

## August 2025

Somerset County, MD

### New Listings

29

 **-19.4%**     **-31.0%**  
 from Jul 2025: 36    from Aug 2024: 42

| YTD | 2025       | 2024 | +/-  |
|-----|------------|------|------|
|     | <b>275</b> | 266  | 3.4% |

5-year Aug average: 37

### New Pendings

26

 **18.2%**     **-10.3%**  
 from Jul 2025: 22    from Aug 2024: 29

| YTD | 2025       | 2024 | +/-  |
|-----|------------|------|------|
|     | <b>180</b> | 168  | 7.1% |

5-year Aug average: 32

### Closed Sales

20

 **0.0%**     **25.0%**  
 from Jul 2025: 20    from Aug 2024: 16

| YTD | 2025       | 2024 | +/-  |
|-----|------------|------|------|
|     | <b>162</b> | 160  | 1.3% |

5-year Aug average: 27

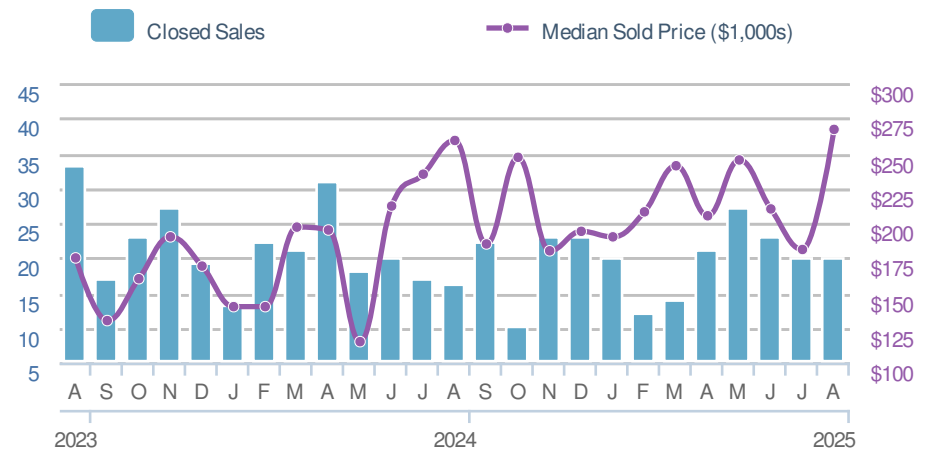
### Median Sold Price

**\$267,100**

 **47.4%**     **2.8%**  
 from Jul 2025: \$181,250    from Aug 2024: \$259,950

| YTD | 2025             | 2024      | +/-   |
|-----|------------------|-----------|-------|
|     | <b>\$227,000</b> | \$200,000 | 13.5% |

5-year Aug average: \$210,110



### Active Listings

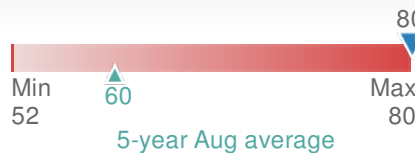
131



| Jul 2025 | Aug 2024 |
|----------|----------|
| 130      | 113      |

### Avg DOM

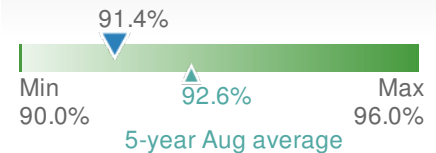
80



| Jul 2025 | Aug 2024 | YTD |
|----------|----------|-----|
| 51       | 52       | 78  |

### Avg Sold to OLP Ratio

91.4%



| Jul 2025 | Aug 2024 | YTD   |
|----------|----------|-------|
| 92.9%    | 93.4%    | 91.9% |