bright MLS

Weekly Market Report

Week Ending June 30, 2024

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



Summary

Week Ending June 30, 2024

- **Inventory healthier than last year.** The Bright MLS service area had 33,555 active listings for this week, a 27.1% increase from the same week last year. All metro areas have experienced inventory growth over 2023, but inventory is still low by historical standards.

- **Contract activity above 2023.** There were 6,672 new purchase contracts the week ending June 30 in the Mid-Atlantic. For the last three weeks, the number of new purchase contracts has exceeded the same week in 2023, this week by 3.2%. Contract activity has been growing, but low affordability is going to keep some prospective homebuyers on the sidelines.

- **Prices easing into July 4th week.** As seen historically, prices have dipped week-over-week into the week of the July 4th holiday. Landing at $415,000, prices have decreased from last week by 2.4% but remain elevated, up 6.4% from the same week last year. Prices should continue to ease week-over-week as we head into the latter half of the year.

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

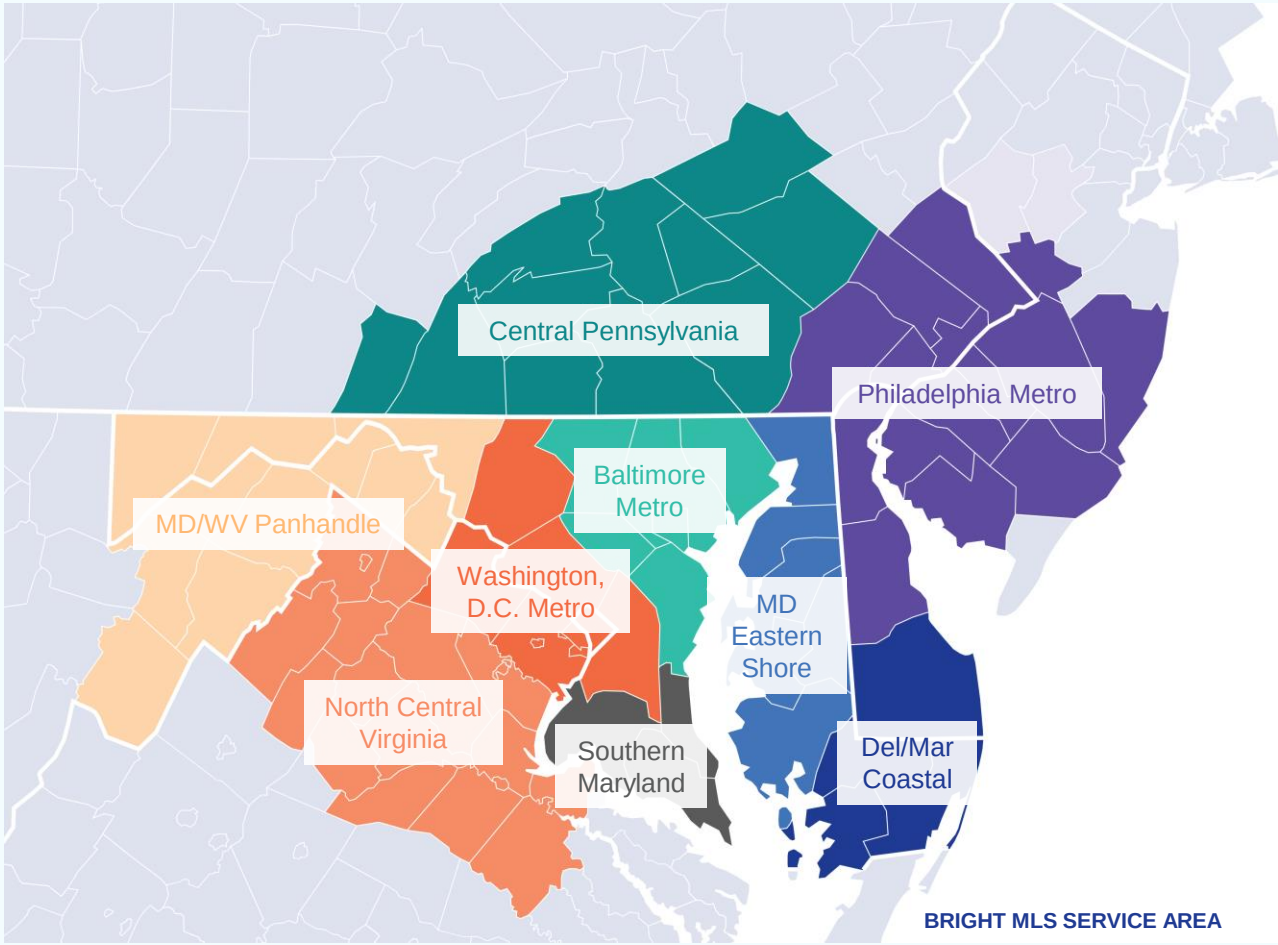
BRIGHT MLS SERVICE AREA

Weekly Snapshot

Week Ending June 30, 2024

		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	71,099	-17.2%	-21.2%
New Purchase Contracts	6,672	+3.2%	+4.9%
Median Time to Contract	18 days	+0 days	+0 days
New Listings	5,815	+11.6%	-6.5%
Median List Price	$415,000	+6.4%	-2.4%
Active Listings	33,555	+27.1%	-0.1%
% Active Listings with Price Decrease	8.8%	+1.5 pp	-0.3 pp
Canceled Listings	460	+32.9%	+8.2%

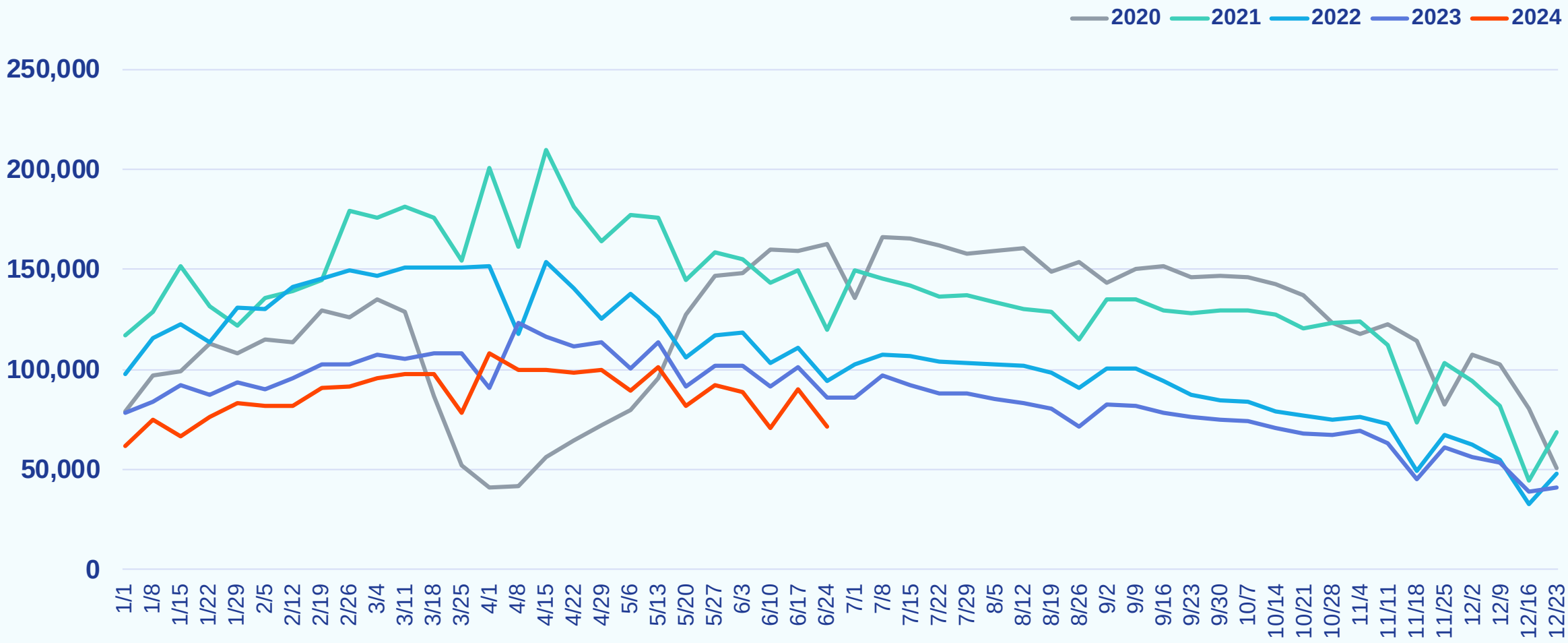
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BRIGHT MLS SERVICE AREA

Weekly Showings

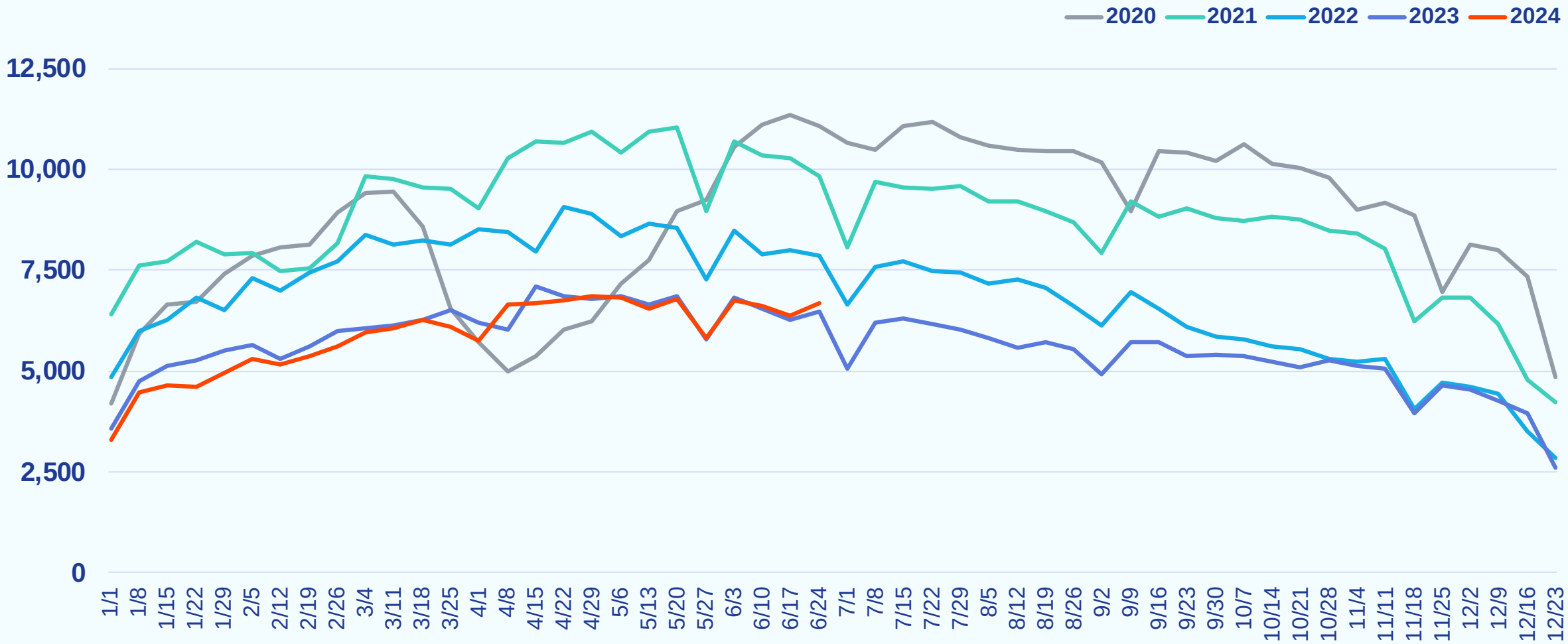
Week Ending June 30, 2024



BRIGHT MLS SERVICE AREA

Weekly New Purchase Contracts

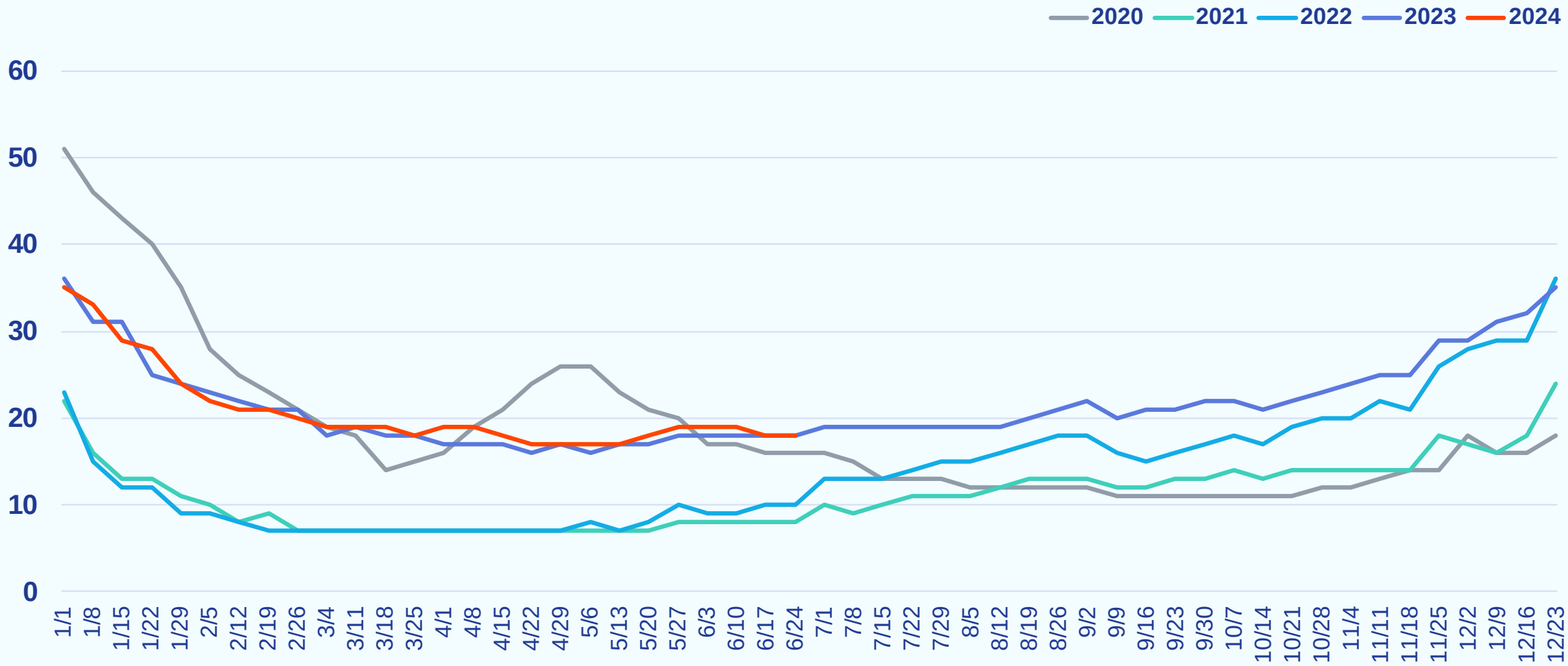
Week Ending June 30, 2024



BRIGHT MLS SERVICE AREA

Weekly Median Time to Contract

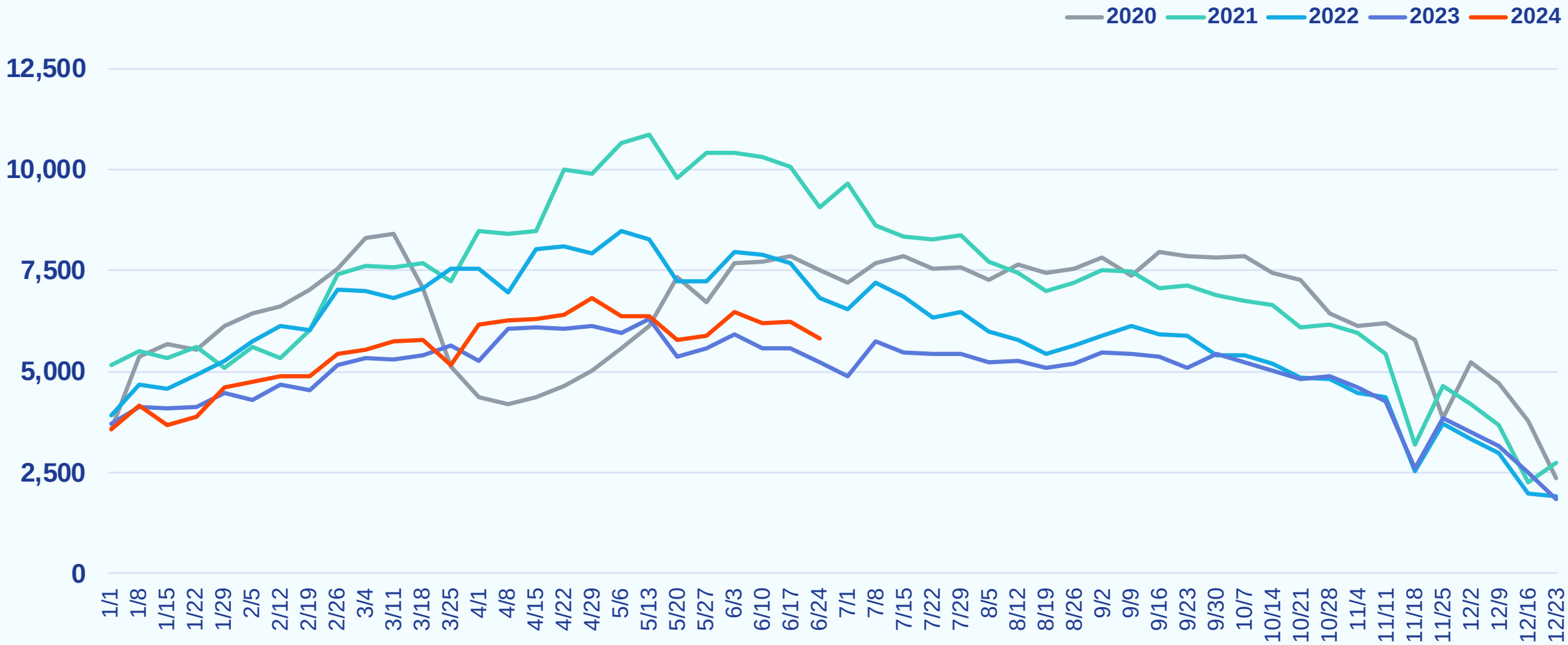
Week Ending June 30, 2024



BRIGHT MLS SERVICE AREA

Weekly New Listings

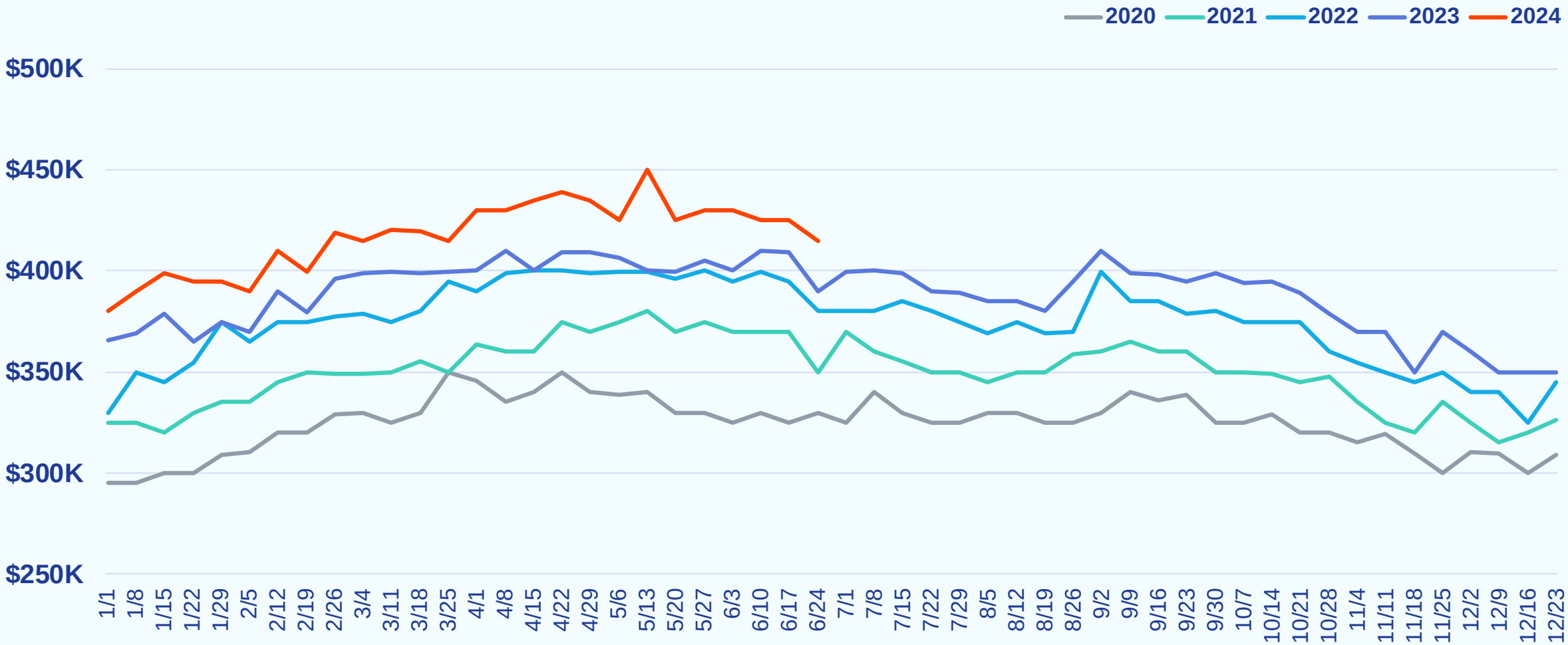
Week Ending June 30, 2024



BRIGHT MLS SERVICE AREA

Weekly Median List Price

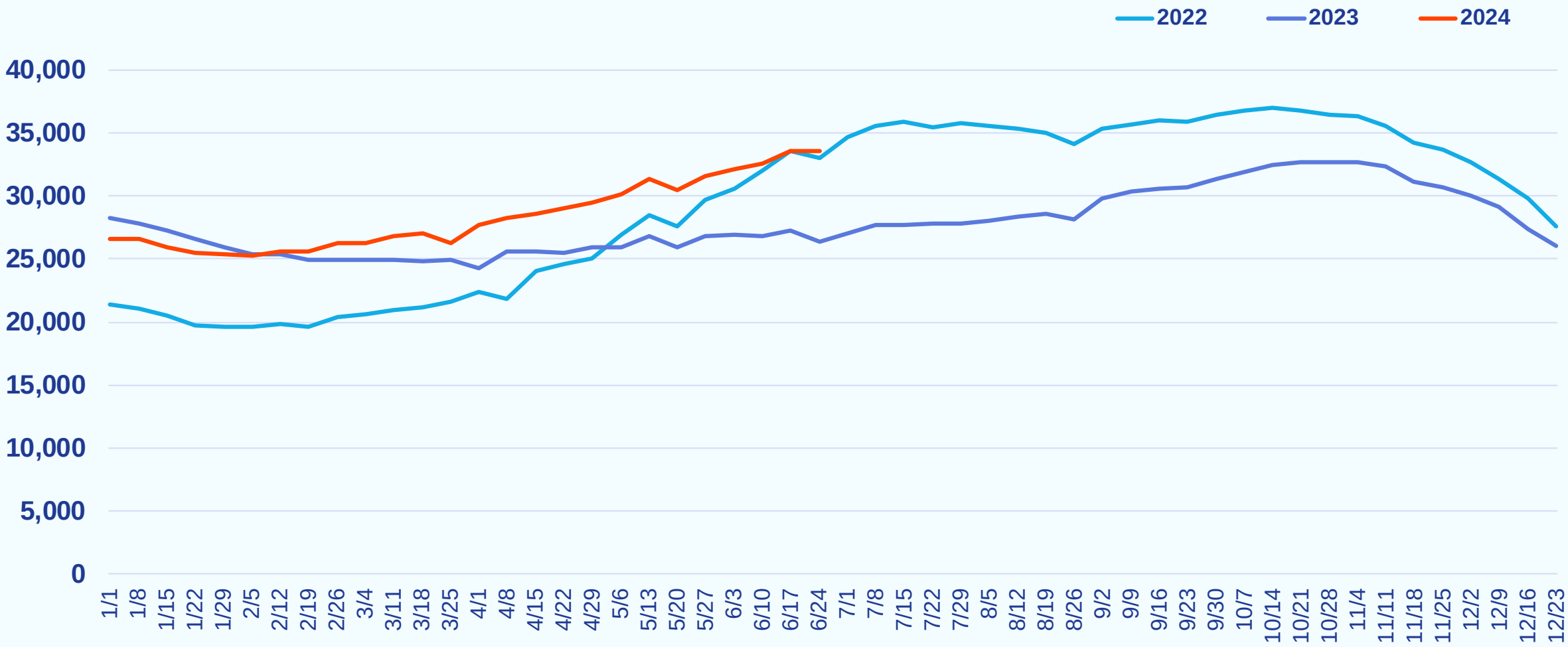
Week Ending June 30, 2024



BRIGHT MLS SERVICE AREA

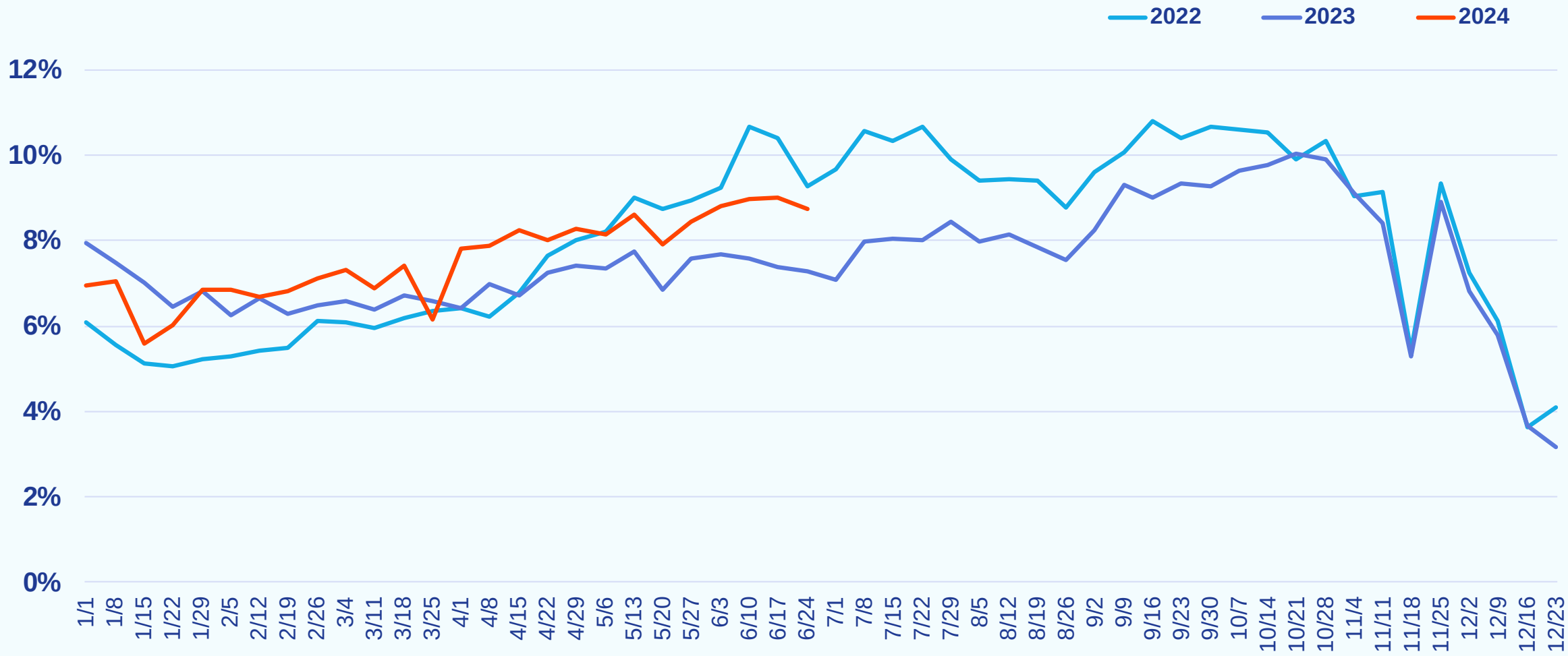
Weekly Active Listings

Week Ending June 30, 2024



Weekly % Active Listings with Price Decrease

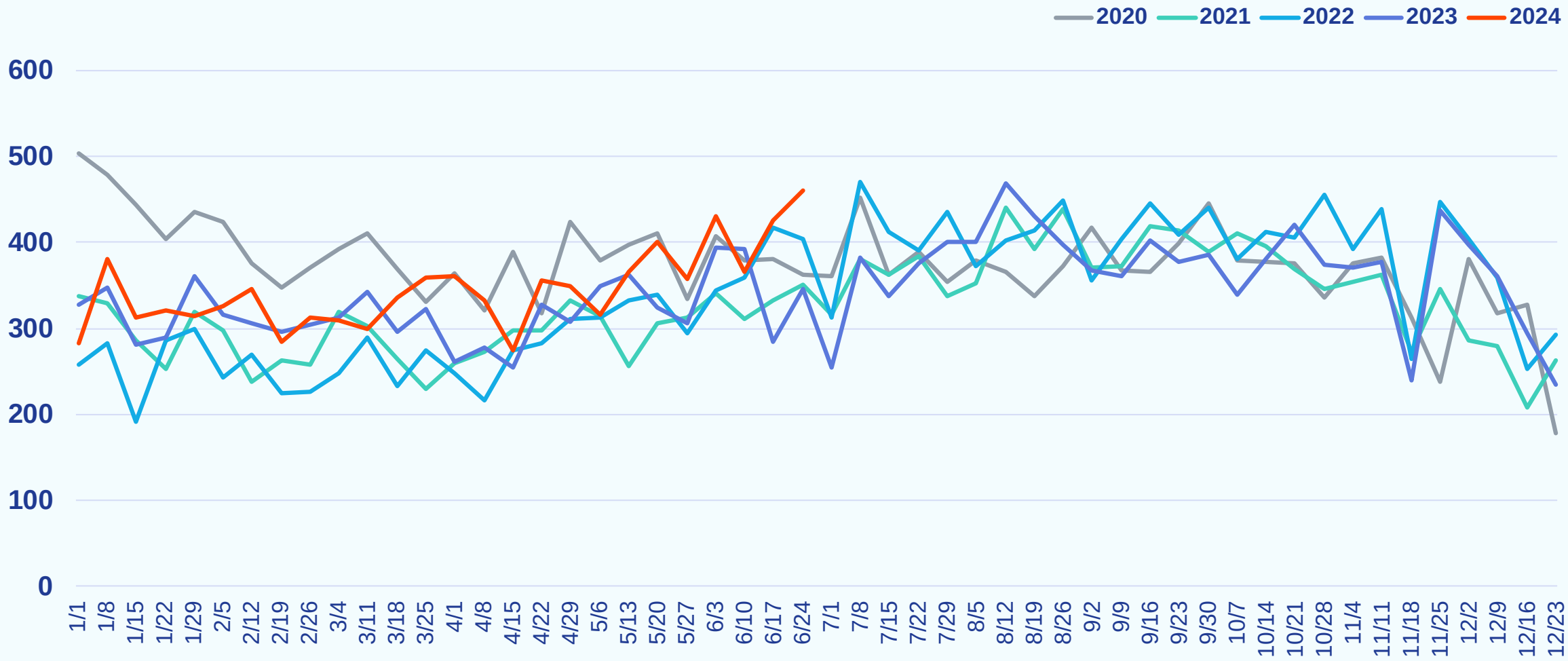
Week Ending June 30, 2024



BRIGHT MLS SERVICE AREA

Weekly Canceled Listings

Week Ending June 30, 2024



Philadelphia Metro

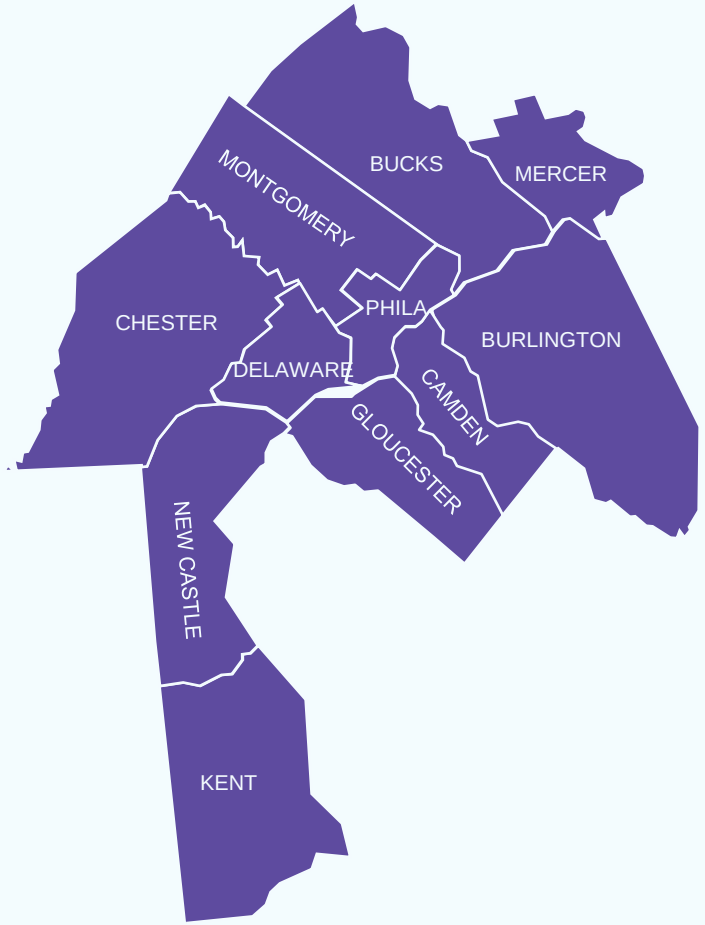
PHILADELPHIA METRO

Weekly Snapshot

Week Ending June 30, 2024

		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	24,612	-15.7%	-18.0%
New Purchase Contracts	2,128	+2.8%	+5.0%
Median Time to Contract	16 days	+1 day	+1 day
New Listings	1,680	+12.8%	-8.9%
Median List Price	$388,900	+11.6%	-1.5%
Active Listings	10,280	+18.8%	-0.2%
% Active Listings with Price Decrease	9.0%	+2.0 pp	+0.0 pp
Canceled Listings	98	+3.2%	+27.3%

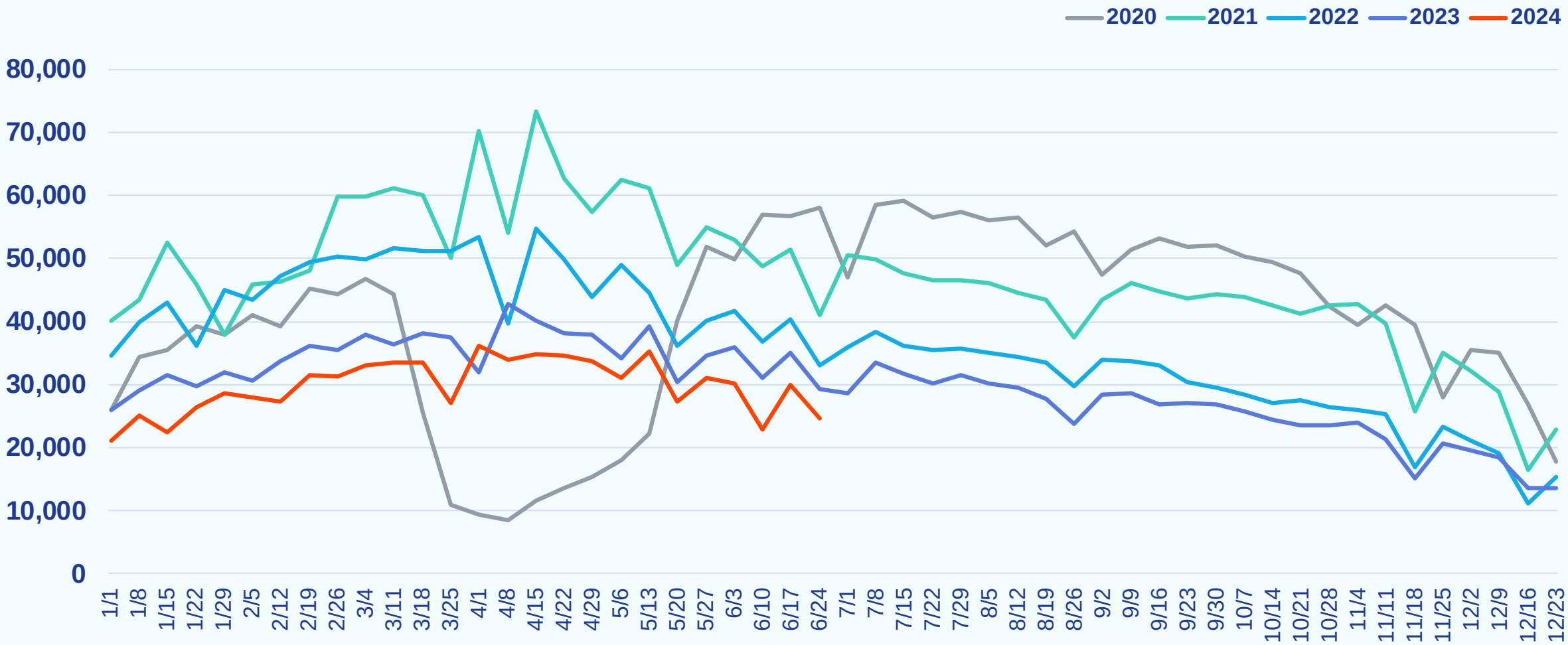
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PHILADELPHIA METRO

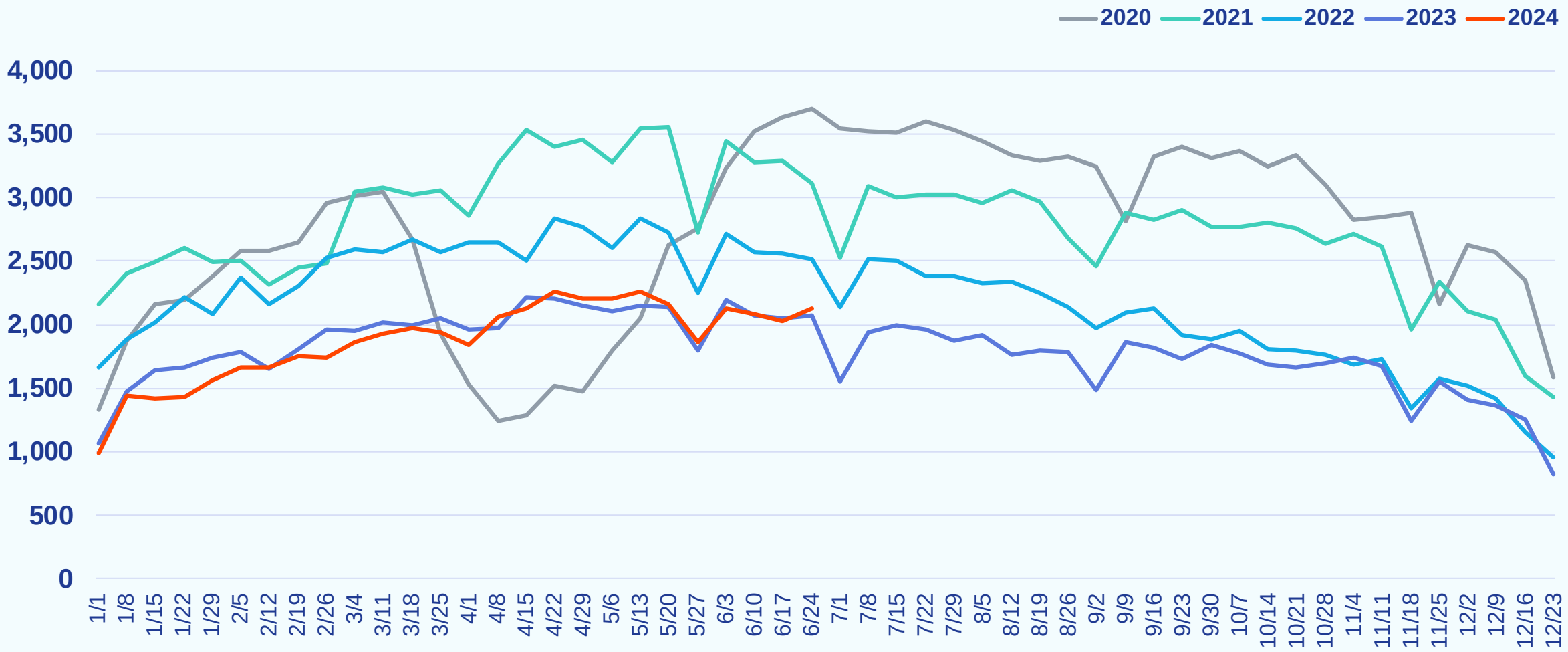
Weekly Showings

Week Ending June 30, 2024



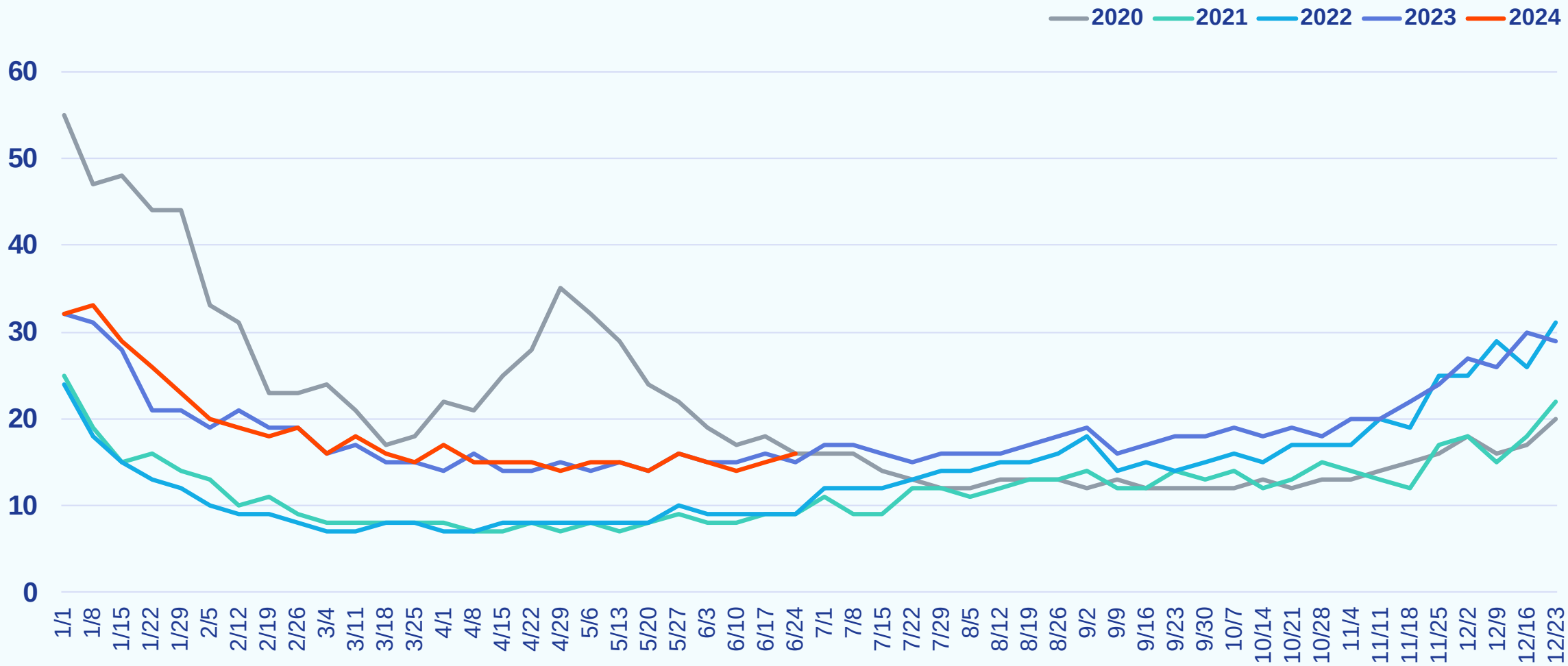
Weekly New Purchase Contracts

Week Ending June 30, 2024



Weekly Median Time to Contract

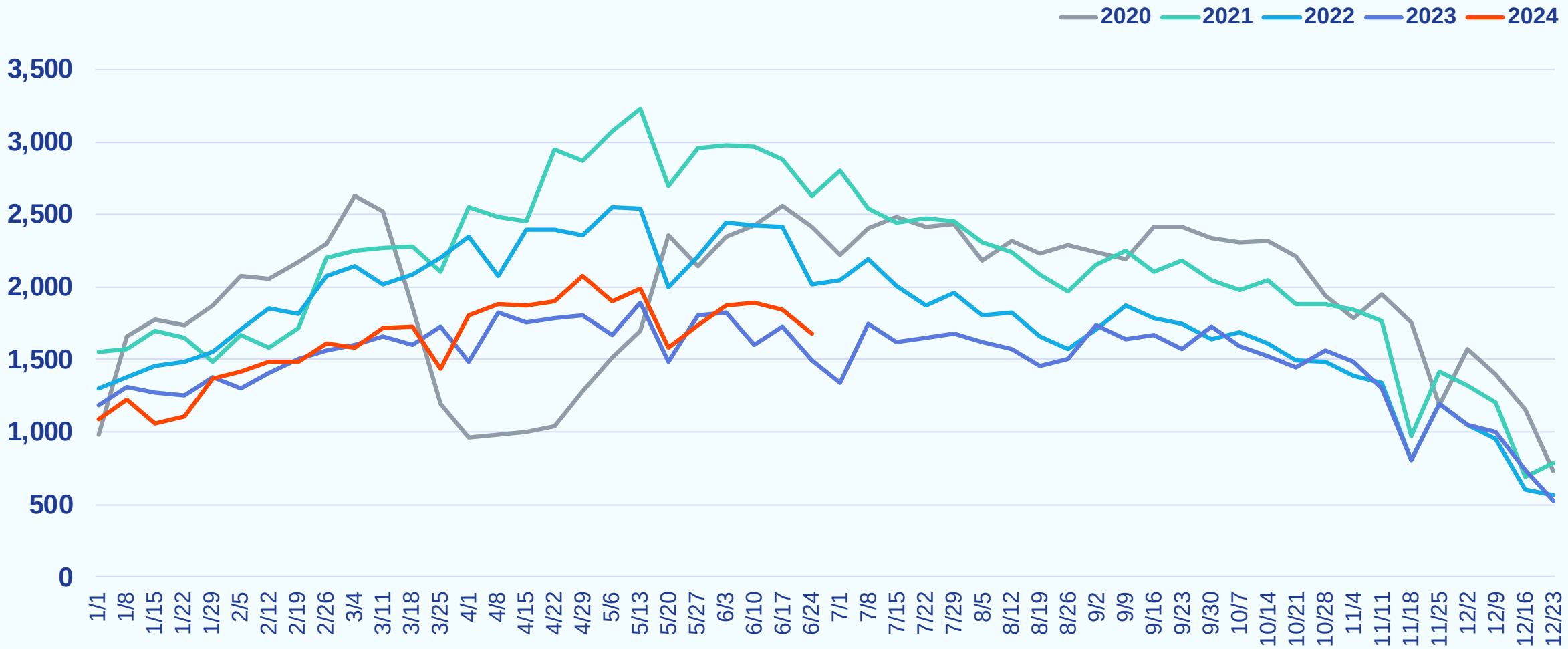
Week Ending June 30, 2024



PHILADELPHIA METRO

Weekly New Listings

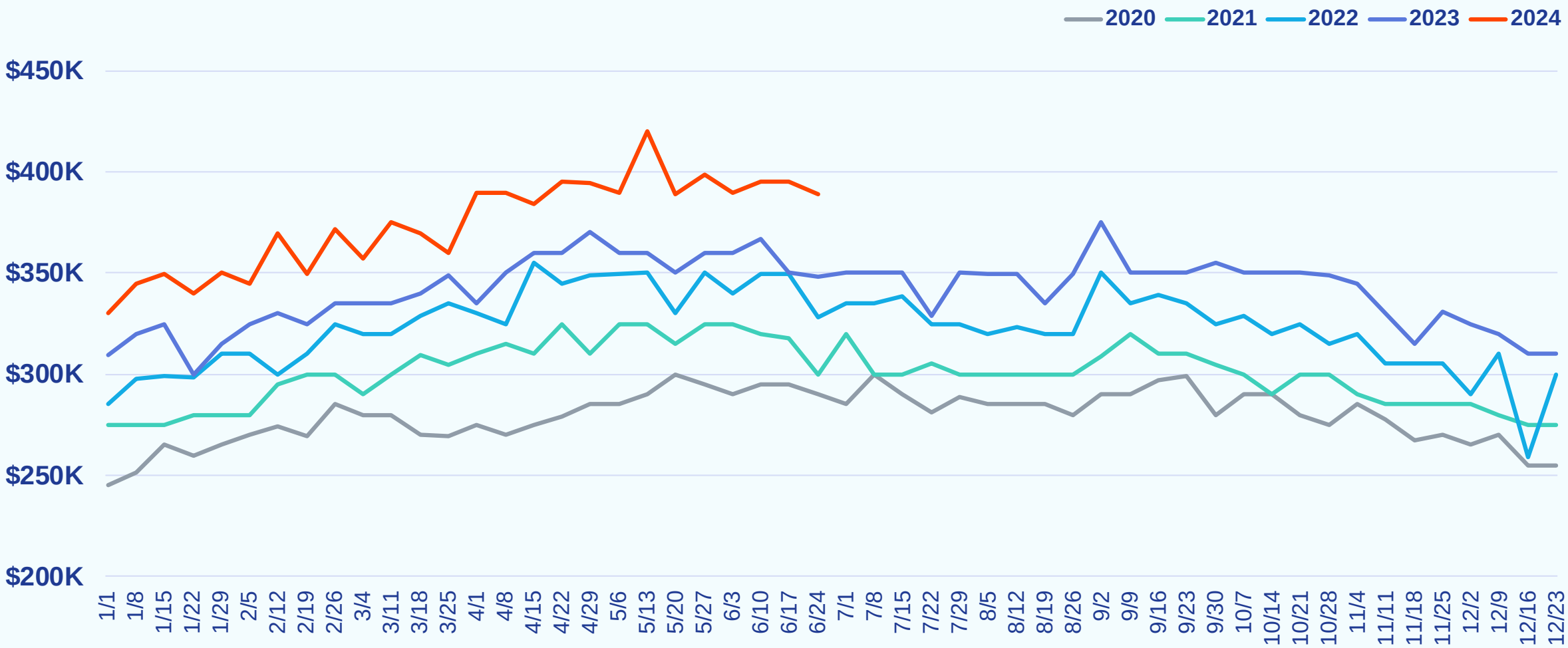
Week Ending June 30, 2024



PHILADELPHIA METRO

Weekly Median List Price

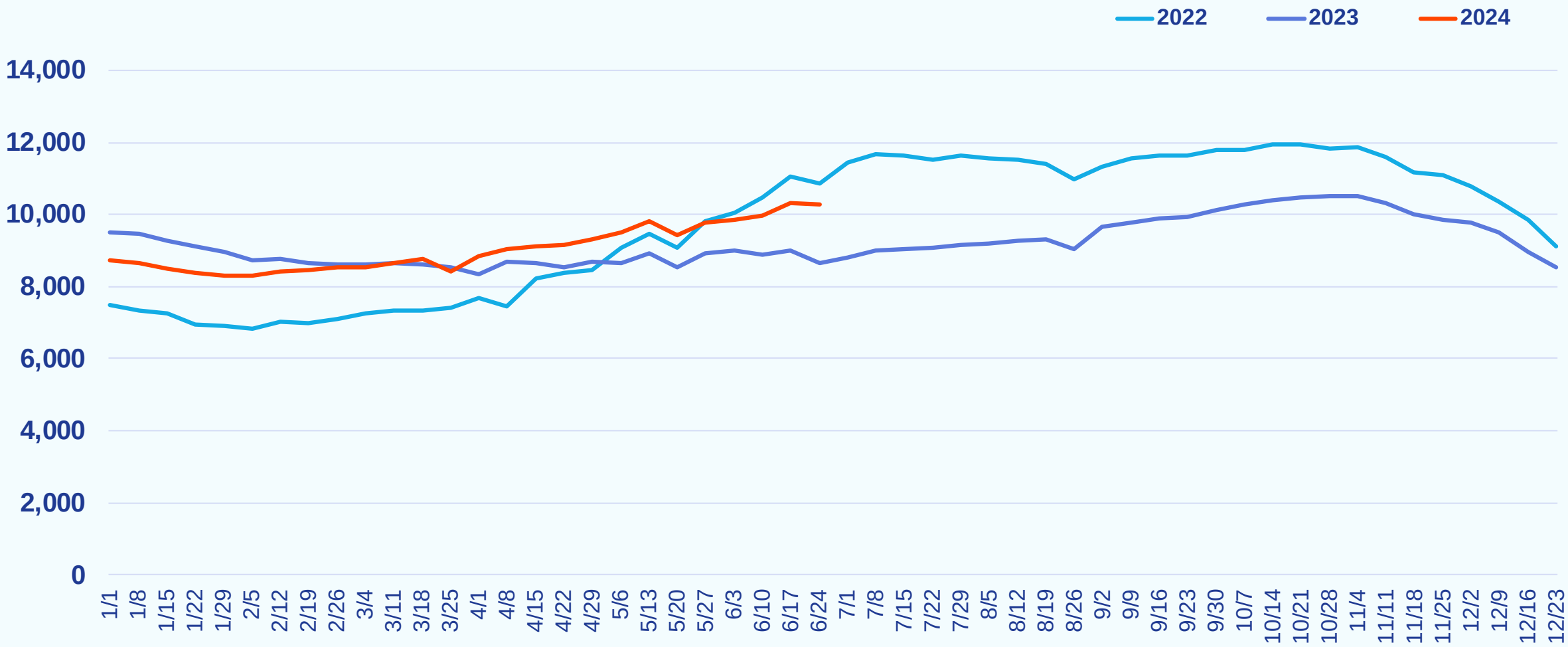
Week Ending June 30, 2024



PHILADELPHIA METRO

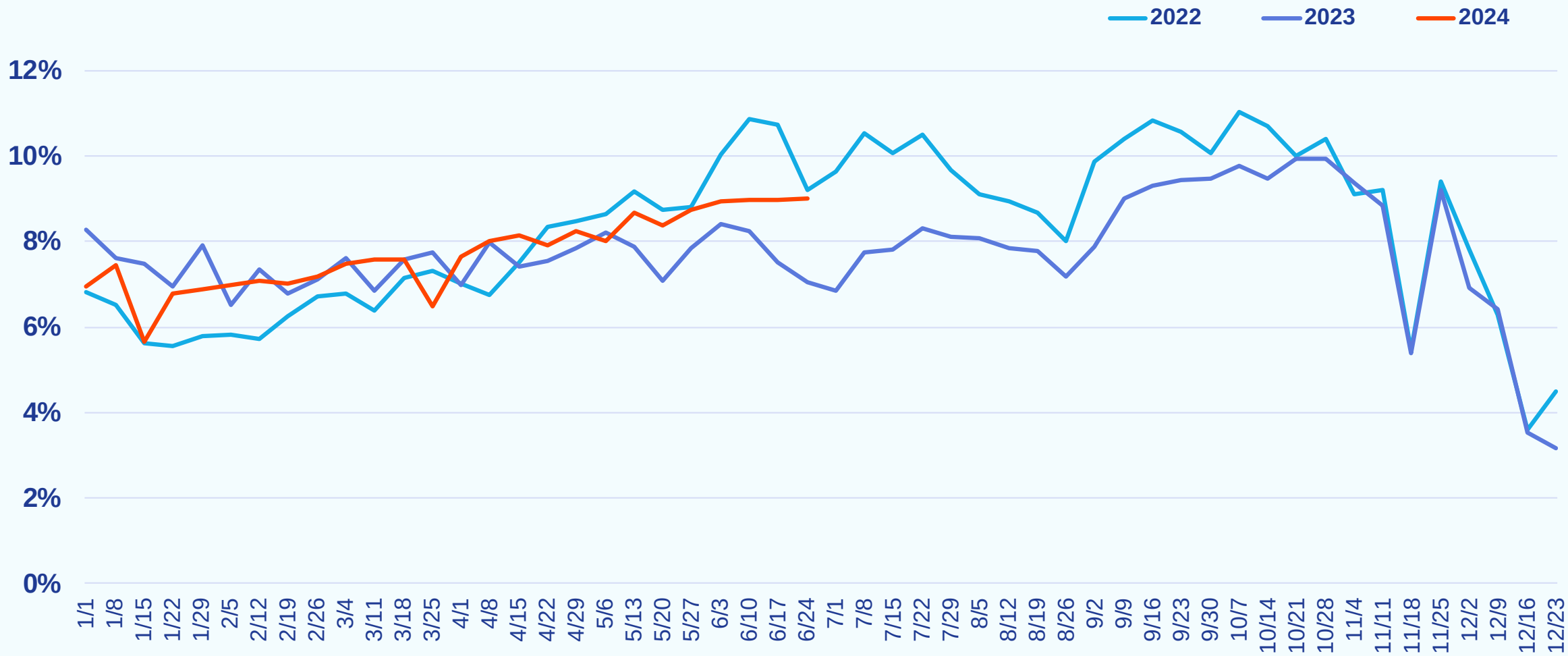
Weekly Active Listings

Week Ending June 30, 2024



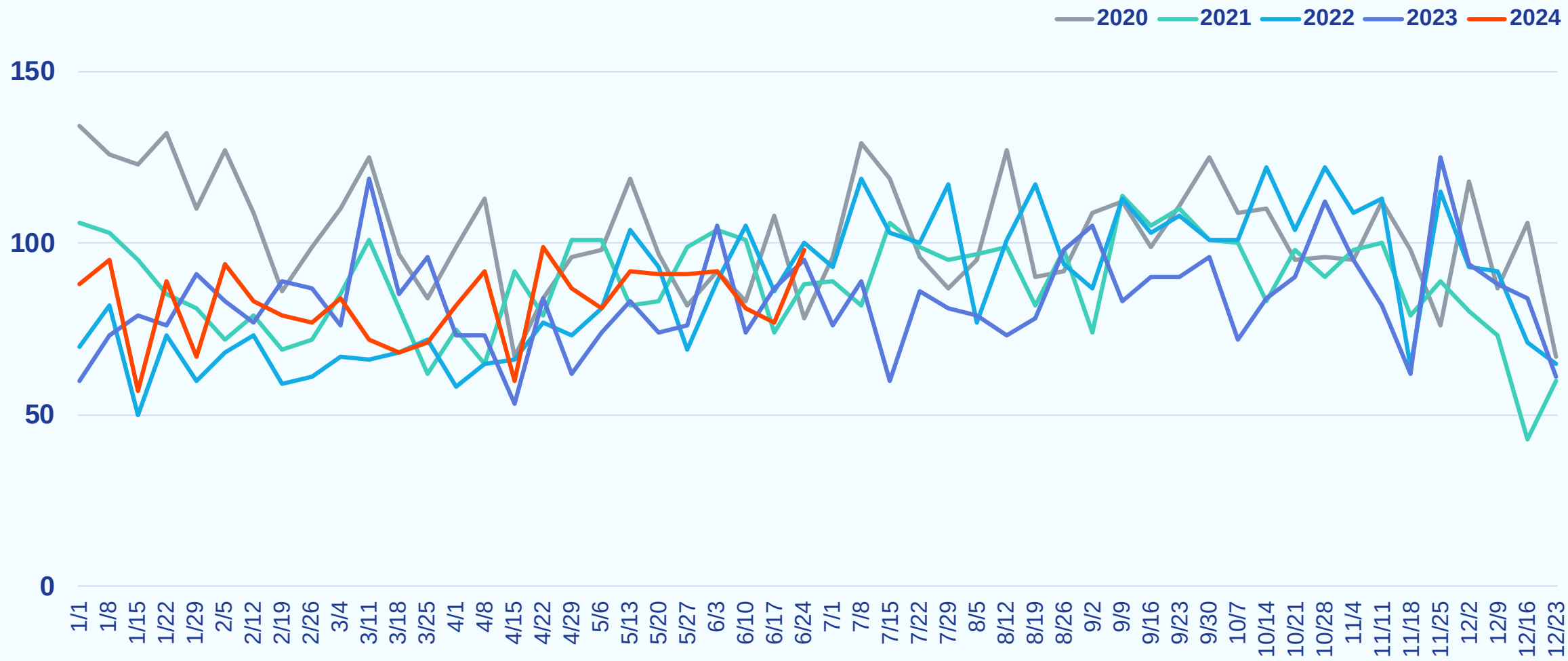
Weekly % Active Listings with Price Decrease

Week Ending June 30, 2024



Weekly Canceled Listings

Week Ending June 30, 2024



Baltimore Metro

BALTIMORE METRO

Weekly Snapshot

Week Ending June 30, 2024

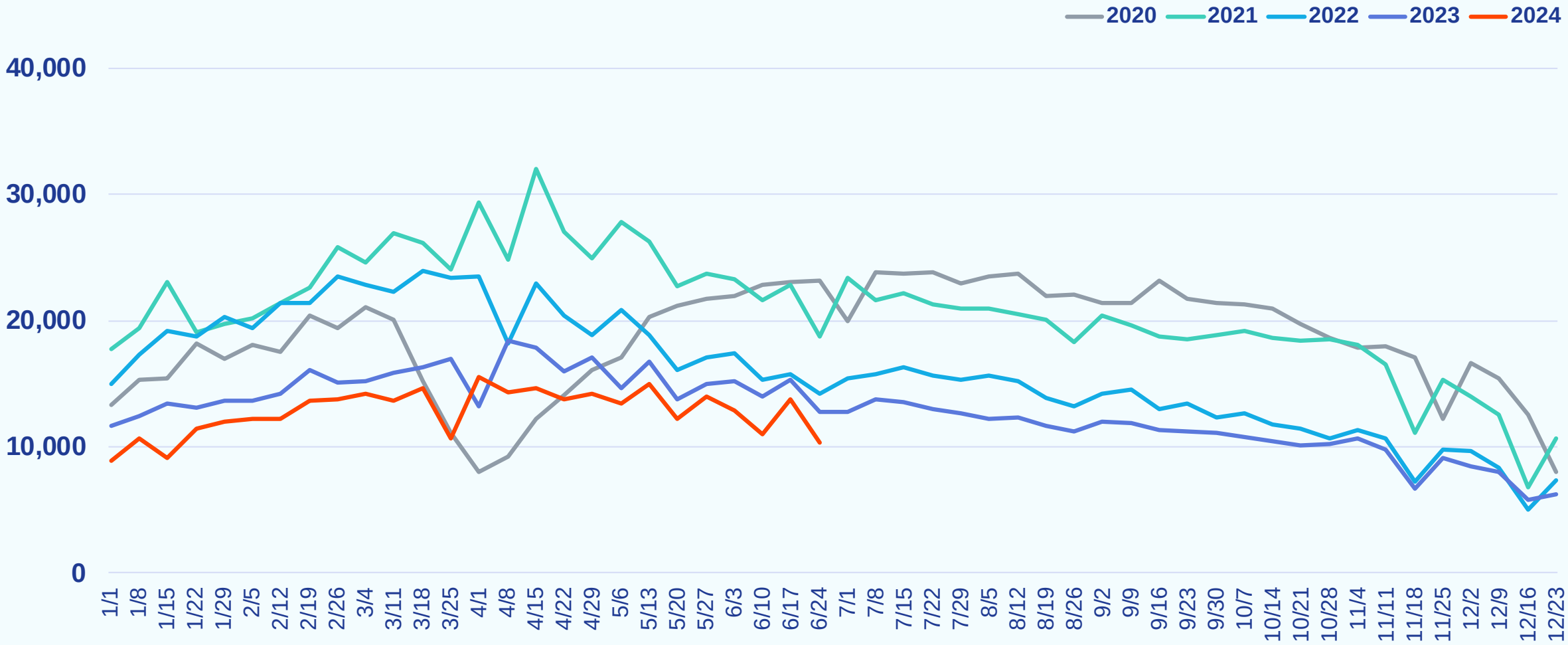
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	10,316	-19.0%	-24.6%
New Purchase Contracts	958	+6.8%	+6.4%
Median Time to Contract	21 days	+0 days	+2 days
New Listings	839	+4.7%	-3.5%
Median List Price	$374,900	+1.6%	-6.0%
Active Listings	4,298	+33.6%	-0.1%
% Active Listings with Price Decrease	9.9%	+1.1 pp	-0.2 pp
Canceled Listings	69	+50.0%	+0.0%

pp = percentage point



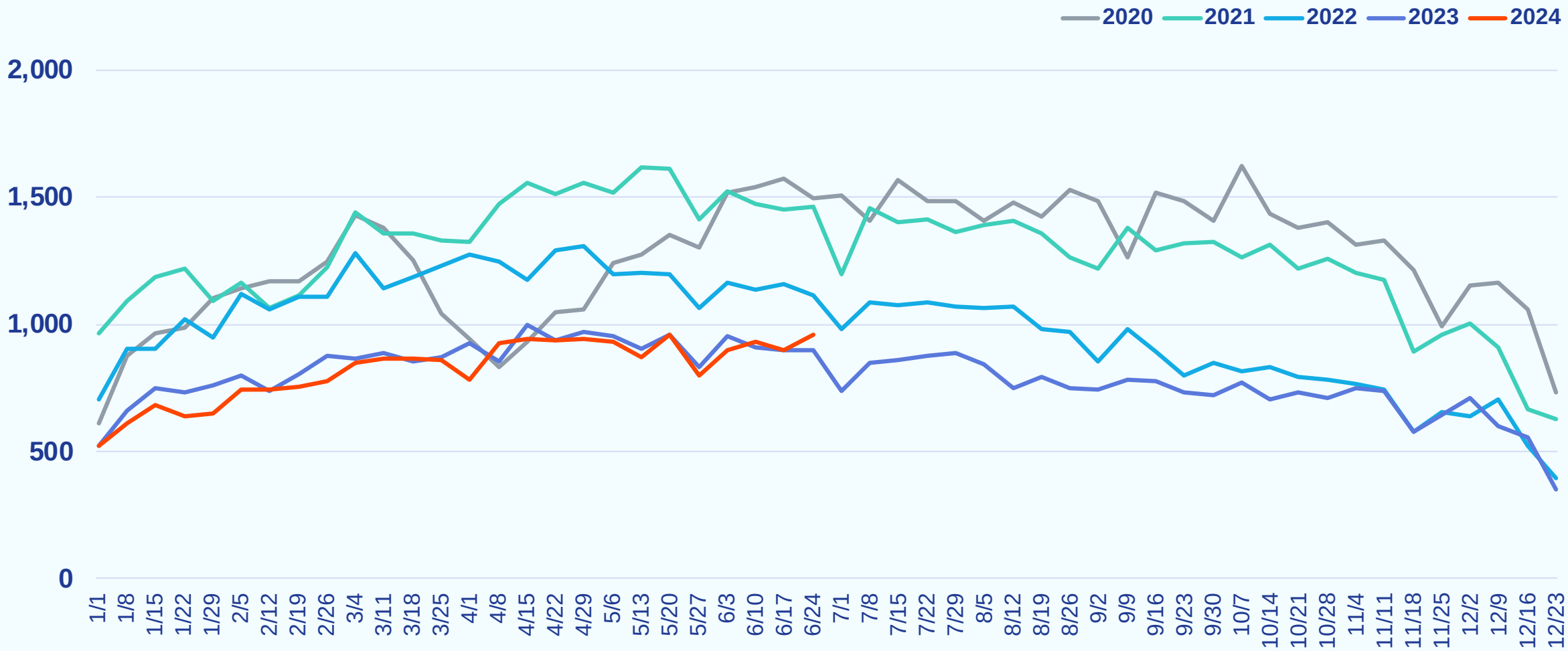
Weekly Showings

Week Ending June 30, 2024



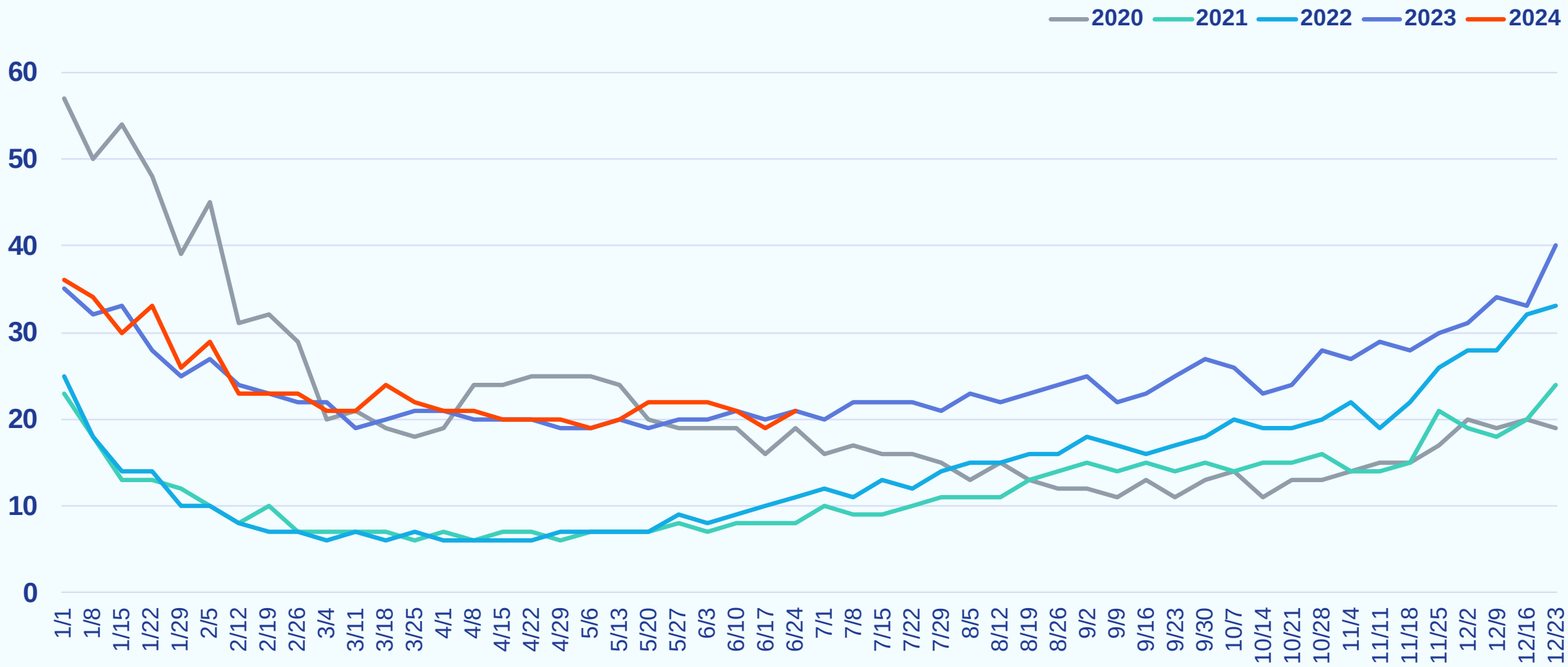
Weekly New Purchase Contracts

Week Ending June 30, 2024



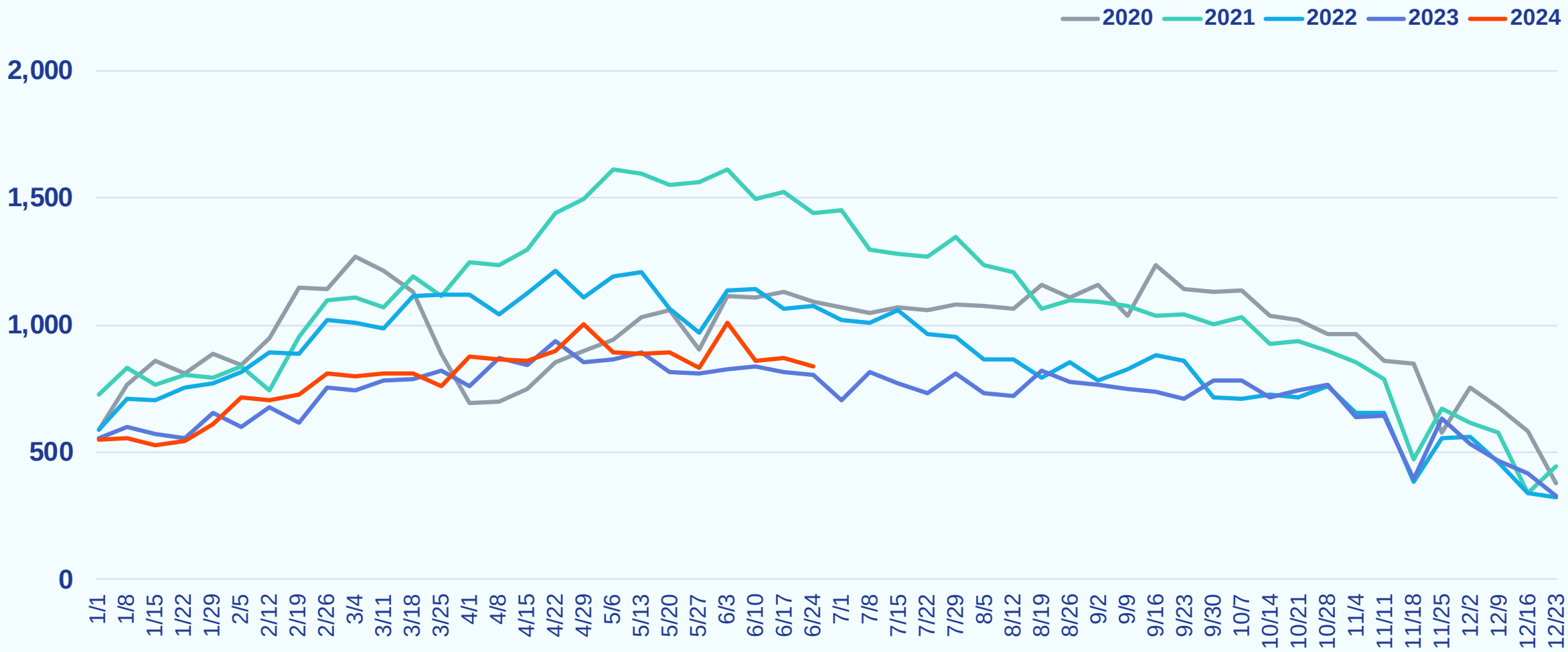
Weekly Median Time to Contract

Week Ending June 30, 2024



Weekly New Listings

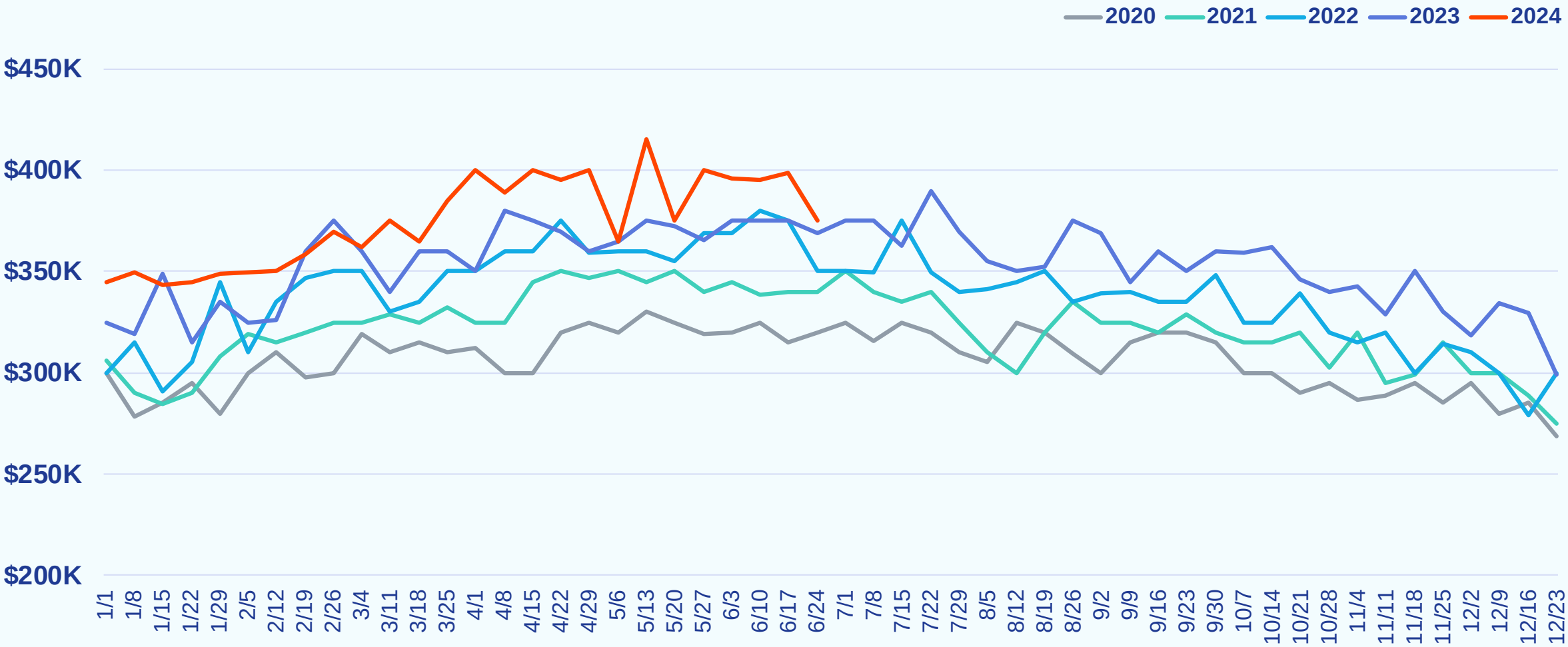
Week Ending June 30, 2024



BALTIMORE METRO

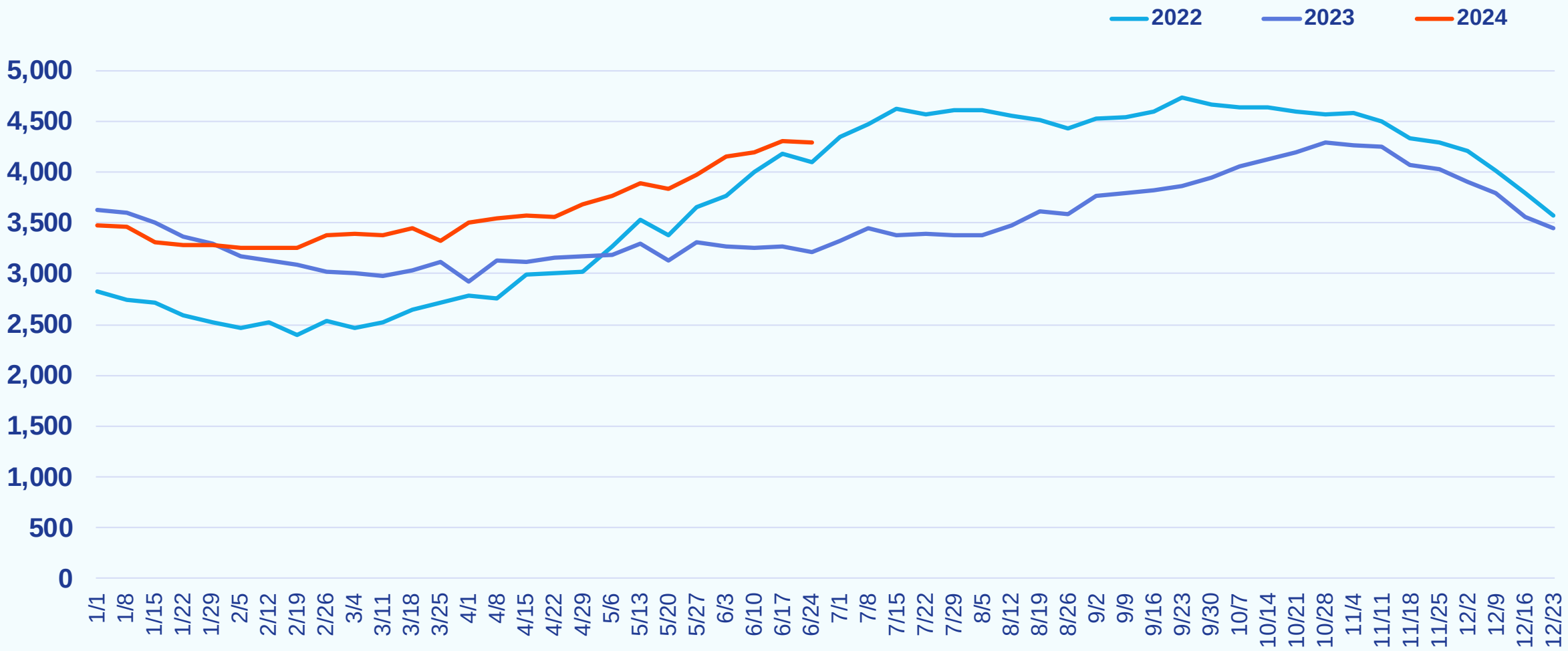
Weekly Median List Price

Week Ending June 30, 2024



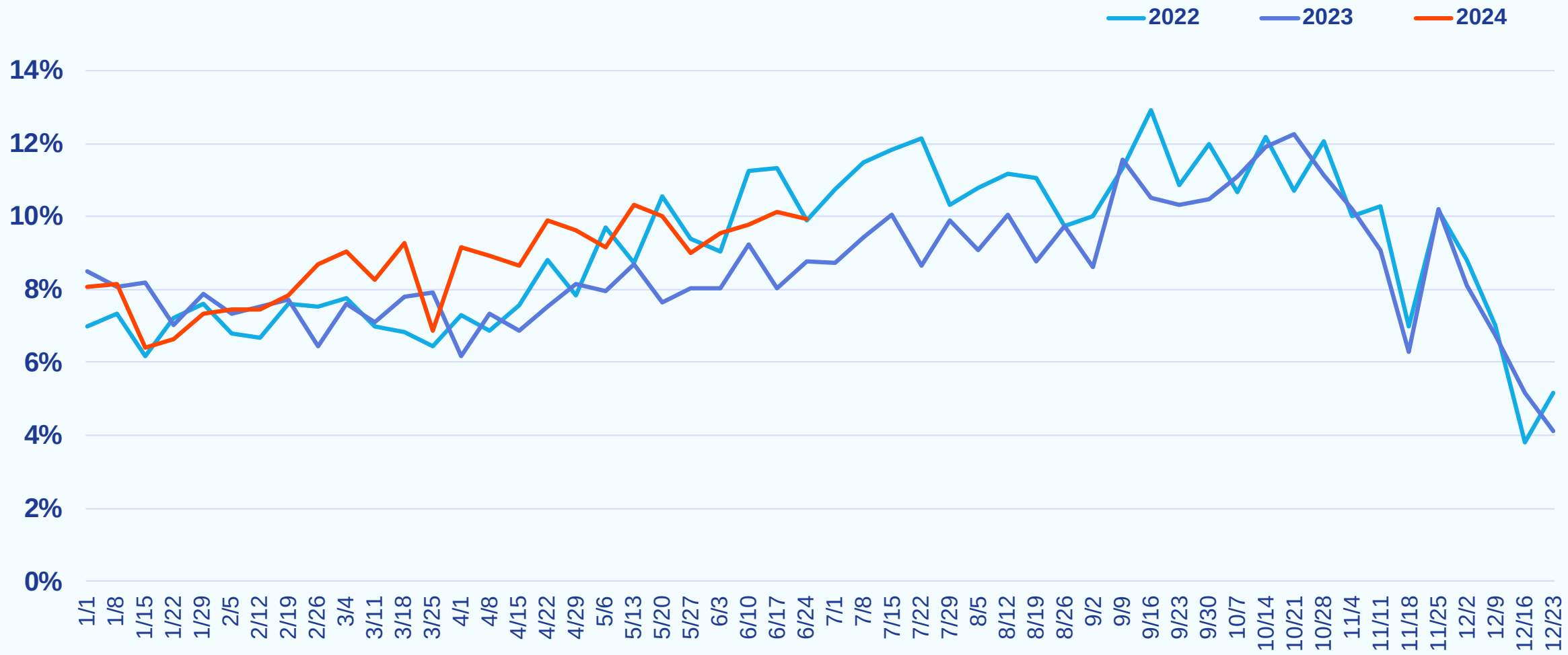
Weekly Active Listings

Week Ending June 30, 2024



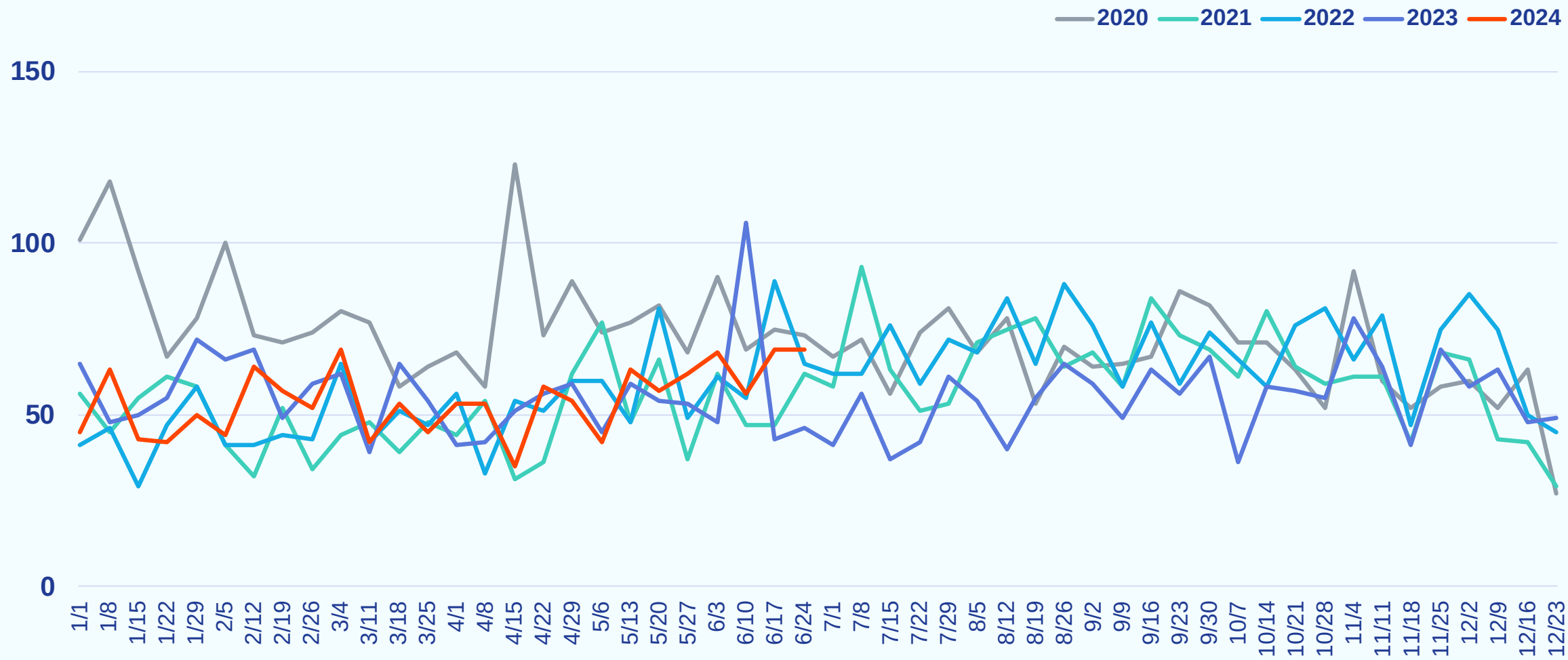
Weekly % Active Listings with Price Decrease

Week Ending June 30, 2024



Weekly Canceled Listings

Week Ending June 30, 2024



Washington, D.C. Metro

Weekly Snapshot

Week Ending June 30, 2024

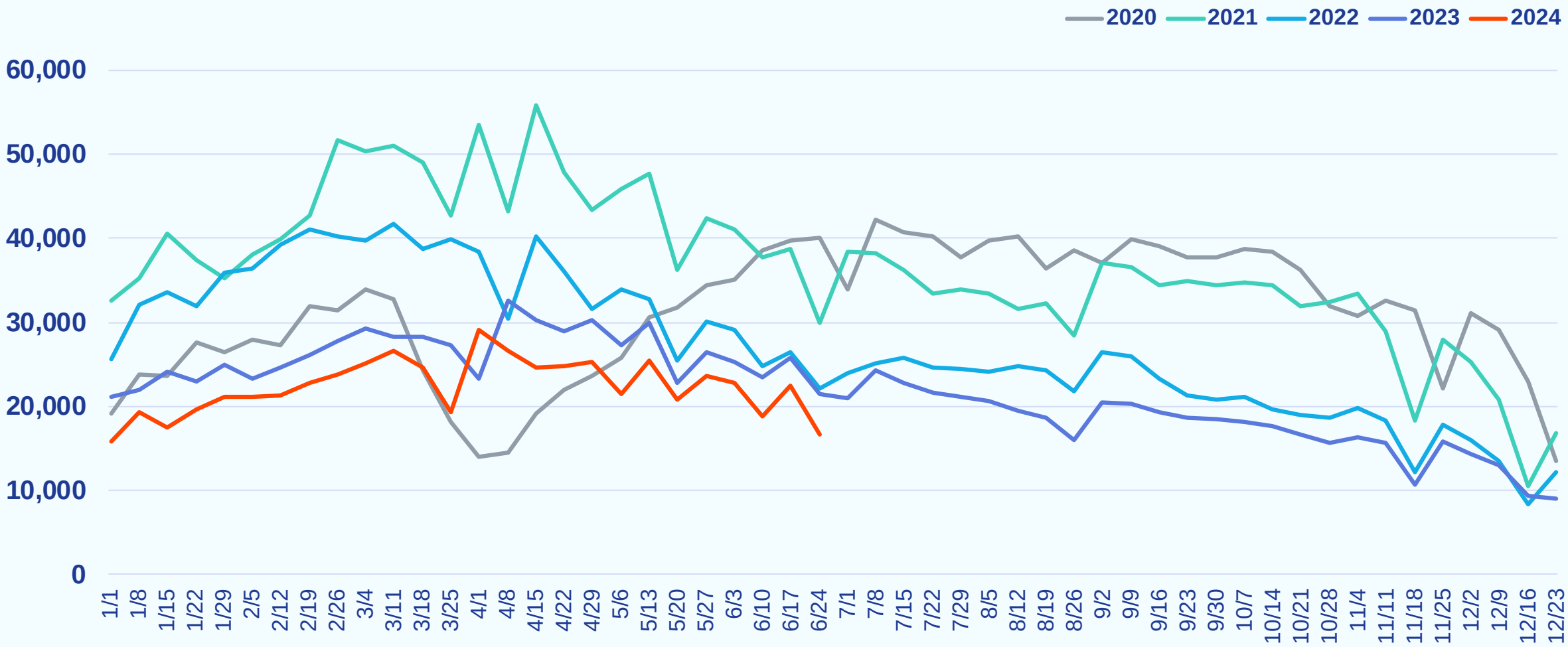
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	16,628	-22.2%	-26.0%
New Purchase Contracts	1,473	-3.0%	+2.5%
Median Time to Contract	20 days	+1 day	+1 day
New Listings	1,333	+15.3%	-10.4%
Median List Price	$579,999	+3.1%	-6.5%
Active Listings	7,055	+38.6%	-0.7%
% Active Listings with Price Decrease	8.3%	+1.2 pp	-0.4 pp
Canceled Listings	149	+29.6%	+12.0%

pp = percentage point



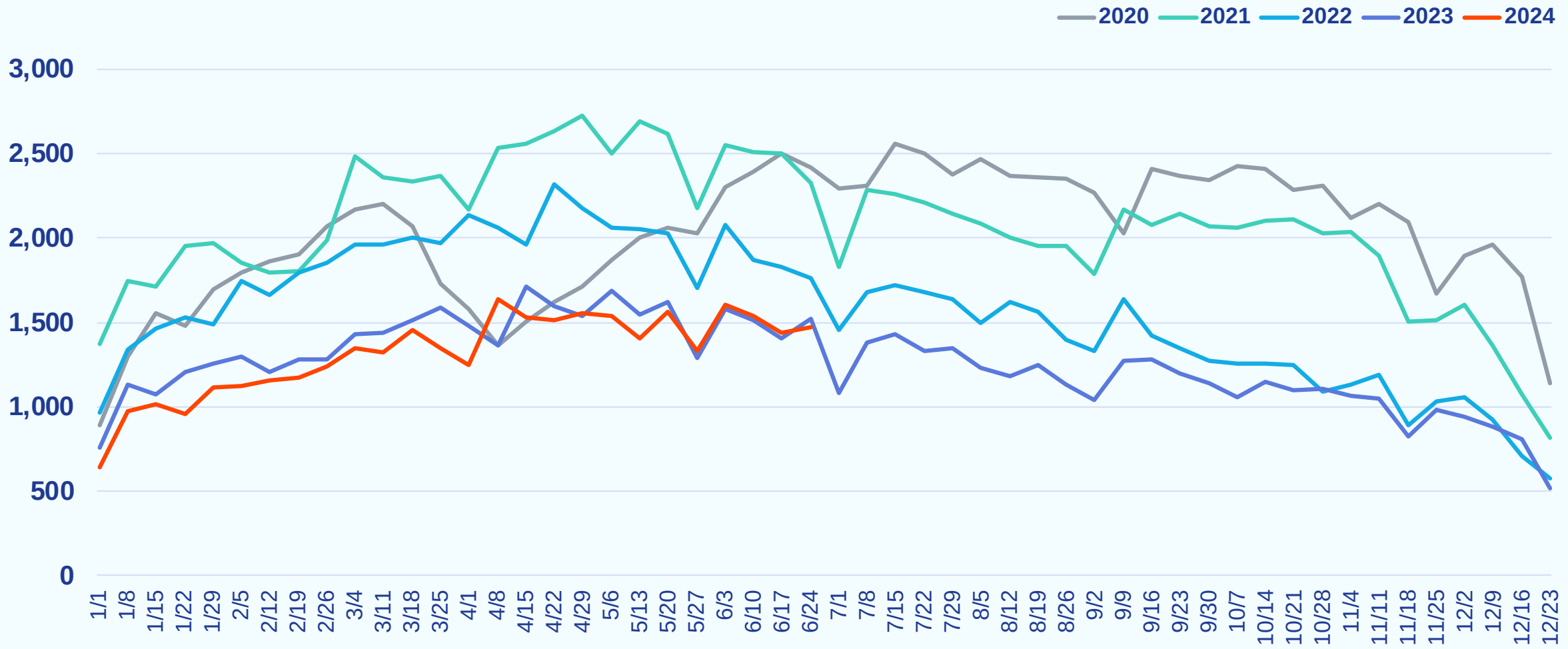
Weekly Showings

Week Ending June 30, 2024



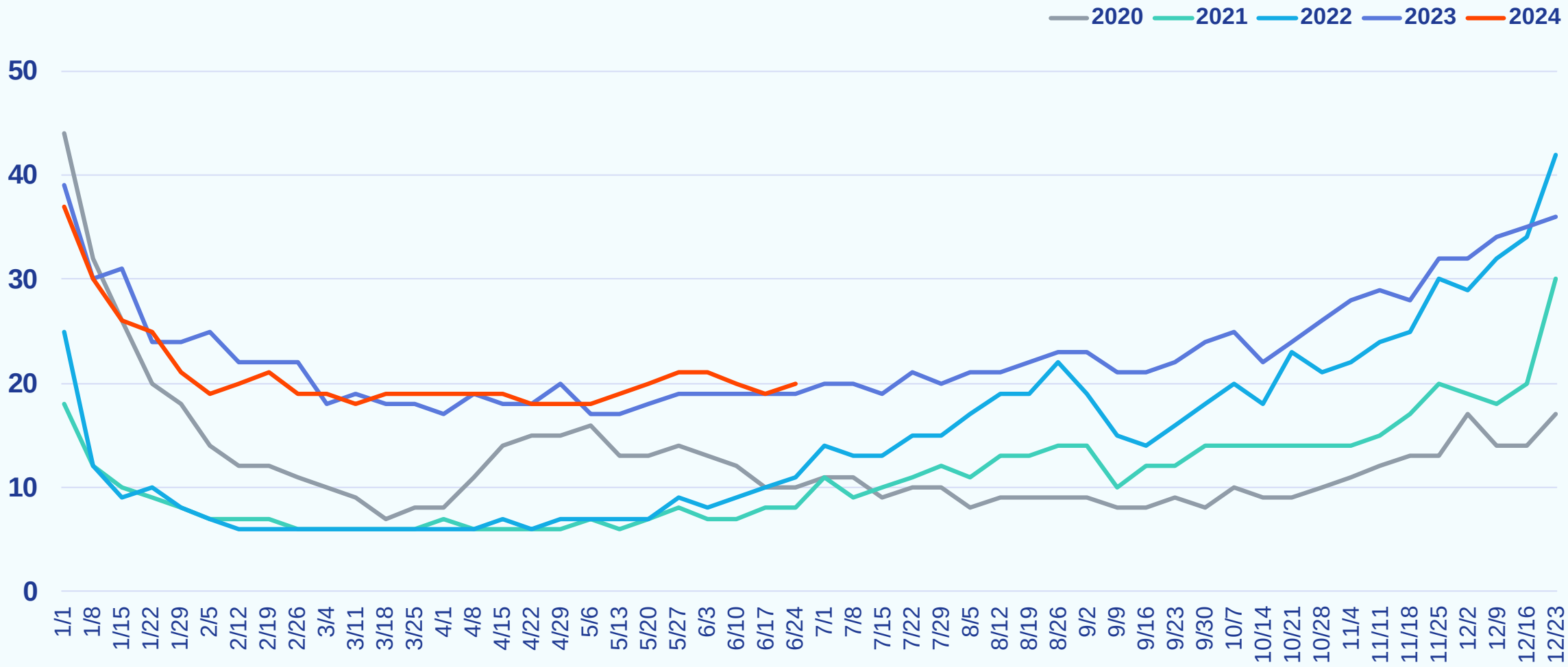
Weekly New Purchase Contracts

Week Ending June 30, 2024



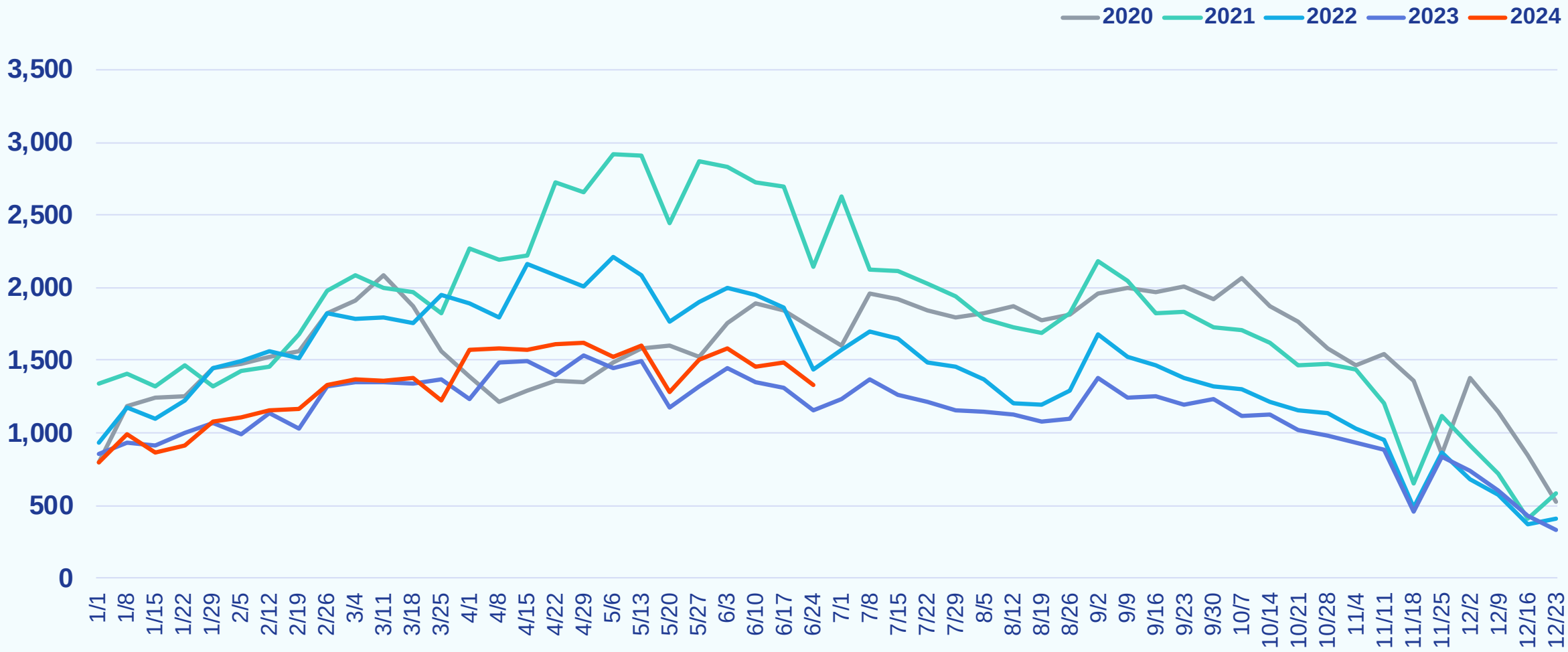
Weekly Median Time to Contract

Week Ending June 30, 2024



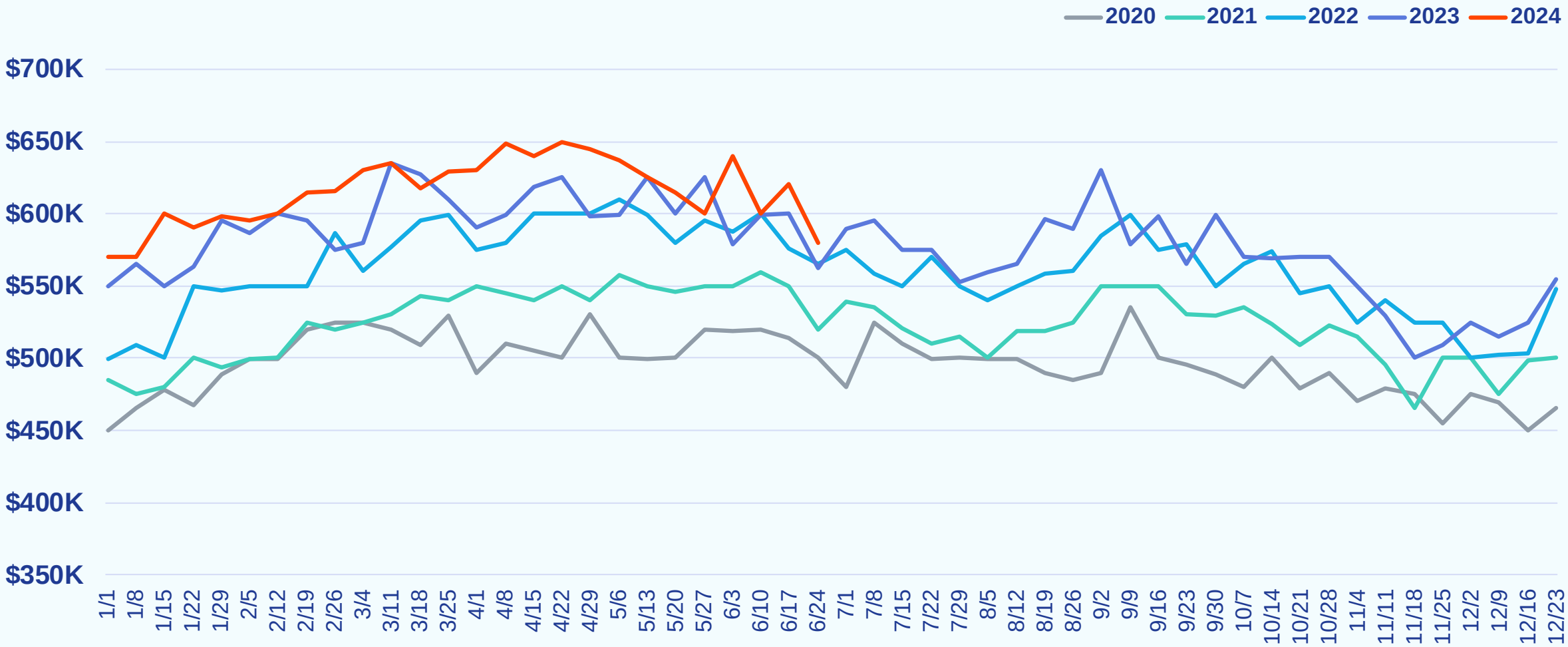
Weekly New Listings

Week Ending June 30, 2024



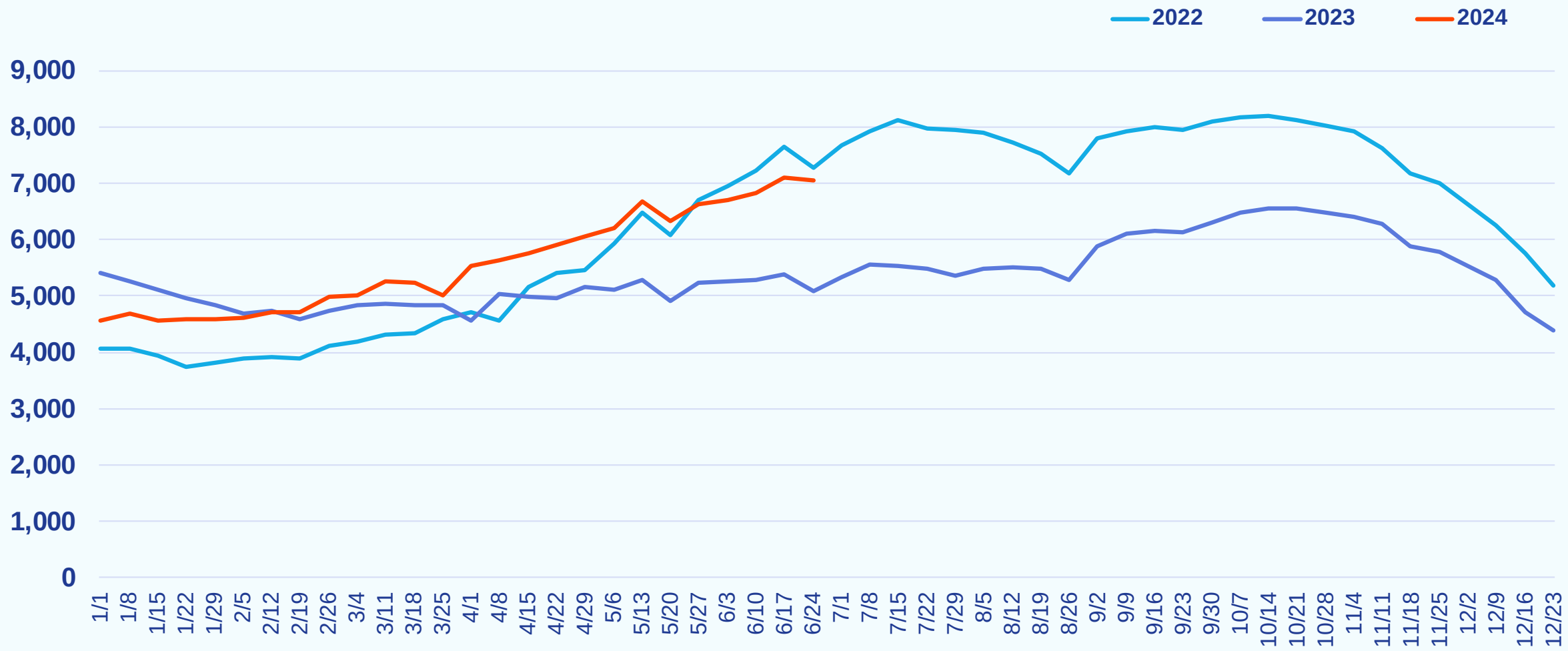
Weekly Median List Price

Week Ending June 30, 2024



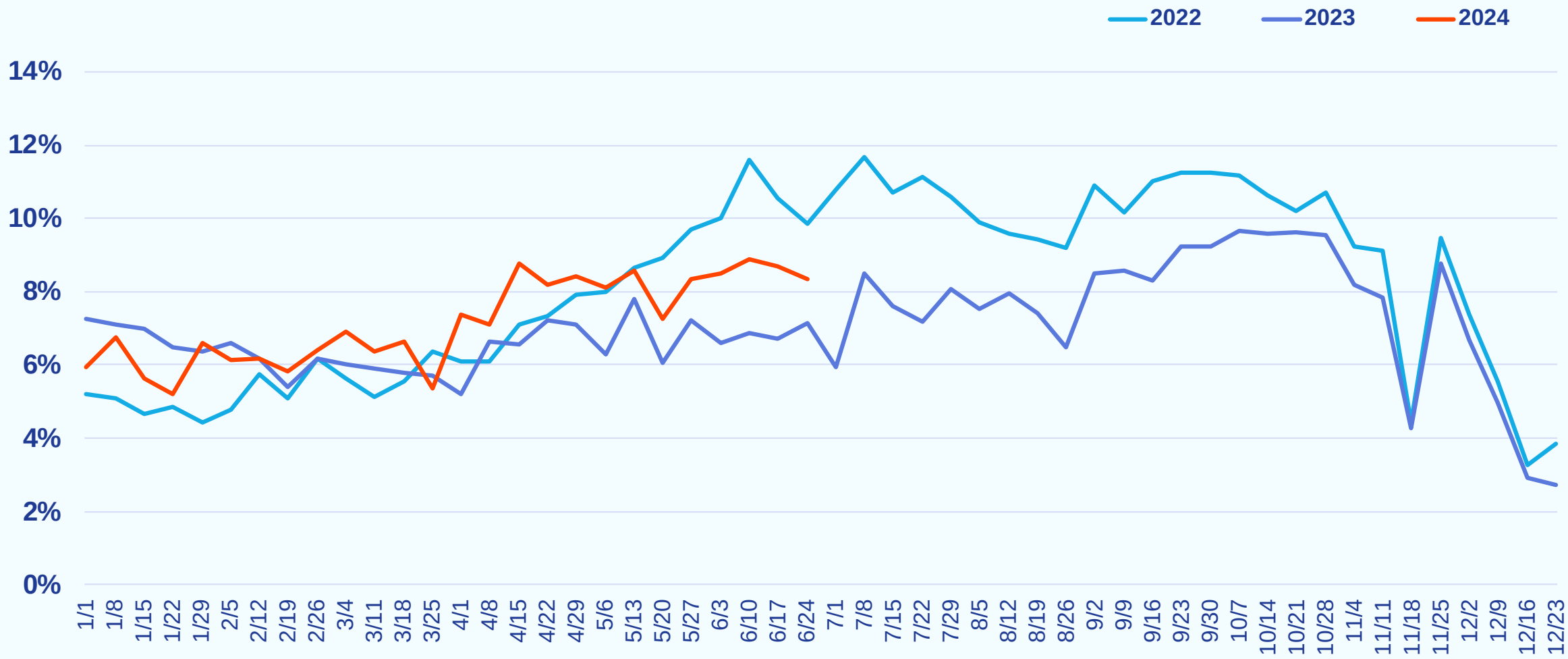
Weekly Active Listings

Week Ending June 30, 2024



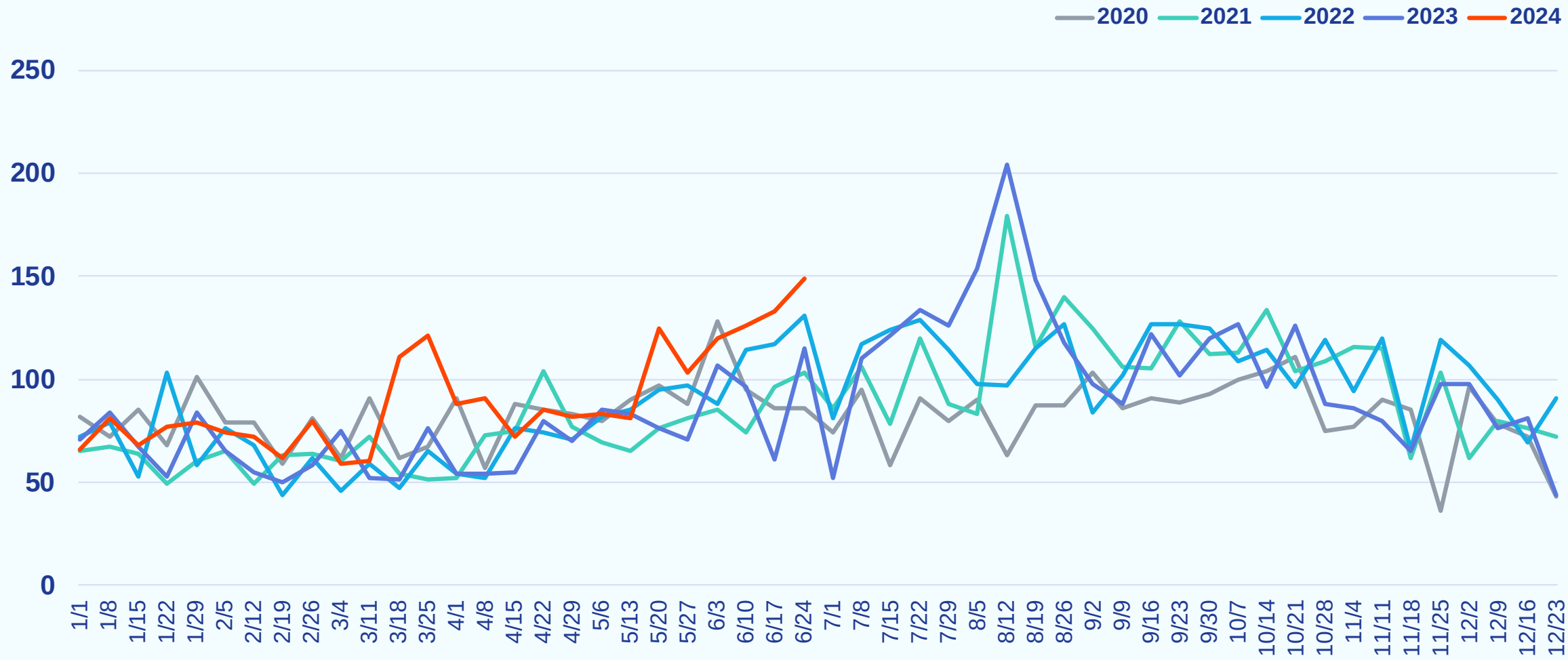
Weekly % Active Listings with Price Decrease

Week Ending June 30, 2024



Weekly Canceled Listings

Week Ending June 30, 2024



Central Pennsylvania

CENTRAL PENNSYLVANIA

Weekly Snapshot

Week Ending June 30, 2024

		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	7,407	-10.4%	-11.8%
New Purchase Contracts	676	+9.2%	+13.2%
Median Time to Contract	13 days	+0 days	+0 days
New Listings	656	+12.1%	-7.1%
Median List Price	$299,900	+9.1%	+0.0%
Active Listings	3,087	+23.1%	+0.9%
% Active Listings with Price Decrease	8.2%	+1.3 pp	-0.2 pp
Canceled Listings	32	+60.0%	+10.3%

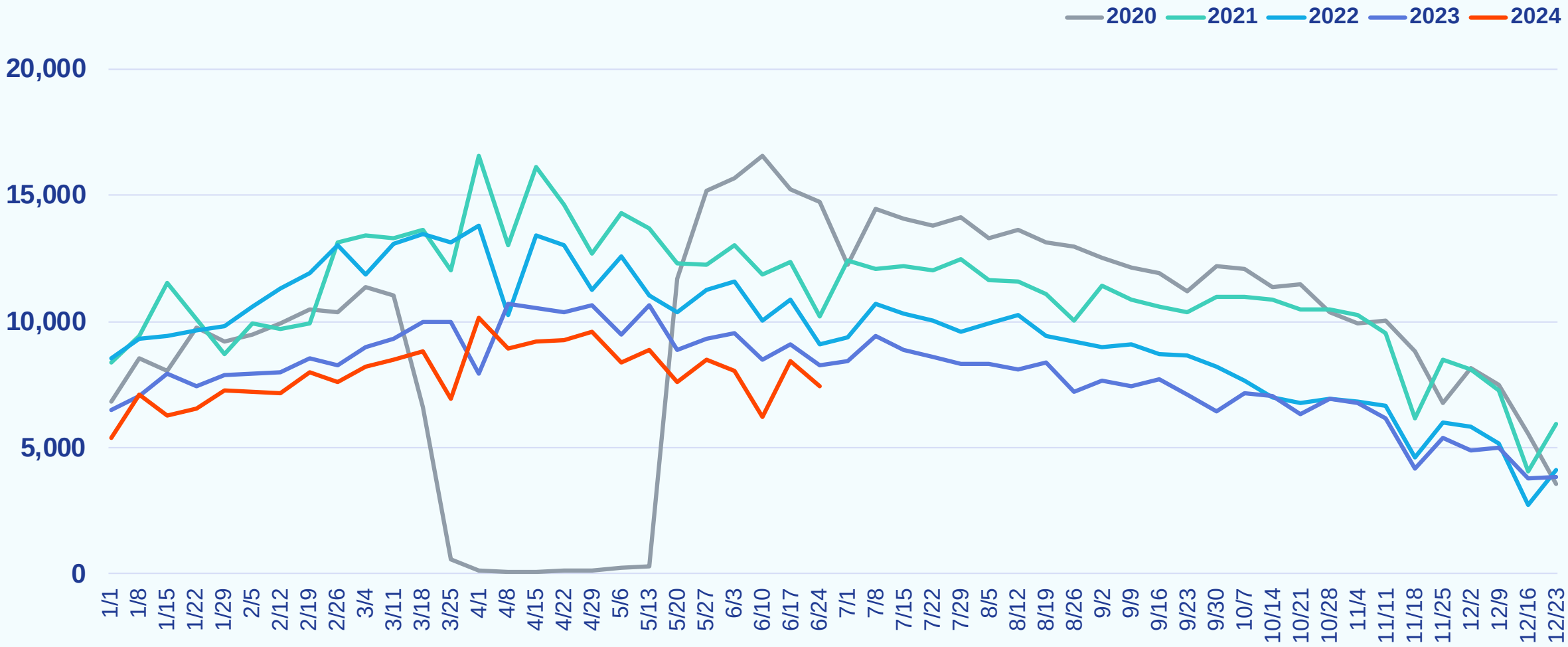
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CENTRAL PENNSYLVANIA

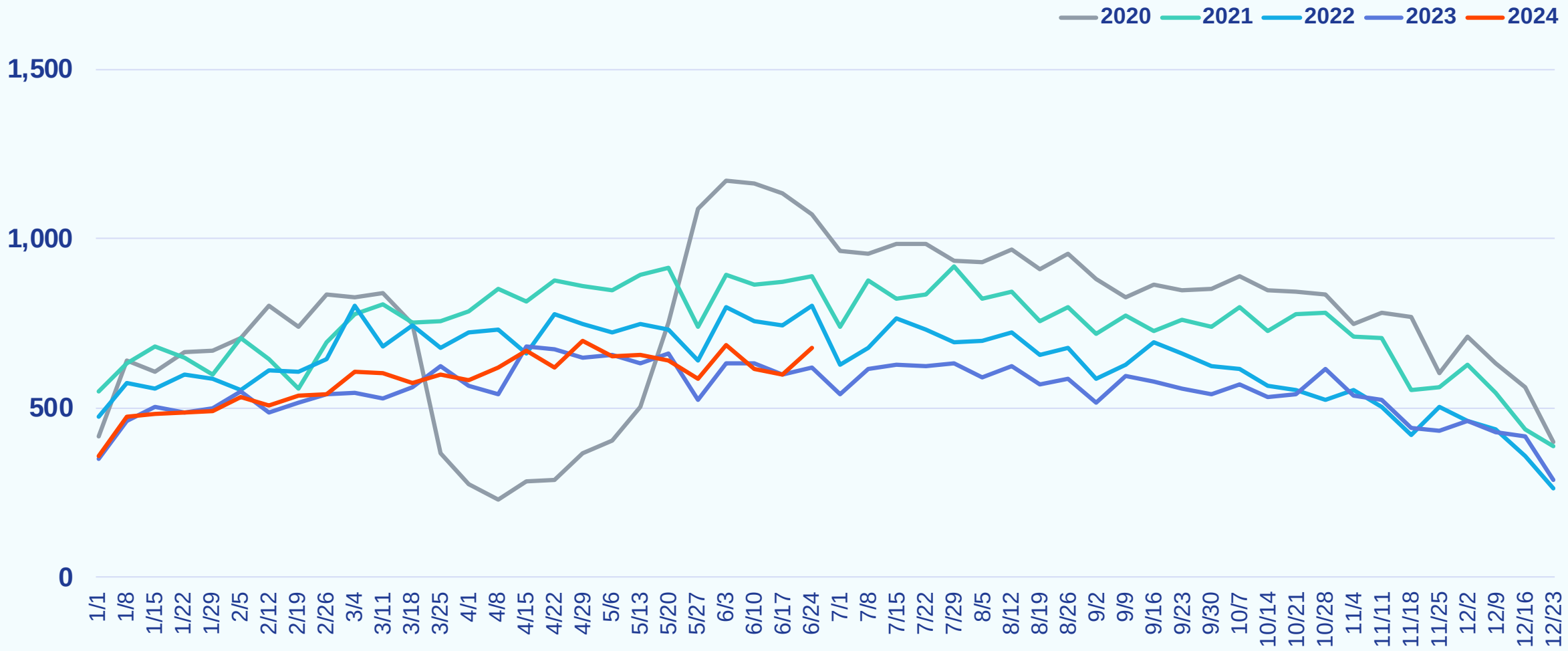
Weekly Showings

Week Ending June 30, 2024



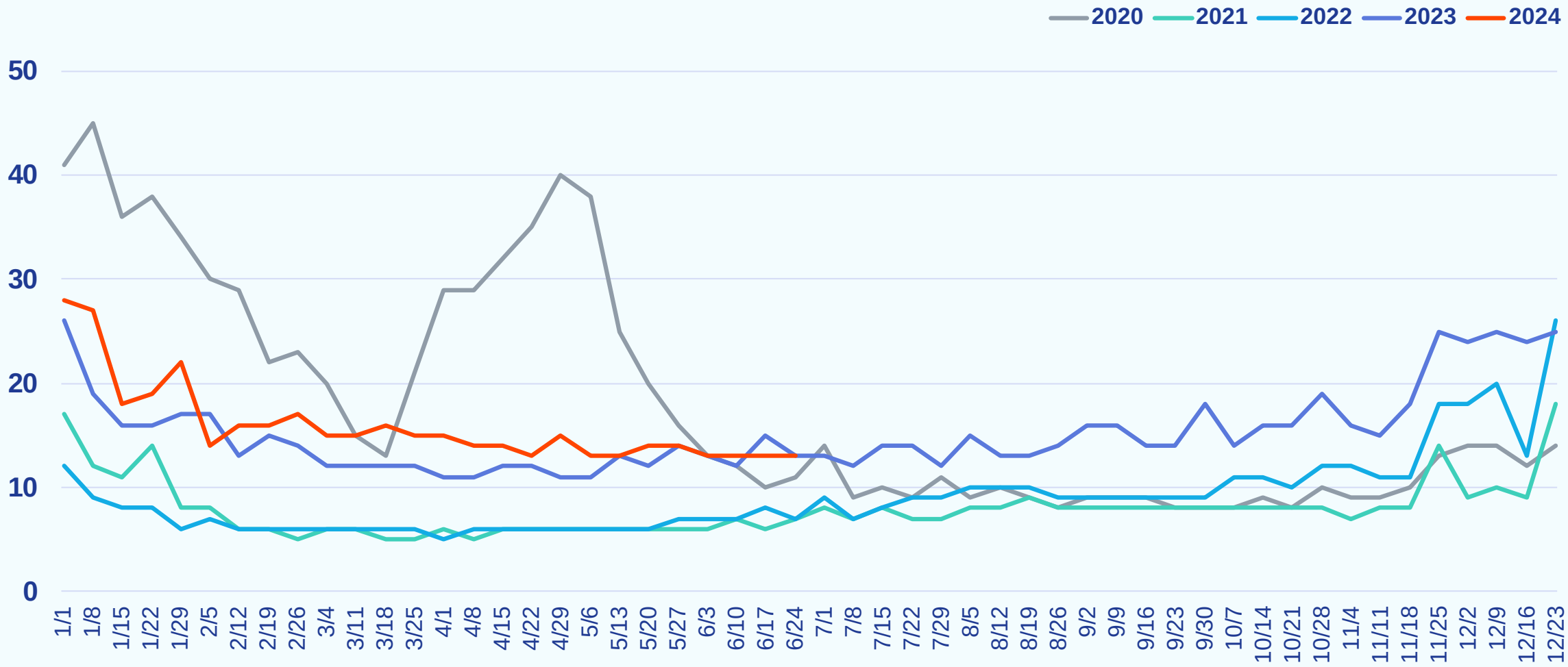
Weekly New Purchase Contracts

Week Ending June 30, 2024



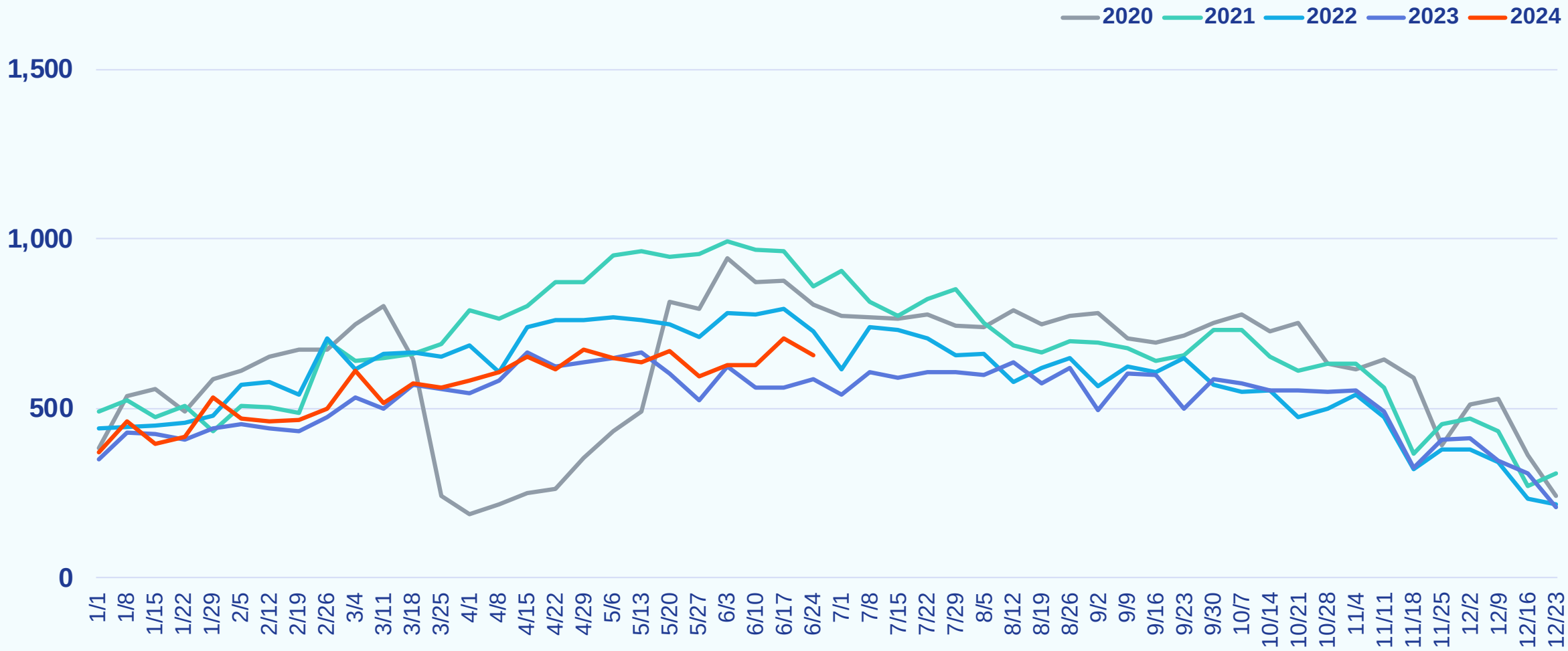
Weekly Median Time to Contract

Week Ending June 30, 2024



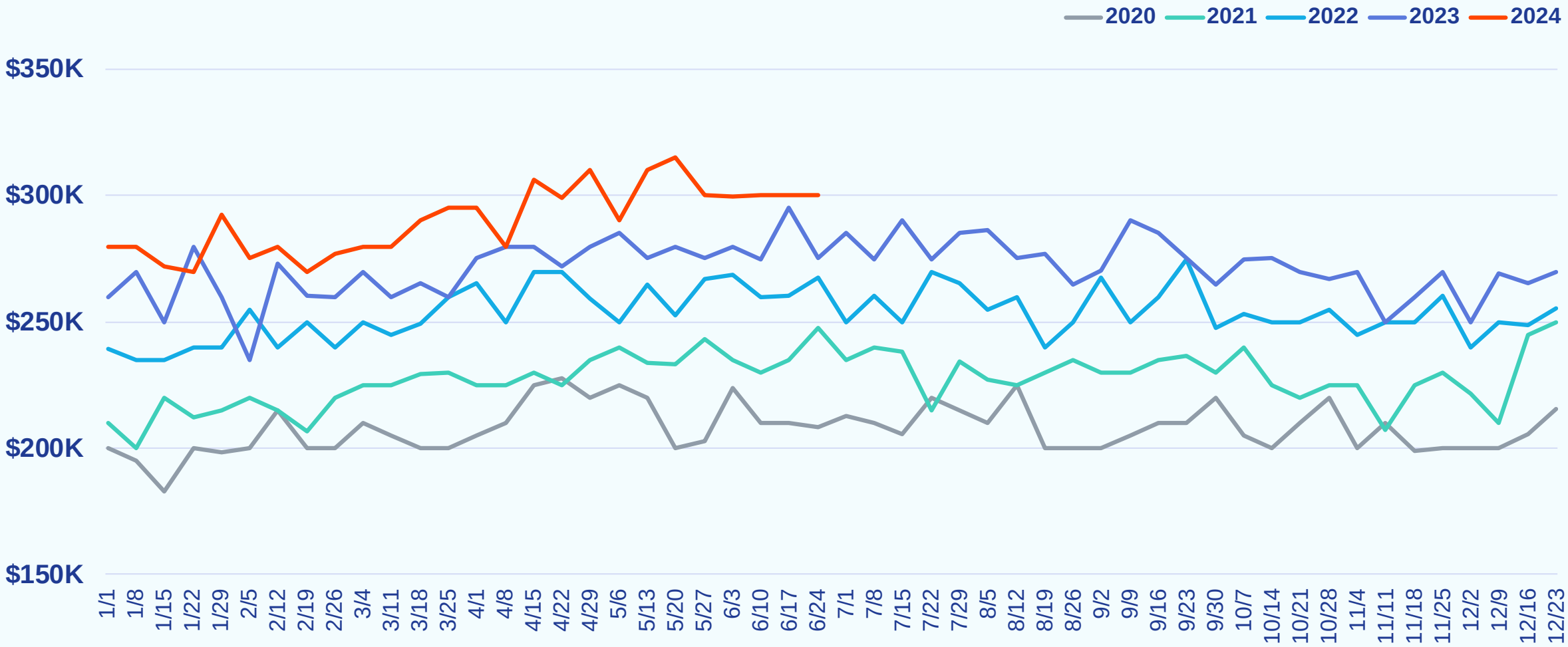
Weekly New Listings

Week Ending June 30, 2024



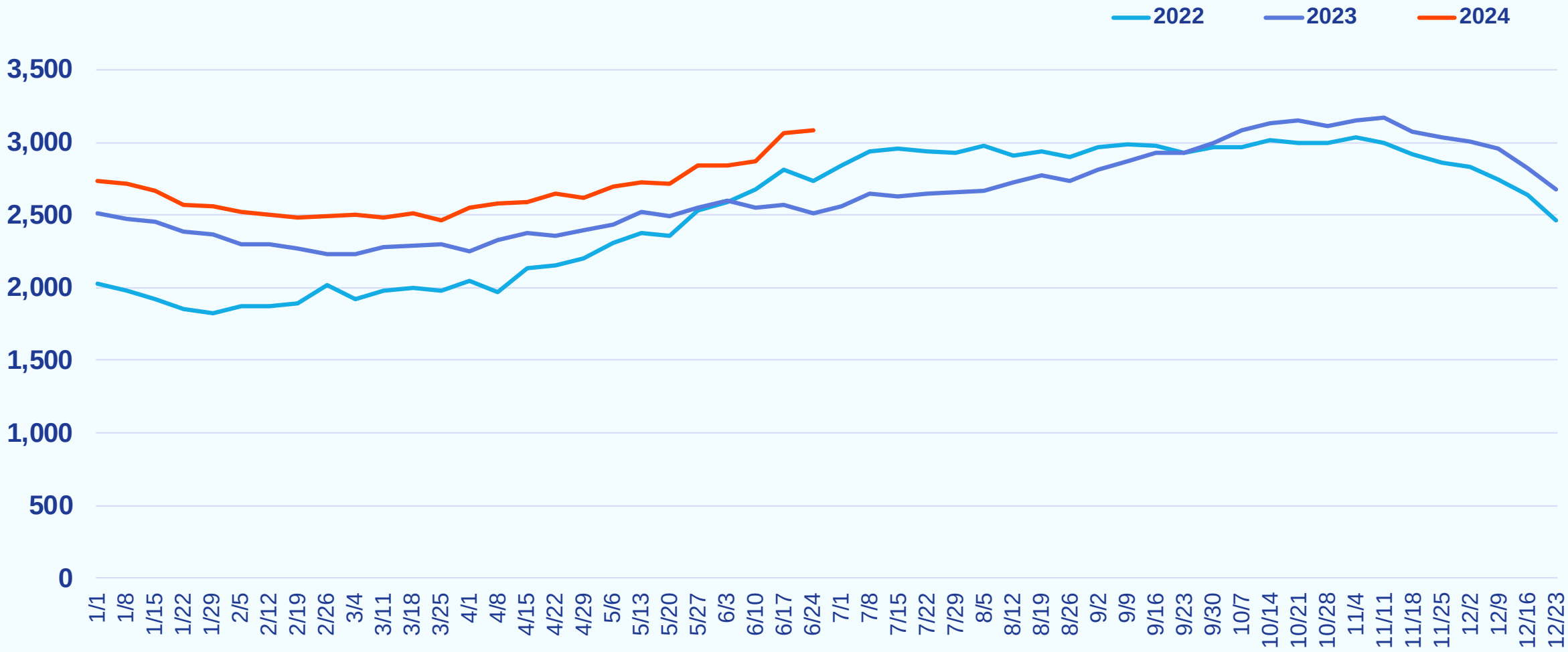
Weekly Median List Price

Week Ending June 30, 2024



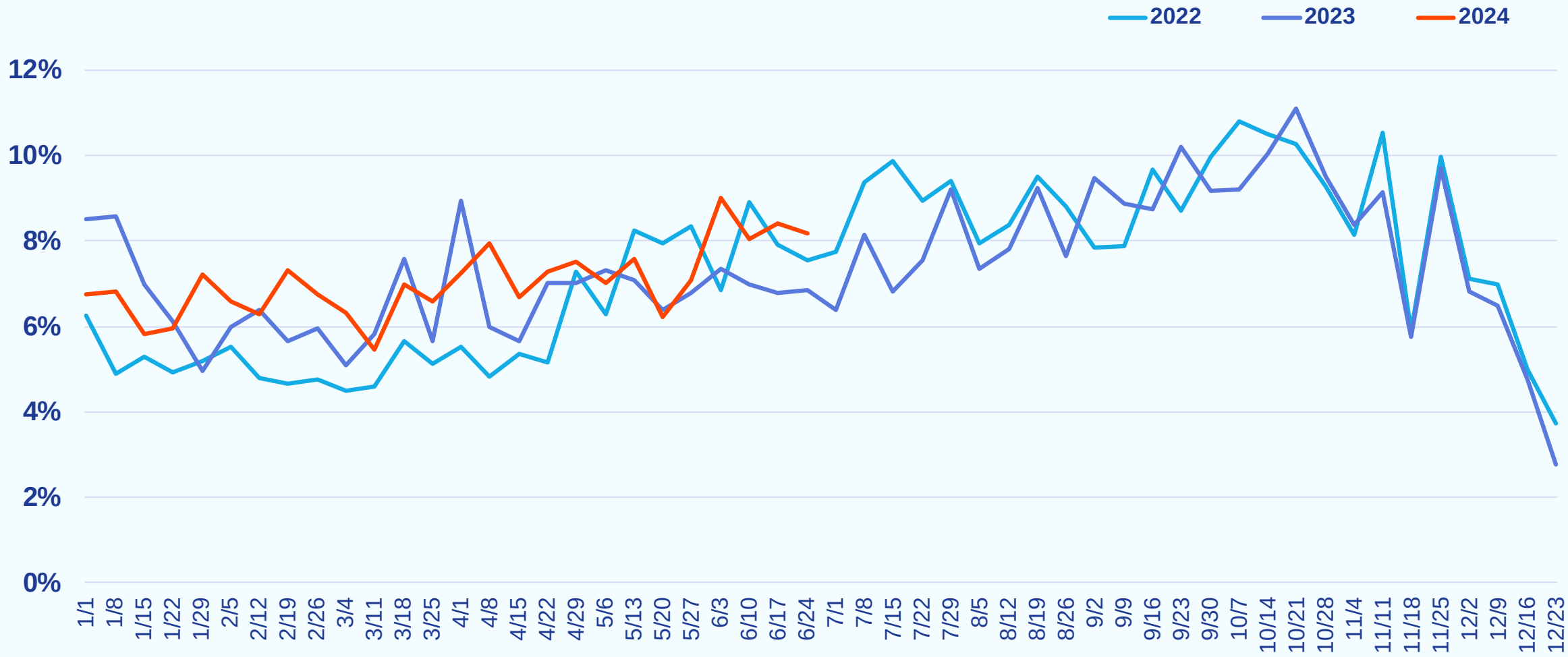
Weekly Active Listings

Week Ending June 30, 2024



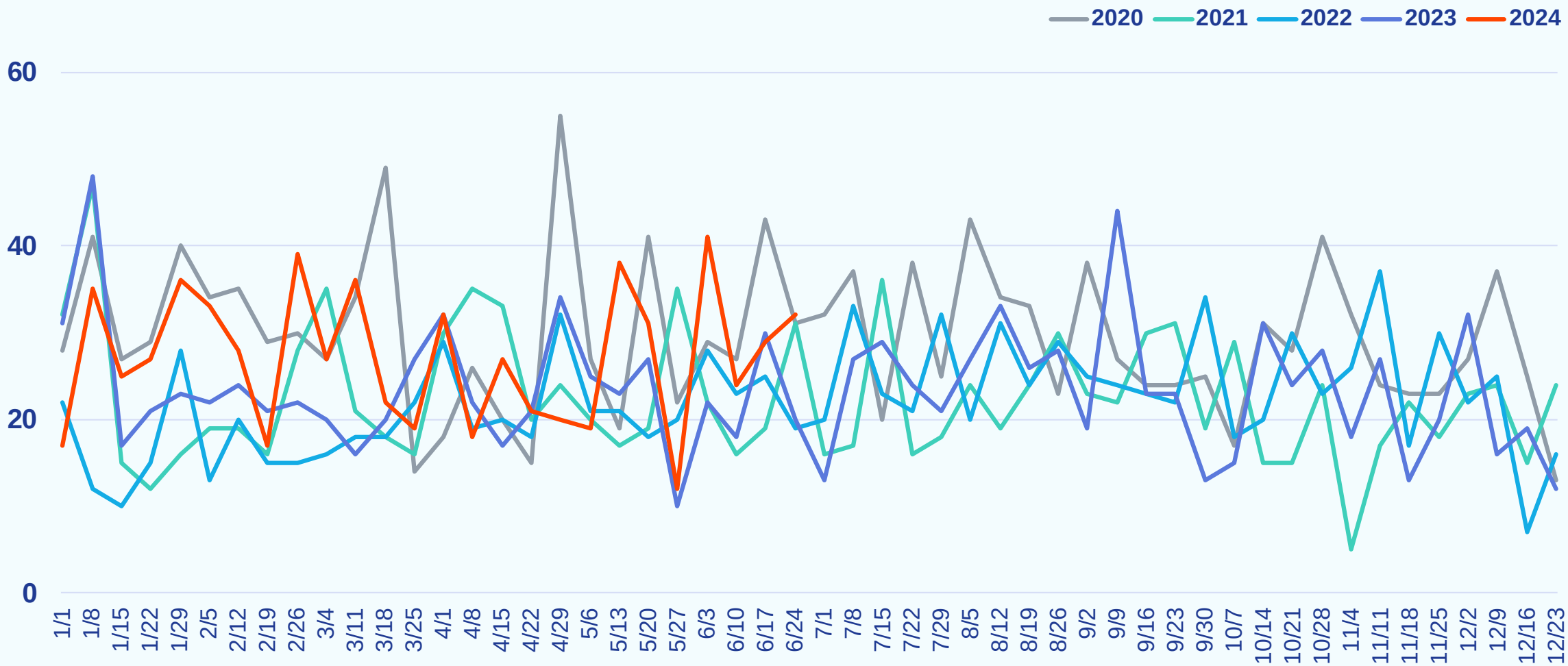
Weekly % Active Listings with Price Decrease

Week Ending June 30, 2024



Weekly Canceled Listings

Week Ending June 30, 2024



MD/WV Panhandle

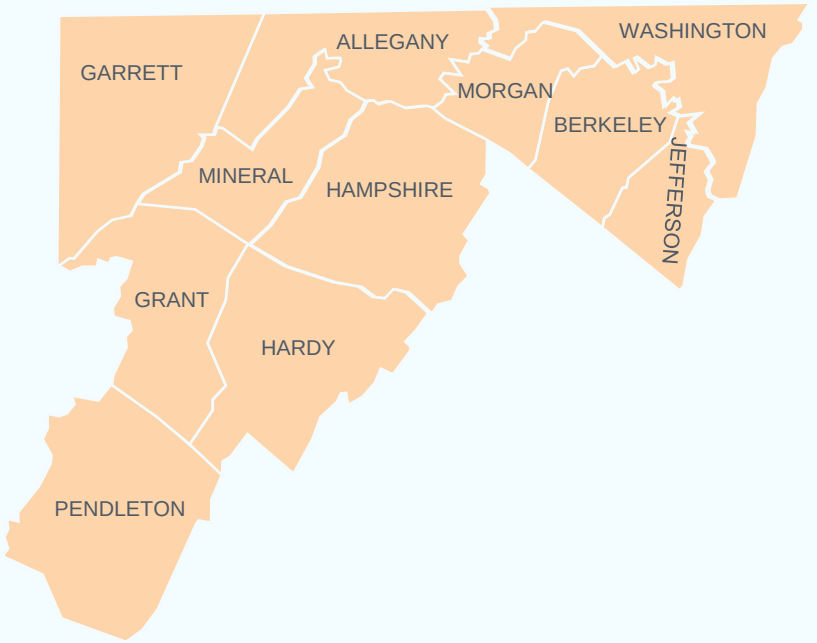
MD/WV Panhandle

Weekly Snapshot

Week Ending June 30, 2024

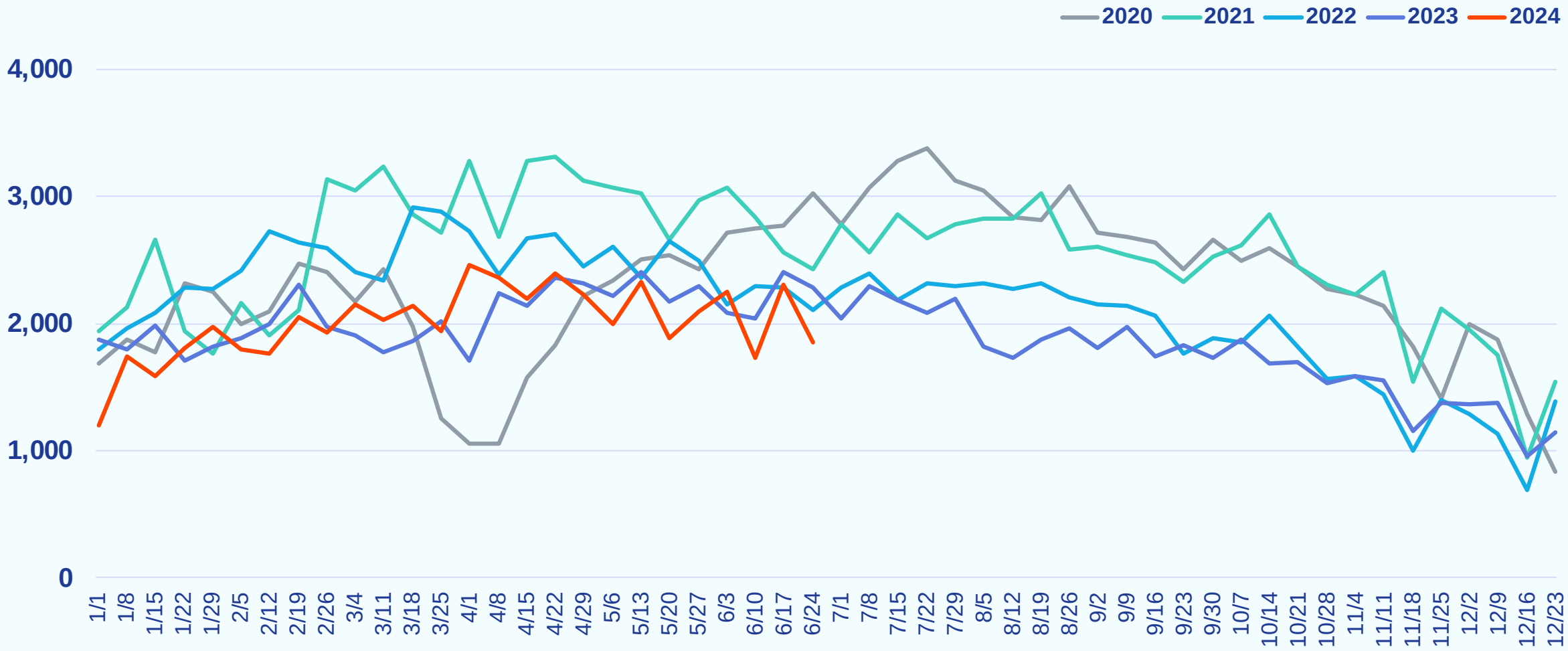
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	1,853	-18.9%	-19.5%
New Purchase Contracts	212	+6.0%	+1.0%
Median Time to Contract	23 days	+0 days	+0 days
New Listings	212	+5.0%	+8.7%
Median List Price	$329,445	+11.5%	+3.0%
Active Listings	1,360	+18.1%	+0.4%
% Active Listings with Price Decrease	7.5%	-0.7 pp	-1.9 pp
Canceled Listings	19	+18.8%	-26.9%

pp = percentage point



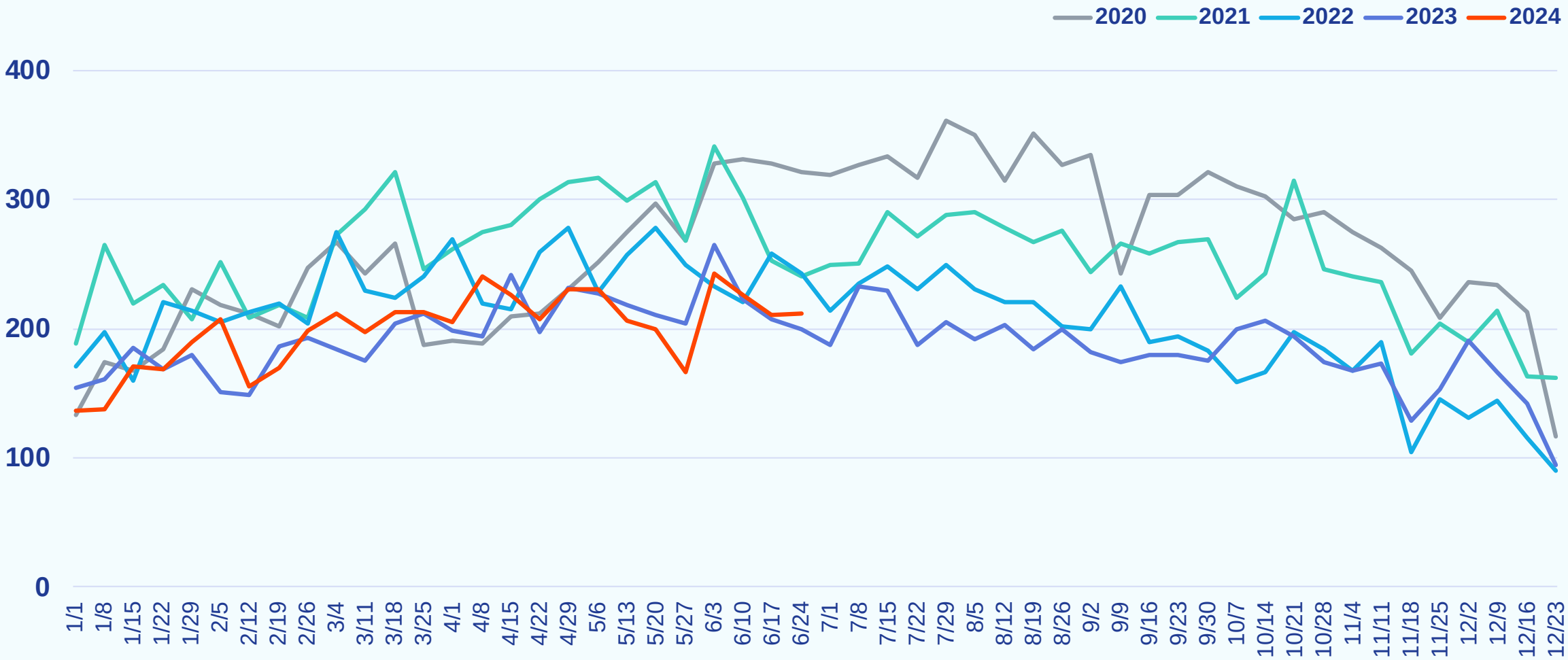
Weekly Showings

Week Ending June 30, 2024



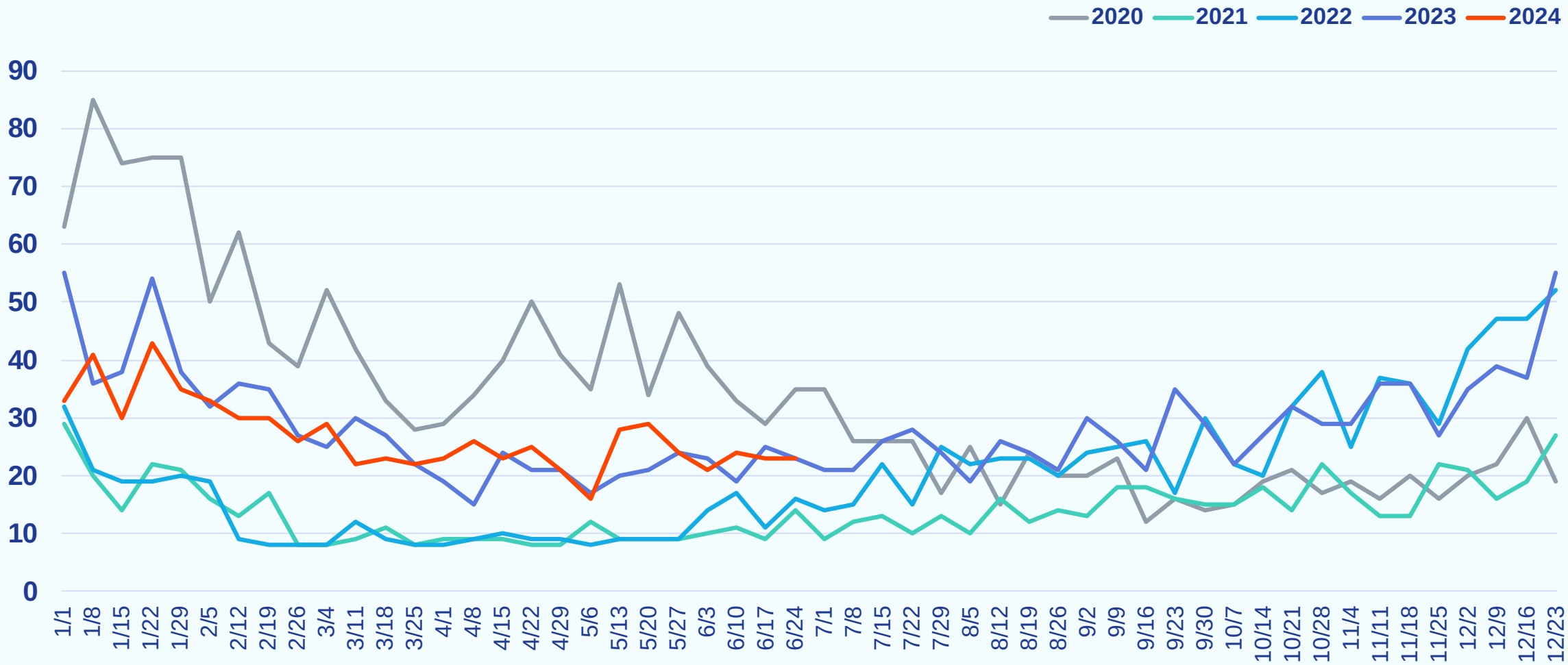
Weekly New Purchase Contracts

Week Ending June 30, 2024



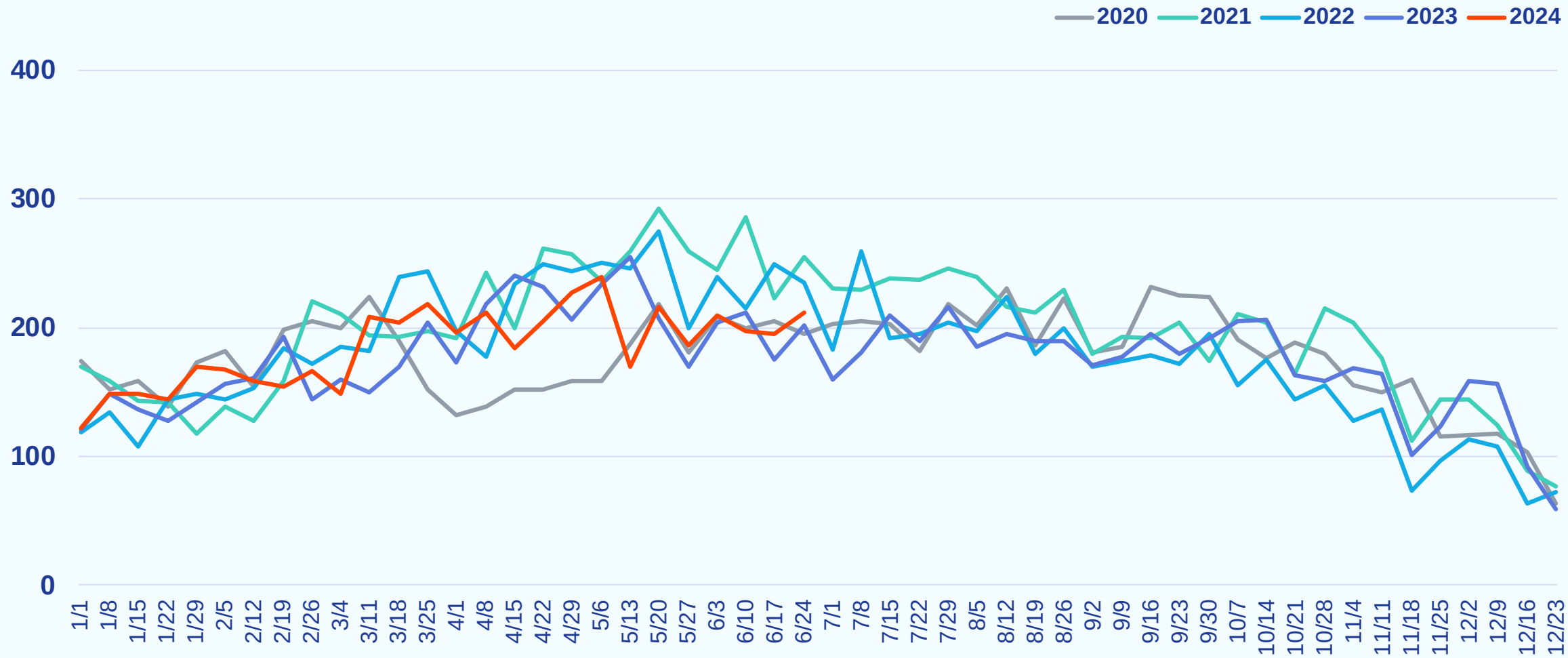
Weekly Median Time to Contract

Week Ending June 30, 2024



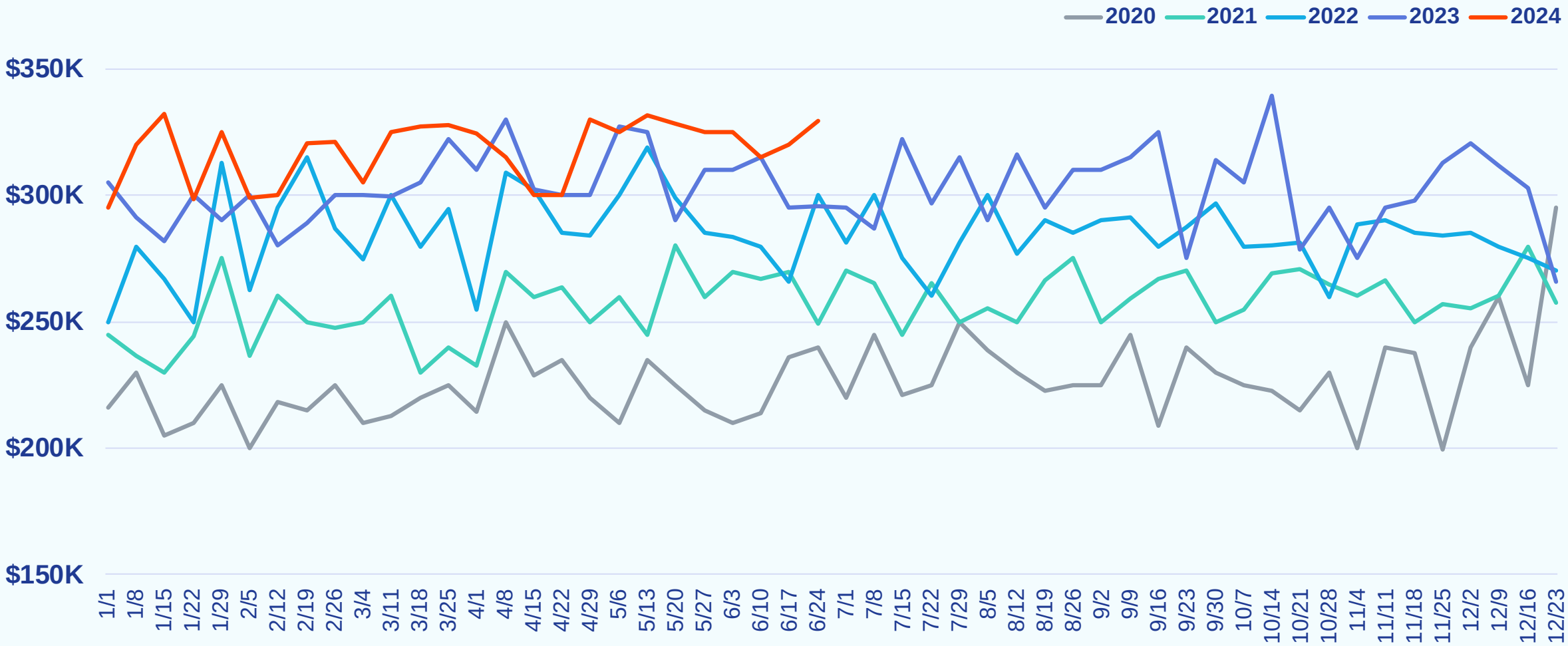
Weekly New Listings

Week Ending June 30, 2024



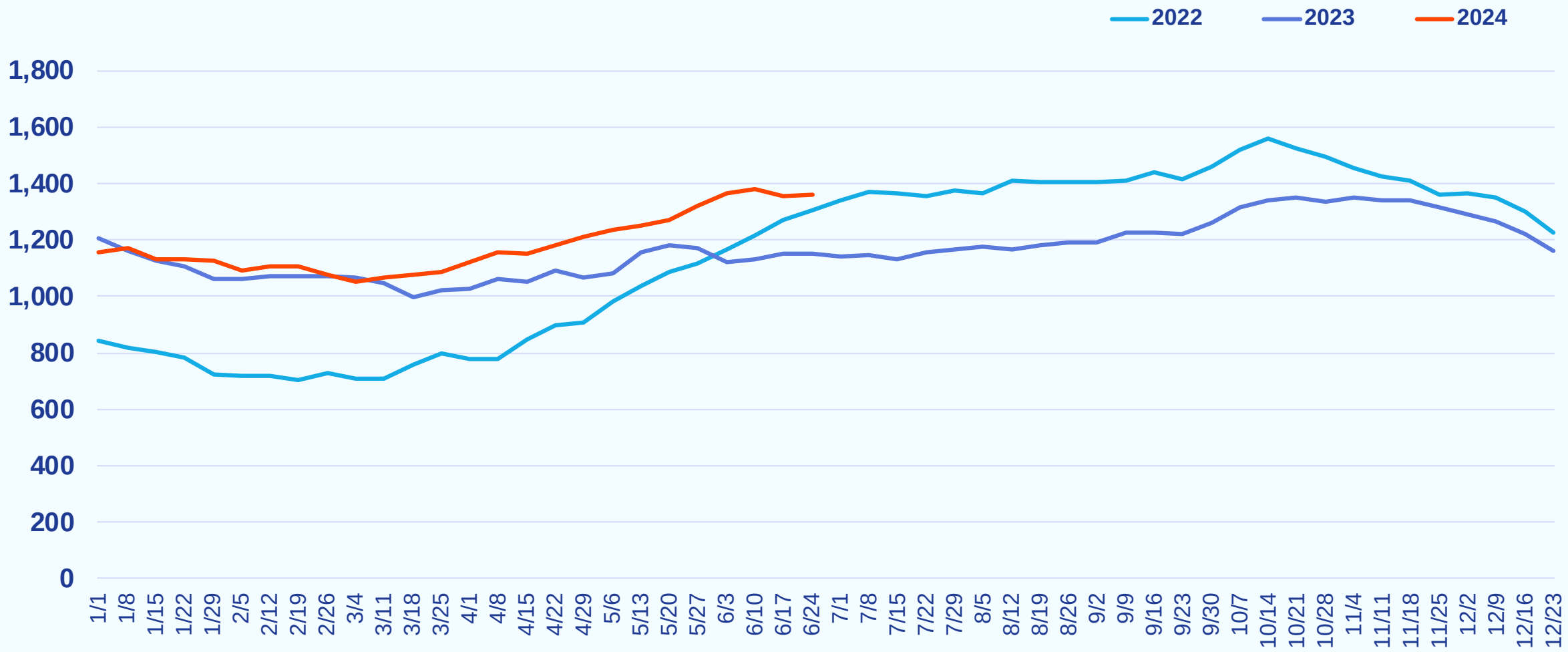
Weekly Median List Price

Week Ending June 30, 2024



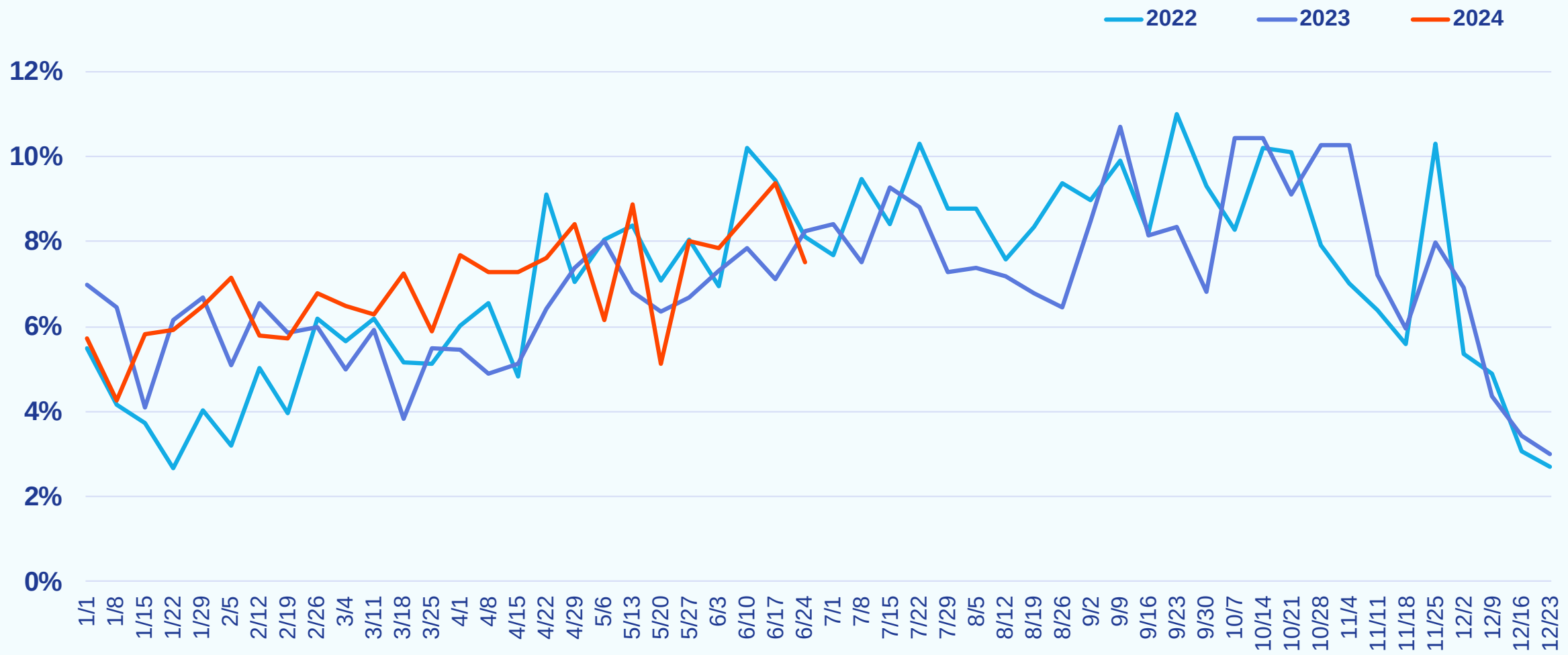
Weekly Active Listings

Week Ending June 30, 2024



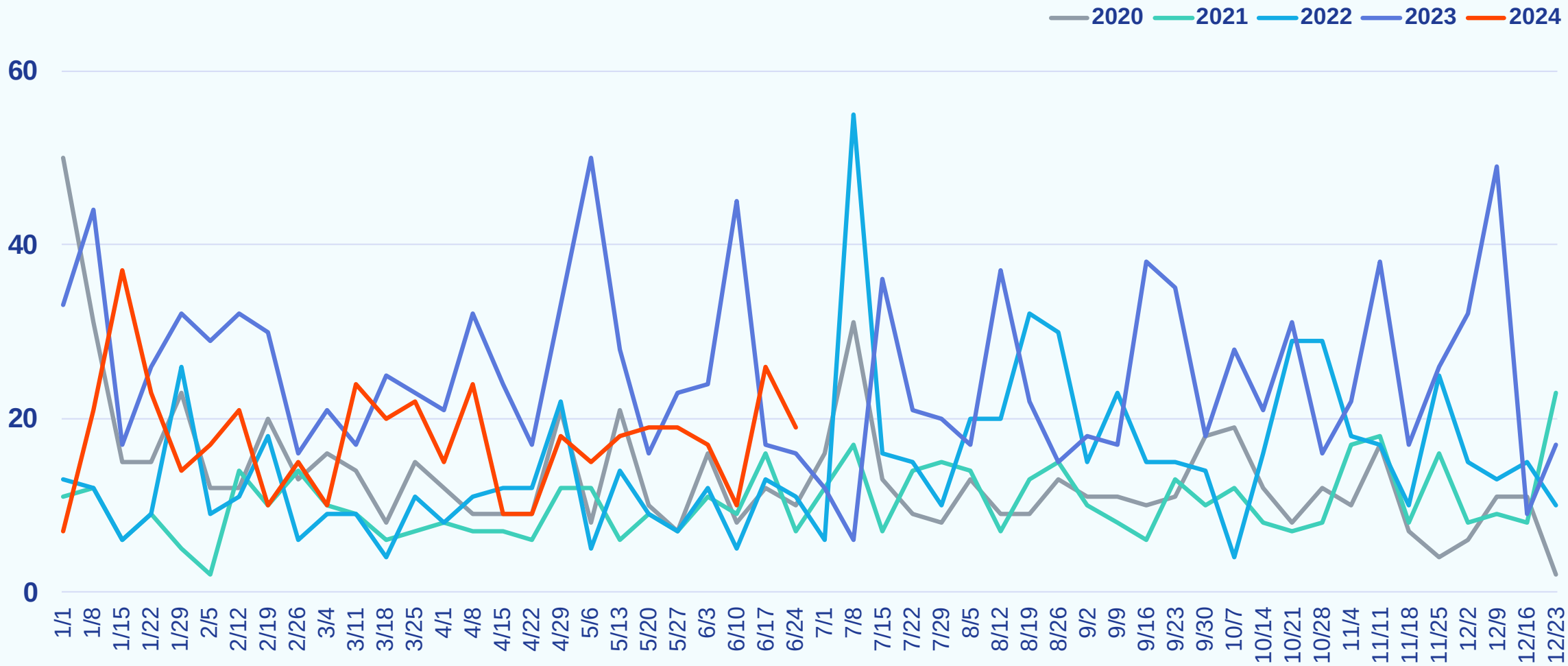
Weekly % Active Listings with Price Decrease

Week Ending June 30, 2024



Weekly Canceled Listings

Week Ending June 30, 2024



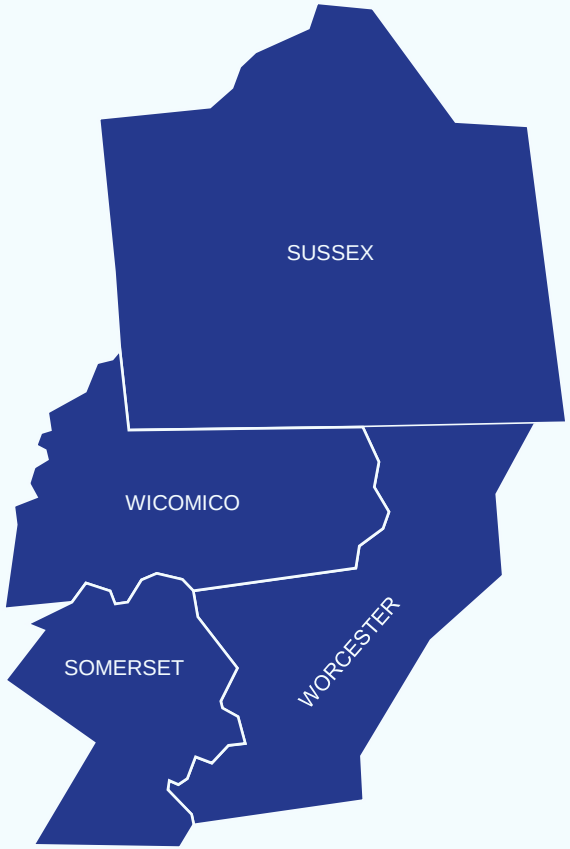
Del/Mar Coastal

Weekly Snapshot

Week Ending June 30, 2024

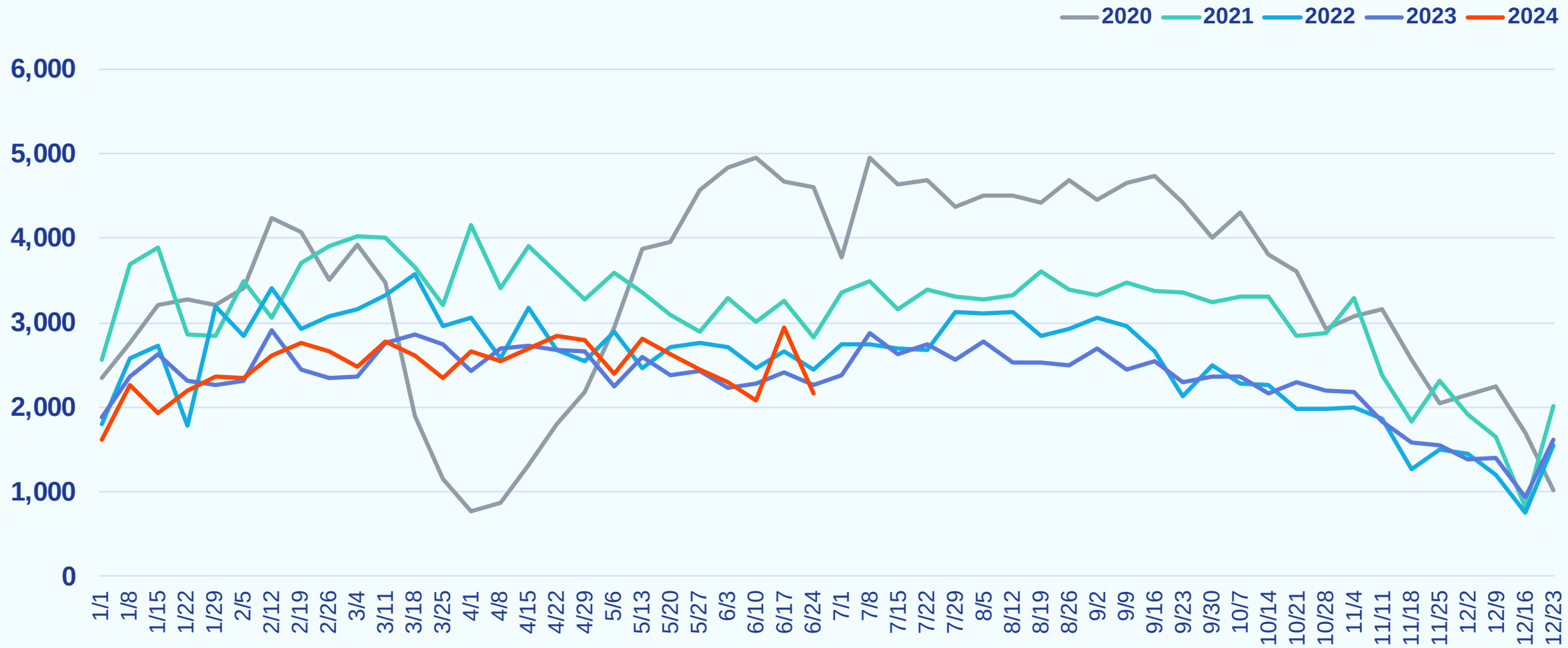
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	2,168	-4.2%	-26.3%
New Purchase Contracts	277	+18.9%	+10.8%
Median Time to Contract	26 days	-11 days	-11 days
New Listings	233	+5.4%	+5.0%
Median List Price	$409,990	-6.8%	-2.4%
Active Listings	2,582	+42.4%	-1.0%
% Active Listings with Price Decrease	8.1%	+1.0 pp	-0.3 pp
Canceled Listings	40	+110.5%	+66.7%

pp = percentage point



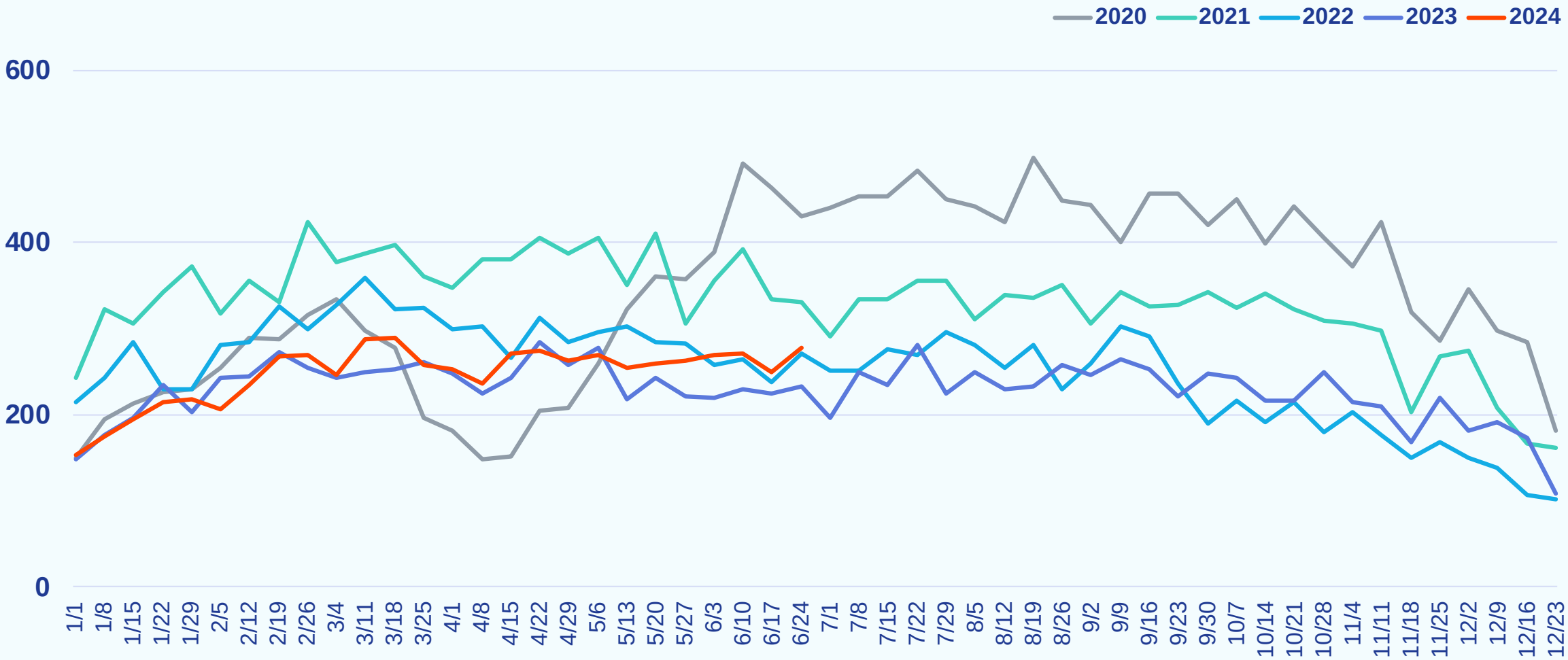
Weekly Showings

Week Ending June 30, 2024



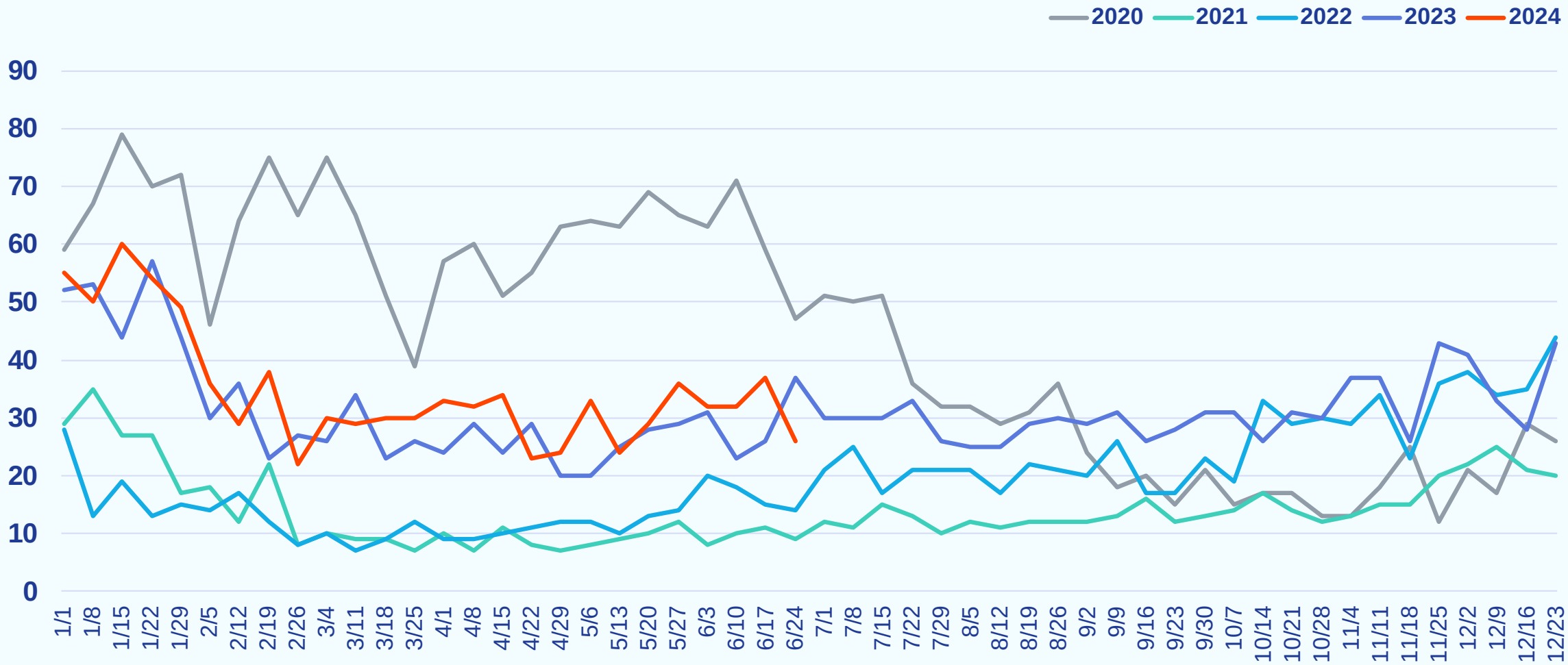
Weekly New Purchase Contracts

Week Ending June 30, 2024



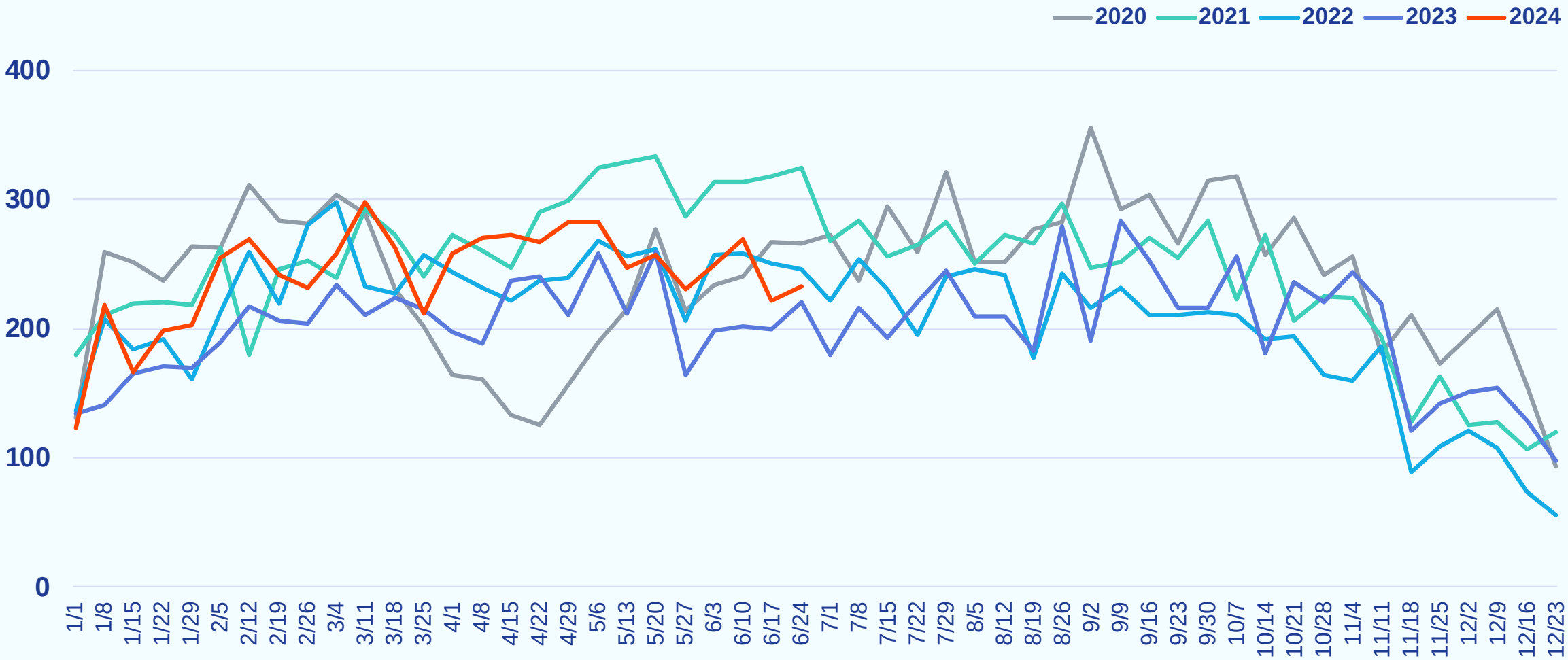
Weekly Median Time to Contract

Week Ending June 30, 2024



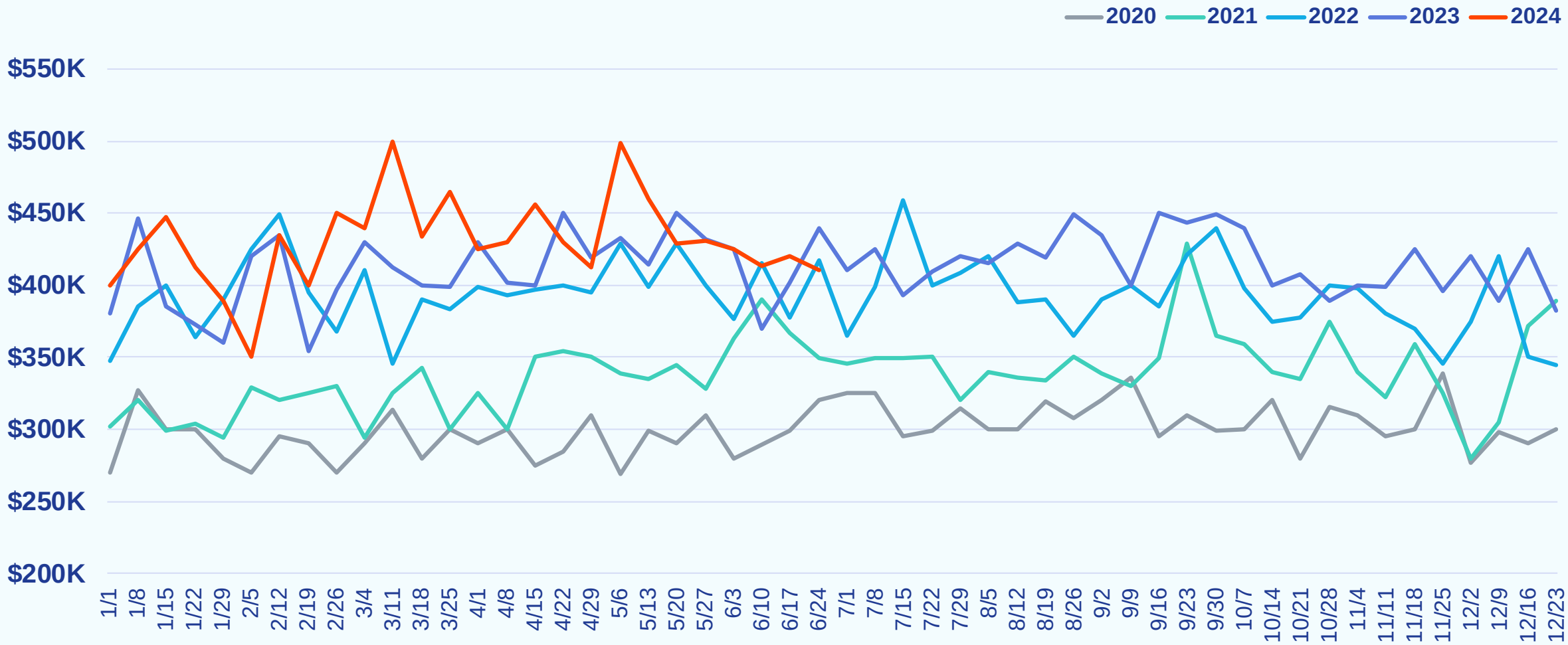
Weekly New Listings

Week Ending June 30, 2024



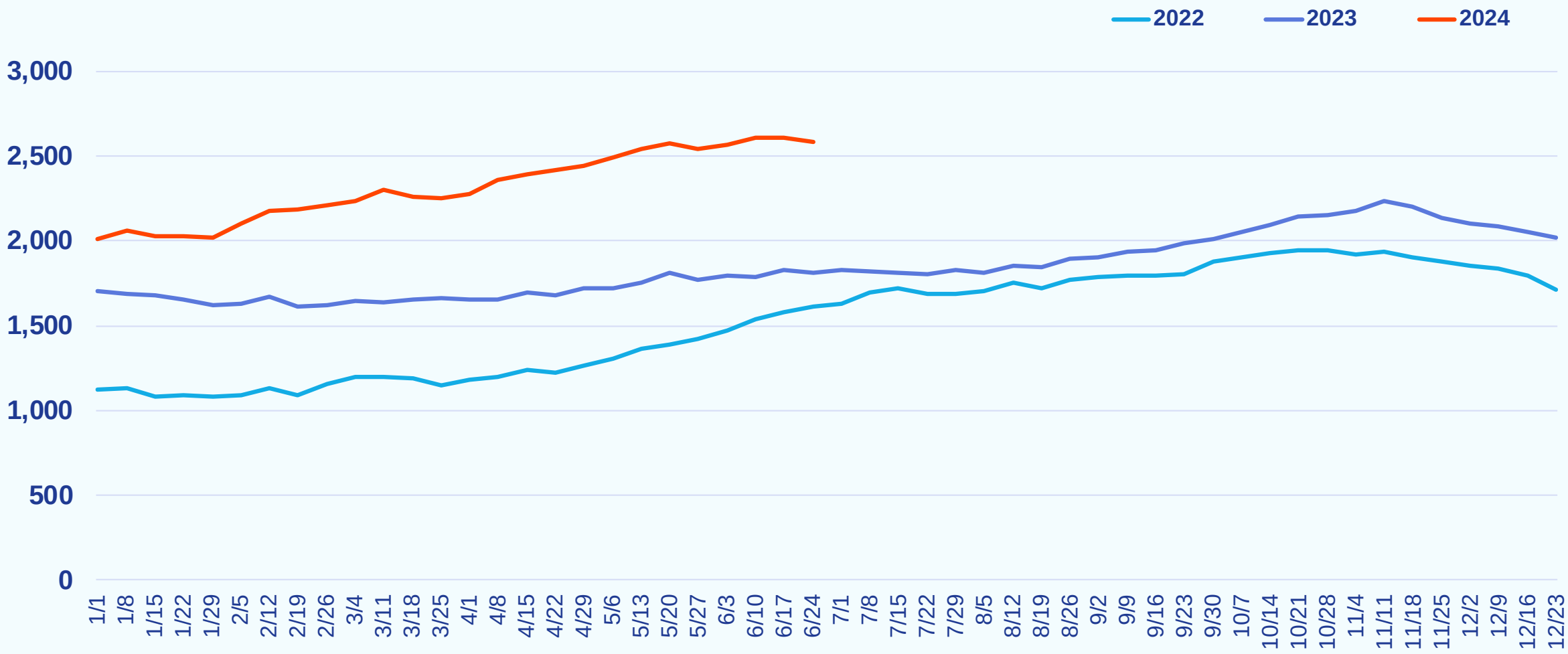
Weekly Median List Price

Week Ending June 30, 2024



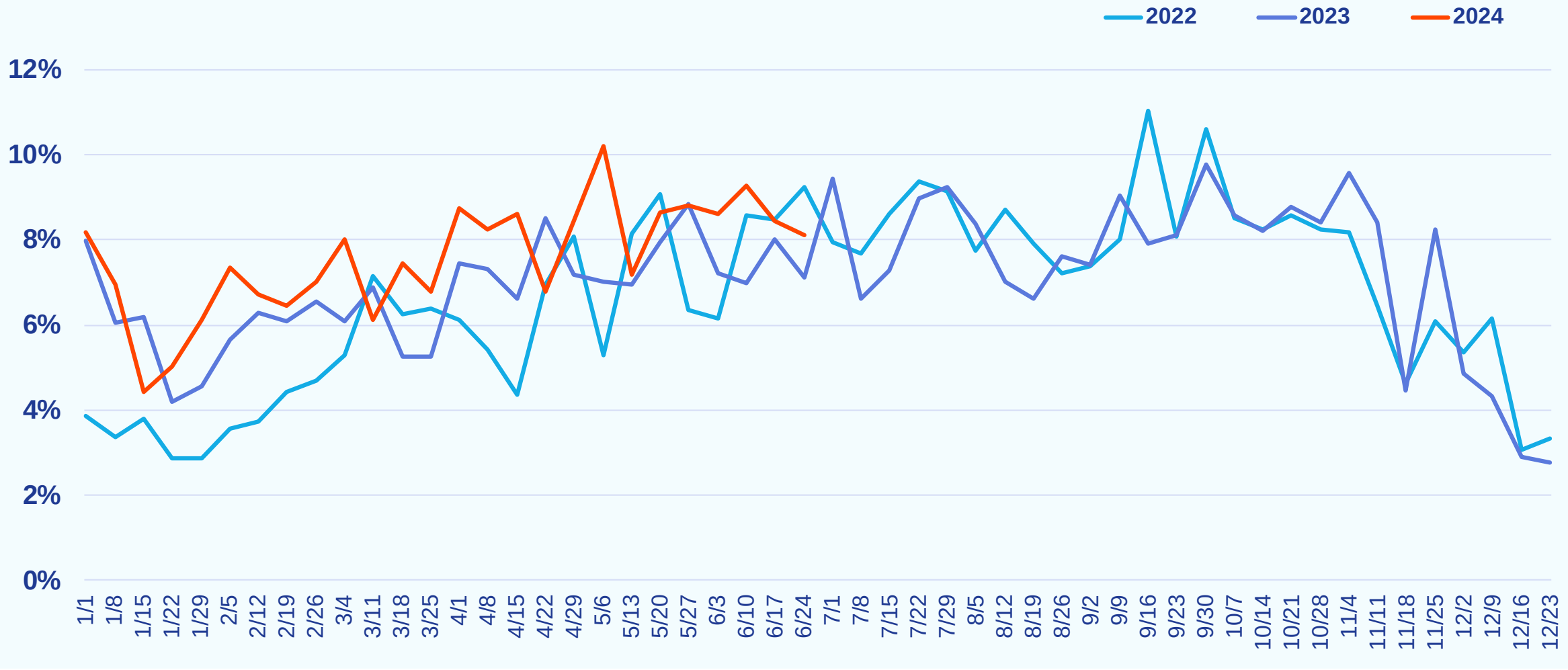
Weekly Active Listings

Week Ending June 30, 2024



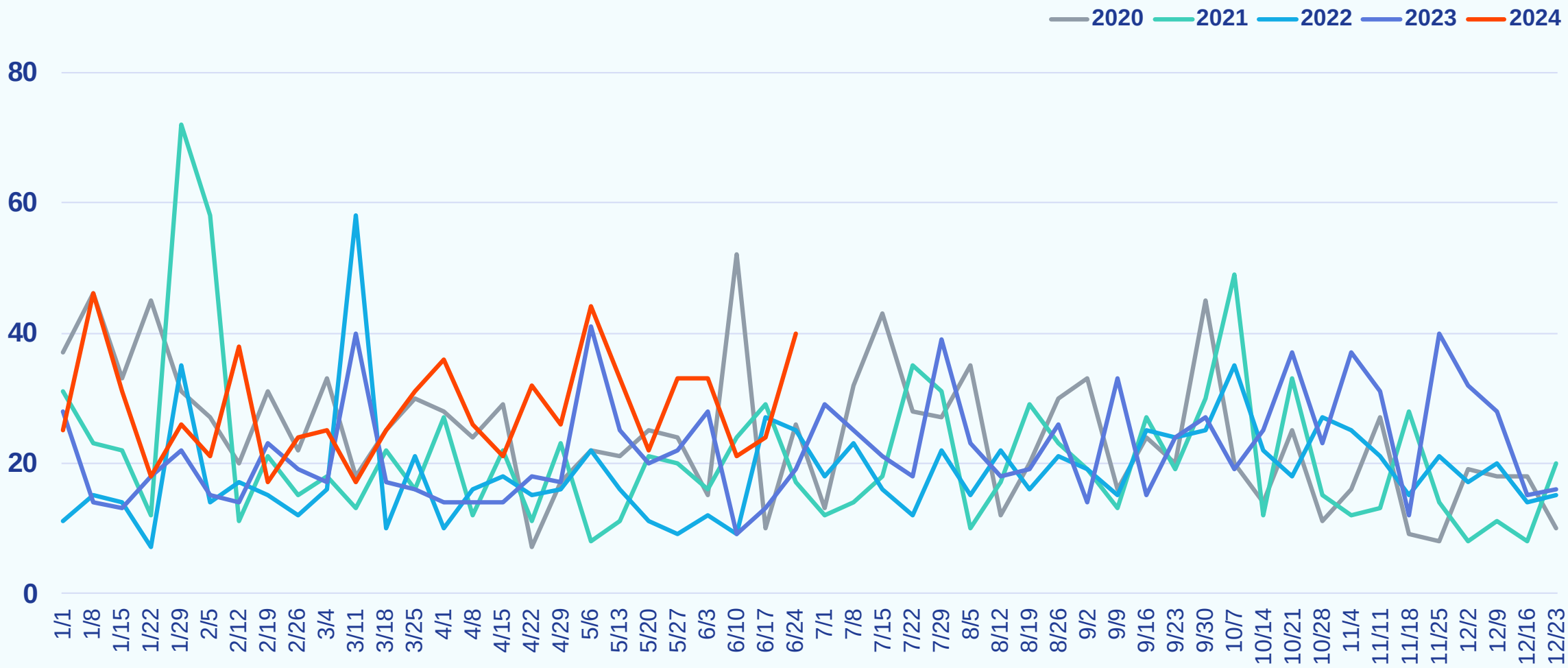
Weekly % Active Listings with Price Decrease

Week Ending June 30, 2024



Weekly Canceled Listings

Week Ending June 30, 2024



Southern Maryland

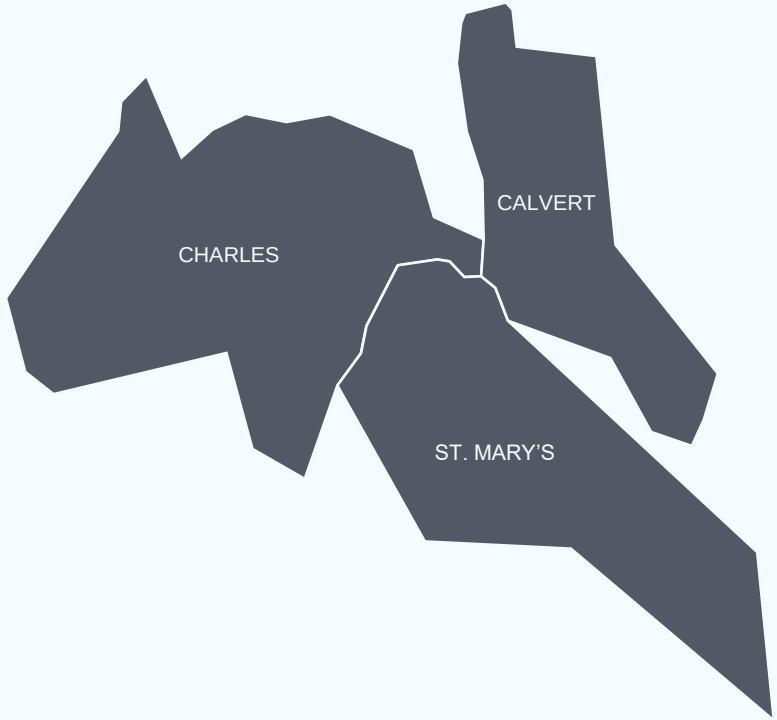
SOUTHERN MARYLAND

Weekly Snapshot

Week Ending June 30, 2024

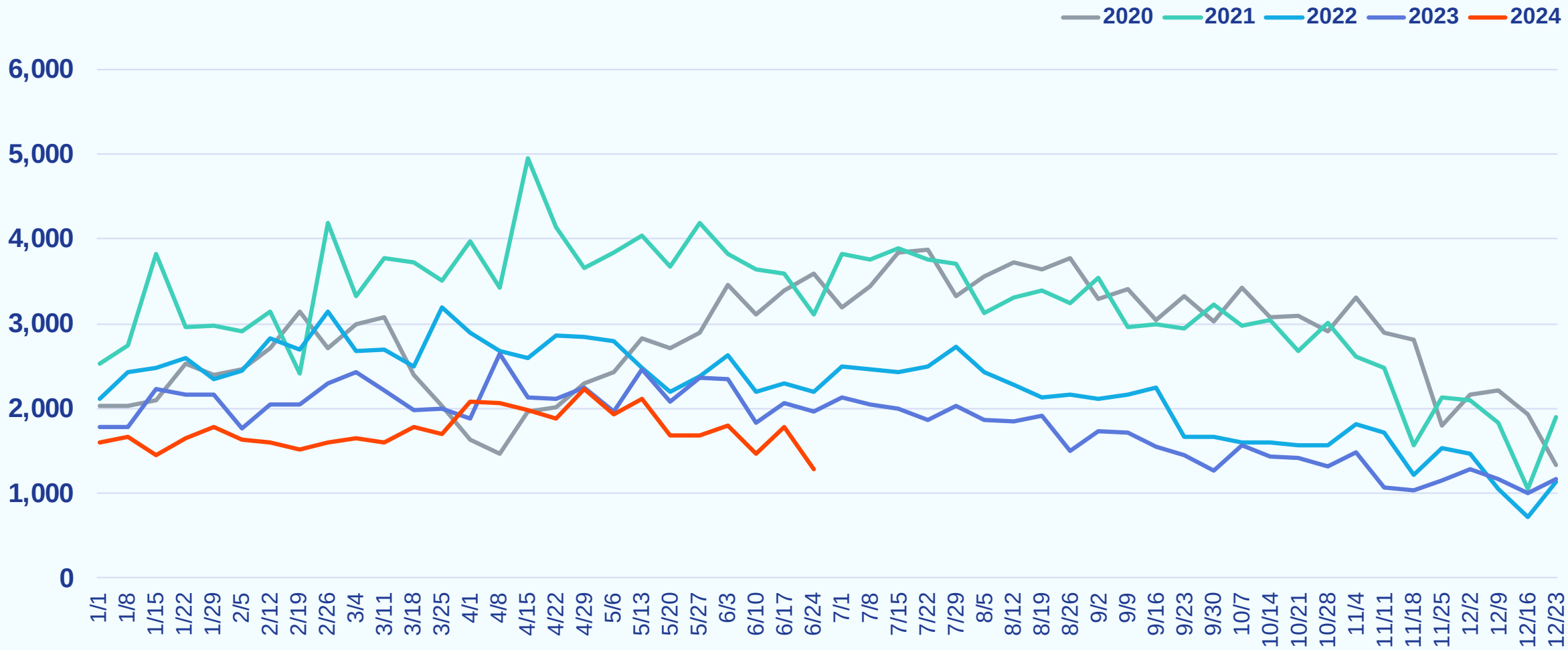
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	1,275	-35.2%	-28.4%
New Purchase Contracts	167	+12.1%	-8.7%
Median Time to Contract	21 days	-6 days	-1 day
New Listings	137	+11.4%	-17.5%
Median List Price	$469,900	+4.4%	+1.1%
Active Listings	654	+11.0%	-1.2%
% Active Listings with Price Decrease	8.3%	+0.1 pp	-0.4 pp
Canceled Listings	5	+400.0%	-16.7%

pp = percentage point



Weekly Showings

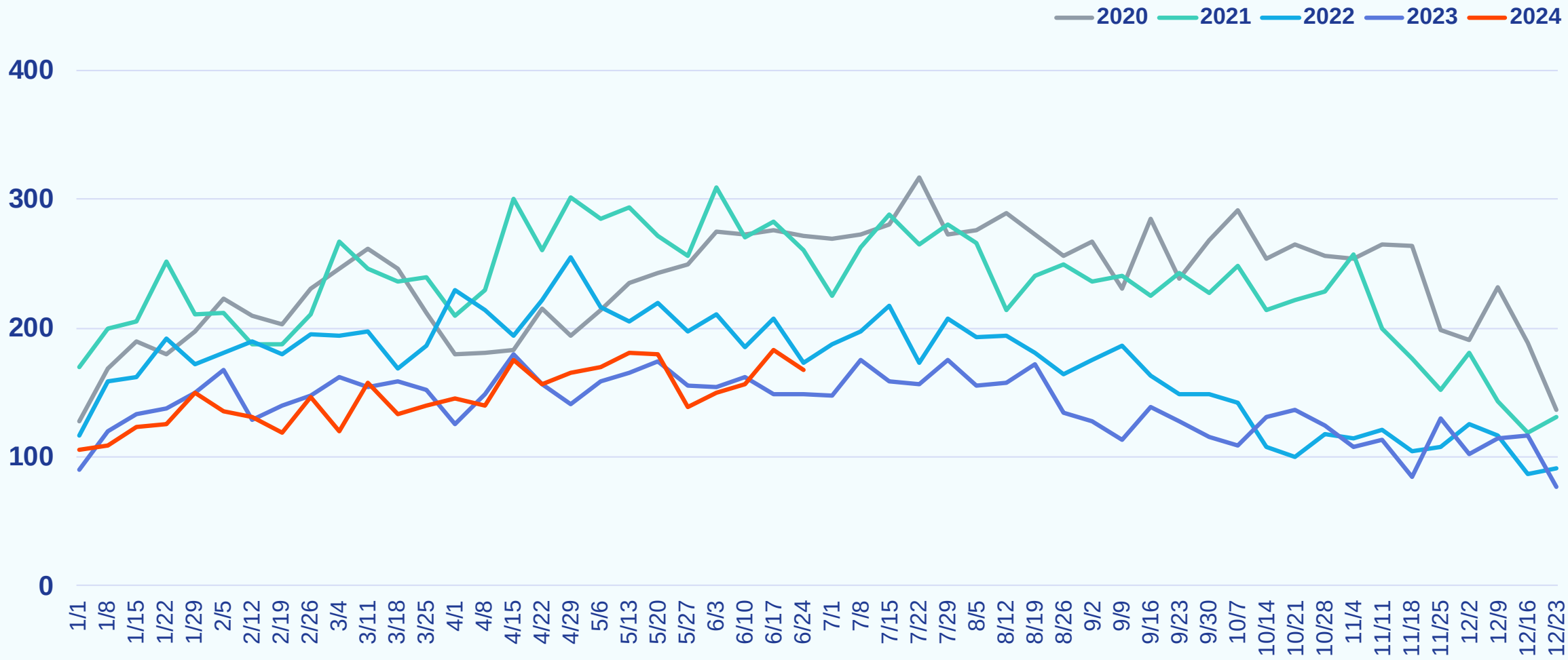
Week Ending June 30, 2024



SOUTHERN MARYLAND

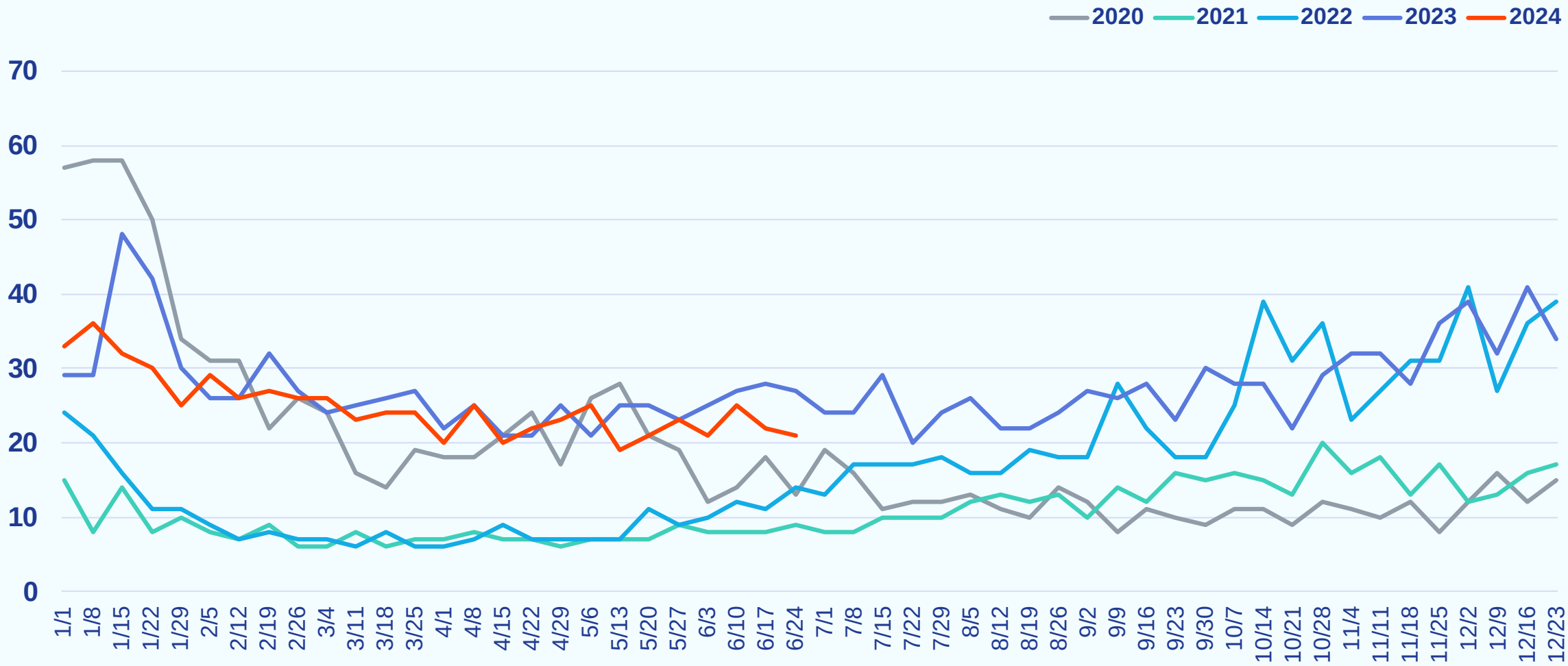
Weekly New Purchase Contracts

Week Ending June 30, 2024



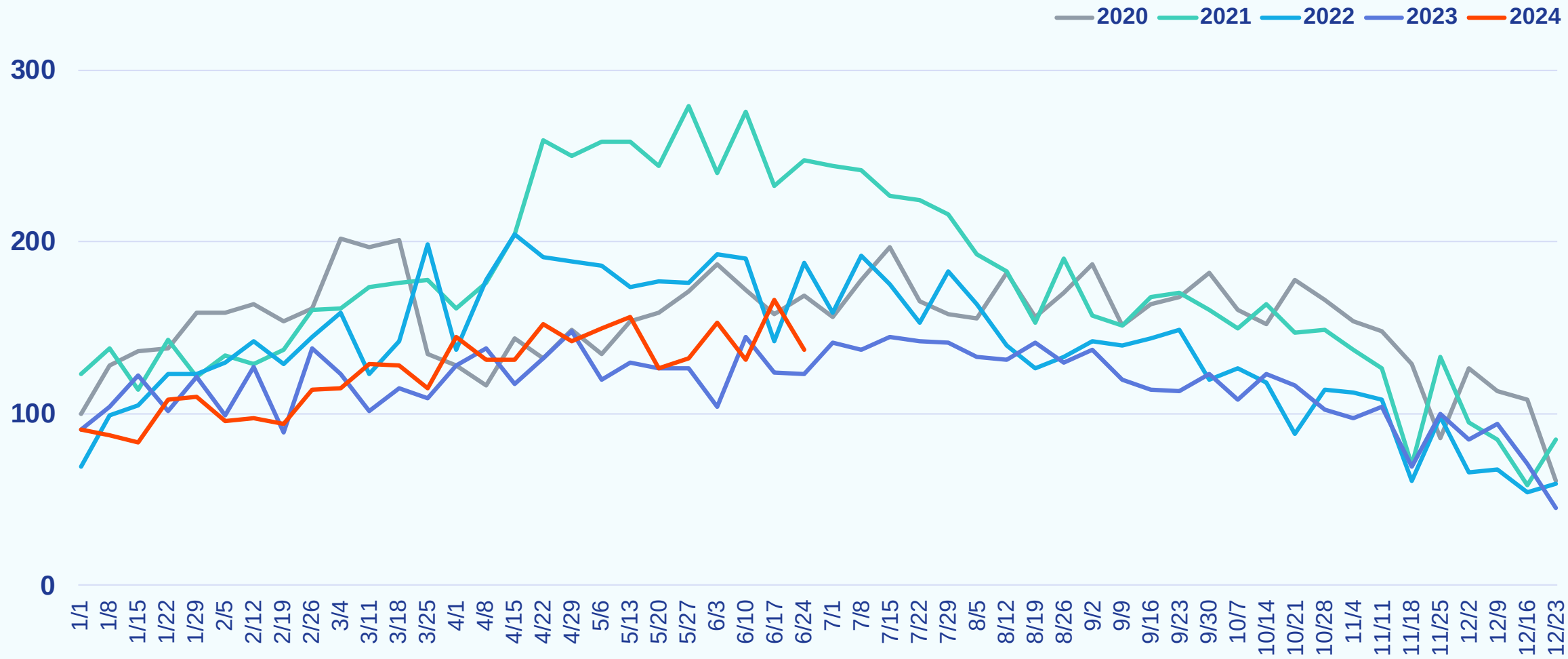
Weekly Median Time to Contract

Week Ending June 30, 2024



Weekly New Listings

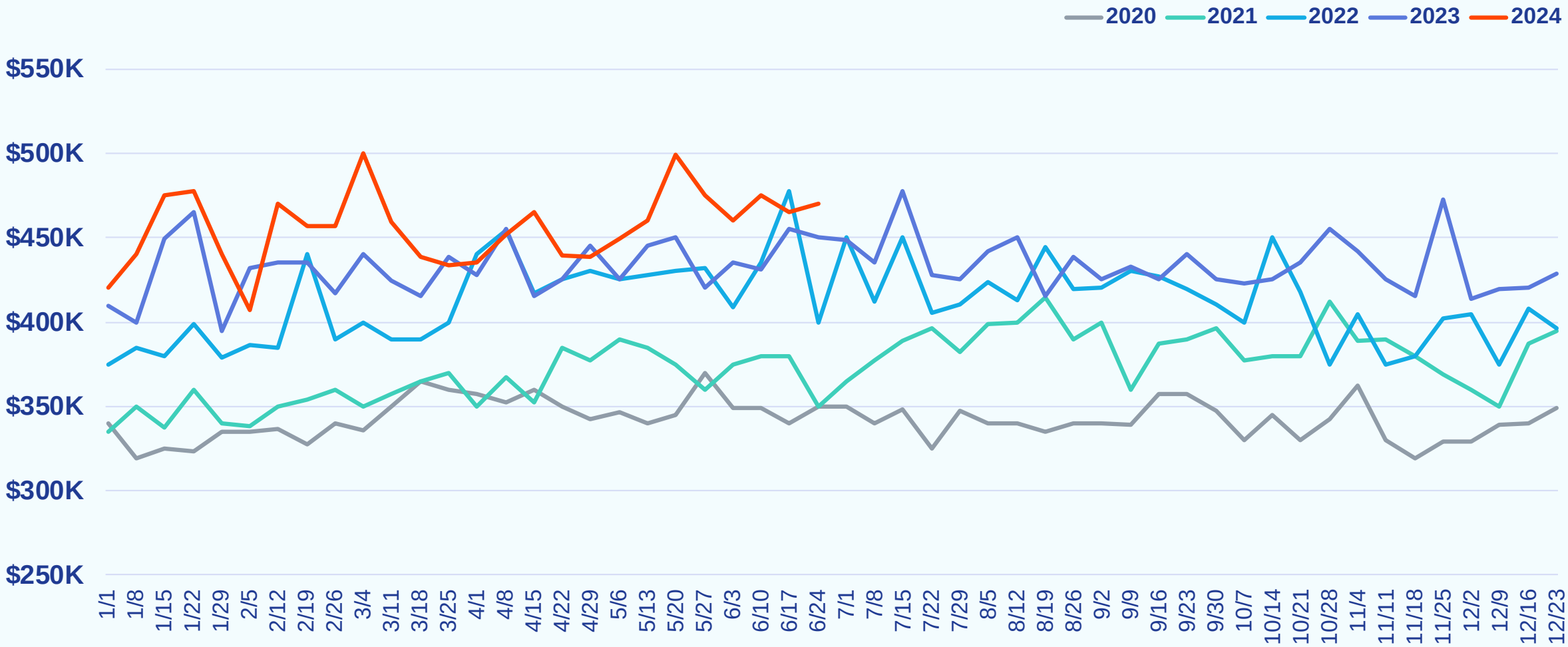
Week Ending June 30, 2024



SOUTHERN MARYLAND

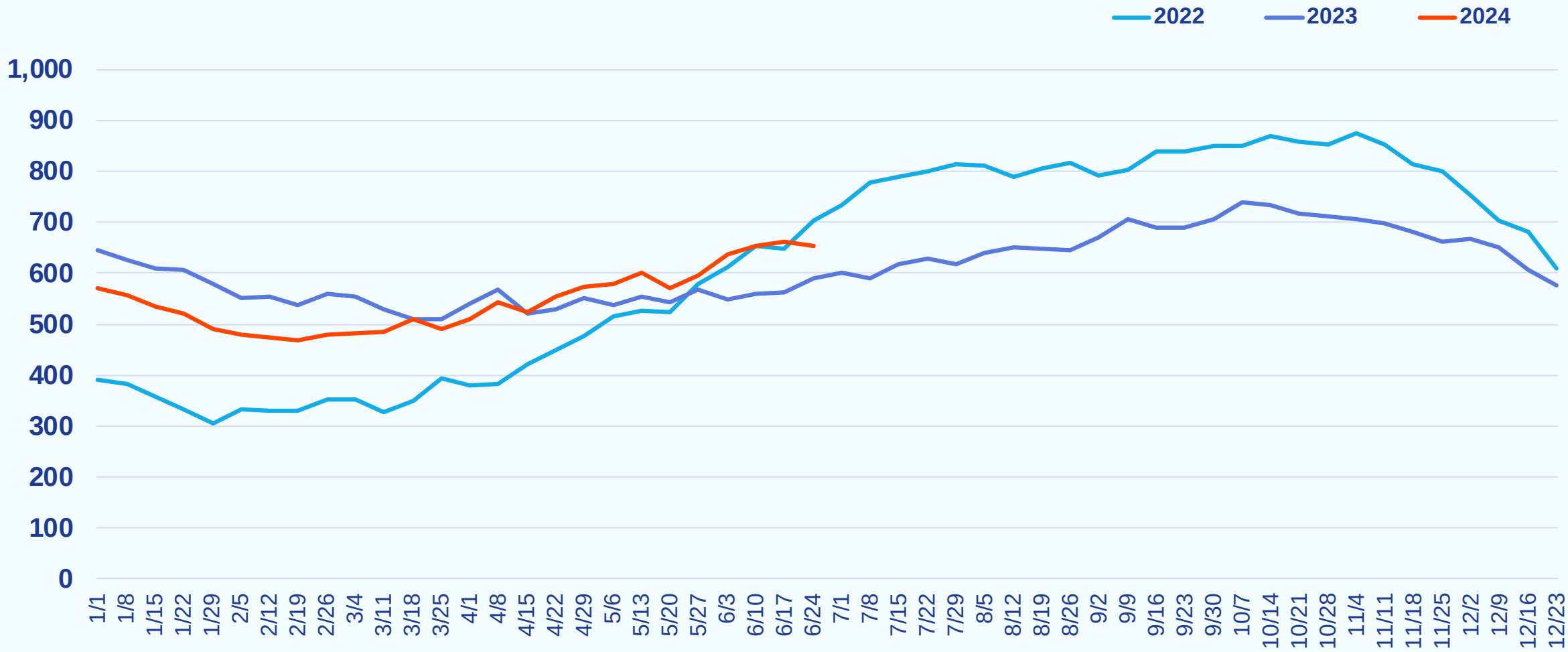
Weekly Median List Price

Week Ending June 30, 2024



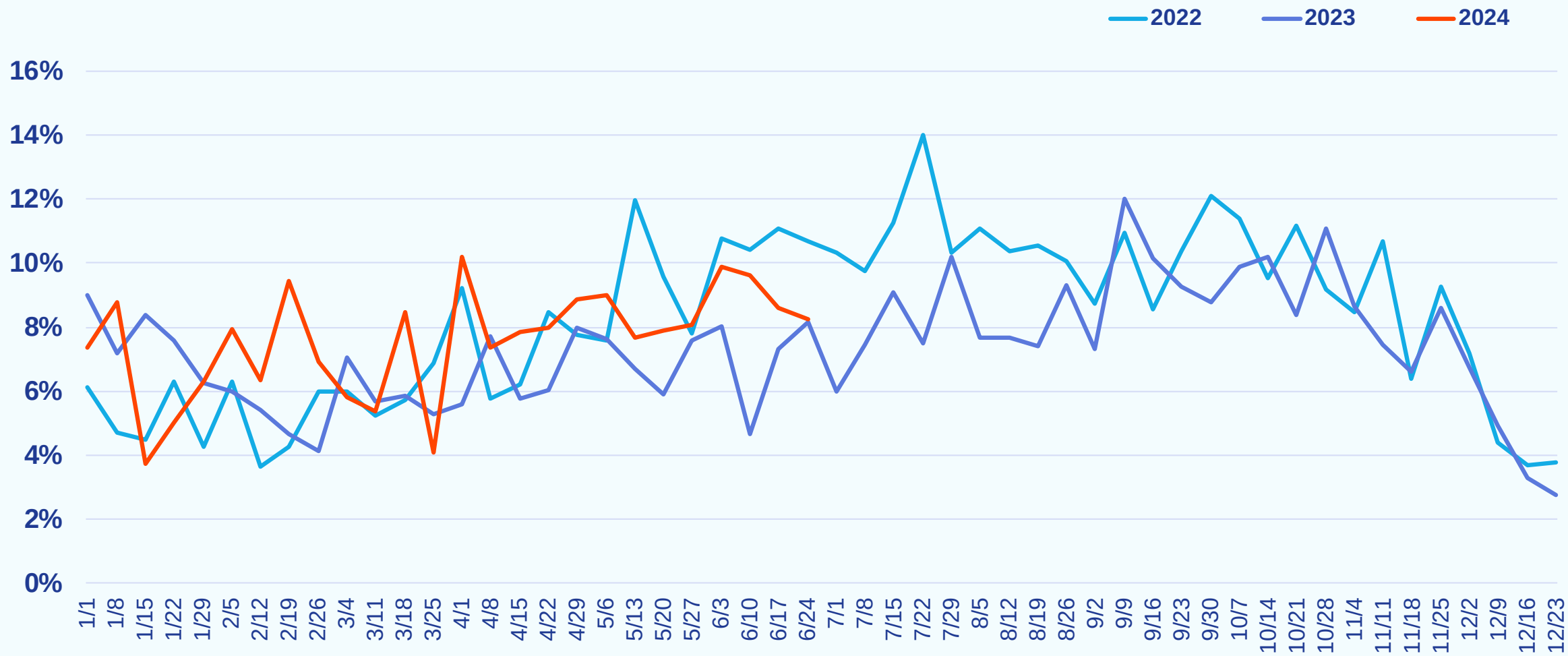
Weekly Active Listings

Week Ending June 30, 2024



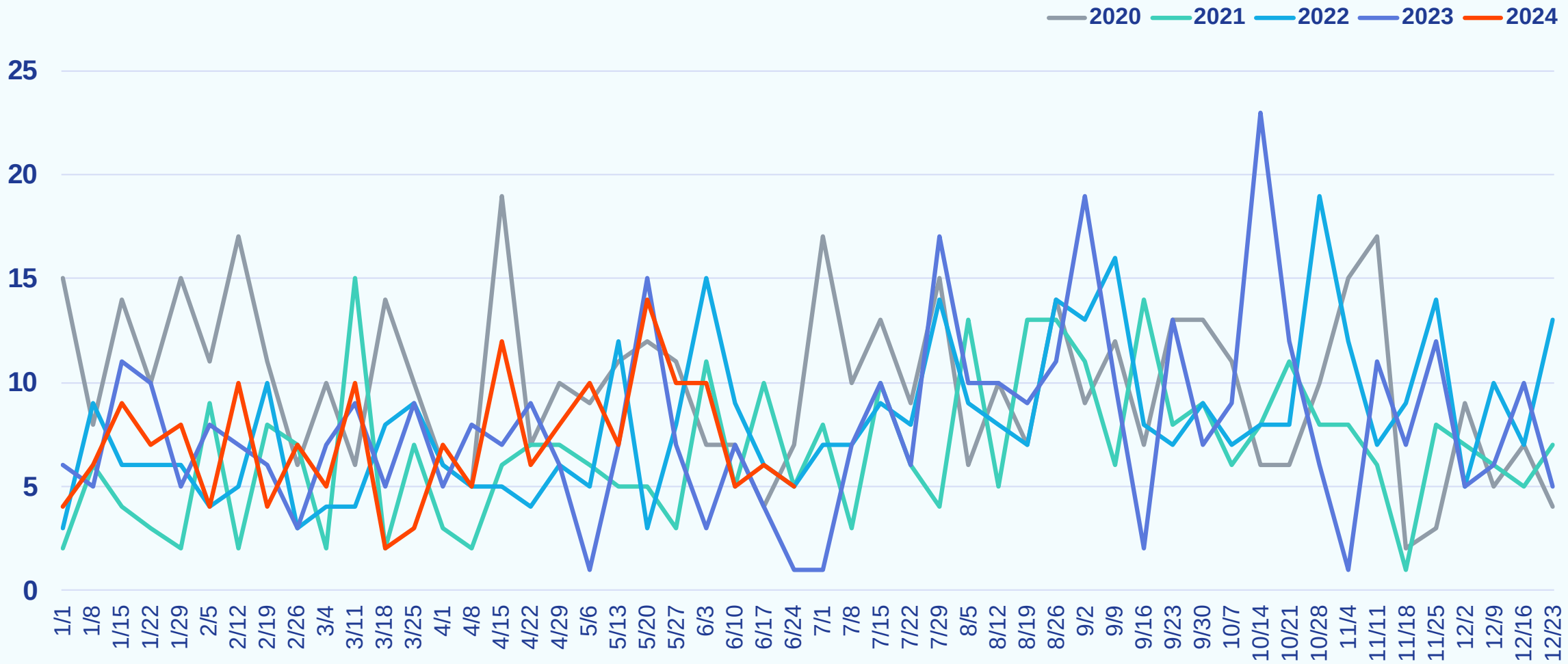
Weekly % Active Listings with Price Decrease

Week Ending June 30, 2024



Weekly Canceled Listings

Week Ending June 30, 2024



Maryland Eastern Shore

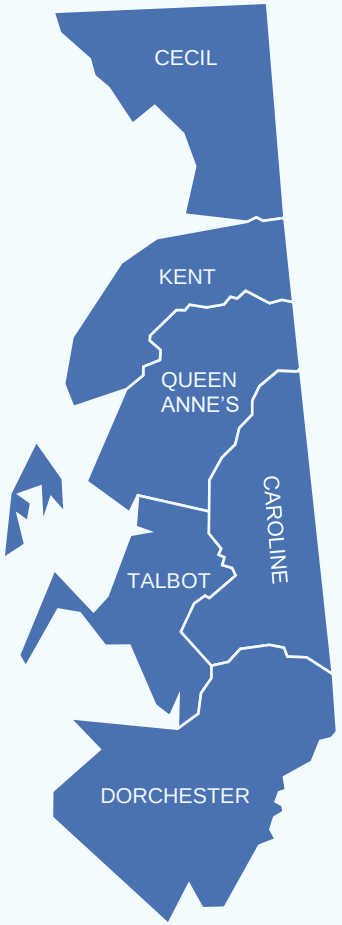
MARYLAND EASTERN SHORE

Weekly Snapshot

Week Ending June 30, 2024

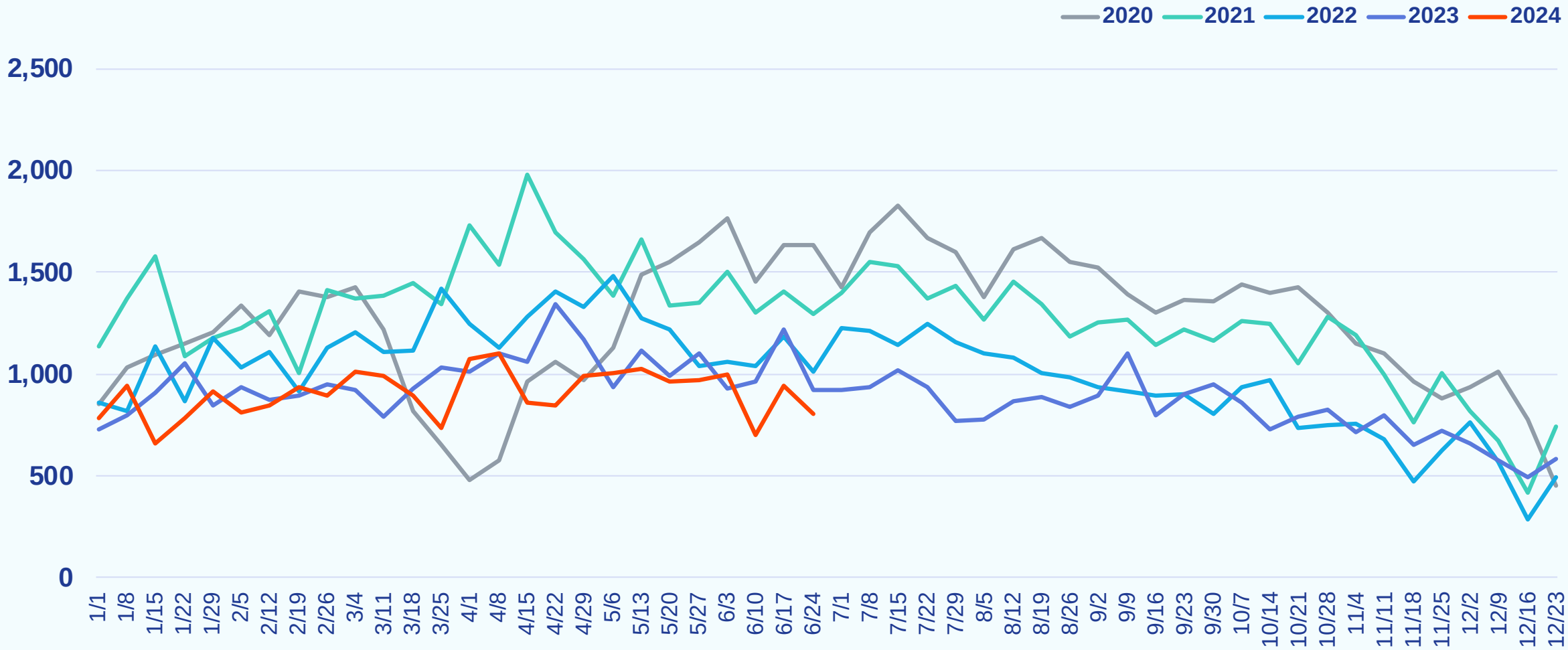
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	807	-12.3%	-14.1%
New Purchase Contracts	122	+1.7%	+6.1%
Median Time to Contract	27 days	+5 days	-1 day
New Listings	105	+16.7%	+31.3%
Median List Price	$379,500	-1.3%	+4.1%
Active Listings	873	+33.5%	-0.3%
% Active Listings with Price Decrease	8.2%	+1.4 pp	+1.3 pp
Canceled Listings	7	N/A	+40.0%

pp = percentage point



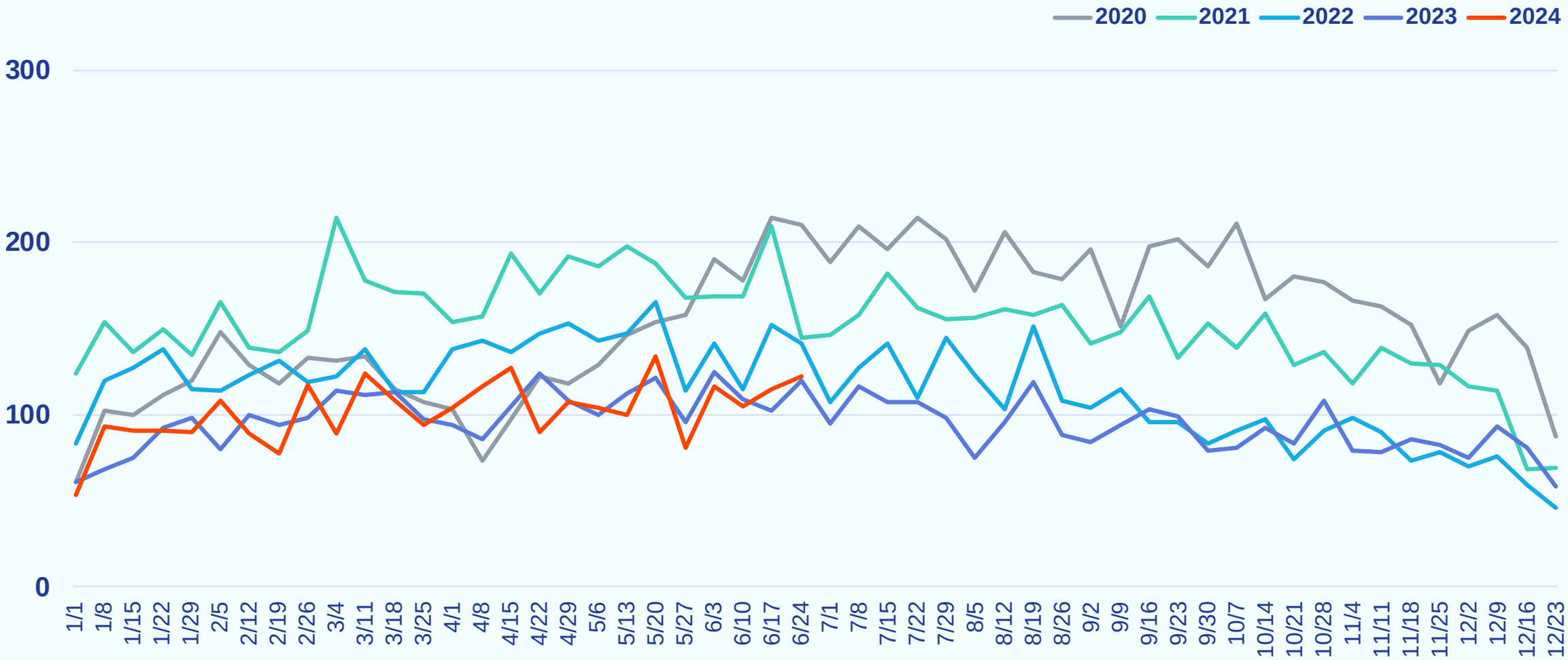
Weekly Showings

Week Ending June 30, 2024



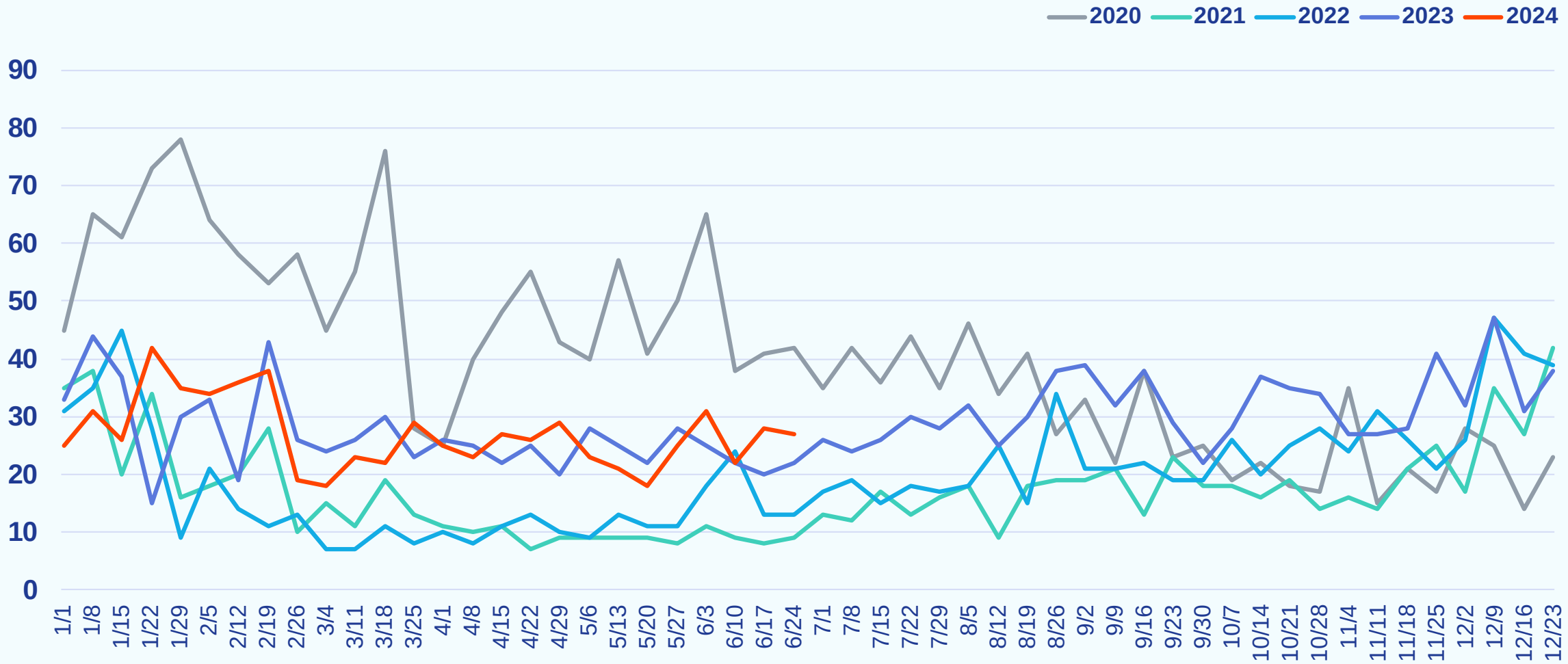
Weekly New Purchase Contracts

Week Ending June 30, 2024



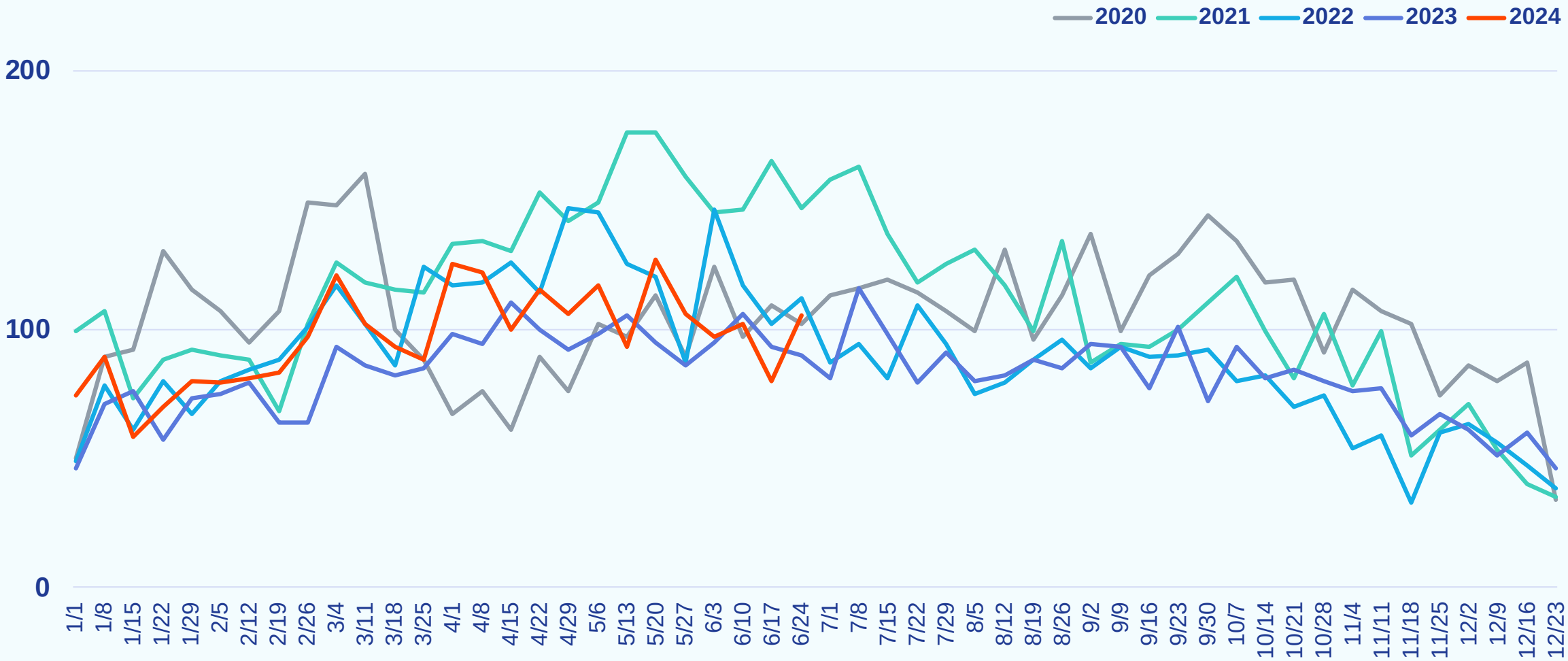
Weekly Median Time to Contract

Week Ending June 30, 2024



Weekly New Listings

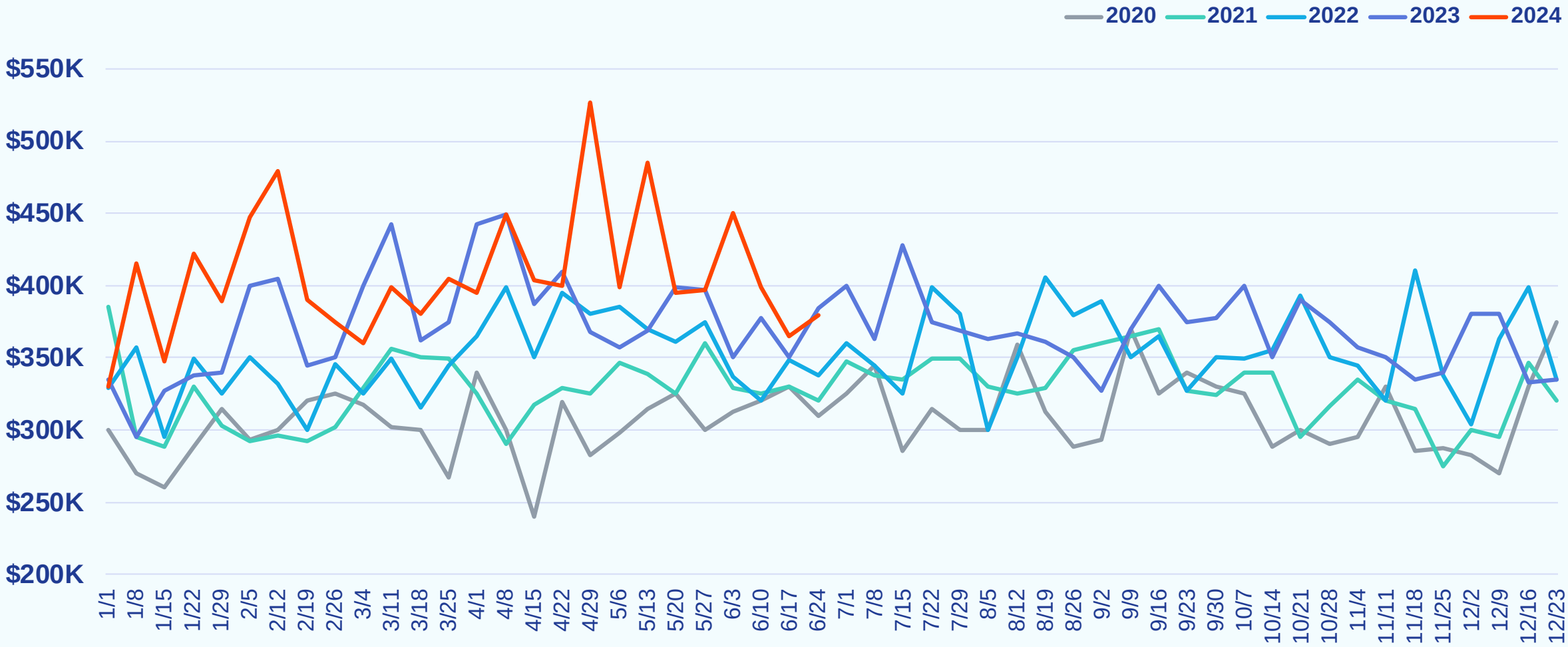
Week Ending June 30, 2024



MARYLAND EASTERN SHORE

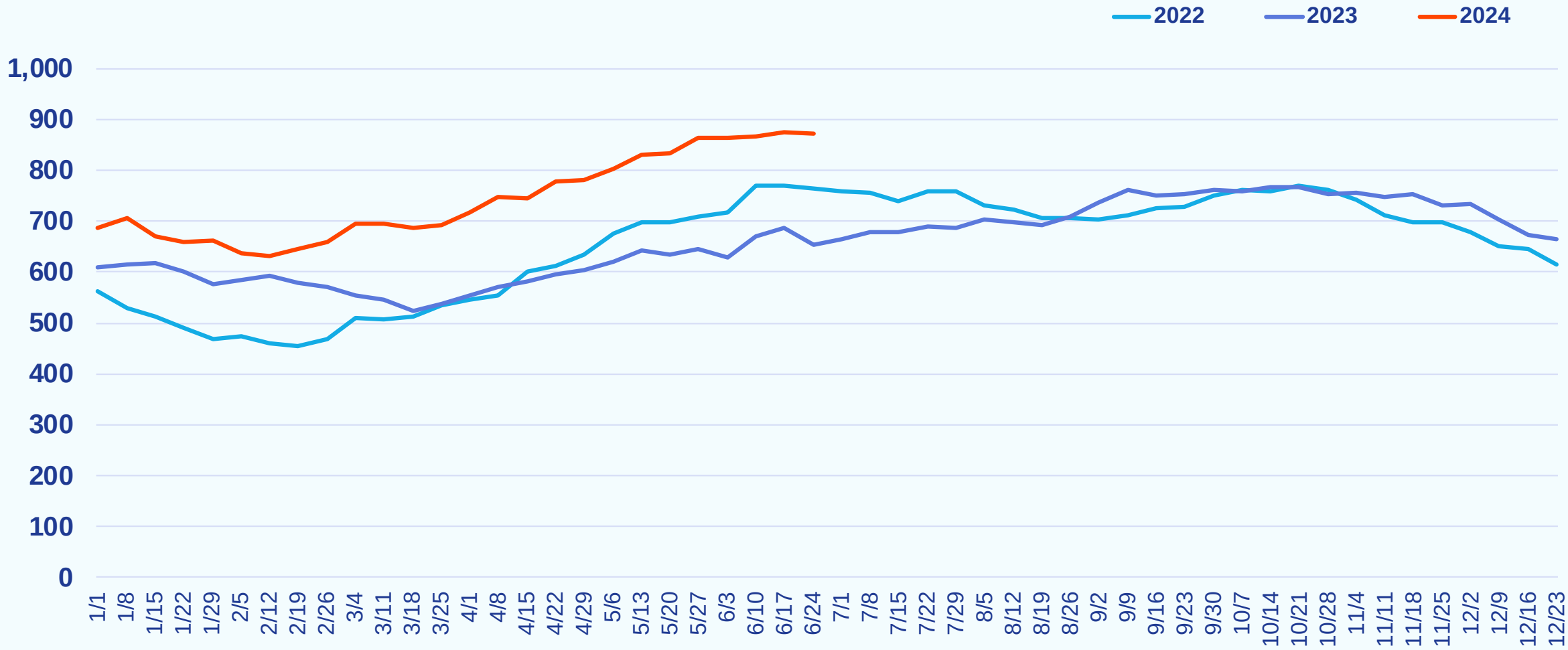
Weekly Median List Price

Week Ending June 30, 2024



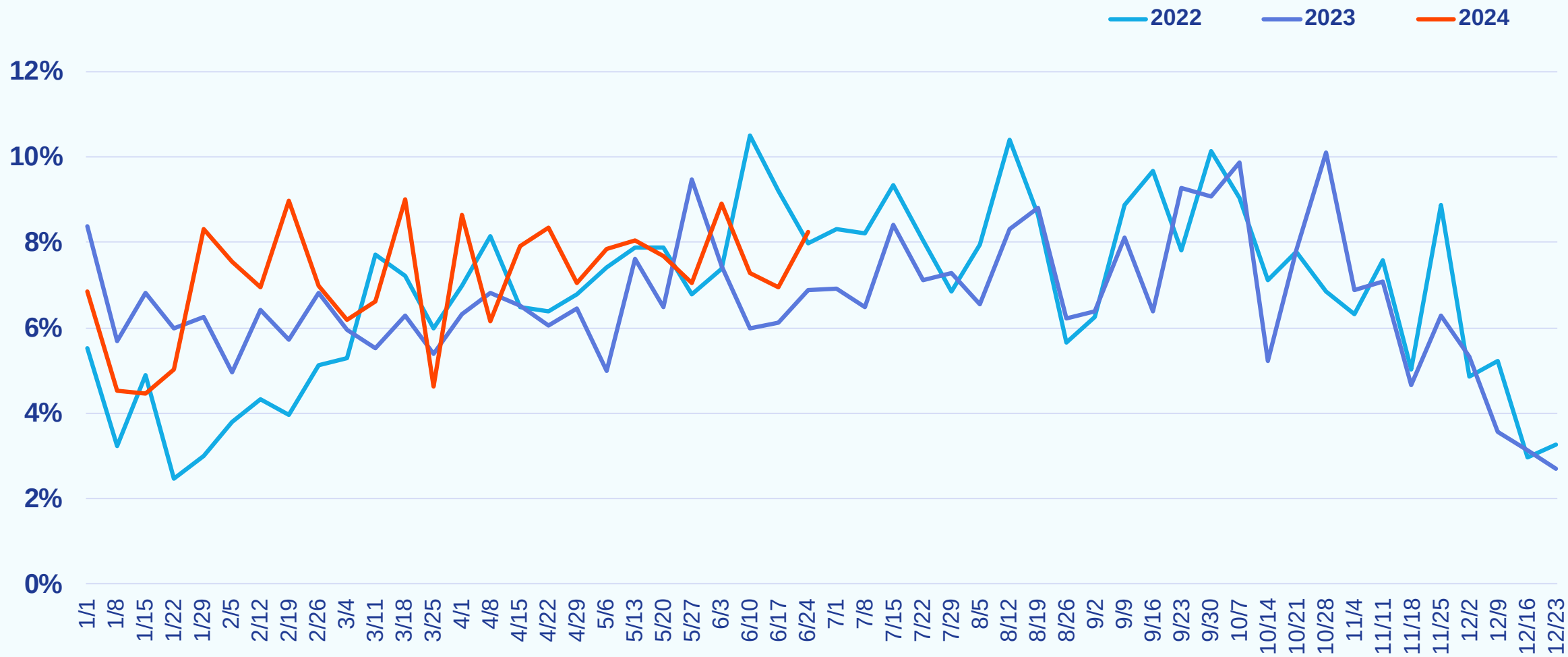
Weekly Active Listings

Week Ending June 30, 2024



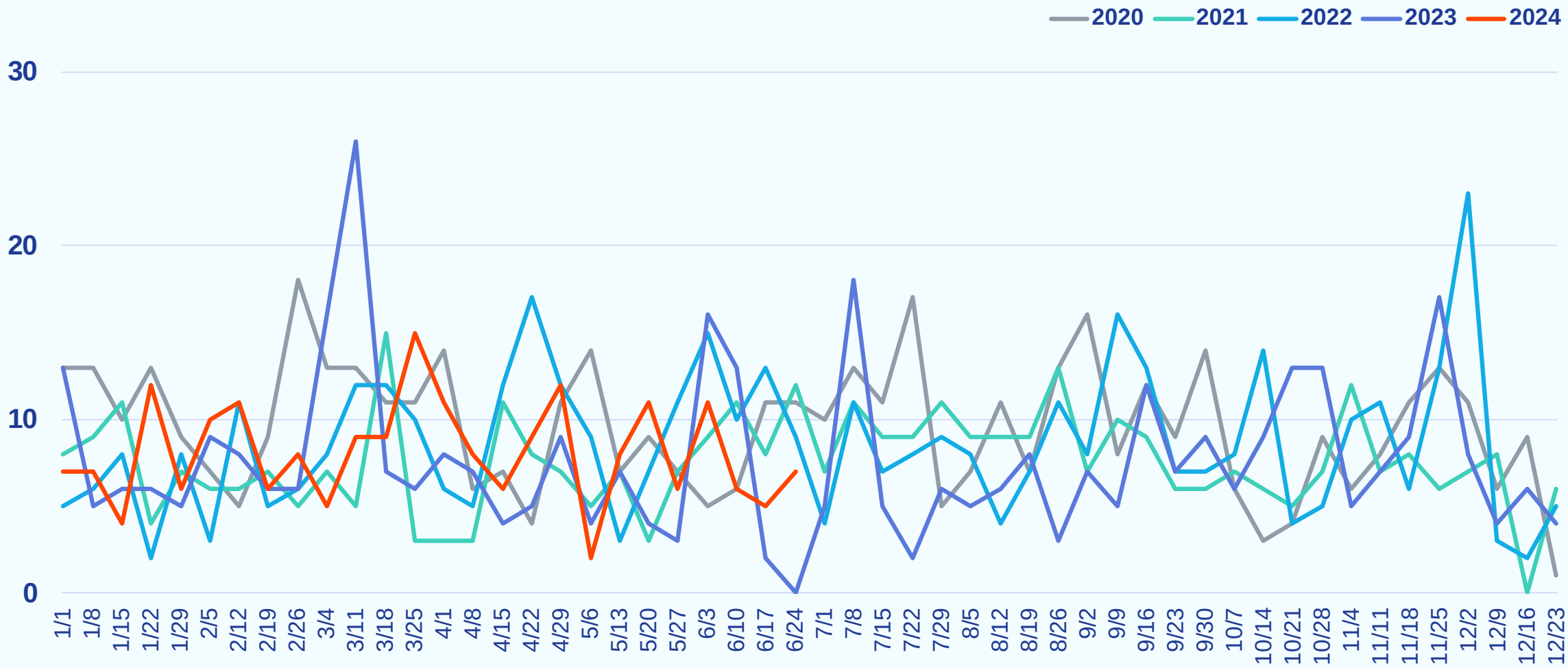
Weekly % Active Listings with Price Decrease

Week Ending June 30, 2024



Weekly Canceled Listings

Week Ending June 30, 2024



North Central Virginia

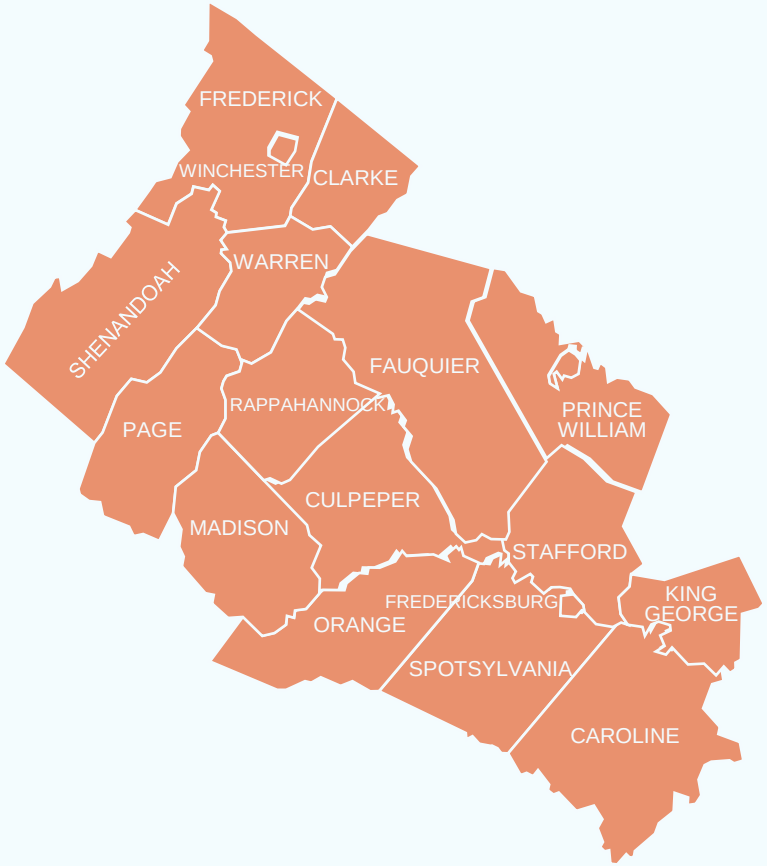
NORTH CENTRAL VIRGINIA

Weekly Snapshot

Week Ending June 30, 2024

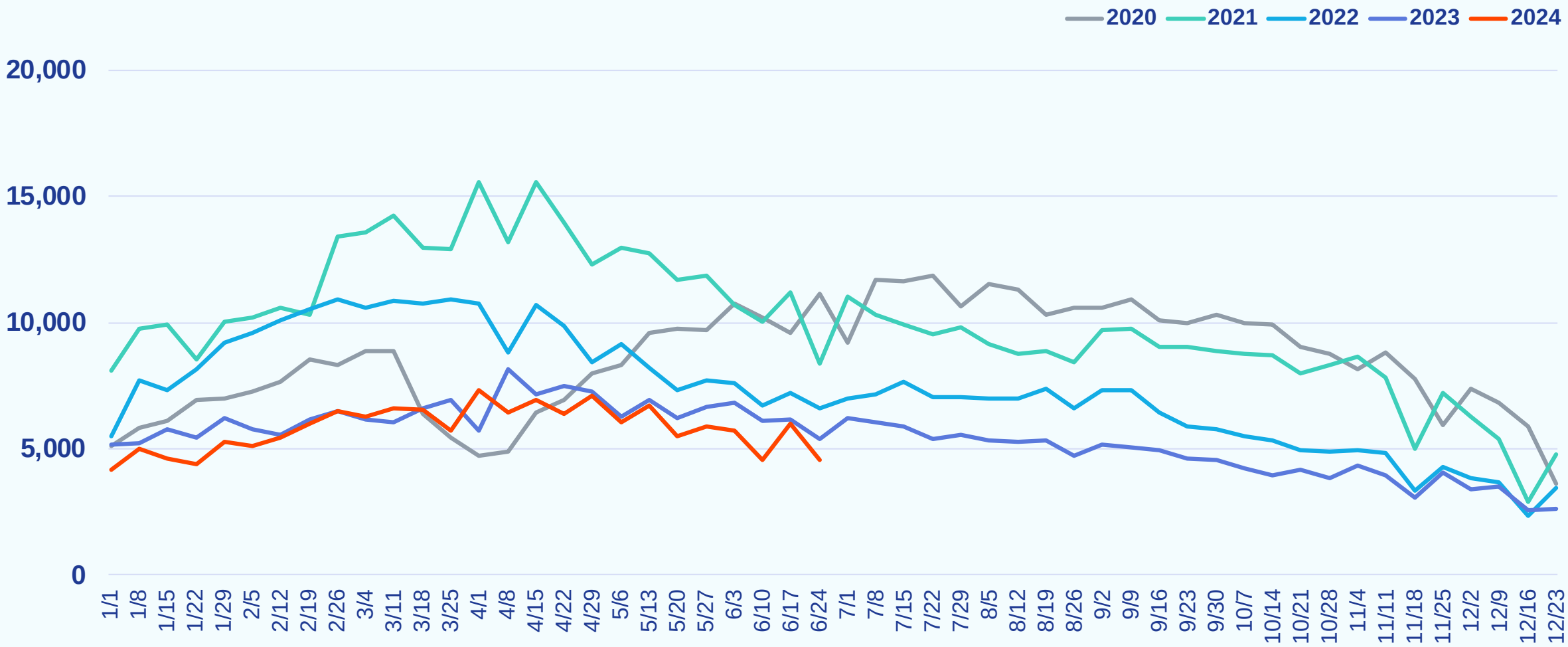
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	4,559	-15.1%	-23.7%
New Purchase Contracts	483	+3.0%	+5.2%
Median Time to Contract	22 days	+0 days	+1 day
New Listings	469	+15.8%	-2.1%
Median List Price	$485,000	+1.3%	-2.8%
Active Listings	2,261	+22.3%	+1.4%
% Active Listings with Price Decrease	9.7%	+3.0 pp	-1.1 pp
Canceled Listings	36	+44.0%	-26.5%

pp = percentage point



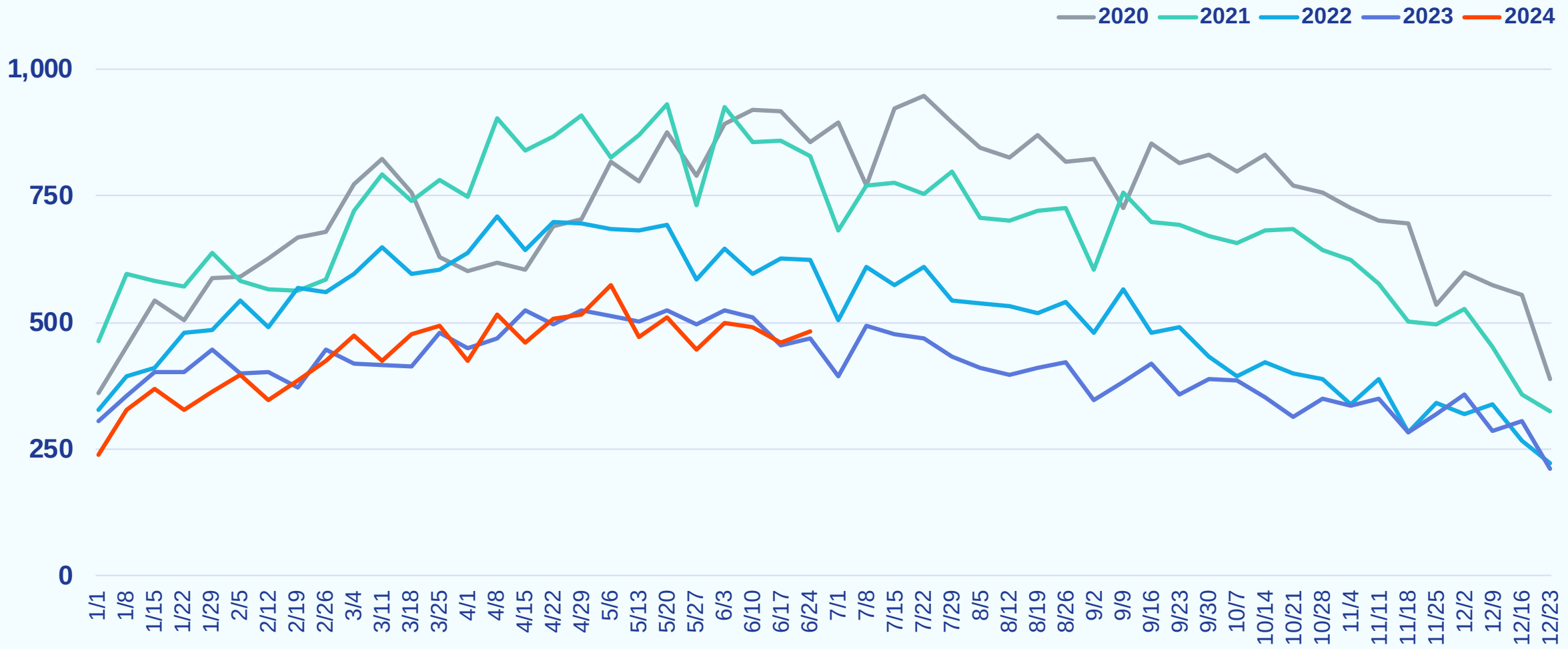
Weekly Showings

Week Ending June 30, 2024



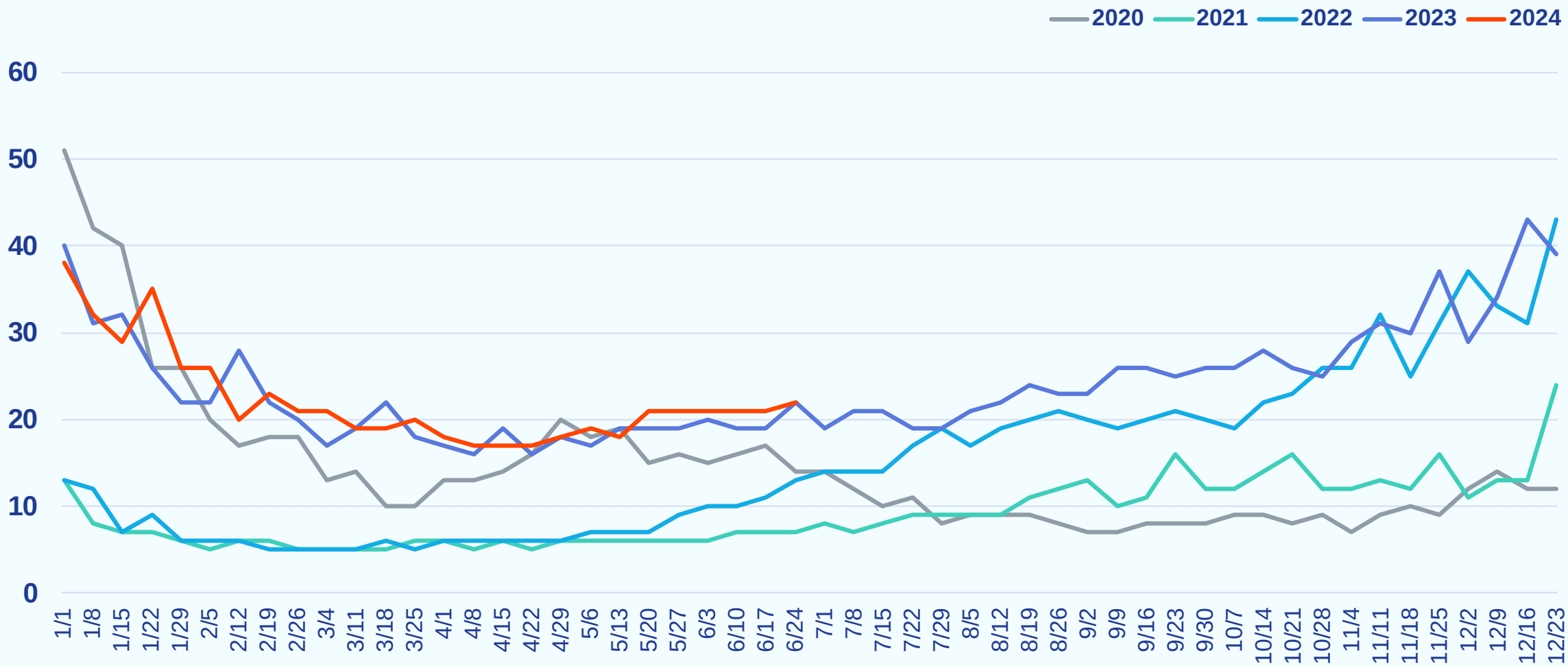
Weekly New Purchase Contracts

Week Ending June 30, 2024



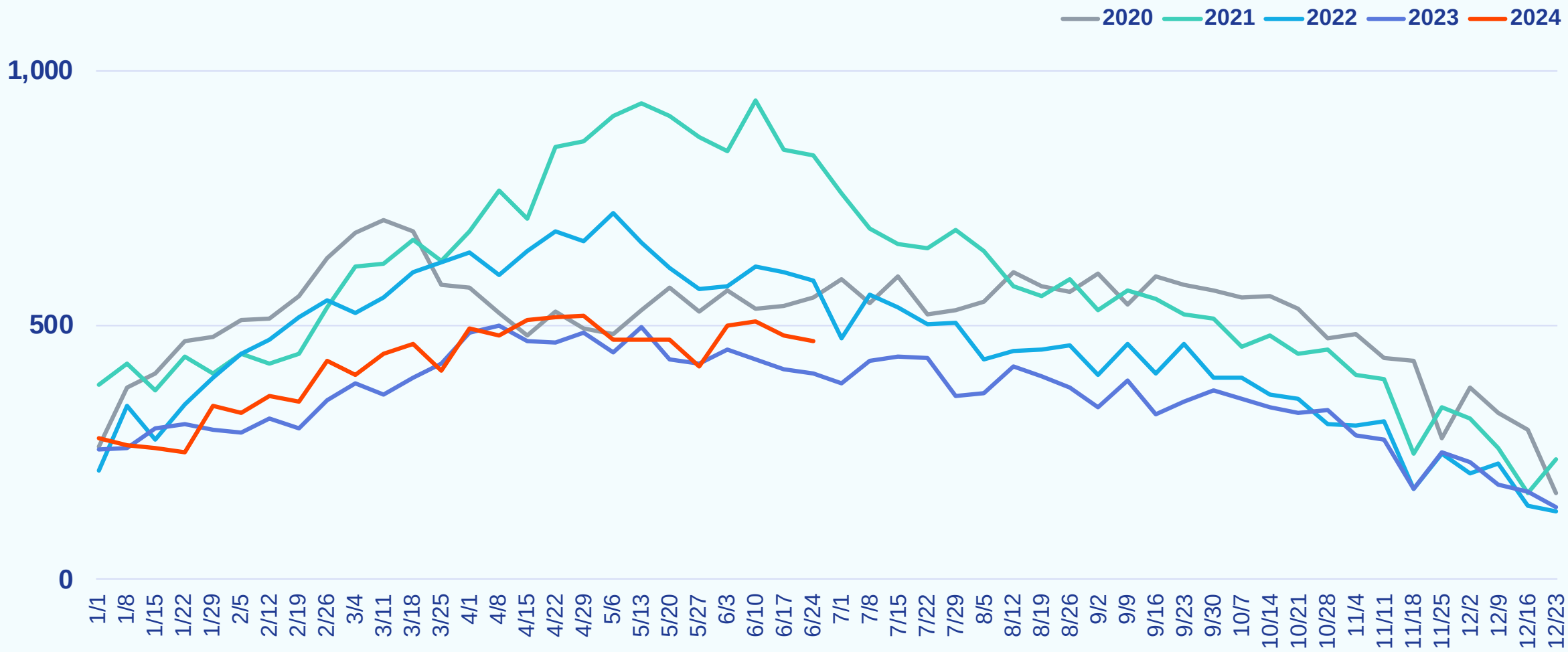
Weekly Median Time to Contract

Week Ending June 30, 2024



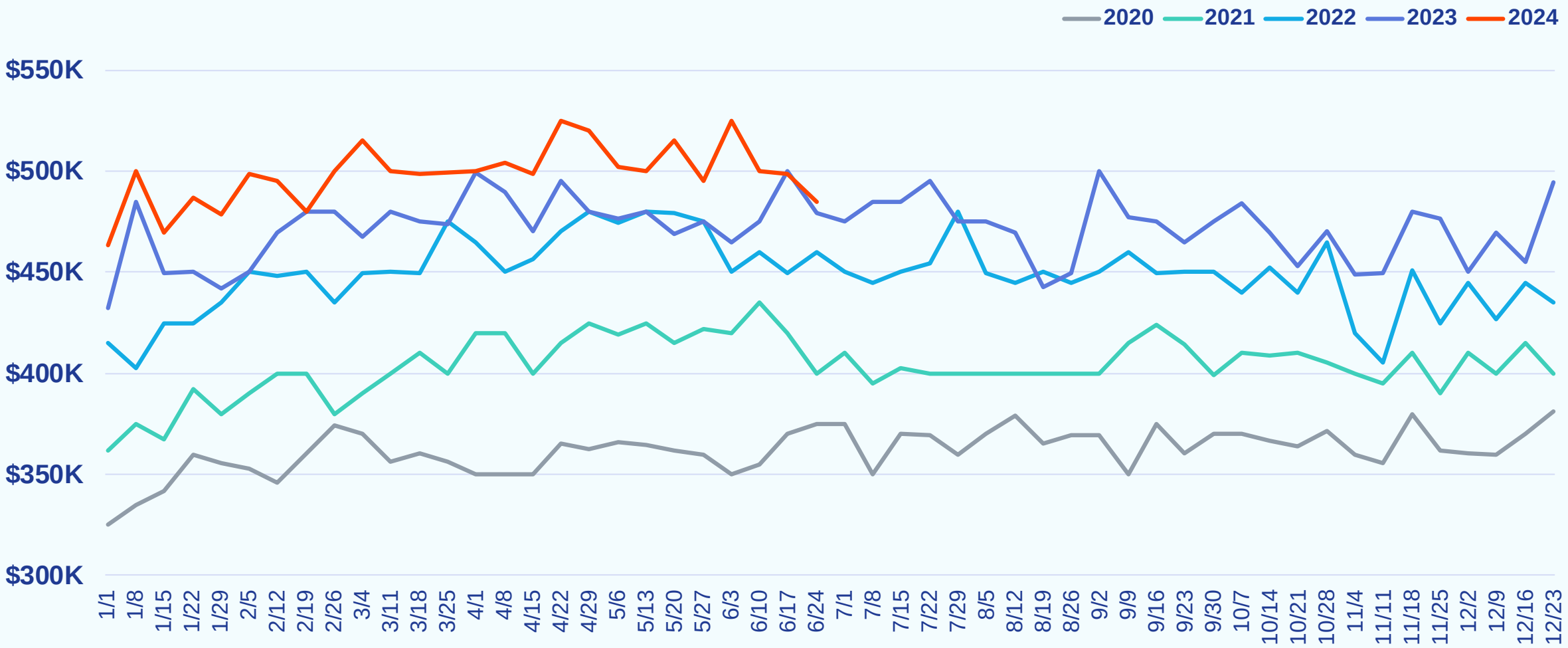
Weekly New Listings

Week Ending June 30, 2024



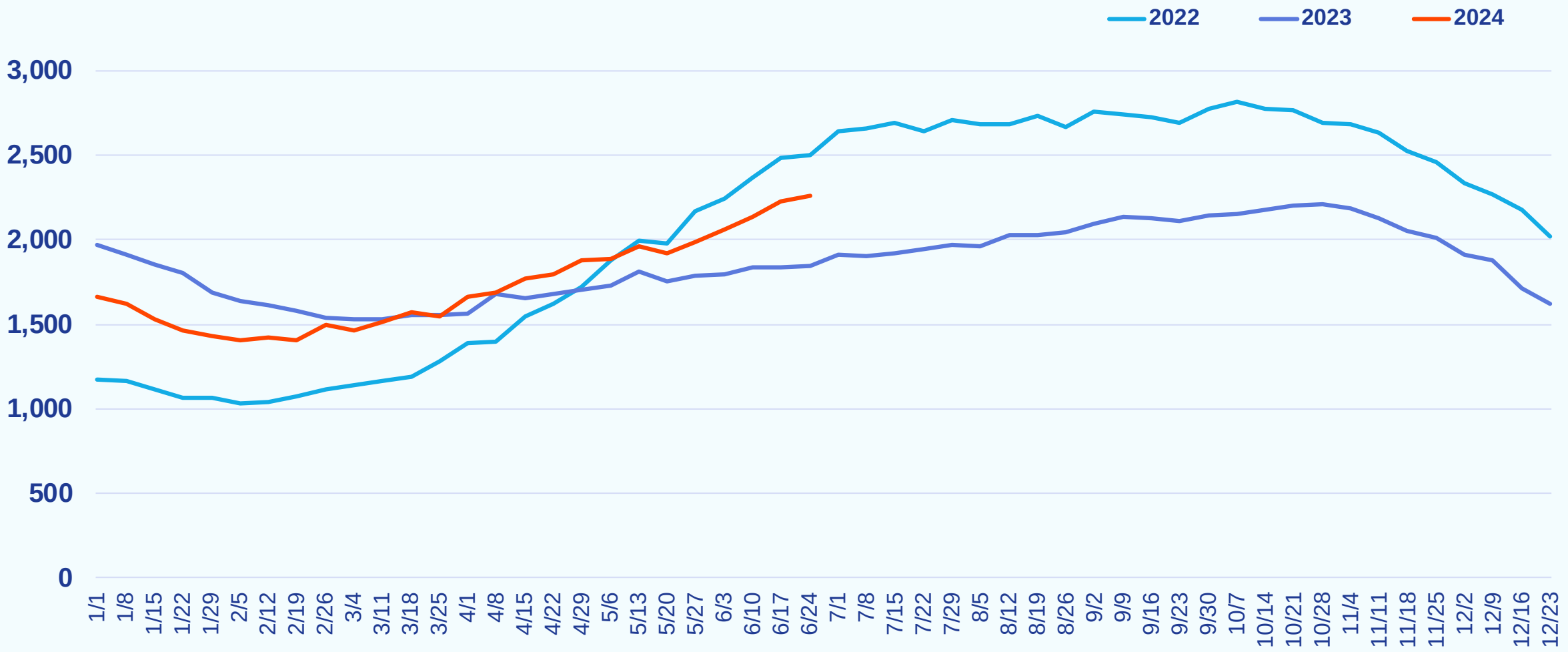
Weekly Median List Price

Week Ending June 30, 2024



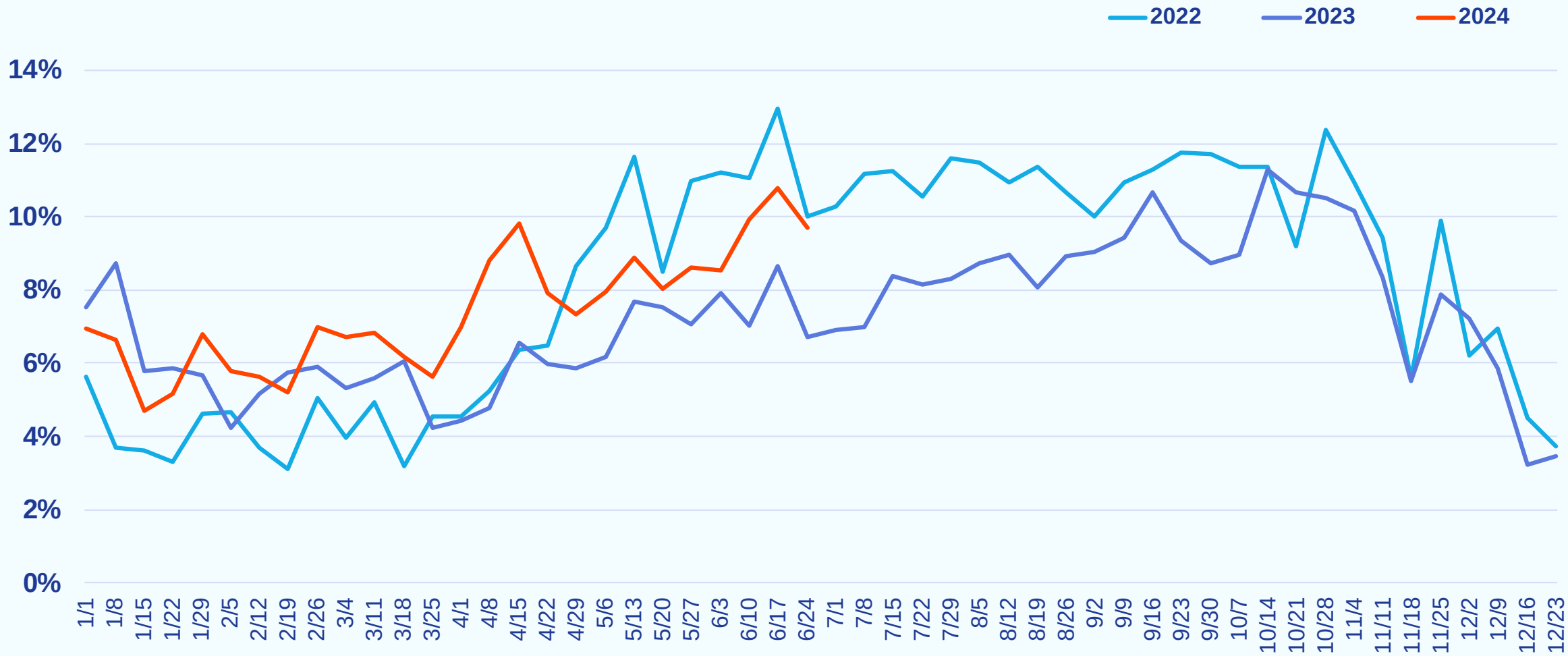
Weekly Active Listings

Week Ending June 30, 2024



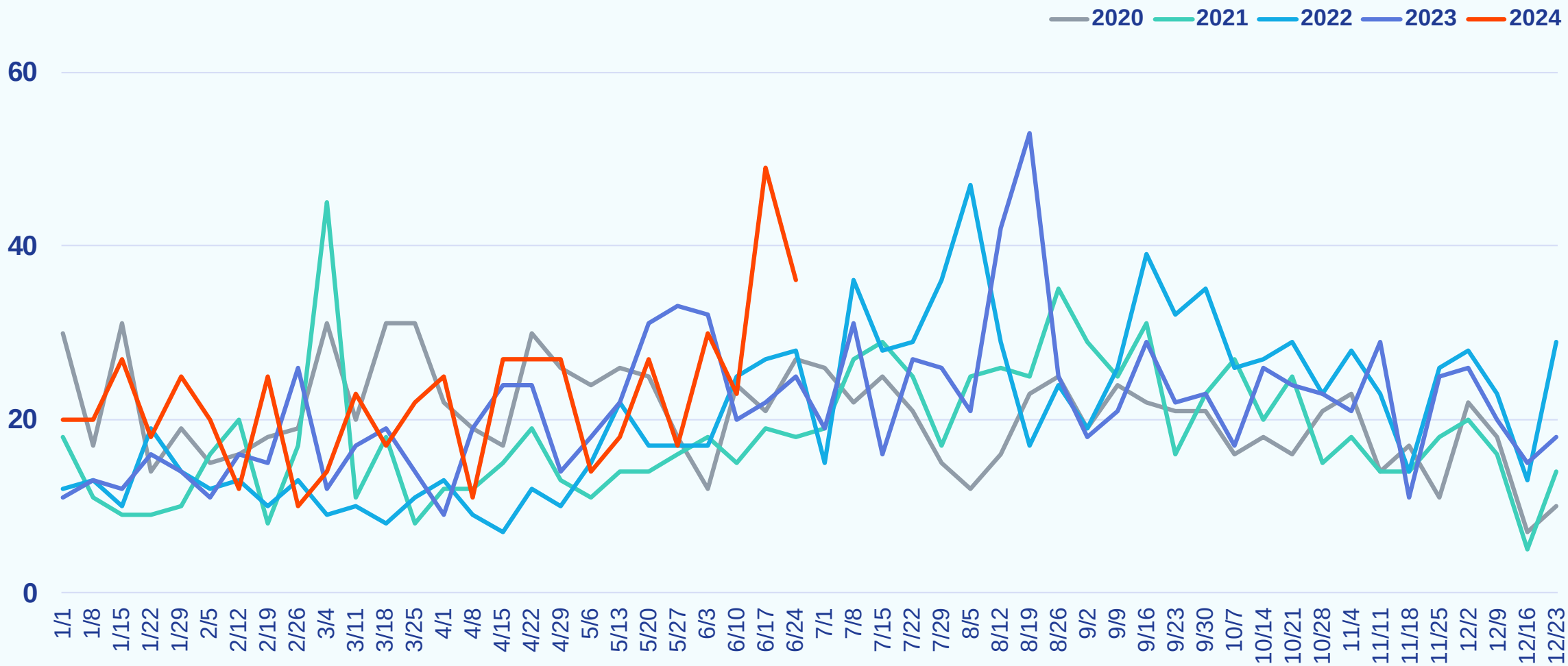
Weekly % Active Listings with Price Decrease

Week Ending June 30, 2024



Weekly Canceled Listings

Week Ending June 30, 2024



County Stats

COUNTY

Weekly Showings

Week Ending June 30, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	528	817	780
NEW CASTLE, DE	2,032	2,811	2,538
BURLINGTON, NJ	2,397	2,913	2,711
CAMDEN, NJ	2,414	3,301	3,142
GLOUCESTER, NJ	1,514	1,577	1,978
MERCER, NJ	1,270	1,718	1,692
BUCKS, PA	2,290	2,435	2,813
CHESTER, PA	1,644	1,909	2,300
DELAWARE, PA	2,337	2,574	2,435
MONTGOMERY, PA	2,907	3,090	3,413
PHILADELPHIA, PA	5,279	6,056	6,196

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	238	311	361
BERKS, PA	1,265	1,361	1,494
CUMBERLAND, PA	1,080	1,172	1,089
DAUPHIN, PA	1,035	1,097	1,071
FRANKLIN, PA	376	405	356
FULTON, PA	26	7	16
LANCASTER, PA	1,323	1,568	1,480
LEBANON, PA	370	381	483
PERRY, PA	106	107	100
YORK, PA	1,588	1,858	1,945

Click to View Map

Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	2,653	2,646	3,412
BALTIMORE, MD	2,876	3,497	3,475
BALTIMORE CITY, MD	2,325	3,154	3,256
CARROLL, MD	660	746	654
HARFORD, MD	717	958	1,104
HOWARD, MD	1,085	1,740	1,788

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	1,273	1,479	1,730
SOMERSET, MD	57	76	118
WICOMICO, MD	295	249	406
WORCESTER, MD	543	459	687

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	343	343	401
CHARLES, MD	638	638	1,109
SAINT MARYS, MD	294	294	457

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	53	69	46
CECIL, MD	236	327	333
DORCHESTER, MD	121	97	97
KENT, MD	52	77	80
QUEEN ANNES, MD	158	205	176
TALBOT, MD	187	145	207

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	1,880	2,724	2,670
FREDERICK, MD	1,133	1,110	1,146
MONTGOMERY, MD	3,226	4,446	4,795
PRINCE GEORGES, MD	3,333	4,649	4,683
ALEXANDRIA CITY, VA	585	723	541
ARLINGTON, VA	632	759	643
FAIRFAX, VA	4,121	4,787	5,666
FAIRFAX CITY, VA	32	117	126
FALLS CHURCH CITY, VA	58	41	48
LOUDOUN, VA	1,628	2,021	2,141

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	202	181	230
GARRETT, MD	129	122	175
WASHINGTON, MD	553	884	582
BERKELEY, WV	522	587	759
GRANT, WV	2	5	4
HAMPSHIRE, WV	50	58	40
HARDY, WV	5	36	19
JEFFERSON, WV	267	274	324
MINERAL, WV	29	39	27
MORGAN, WV	89	100	142
PENDLETON, WV	5	0	0

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	63	100	88
CLARKE, VA	51	74	35
CULPEPER, VA	98	133	193
FAUQUIER, VA	276	283	318
FREDERICK, VA	221	283	391
FREDERICKSBURG CITY, VA	47	72	98
KING GEORGE, VA	50	60	80
MADISON, VA	8	8	23
MANASSAS CITY, VA	123	182	145
MANASSAS PARK CITY, VA	55	100	57
ORANGE, VA	149	126	127
PAGE, VA	55	50	69
PRINCE WILLIAM, VA	1,828	2,075	2,407
RAPPAHANNOCK, VA	16	26	18
SHENANDOAH, VA	144	114	165
SPOTSYLVANIA, VA	577	545	640
STAFFORD, VA	493	834	764
WARREN, VA	202	224	243
WINCHESTER CITY, VA	103	79	112

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	526	465	733
HUNTERDON, NJ	30	86	30
OCEAN, NJ	369	352	422
SALEM, NJ	231	291	322
SOMERSET, NJ	91	124	163

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly New Purchase Contracts

Week Ending June 30, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	60	69	81
NEW CASTLE, DE	196	167	164
BURLINGTON, NJ	202	186	199
CAMDEN, NJ	186	175	171
GLOUCESTER, NJ	125	101	107
MERCER, NJ	122	127	120
BUCKS, PA	205	194	176
CHESTER, PA	171	165	171
DELAWARE, PA	162	189	163
MONTGOMERY, PA	282	250	268
PHILADELPHIA, PA	417	448	407

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	28	46	32
BERKS, PA	114	103	96
CUMBERLAND, PA	89	77	72
DAUPHIN, PA	87	72	68
FRANKLIN, PA	38	40	36
FULTON, PA	3	3	0
LANCASTER, PA	124	115	120
LEBANON, PA	32	28	39
PERRY, PA	10	9	6
YORK, PA	151	126	128

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	227	211	213
BALTIMORE, MD	255	225	233
BALTIMORE CITY, MD	228	220	230
CARROLL, MD	59	47	57
HARFORD, MD	93	89	70
HOWARD, MD	96	105	97

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	169	146	156
SOMERSET, MD	11	8	4
WICOMICO, MD	38	26	33
WORCESTER, MD	59	53	57

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	28	28	41
CHARLES, MD	89	89	71
SAINT MARYS, MD	50	50	37

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	14	9	14
CECIL, MD	39	31	29
DORCHESTER, MD	13	21	15
KENT, MD	13	13	8
QUEEN ANNES, MD	21	27	26
TALBOT, MD	22	19	23

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	176	248	193
FREDERICK, MD	96	93	91
MONTGOMERY, MD	305	293	266
PRINCE GEORGES, MD	286	255	239
ALEXANDRIA CITY, VA	60	77	51
ARLINGTON, VA	53	63	70
FAIRFAX, VA	342	318	377
FAIRFAX CITY, VA	4	8	7
FALLS CHURCH CITY, VA	8	2	2
LOUDOUN, VA	143	162	141

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	21	29	19
GARRETT, MD	10	9	13
WASHINGTON, MD	38	67	61
BERKELEY, WV	83	51	68
GRANT, WV	0	2	1
HAMPSHIRE, WV	7	10	5
HARDY, WV	3	4	2
JEFFERSON, WV	37	16	26
MINERAL, WV	5	7	3
MORGAN, WV	8	5	9
PENDLETON, WV	0	0	3

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	15	16	17
CLARKE, VA	5	6	5
CULPEPER, VA	15	16	20
FAUQUIER, VA	27	24	32
FREDERICK, VA	33	39	42
FREDERICKSBURG CITY, VA	10	8	7
KING GEORGE, VA	12	14	12
MADISON, VA	2	3	4
MANASSAS CITY, VA	7	14	17
MANASSAS PARK CITY, VA	4	9	3
ORANGE, VA	14	24	8
PAGE, VA	8	12	9
PRINCE WILLIAM, VA	169	132	145
RAPPAHANNOCK, VA	2	1	4
SHENANDOAH, VA	23	14	11
SPOTSYLVANIA, VA	46	53	47
STAFFORD, VA	55	58	49
WARREN, VA	25	16	18
WINCHESTER CITY, VA	11	10	9

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	41	47	53
HUNTERDON, NJ	11	14	5
OCEAN, NJ	79	75	70
SALEM, NJ	21	26	20
SOMERSET, NJ	8	10	8

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly Median Days to Contract

Week Ending June 30, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	29	21	28
NEW CASTLE, DE	14	11	12
BURLINGTON, NJ	16	14	19
CAMDEN, NJ	18	20	17
GLOUCESTER, NJ	20	16	17
MERCER, NJ	16	19	17
BUCKS, PA	13	12	15
CHESTER, PA	12	11	11
DELAWARE, PA	13	10	11
MONTGOMERY, PA	13	13	11
PHILADELPHIA, PA	22	23	21

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	18	22	11
BERKS, PA	10	17	12
CUMBERLAND, PA	14	13	13
DAUPHIN, PA	16	13	17
FRANKLIN, PA	21	13	29
FULTON, PA	7	19	N/A
LANCASTER, PA	11	9	11
LEBANON, PA	12	12	14
PERRY, PA	23	26	28
YORK, PA	13	13	14

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	19	21	20
BALTIMORE, MD	21	19	20
BALTIMORE CITY, MD	24	35	25
CARROLL, MD	23	20	14
HARFORD, MD	22	17	19
HOWARD, MD	17	22	15

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	29	43	34
SOMERSET, MD	33	34	48
WICOMICO, MD	26	28	31
WORCESTER, MD	24	35	51

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	21	21	31
CHARLES, MD	21	21	27
SAINT MARYS, MD	22	22	24

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	91	16	67
CECIL, MD	18	15	17
DORCHESTER, MD	86	26	71
KENT, MD	38	33	42
QUEEN ANNES, MD	30	20	22
TALBOT, MD	16	26	30

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	32	24	29
FREDERICK, MD	21	13	18
MONTGOMERY, MD	19	17	18
PRINCE GEORGES, MD	20	21	23
ALEXANDRIA CITY, VA	15	16	16
ARLINGTON, VA	21	18	22
FAIRFAX, VA	17	18	18
FAIRFAX CITY, VA	15	44	17
FALLS CHURCH CITY, VA	27	12	46
LOUDOUN, VA	19	19	17

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	38	20	27
GARRETT, MD	19	86	49
WASHINGTON, MD	27	24	23
BERKELEY, WV	23	23	24
GRANT, WV	N/A	169	5
HAMPSHIRE, WV	34	71	28
HARDY, WV	80	7	7
JEFFERSON, WV	14	21	21
MINERAL, WV	22	15	14
MORGAN, WV	82	38	13
PENDLETON, WV	N/A	N/A	81

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	28	41	24
CLARKE, VA	35	28	36
CULPEPER, VA	24	12	20
FAUQUIER, VA	17	25	24
FREDERICK, VA	30	24	28
FREDERICKSBURG CITY, VA	16	11	11
KING GEORGE, VA	75	33	28
MADISON, VA	49	67	23
MANASSAS CITY, VA	20	22	20
MANASSAS PARK CITY, VA	18	16	27
ORANGE, VA	18	24	24
PAGE, VA	18	20	31
PRINCE WILLIAM, VA	20	21	19
RAPPAHANNOCK, VA	62	28	41
SHENANDOAH, VA	30	23	17
SPOTSYLVANIA, VA	19	25	17
STAFFORD, VA	24	16	21
WARREN, VA	27	30	21
WINCHESTER CITY, VA	31	22	33

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	25	39	27
HUNTERDON, NJ	14	35	53
OCEAN, NJ	22	20	23
SALEM, NJ	24	28	18
SOMERSET, NJ	12	11	18

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly New Listings

Week Ending June 30, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	61	72	42
NEW CASTLE, DE	114	120	134
BURLINGTON, NJ	132	123	161
CAMDEN, NJ	151	117	145
GLOUCESTER, NJ	92	63	88
MERCER, NJ	71	87	100
BUCKS, PA	163	124	157
CHESTER, PA	138	122	171
DELAWARE, PA	156	125	168
MONTGOMERY, PA	211	167	239
PHILADELPHIA, PA	391	369	440

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	27	36	22
BERKS, PA	104	83	119
CUMBERLAND, PA	78	66	69
DAUPHIN, PA	84	75	99
FRANKLIN, PA	40	47	37
FULTON, PA	7	2	2
LANCASTER, PA	121	113	145
LEBANON, PA	44	32	46
PERRY, PA	14	6	12
YORK, PA	137	125	155

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	178	167	182
BALTIMORE, MD	208	201	228
BALTIMORE CITY, MD	243	246	238
CARROLL, MD	50	39	52
HARFORD, MD	80	58	74
HOWARD, MD	80	90	95

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	138	147	145
SOMERSET, MD	6	8	2
WICOMICO, MD	28	16	28
WORCESTER, MD	61	50	47

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	33	33	24
CHARLES, MD	70	70	61
SAINT MARYS, MD	34	34	38

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	9	4	6
CECIL, MD	34	24	25
DORCHESTER, MD	17	18	11
KENT, MD	4	7	4
QUEEN ANNES, MD	16	18	15
TALBOT, MD	25	19	19

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	249	186	265
FREDERICK, MD	81	88	122
MONTGOMERY, MD	237	187	268
PRINCE GEORGES, MD	251	223	221
ALEXANDRIA CITY, VA	49	44	66
ARLINGTON, VA	46	44	66
FAIRFAX, VA	286	253	321
FAIRFAX CITY, VA	7	7	4
FALLS CHURCH CITY, VA	2	6	10
LOUDOUN, VA	125	118	144

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	22	17	13
GARRETT, MD	19	18	16
WASHINGTON, MD	49	43	46
BERKELEY, WV	67	67	73
GRANT, WV	0	0	1
HAMPSHIRE, WV	8	13	3
HARDY, WV	2	4	4
JEFFERSON, WV	28	27	23
MINERAL, WV	5	5	5
MORGAN, WV	10	8	7
PENDLETON, WV	2	0	4

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	17	11	14
CLARKE, VA	2	3	1
CULPEPER, VA	12	20	13
FAUQUIER, VA	20	21	23
FREDERICK, VA	39	37	51
FREDERICKSBURG CITY, VA	10	9	19
KING GEORGE, VA	7	8	9
MADISON, VA	4	4	5
MANASSAS CITY, VA	8	16	17
MANASSAS PARK CITY, VA	5	3	2
ORANGE, VA	18	14	16
PAGE, VA	11	6	6
PRINCE WILLIAM, VA	150	105	145
RAPPAHANNOCK, VA	2	1	1
SHENANDOAH, VA	18	15	16
SPOTSYLVANIA, VA	72	50	62
STAFFORD, VA	48	54	52
WARREN, VA	19	13	23
WINCHESTER CITY, VA	7	15	4

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	33	35	42
HUNTERDON, NJ	5	8	3
OCEAN, NJ	55	57	57
SALEM, NJ	22	19	18
SOMERSET, NJ	6	8	9

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly Median List Price

Week Ending June 30, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	$399,900	$334,995	$357,450
NEW CASTLE, DE	$379,950	$350,000	$377,500
BURLINGTON, NJ	$392,500	$335,000	$389,900
CAMDEN, NJ	$330,000	$299,000	$329,900
GLOUCESTER, NJ	$349,900	$329,900	$375,000
MERCER, NJ	$465,000	$369,000	$450,000
BUCKS, PA	$549,900	$450,000	$475,000
CHESTER, PA	$527,450	$475,000	$549,900
DELAWARE, PA	$375,000	$275,000	$374,950
MONTGOMERY, PA	$435,000	$425,000	$495,000
PHILADELPHIA, PA	$275,000	$254,900	$284,950

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	$350,000	$322,400	$324,950
BERKS, PA	$287,000	$265,000	$279,900
CUMBERLAND, PA	$339,950	$324,950	$339,900
DAUPHIN, PA	$285,000	$215,000	$289,900
FRANKLIN, PA	$282,400	$279,990	$289,000
FULTON, PA	$214,900	$284,500	$114,250
LANCASTER, PA	$339,900	$309,000	$329,900
LEBANON, PA	$254,950	$276,500	$279,900
PERRY, PA	$242,450	$267,495	$242,400
YORK, PA	$286,500	$250,000	$289,900

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	$479,995	$470,000	$499,000
BALTIMORE, MD	$349,900	$349,900	$375,000
BALTIMORE CITY, MD	$230,000	$219,950	$239,975
CARROLL, MD	$532,495	$450,000	$452,500
HARFORD, MD	$382,500	$380,000	$399,450
HOWARD, MD	$599,900	$650,000	$600,000

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	$444,000	$469,800	$470,000
SOMERSET, MD	$269,950	$189,950	$52,500
WICOMICO, MD	$299,900	$232,993	$227,495
WORCESTER, MD	$419,995	$437,000	$449,990

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	$450,000	$450,000	$514,450
CHARLES, MD	$495,450	$495,450	$448,990
SAINT MARYS, MD	$449,900	$449,900	$412,000

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	$225,990	$414,000	$294,500
CECIL, MD	$364,900	$364,450	$332,900
DORCHESTER, MD	$269,000	$232,450	$279,900
KENT, MD	$432,500	$425,000	$198,750
QUEEN ANNES, MD	$567,000	$482,000	$549,000
TALBOT, MD	$435,000	$499,900	$425,000

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	$600,000	$667,500	$700,000
FREDERICK, MD	$479,900	$464,995	$510,432
MONTGOMERY, MD	$605,000	$569,900	$599,975
PRINCE GEORGES, MD	$432,705	$425,000	$444,000
ALEXANDRIA CITY, VA	$590,000	$469,950	$699,900
ARLINGTON, VA	$812,500	$534,450	$592,450
FAIRFAX, VA	$679,500	$659,900	$750,000
FAIRFAX CITY, VA	$890,000	$850,000	$742,450
FALLS CHURCH CITY, VA	$1,197,500	$930,000	$919,500
LOUDOUN, VA	$779,055	$673,730	$737,495

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	$210,000	$104,900	$159,900
GARRETT, MD	$429,000	$577,000	$594,500
WASHINGTON, MD	$357,500	$325,000	$382,450
BERKELEY, WV	$322,810	$299,990	$309,975
GRANT, WV	N/A	N/A	$100,000
HAMPSHIRE, WV	$265,000	$300,000	$189,999
HARDY, WV	$253,500	$177,500	$214,500
JEFFERSON, WV	$472,450	$375,545	$400,000
MINERAL, WV	$134,900	$160,000	$215,000
MORGAN, WV	$310,250	$272,500	$225,000
PENDLETON, WV	$314,450	N/A	$339,450

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	$379,000	$360,000	$371,950
CLARKE, VA	$438,950	$350,000	$875,000
CULPEPER, VA	$530,750	$474,950	$494,000
FAUQUIER, VA	$587,450	$625,000	$585,000
FREDERICK, VA	$419,900	$395,000	$442,490
FREDERICKSBURG CITY, VA	$562,950	$529,000	$511,000
KING GEORGE, VA	$499,900	$417,000	$489,000
MADISON, VA	$444,996	$305,000	$524,900
MANASSAS CITY, VA	$540,000	$482,500	$555,000
MANASSAS PARK CITY, VA	$450,000	$399,999	$494,995
ORANGE, VA	$449,945	$469,900	$404,770
PAGE, VA	$325,000	$179,950	$234,400
PRINCE WILLIAM, VA	$532,500	$549,900	$555,000
RAPPAHANNOCK, VA	$2,025,000	$1,200,000	$674,999
SHENANDOAH, VA	$345,000	$330,000	$332,450
SPOTSYLVANIA, VA	$506,755	$481,000	$439,000
STAFFORD, VA	$527,500	$537,495	$542,450
WARREN, VA	$399,900	$390,000	$399,000
WINCHESTER CITY, VA	$327,000	$383,900	$474,995

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	$275,000	$229,900	$256,000
HUNTERDON, NJ	$729,900	$462,500	$779,900
OCEAN, NJ	$450,000	$419,999	$549,900
SALEM, NJ	$257,000	$257,900	$257,500
SOMERSET, NJ	$562,000	$687,000	$665,000

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly Active Listings

Week Ending June 30, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	453	368	441
NEW CASTLE, DE	612	484	656
BURLINGTON, NJ	616	501	605
CAMDEN, NJ	603	451	586
GLOUCESTER, NJ	487	312	462
MERCER, NJ	428	333	421
BUCKS, PA	738	540	737
CHESTER, PA	648	511	662
DELAWARE, PA	656	504	619
MONTGOMERY, PA	949	694	948
PHILADELPHIA, PA	4,090	3,953	4,164

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	180	132	182
BERKS, PA	344	321	338
CUMBERLAND, PA	395	324	415
DAUPHIN, PA	375	281	372
FRANKLIN, PA	243	217	231
FULTON, PA	14	8	12
LANCASTER, PA	519	430	516
LEBANON, PA	257	162	242
PERRY, PA	59	46	54
YORK, PA	701	587	698

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	724	564	710
BALTIMORE, MD	896	685	893
BALTIMORE CITY, MD	1,891	1,415	1,926
CARROLL, MD	191	143	193
HARFORD, MD	334	181	331
HOWARD, MD	262	229	249

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	1,788	1,324	1,807
SOMERSET, MD	93	84	98
WICOMICO, MD	167	111	170
WORCESTER, MD	534	294	534

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	166	166	117
CHARLES, MD	320	320	301
SAINT MARYS, MD	168	168	171

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	64	52	69
CECIL, MD	222	175	223
DORCHESTER, MD	161	134	160
KENT, MD	71	72	75
QUEEN ANNES, MD	172	108	174
TALBOT, MD	183	113	175

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	2,403	1,727	2,453
FREDERICK, MD	416	241	416
MONTGOMERY, MD	1,013	673	1,012
PRINCE GEORGES, MD	1,093	782	1,104
ALEXANDRIA CITY, VA	194	146	177
ARLINGTON, VA	293	254	295
FAIRFAX, VA	1,078	848	1,072
FAIRFAX CITY, VA	15	20	15
FALLS CHURCH CITY, VA	33	12	33
LOUDOUN, VA	517	386	527

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	165	114	170
GARRETT, MD	213	155	205
WASHINGTON, MD	233	227	228
BERKELEY, WV	365	312	366
GRANT, WV	20	9	19
HAMPSHIRE, WV	53	56	55
HARDY, WV	31	29	34
JEFFERSON, WV	152	143	150
MINERAL, WV	34	33	37
MORGAN, WV	69	57	70
PENDLETON, WV	25	17	21

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	81	76	73
CLARKE, VA	23	20	24
CULPEPER, VA	126	95	128
FAUQUIER, VA	142	153	131
FREDERICK, VA	268	193	267
FREDERICKSBURG CITY, VA	51	42	49
KING GEORGE, VA	54	60	58
MADISON, VA	42	41	39
MANASSAS CITY, VA	35	26	23
MANASSAS PARK CITY, VA	8	13	10
ORANGE, VA	106	108	109
PAGE, VA	64	38	60
PRINCE WILLIAM, VA	445	317	434
RAPPAHANNOCK, VA	30	26	30
SHENANDOAH, VA	106	80	108
SPOTSYLVANIA, VA	305	247	294
STAFFORD, VA	215	214	224
WARREN, VA	118	74	125
WINCHESTER CITY, VA	42	25	44

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	273	207	275
HUNTERDON, NJ	50	44	53
OCEAN, NJ	447	380	448
SALEM, NJ	159	145	157
SOMERSET, NJ	41	33	41

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly % Active Listings with Price Decrease

Week Ending June 30, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	8.6%	6.5%	7.7%
NEW CASTLE, DE	9.8%	4.5%	8.2%
BURLINGTON, NJ	8.1%	6.4%	12.9%
CAMDEN, NJ	9.8%	6.9%	8.2%
GLOUCESTER, NJ	7.4%	4.8%	9.1%
MERCER, NJ	6.5%	5.1%	5.7%
BUCKS, PA	8.7%	6.3%	9.2%
CHESTER, PA	9.6%	6.5%	6.9%
DELAWARE, PA	8.5%	6.9%	10.0%
MONTGOMERY, PA	9.2%	3.9%	9.1%
PHILADELPHIA, PA	9.4%	8.6%	9.2%

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	7.8%	6.1%	9.3%
BERKS, PA	9.6%	8.1%	10.4%
CUMBERLAND, PA	6.3%	6.2%	9.2%
DAUPHIN, PA	9.9%	9.6%	9.9%
FRANKLIN, PA	11.5%	7.4%	8.2%
FULTON, PA	14.3%	0.0%	0.0%
LANCASTER, PA	7.9%	5.6%	6.2%
LEBANON, PA	3.9%	6.2%	5.8%
PERRY, PA	6.8%	4.3%	9.3%
YORK, PA	8.3%	6.6%	8.6%

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	9.9%	7.1%	11.1%
BALTIMORE, MD	11.4%	8.6%	9.3%
BALTIMORE CITY, MD	9.4%	9.7%	10.4%
CARROLL, MD	10.5%	6.3%	10.4%
HARFORD, MD	9.3%	9.4%	11.2%
HOWARD, MD	9.2%	8.7%	6.4%

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	7.9%	7.1%	8.5%
SOMERSET, MD	4.3%	3.6%	7.1%
WICOMICO, MD	13.2%	10.8%	7.1%
WORCESTER, MD	7.7%	6.8%	9.0%

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	9.6%	12.0%	9.7%
CHARLES, MD	6.9%	7.0%	8.2%
SAINT MARYS, MD	9.5%	7.6%	8.5%

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	18.8%	3.8%	1.4%
CECIL, MD	7.7%	6.9%	6.3%
DORCHESTER, MD	9.9%	10.4%	5.0%
KENT, MD	4.2%	1.4%	4.0%
QUEEN ANNES, MD	8.1%	10.2%	12.6%
TALBOT, MD	100.0%	100.0%	100.0%

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	7.7%	6.9%	8.0%
FREDERICK, MD	8.4%	8.3%	7.9%
MONTGOMERY, MD	6.4%	7.3%	7.3%
PRINCE GEORGES, MD	8.8%	9.0%	10.1%
ALEXANDRIA CITY, VA	7.7%	6.2%	13.6%
ARLINGTON, VA	10.2%	6.7%	8.1%
FAIRFAX, VA	8.6%	5.9%	10.0%
FAIRFAX CITY, VA	26.7%	0.0%	13.3%
FALLS CHURCH CITY, VA	3.0%	0.0%	3.0%
LOUDOUN, VA	12.4%	7.8%	8.3%

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	7.3%	6.1%	11.2%
GARRETT, MD	7.5%	14.2%	7.8%
WASHINGTON, MD	7.7%	9.3%	13.6%
BERKELEY, WV	9.0%	5.8%	9.3%
GRANT, WV	5.0%	0.0%	5.3%
HAMPSHIRE, WV	15.1%	1.8%	10.9%
HARDY, WV	0.0%	6.9%	11.8%
JEFFERSON, WV	4.6%	11.2%	6.0%
MINERAL, WV	5.9%	9.1%	8.1%
MORGAN, WV	7.2%	8.8%	5.7%
PENDLETON, WV	0.0%	0.0%	0.0%

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	3.7%	1.3%	6.8%
CLARKE, VA	4.3%	10.0%	4.2%
CULPEPER, VA	8.7%	9.5%	10.2%
FAUQUIER, VA	7.7%	5.9%	6.9%
FREDERICK, VA	11.2%	6.2%	11.6%
FREDERICKSBURG CITY, VA	3.9%	11.9%	6.1%
KING GEORGE, VA	13.0%	1.7%	10.3%
MADISON, VA	7.1%	4.9%	10.3%
MANASSAS CITY, VA	14.3%	7.7%	8.7%
MANASSAS PARK CITY, VA	25.0%	0.0%	0.0%
ORANGE, VA	9.4%	9.3%	9.2%
PAGE, VA	12.5%	5.3%	11.7%
PRINCE WILLIAM, VA	8.3%	5.7%	11.8%
RAPPAHANNOCK, VA	13.3%	3.8%	0.0%
SHENANDOAH, VA	7.5%	11.3%	5.6%
SPOTSYLVANIA, VA	10.5%	7.3%	12.6%
STAFFORD, VA	14.0%	7.5%	15.6%
WARREN, VA	7.6%	8.1%	8.8%
WINCHESTER CITY, VA	14.3%	4.0%	20.5%

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	6.2%	7.2%	5.5%
HUNTERDON, NJ	10.0%	2.3%	1.9%
OCEAN, NJ	5.8%	5.0%	9.4%
SALEM, NJ	8.2%	5.5%	5.1%
SOMERSET, NJ	9.8%	0.0%	2.4%

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly Canceled Listings

Week Ending June 30, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	3	2	6
NEW CASTLE, DE	6	3	1
BURLINGTON, NJ	4	4	2
CAMDEN, NJ	9	4	6
GLOUCESTER, NJ	4	3	4
MERCER, NJ	0	0	1
BUCKS, PA	5	3	3
CHESTER, PA	10	3	4
DELAWARE, PA	8	6	8
MONTGOMERY, PA	13	11	9
PHILADELPHIA, PA	36	56	33

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	3	2	1
BERKS, PA	3	2	4
CUMBERLAND, PA	2	0	3
DAUPHIN, PA	2	1	2
FRANKLIN, PA	1	7	1
FULTON, PA	0	0	0
LANCASTER, PA	15	4	4
LEBANON, PA	2	0	1
PERRY, PA	0	0	0
YORK, PA	4	4	13

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Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	9	7	10
BALTIMORE, MD	19	12	11
BALTIMORE CITY, MD	29	17	33
CARROLL, MD	4	0	7
HARFORD, MD	4	4	3
HOWARD, MD	4	6	5

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	22	17	13
SOMERSET, MD	2	1	0
WICOMICO, MD	3	0	1
WORCESTER, MD	13	1	10

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	2	2	0
CHARLES, MD	3	3	1
SAINT MARYS, MD	0	0	0

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

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	60	42	44
FREDERICK, MD	5	6	8
MONTGOMERY, MD	18	14	25
PRINCE GEORGES, MD	23	18	10
ALEXANDRIA CITY, VA	6	2	5
ARLINGTON, VA	4	7	4
FAIRFAX, VA	29	18	28
FAIRFAX CITY, VA	0	0	0
FALLS CHURCH CITY, VA	0	1	0
LOUDOUN, VA	4	7	9

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	0	0	4
GARRETT, MD	2	0	0
WASHINGTON, MD	6	4	5
BERKELEY, WV	7	10	13
GRANT, WV	0	0	0
HAMPSHIRE, WV	0	0	1
HARDY, WV	0	0	0
JEFFERSON, WV	0	2	2
MINERAL, WV	4	0	1
MORGAN, WV	0	0	0
PENDLETON, WV	0	0	0

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	2	0	1
CLARKE, VA	0	0	0
CULPEPER, VA	0	2	1
FAUQUIER, VA	1	1	0
FREDERICK, VA	1	2	2
FREDERICKSBURG CITY, VA	3	1	0
KING GEORGE, VA	2	0	2
MADISON, VA	0	1	0
MANASSAS CITY, VA	1	0	1
MANASSAS PARK CITY, VA	0	0	0
ORANGE, VA	0	1	1
PAGE, VA	0	0	0
PRINCE WILLIAM, VA	9	4	22
RAPPAHANNOCK, VA	0	0	0
SHENANDOAH, VA	2	0	2
SPOTSYLVANIA, VA	9	6	8
STAFFORD, VA	4	5	7
WARREN, VA	2	1	2
WINCHESTER CITY, VA	0	1	0

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	1	1	3
HUNTERDON, NJ	0	0	0
OCEAN, NJ	2	6	1
SALEM, NJ	0	1	1
SOMERSET, NJ	0	1	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.

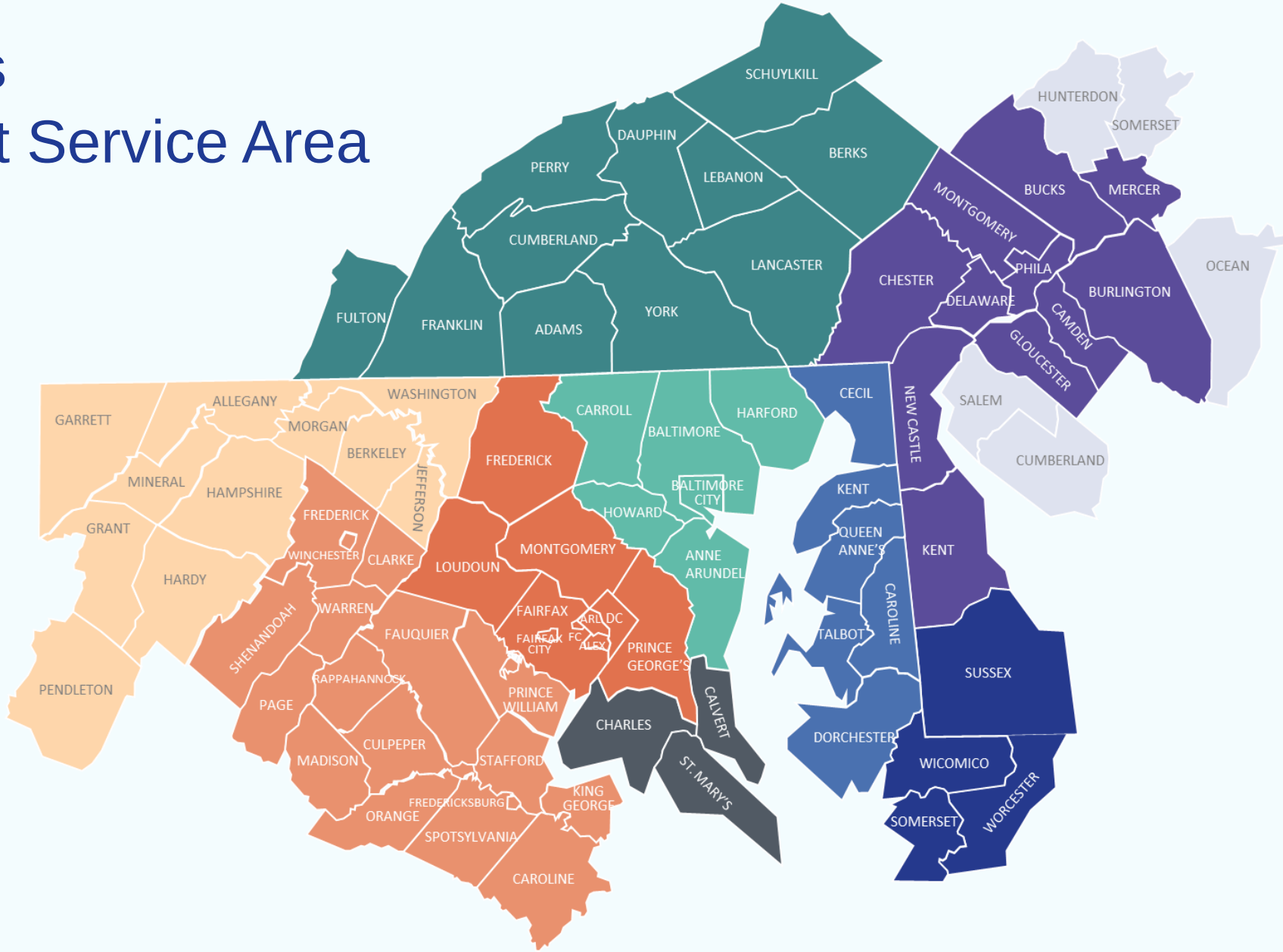
Median List Price – The median list price of new listings during the week.

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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