

July 2026

Somerset County, MD

New Listings

27

 **-18.2%**  **-25.0%**
 from Jun 2026: 33 from Jul 2025: 36

YTD	2026	2025	+/-
	214	243	-11.9%

5-year Jul average: **30**

New Pendings

28

 **3.7%**  **27.3%**
 from Jun 2026: 27 from Jul 2025: 22

YTD	2026	2025	+/-
	143	157	-8.9%

5-year Jul average: **26**

Closed Sales

17

 **-15.0%**  **-15.0%**
 from Jun 2026: 20 from Jul 2025: 20

YTD	2026	2025	+/-
	122	141	-13.5%

5-year Jul average: **21**

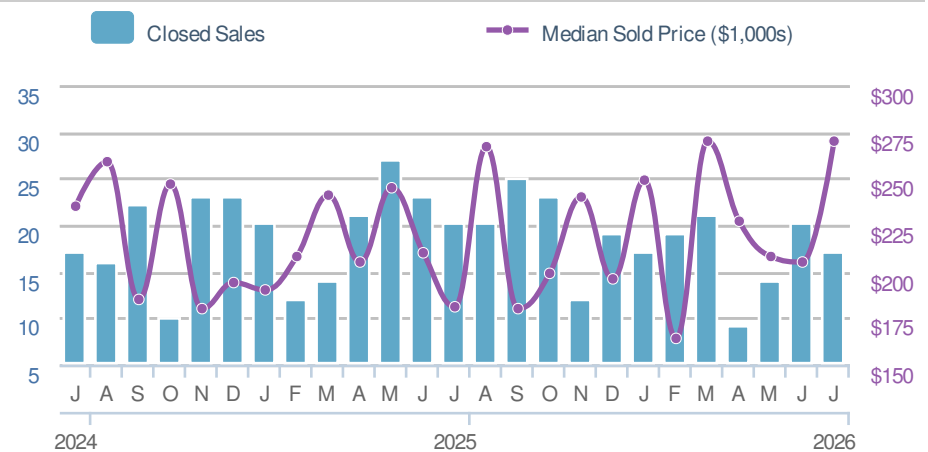
Median Sold Price

\$270,000

 **31.7%**  **49.0%**
 from Jun 2026: \$205,000 from Jul 2025: \$181,250

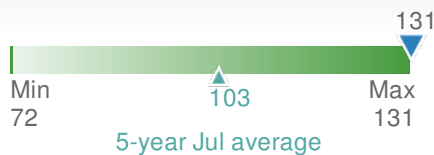
YTD	2026	2025	+/-
	\$232,500	\$223,000	4.3%

5-year Jul average: **\$202,620**



Active Listings

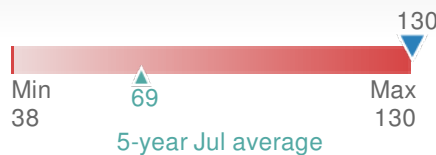
131



Jun 2026	Jul 2025
132	130

Avg DOM

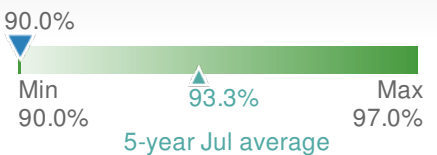
130



Jun 2026	Jul 2025	YTD
96	51	94

Avg Sold to OLP Ratio

90.0%



Jun 2026	Jul 2025	YTD
83.6%	92.9%	89.3%