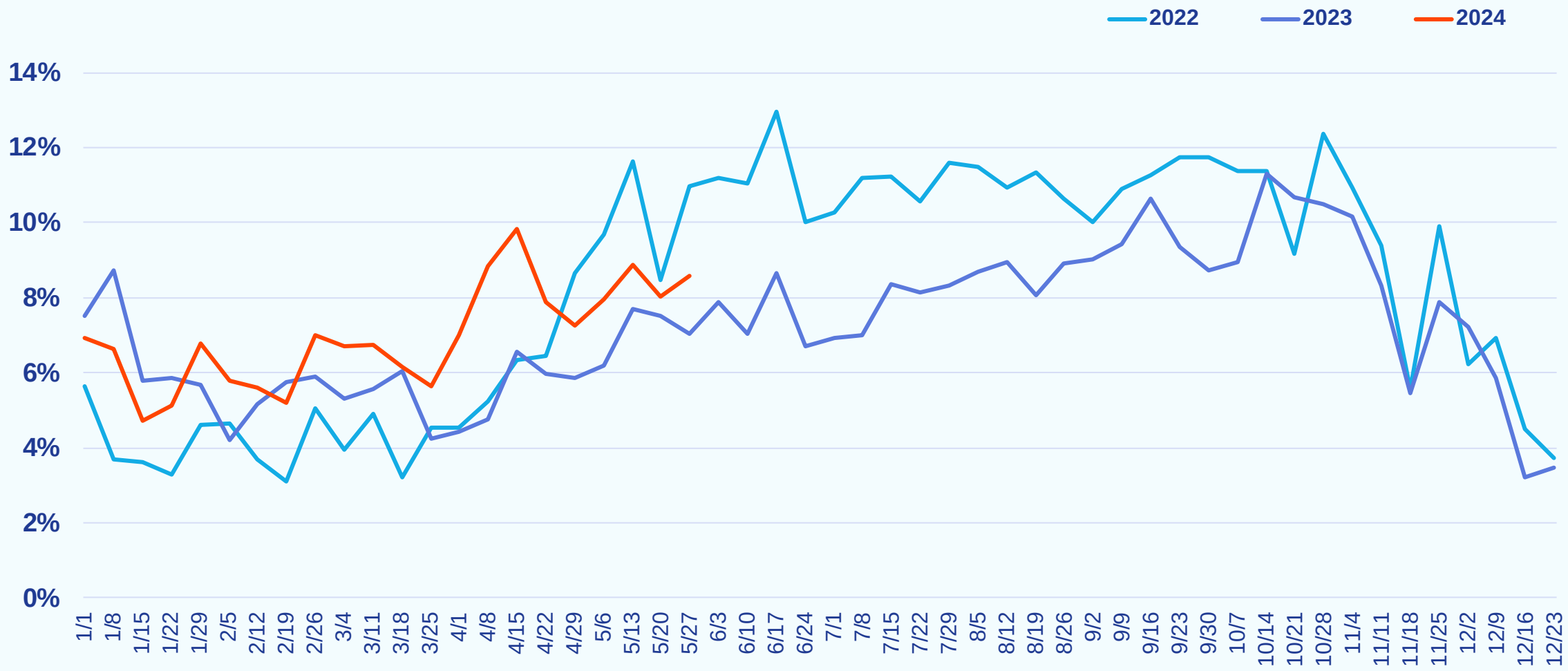
Weekly Active Listings

Week Ending June 2, 2024



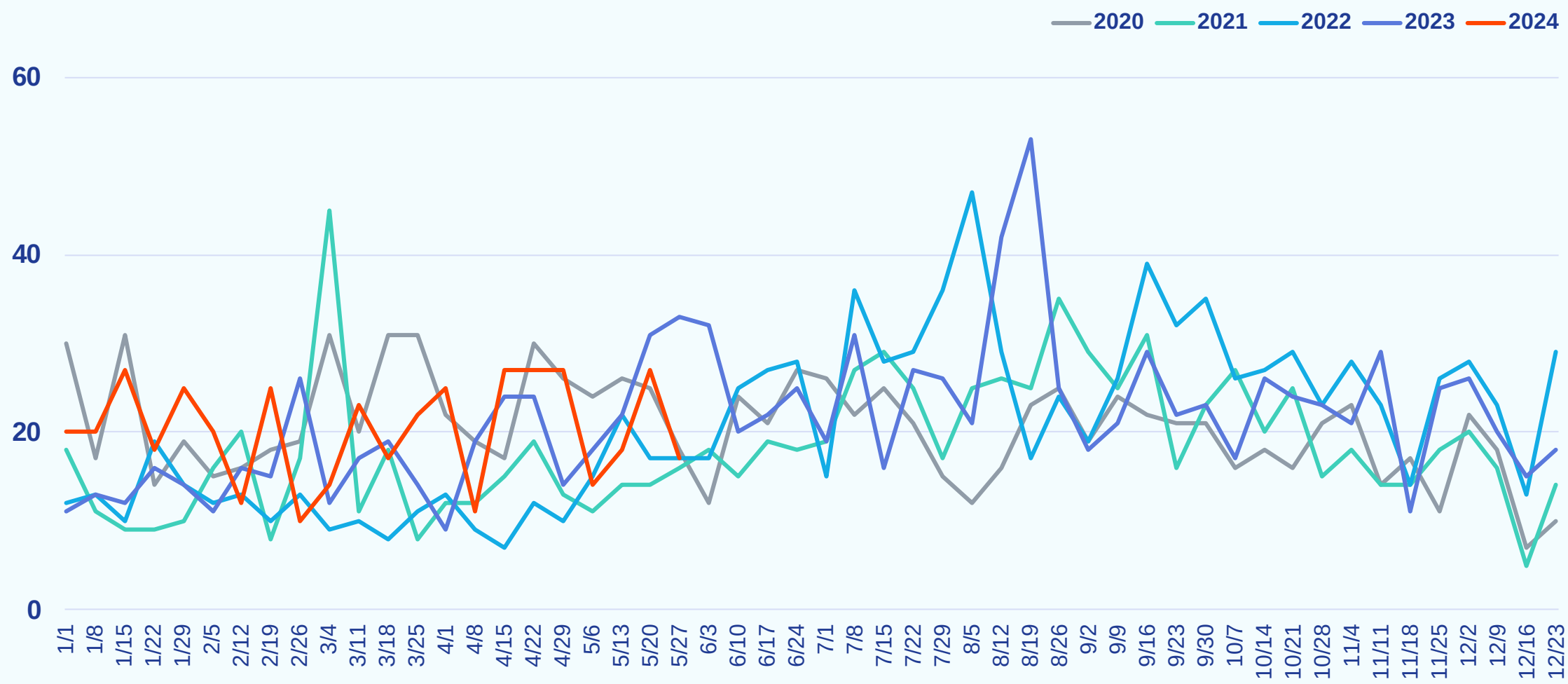
Weekly % Active Listings with Price Decrease

Week Ending June 2, 2024



Weekly Canceled Listings

Week Ending June 2, 2024



County Stats

COUNTY

Weekly Showings

Week Ending June 2, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	688	851	777
NEW CASTLE, DE	2,624	2,770	2,316
BURLINGTON, NJ	2,652	3,221	2,484
CAMDEN, NJ	3,093	3,507	2,859
GLOUCESTER, NJ	1,648	1,809	1,592
MERCER, NJ	2,090	2,070	1,777
BUCKS, PA	2,820	2,947	2,403
CHESTER, PA	1,967	2,795	1,616
DELAWARE, PA	2,862	2,957	1,978
MONTGOMERY, PA	4,194	5,166	3,269
PHILADELPHIA, PA	6,426	6,426	6,088

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	334	442	347
BERKS, PA	1,363	1,761	1,229
CUMBERLAND, PA	1,195	1,247	950
DAUPHIN, PA	1,237	1,196	1,169
FRANKLIN, PA	526	384	415
FULTON, PA	8	12	3
LANCASTER, PA	1,633	1,814	1,385
LEBANON, PA	266	524	367
PERRY, PA	60	121	70
YORK, PA	1,835	1,827	1,655

Click to View Map

Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	2,713	3,383	2,582
BALTIMORE, MD	4,069	4,036	3,404
BALTIMORE CITY, MD	3,347	3,532	3,195
CARROLL, MD	687	637	637
HARFORD, MD	1,052	1,349	857
HOWARD, MD	2,047	2,002	1,476

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	1,466	1,424	1,641
SOMERSET, MD	61	88	80
WICOMICO, MD	283	351	322
WORCESTER, MD	634	557	586

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	386	386	481
CHARLES, MD	831	831	1,433
SAINT MARYS, MD	468	468	439

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	92	113	62
CECIL, MD	313	439	327
DORCHESTER, MD	88	128	175
KENT, MD	115	73	59
QUEEN ANNES, MD	214	203	203
TALBOT, MD	145	148	137

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	2,646	3,462	2,395
FREDERICK, MD	1,382	1,404	1,409
MONTGOMERY, MD	5,205	5,417	4,405
PRINCE GEORGES, MD	4,723	5,113	4,307
ALEXANDRIA CITY, VA	642	933	657
ARLINGTON, VA	940	787	641
FAIRFAX, VA	5,521	6,621	4,907
FAIRFAX CITY, VA	121	268	136
FALLS CHURCH CITY, VA	64	48	33
LOUDOUN, VA	2,436	2,319	1,851

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	218	172	207
GARRETT, MD	144	110	150
WASHINGTON, MD	601	741	527
BERKELEY, WV	633	779	632
GRANT, WV	4	2	2
HAMPSHIRE, WV	52	64	36
HARDY, WV	22	29	10
JEFFERSON, WV	287	255	233
MINERAL, WV	30	50	23
MORGAN, WV	103	96	65
PENDLETON, WV	0	0	0

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	64	154	100
CLARKE, VA	72	160	50
CULPEPER, VA	126	184	103
FAUQUIER, VA	381	253	310
FREDERICK, VA	415	333	478
FREDERICKSBURG CITY, VA	90	88	147
KING GEORGE, VA	68	122	132
MADISON, VA	19	22	17
MANASSAS CITY, VA	99	273	120
MANASSAS PARK CITY, VA	0	99	21
ORANGE, VA	111	196	111
PAGE, VA	58	70	46
PRINCE WILLIAM, VA	2,520	2,727	1,904
RAPPAHANNOCK, VA	13	11	14
SHENANDOAH, VA	112	202	168
SPOTSYLVANIA, VA	623	658	664
STAFFORD, VA	827	806	773
WARREN, VA	191	244	199
WINCHESTER CITY, VA	114	66	139

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	600	585	516
HUNTERDON, NJ	33	44	14
OCEAN, NJ	398	363	302
SALEM, NJ	243	362	190
SOMERSET, NJ	103	146	61

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly New Purchase Contracts

Week Ending June 2, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	58	49	57
NEW CASTLE, DE	136	113	162
BURLINGTON, NJ	181	172	184
CAMDEN, NJ	179	182	206
GLOUCESTER, NJ	108	113	110
MERCER, NJ	129	91	127
BUCKS, PA	168	145	206
CHESTER, PA	134	145	187
DELAWARE, PA	175	135	179
MONTGOMERY, PA	211	221	314
PHILADELPHIA, PA	386	426	432

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	31	27	26
BERKS, PA	84	94	122
CUMBERLAND, PA	78	58	67
DAUPHIN, PA	71	68	95
FRANKLIN, PA	45	39	40
FULTON, PA	0	3	2
LANCASTER, PA	91	89	109
LEBANON, PA	31	27	44
PERRY, PA	9	8	11
YORK, PA	144	111	123

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	184	204	204
BALTIMORE, MD	201	202	269
BALTIMORE CITY, MD	192	229	250
CARROLL, MD	48	61	50
HARFORD, MD	74	66	78
HOWARD, MD	97	71	108

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	161	140	153
SOMERSET, MD	5	8	7
WICOMICO, MD	34	24	35
WORCESTER, MD	63	49	64

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	31	31	27
CHARLES, MD	66	66	77
SAINT MARYS, MD	42	42	51

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	8	5	13
CECIL, MD	21	29	36
DORCHESTER, MD	11	14	21
KENT, MD	7	13	16
QUEEN ANNES, MD	20	20	32
TALBOT, MD	14	15	16

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	181	206	200
FREDERICK, MD	108	88	104
MONTGOMERY, MD	248	252	311
PRINCE GEORGES, MD	261	234	260
ALEXANDRIA CITY, VA	52	54	63
ARLINGTON, VA	45	53	61
FAIRFAX, VA	293	281	387
FAIRFAX CITY, VA	8	9	10
FALLS CHURCH CITY, VA	1	3	4
LOUDOUN, VA	129	111	160

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	18	25	13
GARRETT, MD	12	13	15
WASHINGTON, MD	43	54	51
BERKELEY, WV	55	65	71
GRANT, WV	0	2	0
HAMPSHIRE, WV	5	9	9
HARDY, WV	2	3	3
JEFFERSON, WV	23	22	27
MINERAL, WV	2	7	4
MORGAN, WV	6	4	6
PENDLETON, WV	0	0	0

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	12	15	11
CLARKE, VA	3	10	3
CULPEPER, VA	14	21	18
FAUQUIER, VA	28	22	27
FREDERICK, VA	49	41	44
FREDERICKSBURG CITY, VA	7	8	10
KING GEORGE, VA	13	11	19
MADISON, VA	5	6	5
MANASSAS CITY, VA	12	14	15
MANASSAS PARK CITY, VA	2	9	2
ORANGE, VA	17	19	16
PAGE, VA	6	9	11
PRINCE WILLIAM, VA	142	145	161
RAPPAHANNOCK, VA	1	1	2
SHENANDOAH, VA	17	20	15
SPOTSYLVANIA, VA	46	52	52
STAFFORD, VA	47	69	69
WARREN, VA	15	15	16
WINCHESTER CITY, VA	9	9	14

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	37	34	37
HUNTERDON, NJ	6	6	5
OCEAN, NJ	64	75	69
SALEM, NJ	26	31	28
SOMERSET, NJ	7	10	12

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly Median Days to Contract

Week Ending June 2, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	18	26	20
NEW CASTLE, DE	17	11	12
BURLINGTON, NJ	17	17	16
CAMDEN, NJ	19	16	15
GLOUCESTER, NJ	16	18	20
MERCER, NJ	15	15	14
BUCKS, PA	18	12	12
CHESTER, PA	13	11	12
DELAWARE, PA	13	17	10
MONTGOMERY, PA	13	11	11
PHILADELPHIA, PA	21	24	19

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	21	17	12
BERKS, PA	14	11	9
CUMBERLAND, PA	11	11	14
DAUPHIN, PA	17	12	16
FRANKLIN, PA	15	24	24
FULTON, PA	N/A	24	90
LANCASTER, PA	9	16	10
LEBANON, PA	14	14	13
PERRY, PA	22	16	27
YORK, PA	14	15	14

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	22	18	20
BALTIMORE, MD	20	20	19
BALTIMORE CITY, MD	29	25	25
CARROLL, MD	22	17	20
HARFORD, MD	17	15	18
HOWARD, MD	19	18	20

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	36	28	22
SOMERSET, MD	59	50	39
WICOMICO, MD	38	43	29
WORCESTER, MD	26	27	35

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	17	17	24
CHARLES, MD	21	21	25
SAINT MARYS, MD	26	26	21

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	26	11	36
CECIL, MD	19	19	14
DORCHESTER, MD	36	68	30
KENT, MD	32	25	17
QUEEN ANNES, MD	19	38	20
TALBOT, MD	31	39	19

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	32	26	23
FREDERICK, MD	18	20	22
MONTGOMERY, MD	20	16	20
PRINCE GEORGES, MD	25	23	22
ALEXANDRIA CITY, VA	23	20	16
ARLINGTON, VA	26	18	19
FAIRFAX, VA	18	17	18
FAIRFAX CITY, VA	14	13	12
FALLS CHURCH CITY, VA	14	4	28
LOUDOUN, VA	19	19	17

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	24	33	55
GARRETT, MD	59	18	34
WASHINGTON, MD	21	28	25
BERKELEY, WV	25	15	17
GRANT, WV	N/A	38	N/A
HAMPSHIRE, WV	27	25	19
HARDY, WV	38	7	16
JEFFERSON, WV	20	24	20
MINERAL, WV	49	21	23
MORGAN, WV	21	62	55
PENDLETON, WV	N/A	N/A	N/A

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	16	13	26
CLARKE, VA	30	23	16
CULPEPER, VA	29	19	23
FAUQUIER, VA	16	19	16
FREDERICK, VA	30	28	22
FREDERICKSBURG CITY, VA	21	18	14
KING GEORGE, VA	33	12	29
MADISON, VA	34	39	4
MANASSAS CITY, VA	18	13	11
MANASSAS PARK CITY, VA	20	16	13
ORANGE, VA	32	23	22
PAGE, VA	12	30	22
PRINCE WILLIAM, VA	17	15	17
RAPPAHANNOCK, VA	184	15	34
SHENANDOAH, VA	29	15	15
SPOTSYLVANIA, VA	18	21	21
STAFFORD, VA	20	16	19
WARREN, VA	21	24	24
WINCHESTER CITY, VA	35	16	17

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	20	43	26
HUNTERDON, NJ	18	15	16
OCEAN, NJ	29	26	15
SALEM, NJ	27	12	16
SOMERSET, NJ	13	14	20

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly New Listings

Week Ending June 2, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	54	72	57
NEW CASTLE, DE	124	119	123
BURLINGTON, NJ	127	130	119
CAMDEN, NJ	136	136	128
GLOUCESTER, NJ	93	83	70
MERCER, NJ	94	86	97
BUCKS, PA	177	163	141
CHESTER, PA	123	143	117
DELAWARE, PA	150	154	114
MONTGOMERY, PA	243	255	206
PHILADELPHIA, PA	410	464	405

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	19	27	41
BERKS, PA	87	91	87
CUMBERLAND, PA	69	56	99
DAUPHIN, PA	94	64	71
FRANKLIN, PA	43	40	52
FULTON, PA	2	0	0
LANCASTER, PA	107	98	131
LEBANON, PA	34	32	31
PERRY, PA	6	8	12
YORK, PA	134	109	143

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	170	180	178
BALTIMORE, MD	225	190	227
BALTIMORE CITY, MD	224	232	285
CARROLL, MD	48	45	38
HARFORD, MD	86	78	71
HOWARD, MD	77	83	92

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	149	93	163
SOMERSET, MD	7	11	12
WICOMICO, MD	26	25	29
WORCESTER, MD	49	35	53

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	36	36	26
CHARLES, MD	61	61	70
SAINT MARYS, MD	35	35	30

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	11	5	8
CECIL, MD	32	31	40
DORCHESTER, MD	18	11	22
KENT, MD	9	9	8
QUEEN ANNES, MD	21	17	25
TALBOT, MD	15	13	24

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	295	282	188
FREDERICK, MD	108	76	101
MONTGOMERY, MD	273	234	215
PRINCE GEORGES, MD	250	184	217
ALEXANDRIA CITY, VA	42	51	42
ARLINGTON, VA	71	50	55
FAIRFAX, VA	319	320	301
FAIRFAX CITY, VA	11	12	7
FALLS CHURCH CITY, VA	3	6	14
LOUDOUN, VA	130	108	140

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	20	11	27
GARRETT, MD	15	10	16
WASHINGTON, MD	38	48	57
BERKELEY, WV	61	63	73
GRANT, WV	3	0	2
HAMPSHIRE, WV	5	5	6
HARDY, WV	3	1	3
JEFFERSON, WV	28	18	18
MINERAL, WV	3	4	3
MORGAN, WV	9	8	10
PENDLETON, WV	1	1	1

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	10	5	14
CLARKE, VA	4	9	2
CULPEPER, VA	22	15	19
FAUQUIER, VA	23	21	30
FREDERICK, VA	36	40	41
FREDERICKSBURG CITY, VA	8	7	11
KING GEORGE, VA	5	10	12
MADISON, VA	5	3	7
MANASSAS CITY, VA	8	14	9
MANASSAS PARK CITY, VA	3	6	1
ORANGE, VA	20	17	13
PAGE, VA	6	8	11
PRINCE WILLIAM, VA	132	134	153
RAPPAHANNOCK, VA	1	2	6
SHENANDOAH, VA	15	16	15
SPOTSYLVANIA, VA	47	51	55
STAFFORD, VA	48	49	50
WARREN, VA	15	13	15
WINCHESTER CITY, VA	10	4	8

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	41	37	36
HUNTERDON, NJ	6	4	4
OCEAN, NJ	62	53	53
SALEM, NJ	19	20	14
SOMERSET, NJ	9	10	5

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly Median List Price

Week Ending June 2, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	$344,950	$329,327	$390,000
NEW CASTLE, DE	$365,000	$304,900	$344,900
BURLINGTON, NJ	$395,000	$385,000	$375,000
CAMDEN, NJ	$367,000	$307,500	$359,900
GLOUCESTER, NJ	$350,000	$300,000	$369,900
MERCER, NJ	$422,500	$495,708	$459,900
BUCKS, PA	$519,900	$495,000	$499,000
CHESTER, PA	$549,000	$550,000	$514,900
DELAWARE, PA	$399,945	$307,500	$407,500
MONTGOMERY, PA	$450,000	$449,900	$487,500
PHILADELPHIA, PA	$300,000	$270,000	$289,999

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	$329,900	$284,900	$381,900
BERKS, PA	$275,900	$284,900	$299,900
CUMBERLAND, PA	$350,000	$280,000	$315,000
DAUPHIN, PA	$226,950	$219,900	$259,900
FRANKLIN, PA	$294,000	$284,950	$307,445
FULTON, PA	$112,450	N/A	N/A
LANCASTER, PA	$335,000	$317,450	$335,000
LEBANON, PA	$334,500	$237,400	$295,900
PERRY, PA	$339,950	$294,500	$308,495
YORK, PA	$299,900	$279,900	$314,900

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	$478,450	$482,000	$499,900
BALTIMORE, MD	$375,900	$354,500	$385,000
BALTIMORE CITY, MD	$249,900	$224,500	$225,000
CARROLL, MD	$524,950	$419,900	$522,450
HARFORD, MD	$399,495	$349,950	$395,000
HOWARD, MD	$590,000	$599,900	$600,000

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	$455,000	$509,990	$499,000
SOMERSET, MD	$219,900	$335,000	$247,500
WICOMICO, MD	$272,450	$290,000	$270,000
WORCESTER, MD	$429,900	$425,000	$419,900

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	$439,950	$439,950	$424,950
CHARLES, MD	$479,999	$479,999	$419,900
SAINT MARYS, MD	$445,000	$445,000	$425,000

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	$385,000	$289,000	$444,745
CECIL, MD	$317,450	$339,900	$353,750
DORCHESTER, MD	$276,950	$334,990	$239,945
KENT, MD	$360,000	$355,000	$384,950
QUEEN ANNES, MD	$519,900	$549,000	$550,000
TALBOT, MD	$549,000	$499,900	$412,450

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	$599,000	$644,900	$699,498
FREDERICK, MD	$532,500	$512,500	$519,000
MONTGOMERY, MD	$599,900	$649,950	$609,900
PRINCE GEORGES, MD	$459,950	$439,990	$451,675
ALEXANDRIA CITY, VA	$744,950	$699,900	$699,950
ARLINGTON, VA	$849,000	$745,000	$917,000
FAIRFAX, VA	$734,900	$675,000	$750,000
FAIRFAX CITY, VA	$799,900	$598,750	$598,000
FALLS CHURCH CITY, VA	$1,240,000	$924,500	$930,000
LOUDOUN, VA	$744,945	$752,117	$750,000

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	$188,900	$120,000	$210,000
GARRETT, MD	$450,000	$437,450	$812,000
WASHINGTON, MD	$317,450	$334,950	$360,000
BERKELEY, WV	$323,990	$314,990	$312,000
GRANT, WV	$249,999	N/A	$275,000
HAMPSHIRE, WV	$250,000	$340,000	$449,500
HARDY, WV	$324,900	$199,900	$495,555
JEFFERSON, WV	$412,450	$415,495	$409,760
MINERAL, WV	$139,500	$192,450	$109,900
MORGAN, WV	$299,900	$300,000	$307,000
PENDLETON, WV	$440,000	$299,000	$319,000

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	$419,950	$425,000	$317,500
CLARKE, VA	$724,750	$579,900	$1,104,950
CULPEPER, VA	$545,000	$408,000	$499,000
FAUQUIER, VA	$595,000	$625,000	$712,000
FREDERICK, VA	$462,490	$402,500	$415,000
FREDERICKSBURG CITY, VA	$502,450	$699,900	$525,000
KING GEORGE, VA	$454,900	$364,450	$434,900
MADISON, VA	$373,000	$315,000	$624,900
MANASSAS CITY, VA	$484,950	$519,450	$549,998
MANASSAS PARK CITY, VA	$429,900	$469,900	$660,000
ORANGE, VA	$412,500	$430,023	$398,000
PAGE, VA	$387,500	$337,450	$284,990
PRINCE WILLIAM, VA	$537,500	$522,450	$599,900
RAPPAHANNOCK, VA	$749,999	$799,950	$1,799,950
SHENANDOAH, VA	$369,000	$299,900	$389,990
SPOTSYLVANIA, VA	$490,000	$415,000	$500,000
STAFFORD, VA	$511,200	$515,000	$539,450
WARREN, VA	$400,000	$369,000	$389,900
WINCHESTER CITY, VA	$509,450	$409,900	$389,950

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	$239,900	$259,900	$280,000
HUNTERDON, NJ	$649,500	$620,000	$1,525,000
OCEAN, NJ	$567,450	$539,900	$580,000
SALEM, NJ	$249,900	$280,500	$359,900
SOMERSET, NJ	$659,000	$899,950	$879,900

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly Active Listings

Week Ending June 2, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	433	342	424
NEW CASTLE, DE	586	476	570
BURLINGTON, NJ	574	490	554
CAMDEN, NJ	560	453	529
GLOUCESTER, NJ	415	337	403
MERCER, NJ	388	331	378
BUCKS, PA	685	532	643
CHESTER, PA	575	527	533
DELAWARE, PA	575	513	555
MONTGOMERY, PA	915	790	825
PHILADELPHIA, PA	4,065	4,146	4,021

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	168	156	170
BERKS, PA	288	345	276
CUMBERLAND, PA	389	309	391
DAUPHIN, PA	340	280	304
FRANKLIN, PA	246	196	227
FULTON, PA	9	16	7
LANCASTER, PA	479	443	456
LEBANON, PA	221	171	214
PERRY, PA	50	51	47
YORK, PA	648	581	623

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	600	591	580
BALTIMORE, MD	879	697	798
BALTIMORE CITY, MD	1,811	1,473	1,807
CARROLL, MD	160	122	161
HARFORD, MD	302	205	280
HOWARD, MD	218	218	210

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	1,735	1,270	1,756
SOMERSET, MD	105	85	107
WICOMICO, MD	180	111	177
WORCESTER, MD	526	300	537

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	131	131	126
CHARLES, MD	290	290	289
SAINT MARYS, MD	175	175	152

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	79	51	77
CECIL, MD	212	188	206
DORCHESTER, MD	174	121	166
KENT, MD	62	73	56
QUEEN ANNES, MD	169	117	164
TALBOT, MD	169	94	166

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	2,327	1,754	2,300
FREDERICK, MD	373	272	351
MONTGOMERY, MD	902	735	856
PRINCE GEORGES, MD	1,055	758	1,004
ALEXANDRIA CITY, VA	166	165	159
ARLINGTON, VA	283	252	252
FAIRFAX, VA	1,013	856	945
FAIRFAX CITY, VA	18	27	11
FALLS CHURCH CITY, VA	22	13	16
LOUDOUN, VA	463	396	444

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	172	117	172
GARRETT, MD	202	146	198
WASHINGTON, MD	231	226	217
BERKELEY, WV	341	327	325
GRANT, WV	15	9	12
HAMPSHIRE, WV	51	54	50
HARDY, WV	32	31	31
JEFFERSON, WV	151	150	146
MINERAL, WV	38	33	38
MORGAN, WV	67	60	59
PENDLETON, WV	23	17	21

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	73	77	76
CLARKE, VA	24	25	24
CULPEPER, VA	121	81	109
FAUQUIER, VA	126	136	125
FREDERICK, VA	234	177	238
FREDERICKSBURG CITY, VA	44	43	42
KING GEORGE, VA	57	61	60
MADISON, VA	31	36	34
MANASSAS CITY, VA	16	23	18
MANASSAS PARK CITY, VA	1	14	0
ORANGE, VA	87	105	86
PAGE, VA	60	44	60
PRINCE WILLIAM, VA	371	331	338
RAPPAHANNOCK, VA	26	27	26
SHENANDOAH, VA	92	67	94
SPOTSYLVANIA, VA	266	251	257
STAFFORD, VA	205	182	183
WARREN, VA	111	82	105
WINCHESTER CITY, VA	44	28	46

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	264	208	250
HUNTERDON, NJ	42	46	40
OCEAN, NJ	430	400	419
SALEM, NJ	140	128	143
SOMERSET, NJ	37	41	33

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly % Active Listings with Price Decrease

Week Ending June 2, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	8.3%	7.9%	10.6%
NEW CASTLE, DE	7.7%	6.9%	7.5%
BURLINGTON, NJ	8.4%	7.3%	7.0%
CAMDEN, NJ	8.6%	6.2%	9.5%
GLOUCESTER, NJ	7.2%	7.7%	7.9%
MERCER, NJ	4.9%	4.2%	5.8%
BUCKS, PA	9.1%	6.6%	9.0%
CHESTER, PA	6.6%	5.5%	10.1%
DELAWARE, PA	8.5%	7.0%	6.5%
MONTGOMERY, PA	8.2%	6.2%	9.7%
PHILADELPHIA, PA	10.0%	9.3%	8.3%

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	8.3%	7.7%	7.6%
BERKS, PA	7.3%	5.5%	5.8%
CUMBERLAND, PA	8.0%	9.1%	6.9%
DAUPHIN, PA	7.1%	7.9%	7.6%
FRANKLIN, PA	9.8%	9.7%	9.3%
FULTON, PA	22.2%	25.0%	14.3%
LANCASTER, PA	5.6%	6.8%	3.1%
LEBANON, PA	9.0%	3.5%	3.7%
PERRY, PA	2.0%	11.8%	8.5%
YORK, PA	5.7%	4.6%	6.7%

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	9.5%	8.1%	10.3%
BALTIMORE, MD	9.6%	8.8%	8.9%
BALTIMORE CITY, MD	8.9%	7.3%	10.3%
CARROLL, MD	4.4%	9.8%	8.1%
HARFORD, MD	10.6%	7.8%	10.0%
HOWARD, MD	6.9%	9.2%	11.9%

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	8.0%	8.7%	8.4%
SOMERSET, MD	7.6%	10.6%	4.7%
WICOMICO, MD	16.1%	13.5%	9.6%
WORCESTER, MD	9.3%	7.3%	10.1%

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	9.9%	13.5%	9.6%
CHARLES, MD	5.5%	5.5%	6.1%
SAINT MARYS, MD	10.9%	6.6%	9.6%

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	10.1%	9.8%	6.5%
CECIL, MD	4.7%	11.7%	6.8%
DORCHESTER, MD	8.0%	7.4%	4.8%
KENT, MD	11.3%	13.7%	8.9%
QUEEN ANNES, MD	7.7%	7.7%	8.5%
TALBOT, MD	100.0%	100.0%	100.0%

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	8.7%	8.6%	5.9%
FREDERICK, MD	8.6%	4.8%	7.4%
MONTGOMERY, MD	8.4%	8.2%	5.5%
PRINCE GEORGES, MD	7.1%	5.9%	8.8%
ALEXANDRIA CITY, VA	9.6%	5.5%	10.1%
ARLINGTON, VA	8.5%	4.4%	7.1%
FAIRFAX, VA	8.3%	7.0%	9.0%
FAIRFAX CITY, VA	16.7%	0.0%	9.1%
FALLS CHURCH CITY, VA	4.5%	7.7%	6.3%
LOUDOUN, VA	8.6%	7.3%	9.5%

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	7.6%	6.0%	3.5%
GARRETT, MD	8.9%	3.4%	5.6%
WASHINGTON, MD	10.8%	6.6%	6.9%
BERKELEY, WV	5.3%	7.6%	5.8%
GRANT, WV	0.0%	11.1%	8.3%
HAMPSHIRE, WV	9.8%	5.6%	4.0%
HARDY, WV	3.1%	3.2%	9.7%
JEFFERSON, WV	8.6%	7.3%	2.1%
MINERAL, WV	10.5%	12.1%	5.3%
MORGAN, WV	10.4%	8.3%	3.4%
PENDLETON, WV	8.7%	5.9%	4.8%

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	6.8%	6.5%	11.8%
CLARKE, VA	4.2%	4.0%	4.2%
CULPEPER, VA	3.3%	4.9%	8.3%
FAUQUIER, VA	9.5%	5.1%	9.6%
FREDERICK, VA	8.5%	7.9%	8.0%
FREDERICKSBURG CITY, VA	9.1%	0.0%	4.8%
KING GEORGE, VA	8.8%	3.3%	5.0%
MADISON, VA	6.5%	0.0%	5.9%
MANASSAS CITY, VA	6.3%	0.0%	0.0%
MANASSAS PARK CITY, VA	0.0%	7.1%	N/A
ORANGE, VA	6.9%	7.6%	5.8%
PAGE, VA	8.3%	9.1%	10.0%
PRINCE WILLIAM, VA	9.2%	7.9%	8.6%
RAPPAHANNOCK, VA	3.8%	3.7%	7.7%
SHENANDOAH, VA	12.0%	7.5%	6.4%
SPOTSYLVANIA, VA	10.2%	6.0%	4.3%
STAFFORD, VA	11.2%	10.4%	12.0%
WARREN, VA	6.3%	9.8%	9.5%
WINCHESTER CITY, VA	6.8%	21.4%	13.0%

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	8.3%	4.8%	6.4%
HUNTERDON, NJ	9.5%	8.7%	7.5%
OCEAN, NJ	7.2%	5.0%	5.5%
SALEM, NJ	7.1%	7.8%	9.1%
SOMERSET, NJ	5.4%	4.9%	0.0%

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly Canceled Listings

Week Ending June 2, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	1	2	2
NEW CASTLE, DE	4	10	3
BURLINGTON, NJ	2	6	6
CAMDEN, NJ	8	2	6
GLOUCESTER, NJ	6	2	2
MERCER, NJ	1	2	5
BUCKS, PA	2	4	3
CHESTER, PA	4	4	7
DELAWARE, PA	7	9	4
MONTGOMERY, PA	14	3	12
PHILADELPHIA, PA	42	32	41

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	1	1	0
BERKS, PA	0	4	0
CUMBERLAND, PA	0	0	3
DAUPHIN, PA	2	0	3
FRANKLIN, PA	1	1	14
FULTON, PA	0	0	0
LANCASTER, PA	2	1	4
LEBANON, PA	0	0	3
PERRY, PA	0	0	0
YORK, PA	6	3	4

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	6	4	6
BALTIMORE, MD	16	13	10
BALTIMORE CITY, MD	29	29	33
CARROLL, MD	0	0	2
HARFORD, MD	8	3	4
HOWARD, MD	3	4	2

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	27	18	18
SOMERSET, MD	1	1	1
WICOMICO, MD	1	1	1
WORCESTER, MD	4	2	2

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	0	0	1
CHARLES, MD	7	7	6
SAINT MARYS, MD	3	3	0

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

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	37	23	32
FREDERICK, MD	9	8	8
MONTGOMERY, MD	9	10	29
PRINCE GEORGES, MD	21	12	27
ALEXANDRIA CITY, VA	1	0	3
ARLINGTON, VA	3	4	2
FAIRFAX, VA	17	9	21
FAIRFAX CITY, VA	0	0	2
FALLS CHURCH CITY, VA	1	0	0
LOUDOUN, VA	5	5	1

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	1	1	2
GARRETT, MD	0	0	0
WASHINGTON, MD	2	1	2
BERKELEY, WV	14	17	10
GRANT, WV	0	0	1
HAMPSHIRE, WV	0	1	1
HARDY, WV	0	1	0
JEFFERSON, WV	1	0	2
MINERAL, WV	1	2	0
MORGAN, WV	0	0	0
PENDLETON, WV	0	0	1

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	0	1	0
CLARKE, VA	0	1	0
CULPEPER, VA	1	1	1
FAUQUIER, VA	0	1	1
FREDERICK, VA	3	11	1
FREDERICKSBURG CITY, VA	0	1	1
KING GEORGE, VA	1	1	2
MADISON, VA	0	0	0
MANASSAS CITY, VA	0	0	1
MANASSAS PARK CITY, VA	0	0	0
ORANGE, VA	1	0	0
PAGE, VA	1	0	3
PRINCE WILLIAM, VA	6	4	5
RAPPAHANNOCK, VA	0	0	0
SHENANDOAH, VA	1	0	1
SPOTSYLVANIA, VA	0	8	7
STAFFORD, VA	1	4	3
WARREN, VA	2	0	0
WINCHESTER CITY, VA	0	0	1

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	1	2	2
HUNTERDON, NJ	0	0	2
OCEAN, NJ	2	5	1
SALEM, NJ	0	0	1
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.

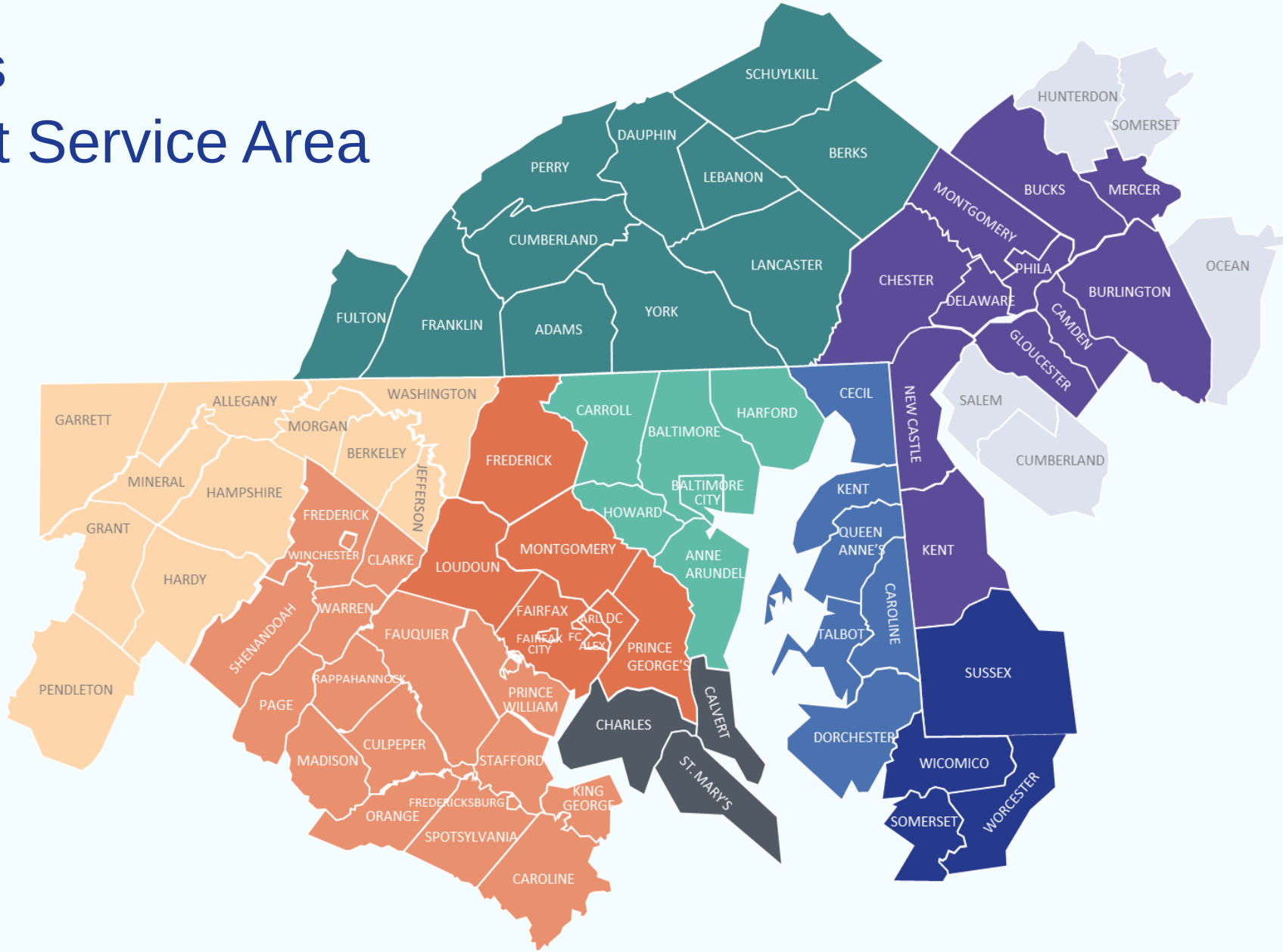
Median List Price – The median list price of new listings during the week.

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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