



December 2025

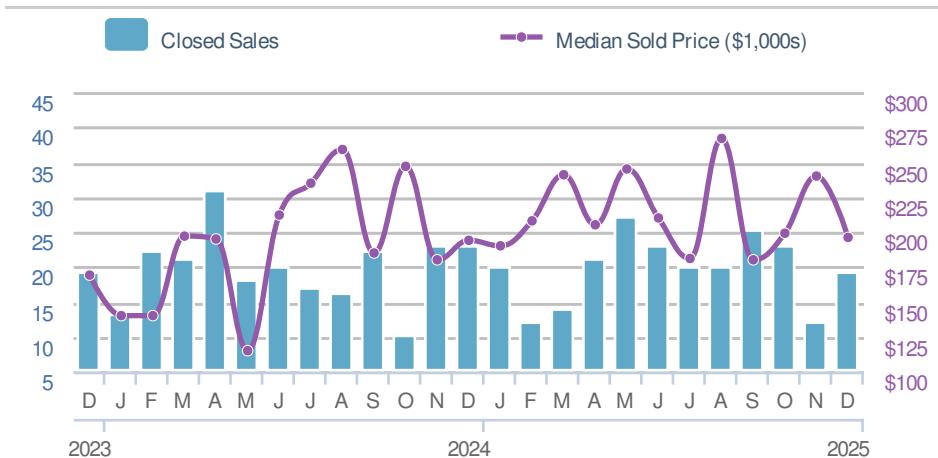
Somerset County, MD

| | | |
|------------------------|-------------------|------|
| New Listings | | 21 |
| 16.7% | -8.7% | |
| from Nov 2025: 18 | from Dec 2024: 23 | |
| YTD 2025 2024 +/- | | |
| 391 | 380 | 2.9% |
| 5-year Dec average: 20 | | |

| | | |
|------------------------|-------------------|------|
| New Pensions | | 20 |
| 42.9% | -13.0% | |
| from Nov 2025: 14 | from Dec 2024: 23 | |
| YTD 2025 2024 +/- | | |
| 252 | 240 | 5.0% |
| 5-year Dec average: 22 | | |

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|------------------------|-------------------|------|
| Closed Sales | | 19 |
| 58.3% | -17.4% | |
| from Nov 2025: 12 | from Dec 2024: 23 | |
| YTD 2025 2024 +/- | | |
| 247 | 241 | 2.5% |
| 5-year Dec average: 24 | | |

| | | |
|-------------------------------|--------------------------|-----------|
| Median Sold Price | | \$196,000 |
| -18.3% | 0.5% | |
| from Nov 2025: \$240,000 | from Dec 2024: \$194,950 | |
| YTD 2025 2024 +/- | | |
| \$220,000 | \$200,000 | 10.0% |
| 5-year Dec average: \$187,830 | | |



| | | |
|--------------------|--------------|---------|
| Active Listings | | 106 |
| Min 65 | 86 | Max 106 |
| 5-year Dec average | | |
| Nov 2025 122 | Dec 2024 105 | |

| | | |
|--------------------|--------------|---------|
| Avg DOM | | 47 |
| Min 47 | 67 | Max 100 |
| 5-year Dec average | | |
| Nov 2025 69 | Dec 2024 100 | YTD 74 |

| | | |
|-----------------------|----------------|-----------|
| Avg Sold to OLP Ratio | | 93.3% |
| Min 87.4% | 93.3% | Max 95.9% |
| 5-year Dec average | | |
| Nov 2025 85.0% | Dec 2024 87.4% | YTD 91.7% |