

May 2025

Somerset County, MD

New Listings

22

↓ -46.3%

from Apr 2025:
41

↓ -29.0%

from May 2024:
31

YTD	2025	2024	+/-
	159	161	-1.2%

5-year May average: 33

New Pendings

31

↓ -18.4%

from Apr 2025:
38

↑ 34.8%

from May 2024:
23

YTD	2025	2024	+/-
	119	108	10.2%

5-year May average: 29

Closed Sales

27

↑ 28.6%

from Apr 2025:
21

↑ 50.0%

from May 2024:
18

YTD	2025	2024	+/-
	95	106	-10.4%

5-year May average: 24

Median Sold Price

\$245,000

↑ 19.5%

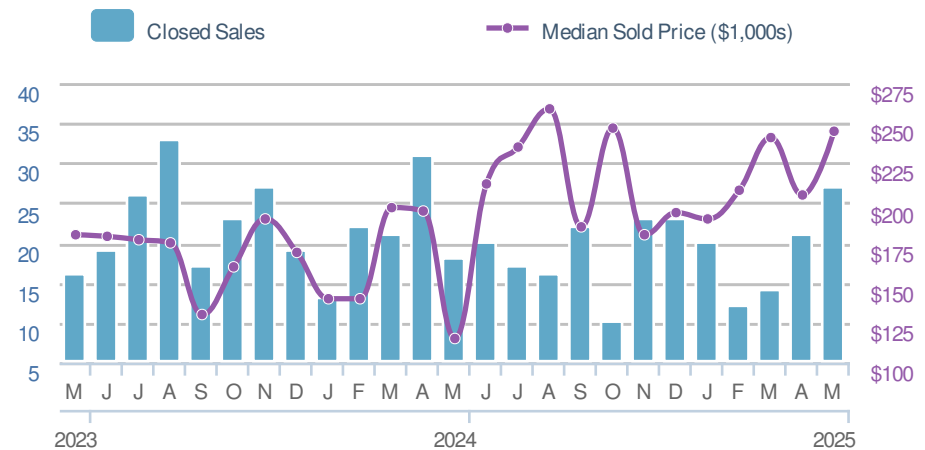
from Apr 2025:
\$205,000

↑ 113.0%

from May 2024:
\$115,000

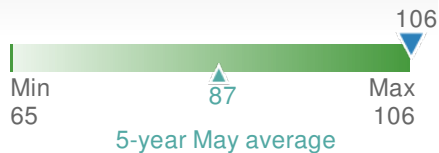
YTD	2025	2024	+/-
	\$230,000	\$182,450	26.1%

5-year May average: \$189,390



Active Listings

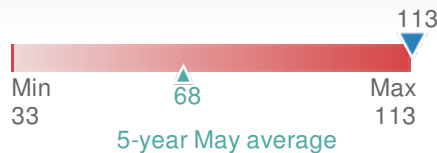
106



Apr 2025	May 2024
120	106

Avg DOM

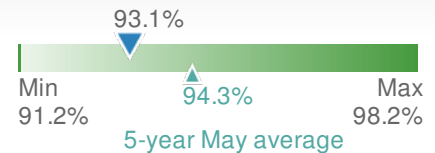
113



Apr 2025	May 2024	YTD
87	33	90

Avg Sold to OLP Ratio

93.1%



Apr 2025	May 2024	YTD
94.2%	93.2%	92.3%