

March 2026

Montgomery County, PA

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New Listings**859** **78.6%**
from Feb 2026:
481 **2.1%**
from Mar 2025:
841

YTD	2026	2025	+/-
	1,994	2,016	-1.1%

5-year Mar average: **885****New Pendings****802** **56.0%**
from Feb 2026:
514 **2.2%**
from Mar 2025:
785

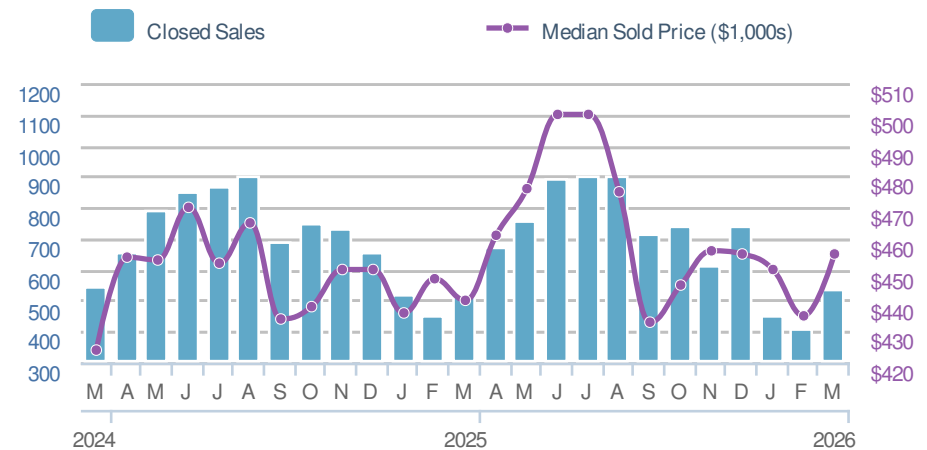
YTD	2026	2025	+/-
	1,794	1,826	-1.8%

5-year Mar average: **835****Closed Sales****536** **31.7%**
from Feb 2026:
407 **4.5%**
from Mar 2025:
513

YTD	2026	2025	+/-
	1,436	1,519	-5.5%

5-year Mar average: **592****Median Sold Price****\$455,000** **4.6%**
from Feb 2026:
\$435,000 **3.4%**
from Mar 2025:
\$440,000

YTD	2026	2025	+/-
	\$449,125	\$440,000	2.1%

5-year Mar average: **\$418,150****Active Listings****889**

Feb 2026	Mar 2025
809	770

Avg DOM**36**

Feb 2026	Mar 2025	YTD
35	29	36

Avg Sold to OLP Ratio**98.8%**

Feb 2026	Mar 2025	YTD
98.4%	100.0%	98.4%