

March 2025

Somerset County, MD

New Listings 34

▲ 41.7% from Feb 2025: 24
▲ 25.9% from Mar 2024: 27

YTD	2025	2024	+/-
	88	91	-3.3%

5-year Mar average: 35

New Pendings 21

▼ 8.7% from Feb 2025: 23
▼ 19.2% from Mar 2024: 26

YTD	2025	2024	+/-
	57	70	-18.6%

5-year Mar average: 30

Closed Sales 14

▲ 16.7% from Feb 2025: 12
▼ 33.3% from Mar 2024: 21

YTD	2025	2024	+/-
	46	56	-17.9%

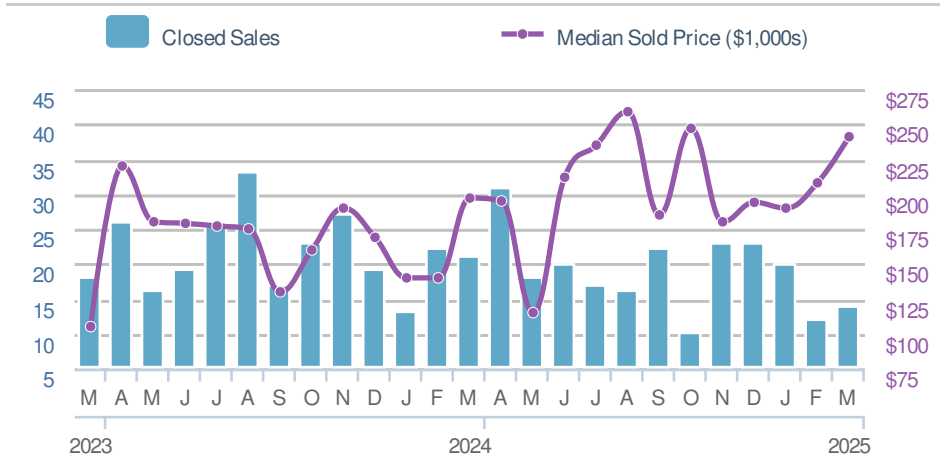
5-year Mar average: 22

Median Sold Price \$241,875

▲ 16.0% from Feb 2025: \$208,595
▲ 22.5% from Mar 2024: \$197,500

YTD	2025	2024	+/-
	\$214,000	\$172,500	24.1%

5-year Mar average: \$171,875



Active Listings 124

Min 57 | 85 | Max 124
 5-year Mar average

Feb 2025	Mar 2024
108	89

Avg DOM 82

Min 43 | 71 | Max 92
 5-year Mar average

Feb 2025	Mar 2024	YTD
58	76	74

Avg Sold to OLP Ratio 94.8%

Min 89.1% | 94.1% | Max 97.0%
 5-year Mar average

Feb 2025	Mar 2024	YTD
87.6%	93.2%	90.9%