



Weekly Market Report

Week Ending April 28, 2024

For more weekly insights, visit BrightMLS.com/MarketUpdate.



- **List price hits a new record high.** Asking prices continue to track well above last year. The median list price soared to \$439,000 in the Bright MLS service area for the week ending April 28, which is a 7.3% jump from the same week last year.
- **But more sellers are dropping their asking price when they do not get a quick offer.** The share of active listings with a price decrease remains above last year's level for four weeks in a row. During the week ending April 28, 8.0% of active listings in the Bright MLS service area have had a price decrease, which is 0.8 percentage points above last year.
- **New contracts below 2023.** Excluding Easter week, new weekly contract activity in 2024 has consistently lagged behind 2023. During the week ending April 28, there were 1.9% fewer new pending contracts compared to the same week last year. High list prices and elevated mortgage rates may be keeping buyers on the sidelines.

Weekly Market Trends

Bright MLS Service Area

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3. [New Purchase Contracts](#)
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By MMA

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2. [Baltimore](#)
3. [Washington, D.C.](#)
4. [Central Pennsylvania](#)
5. [MD/WV Panhandle](#)
6. [Del/Mar Coastal](#)
7. [Southern Maryland](#)
8. [MD Eastern Shore](#)
9. [North Central Virginia](#)

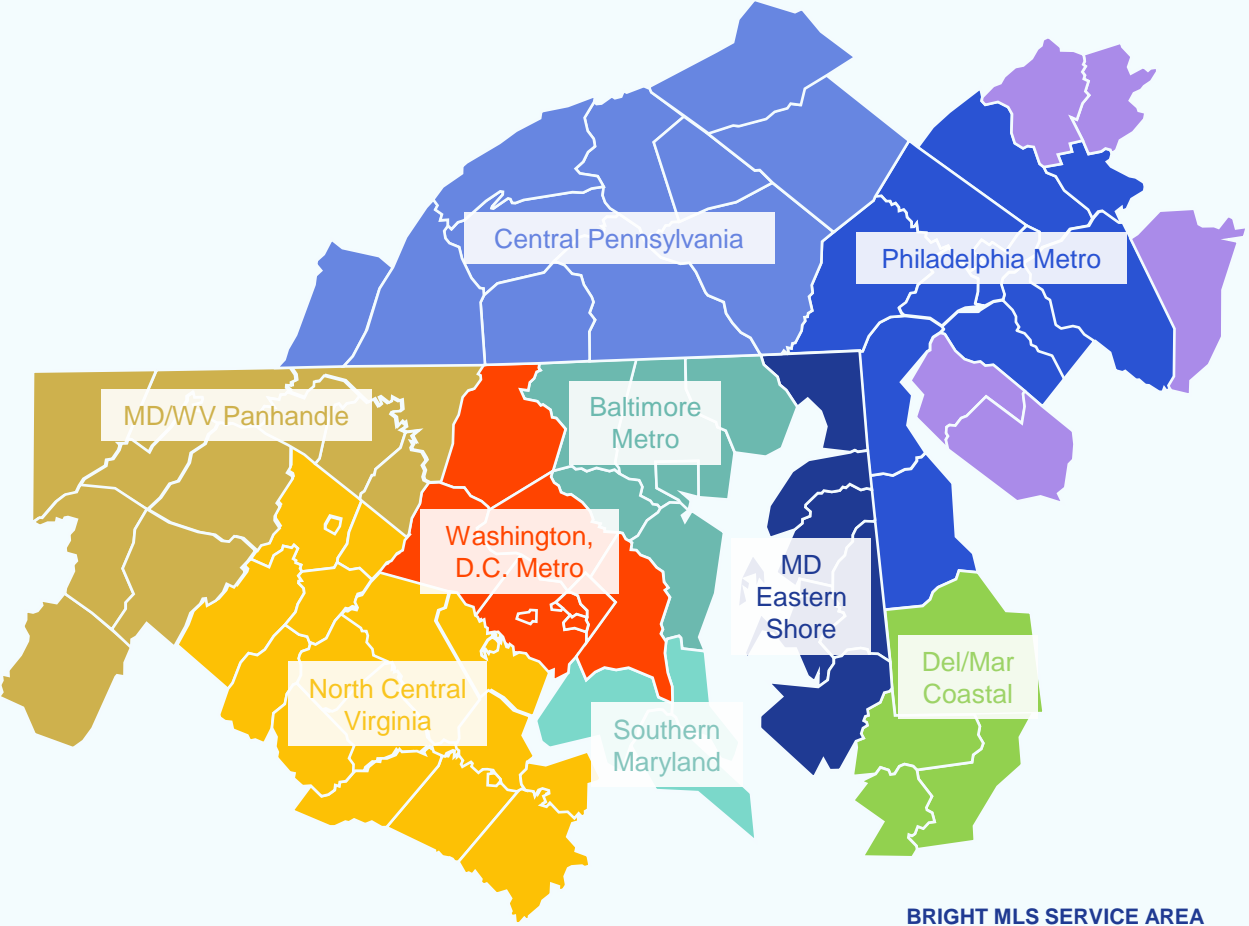
[By County](#)

Bright MLS Service Area

Weekly Snapshot

Week Ending April 28, 2024

		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	98,191	-11.8%	-1.3%
New Purchase Contracts	6,738	-1.9%	+1.0%
Median Time to Contract	16 days	+0 days	-1 day
New Listings	6,414	+5.8%	+1.9%
Median List Price	\$439,000	+7.3%	+0.9%
Active Listings	28,974	+13.7%	+1.4%
% Active Listings with Price Decrease	8.0%	+0.8 pp	-0.2 pp
Canceled Listings	355	+8.2%	+29.1%

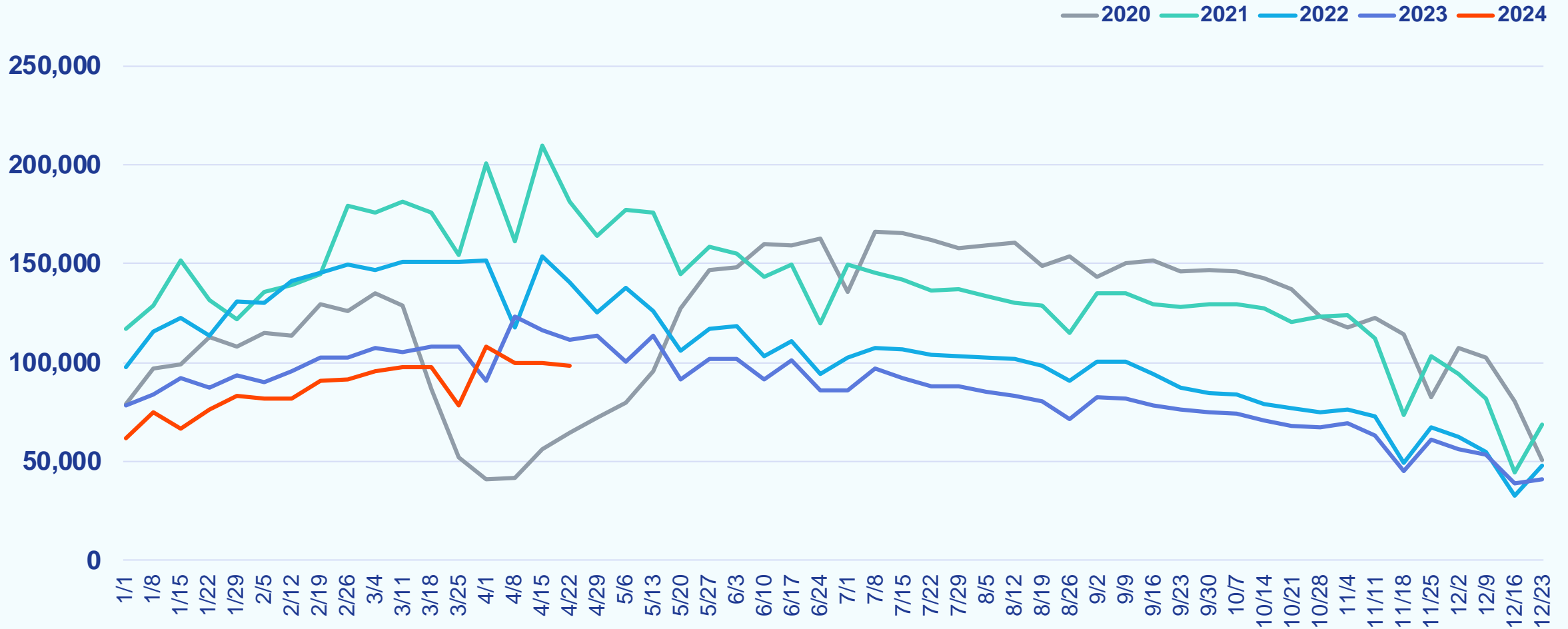


BRIGHT MLS SERVICE AREA

pp = percentage point

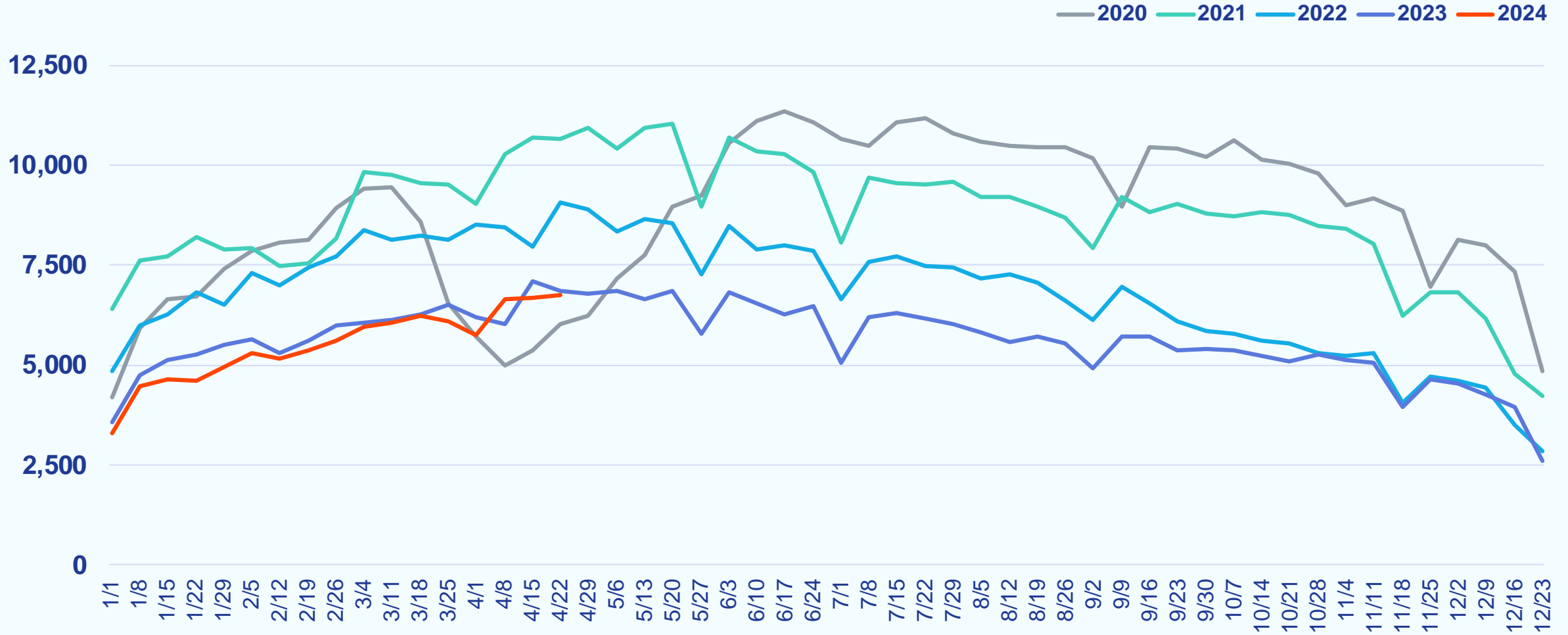
Weekly Showings

Week Ending April 28, 2024



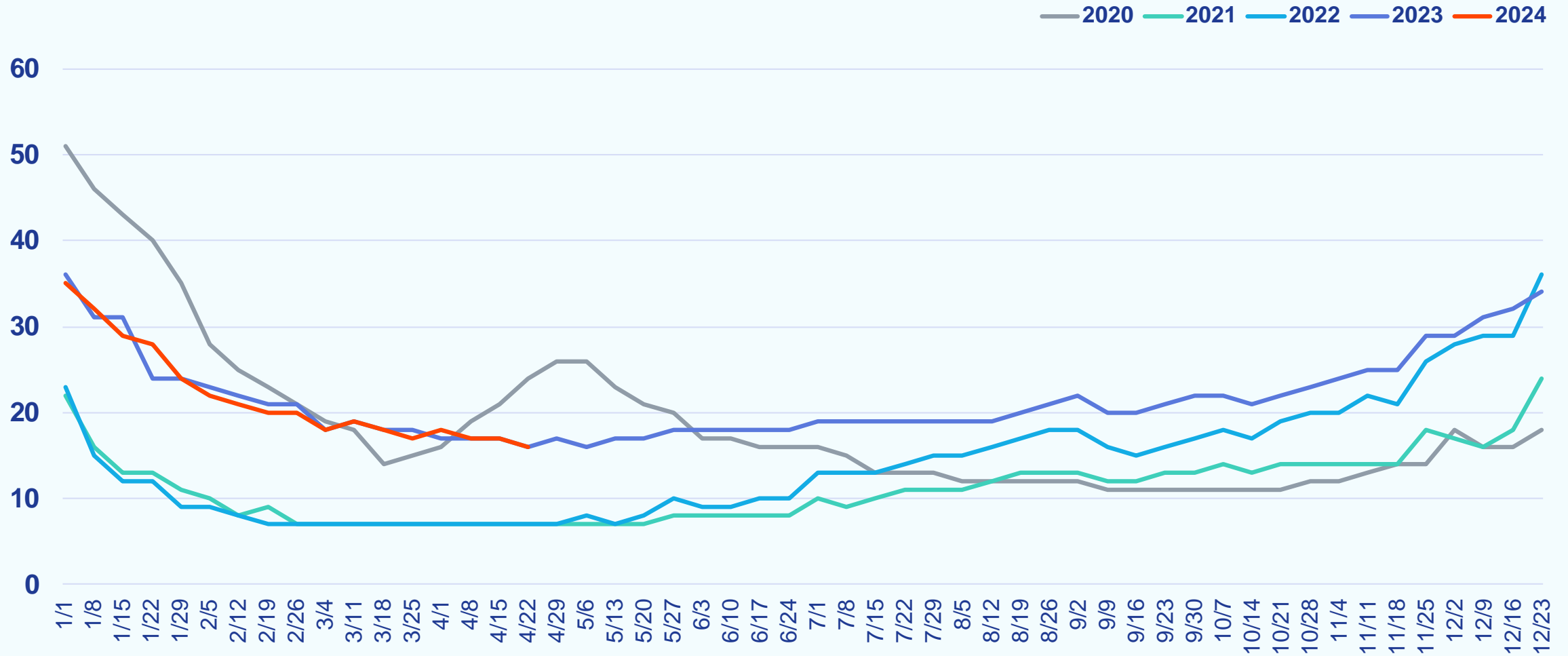
Weekly New Purchase Contracts

Week Ending April 28, 2024



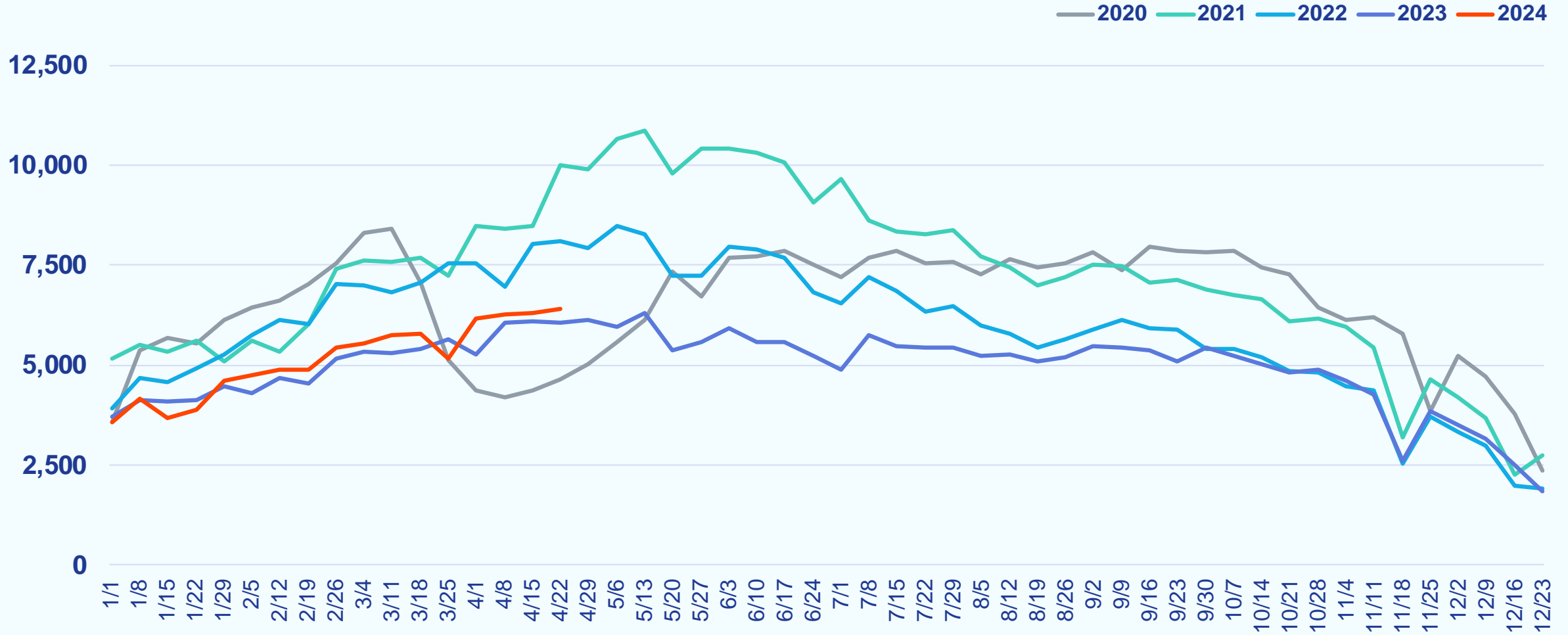
Weekly Median Time to Contract

Week Ending April 28, 2024



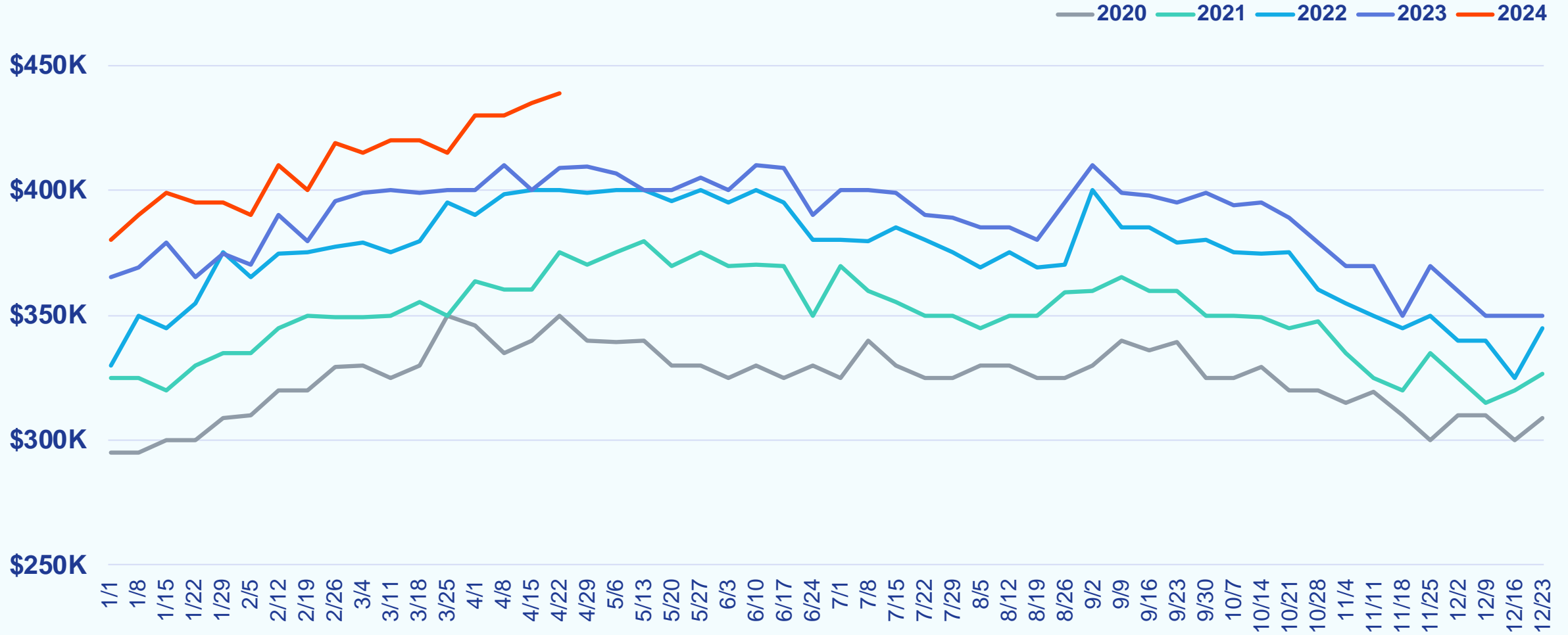
Weekly New Listings

Week Ending April 28, 2024



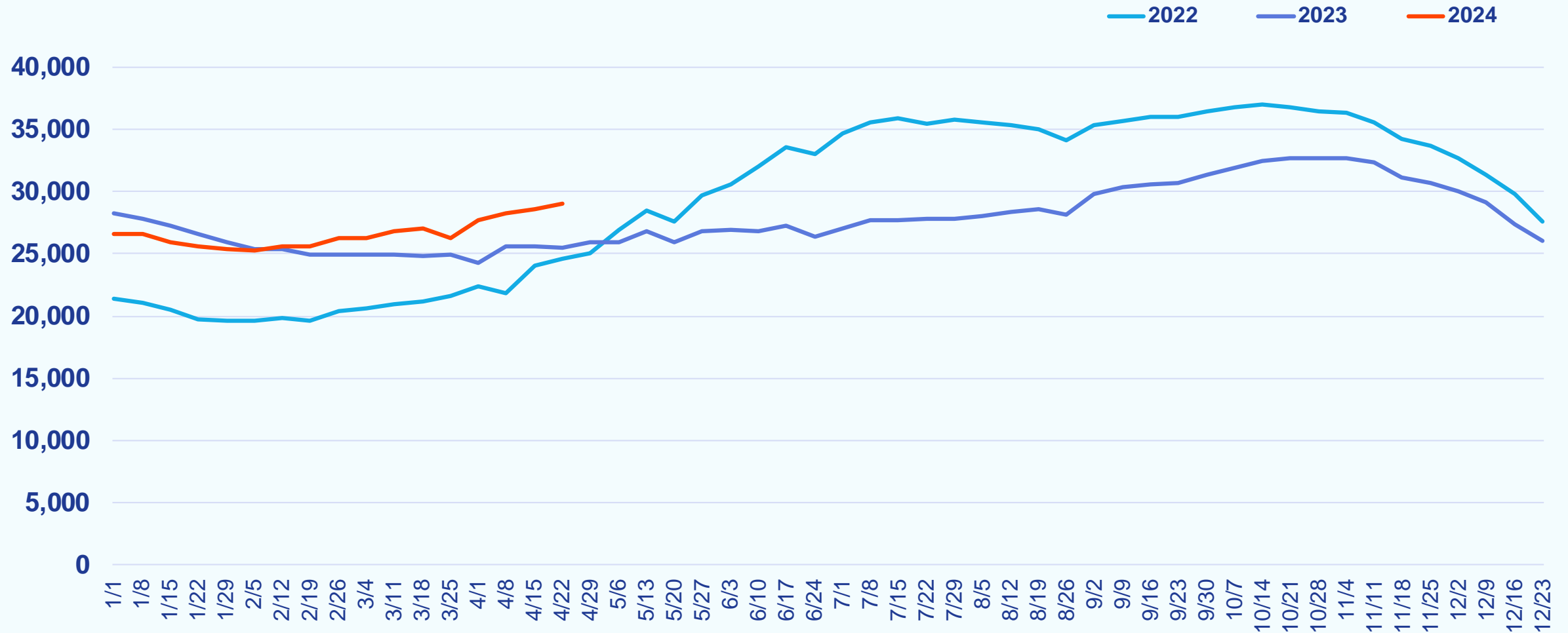
Weekly Median List Price

Week Ending April 28, 2024



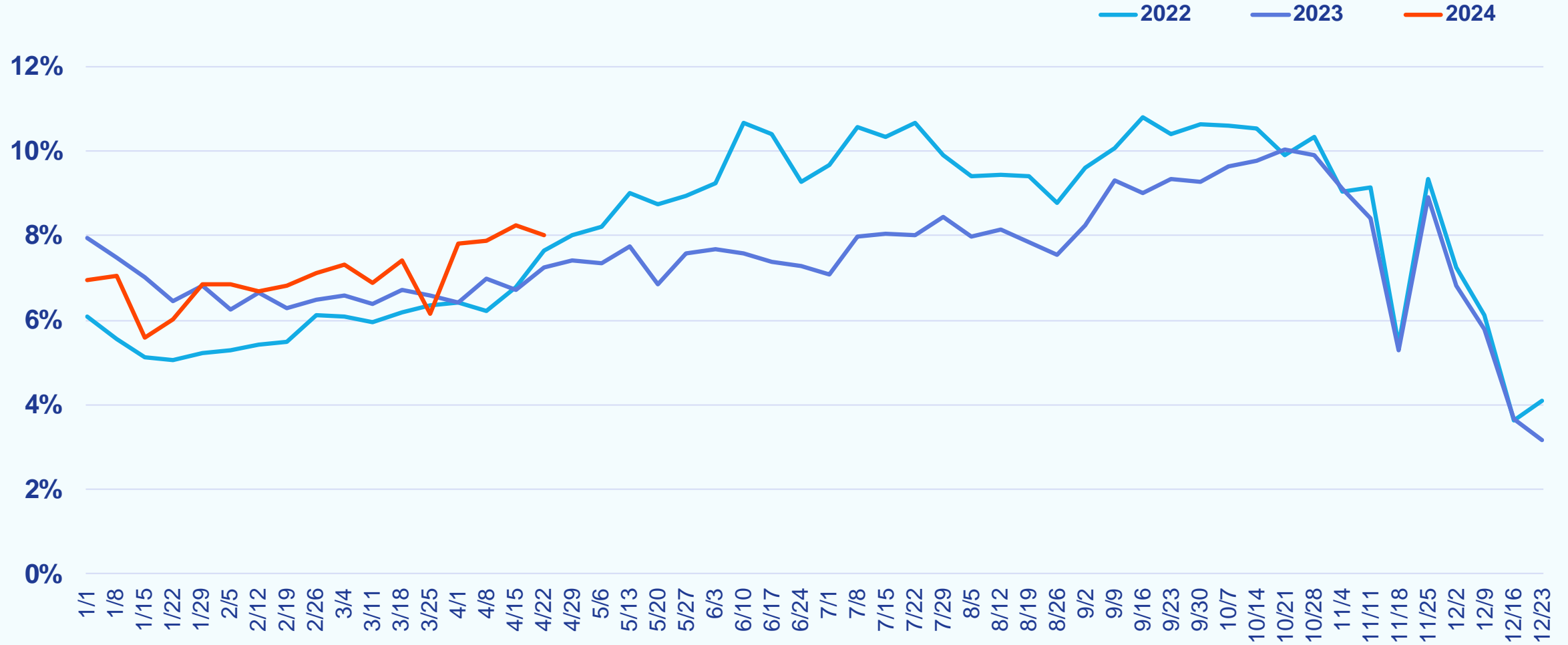
Weekly Active Listings

Week Ending April 28, 2024



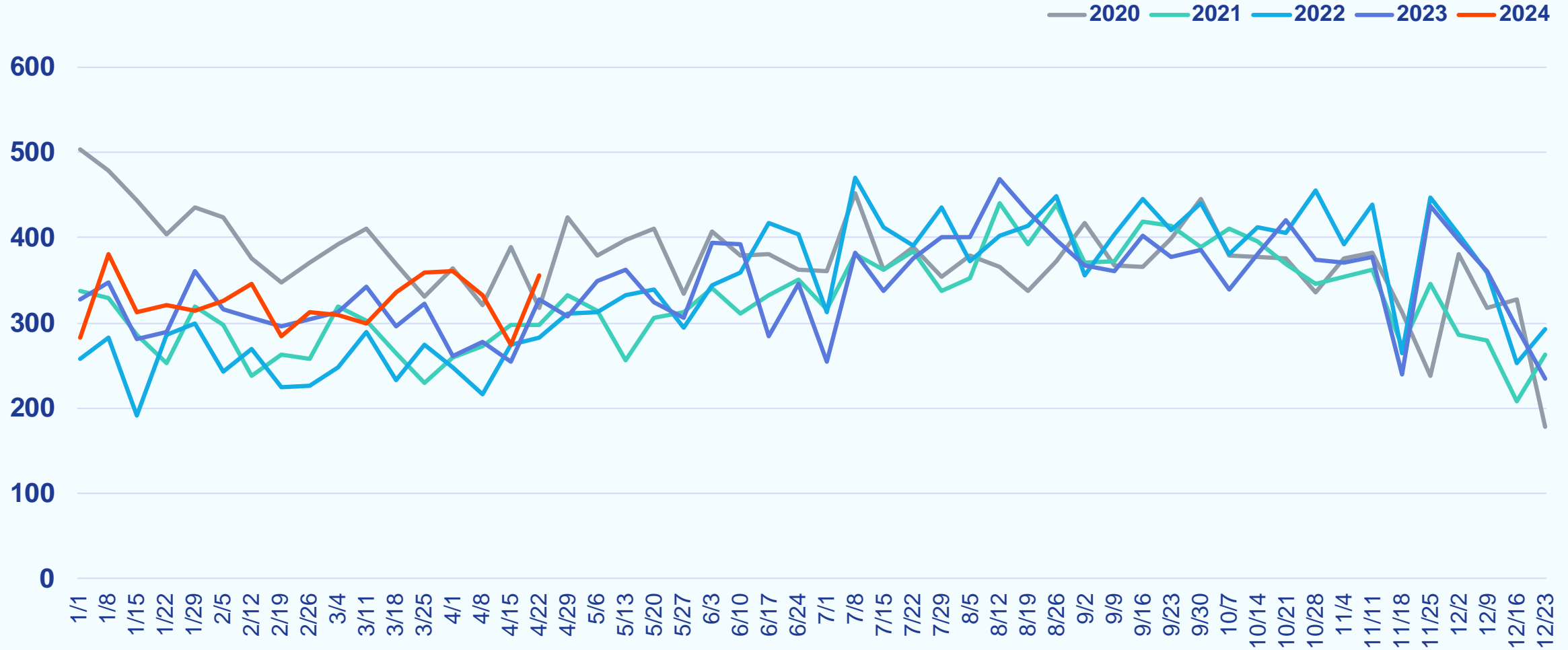
Weekly % Active Listings with Price Decrease

Week Ending April 28, 2024



Weekly Canceled Listings

Week Ending April 28, 2024



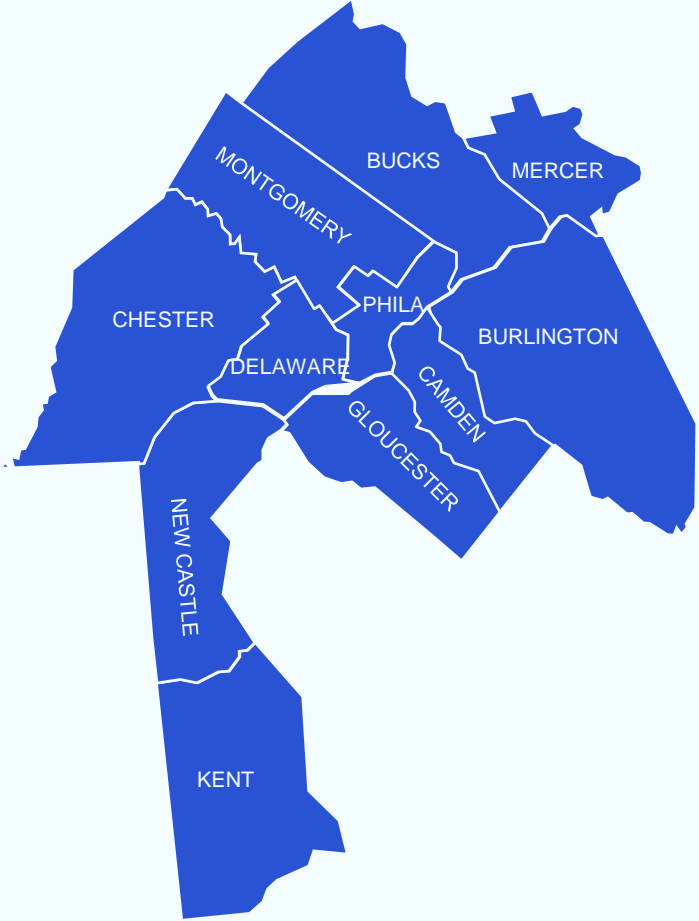
Philadelphia Metro

Weekly Snapshot

Week Ending April 28, 2024

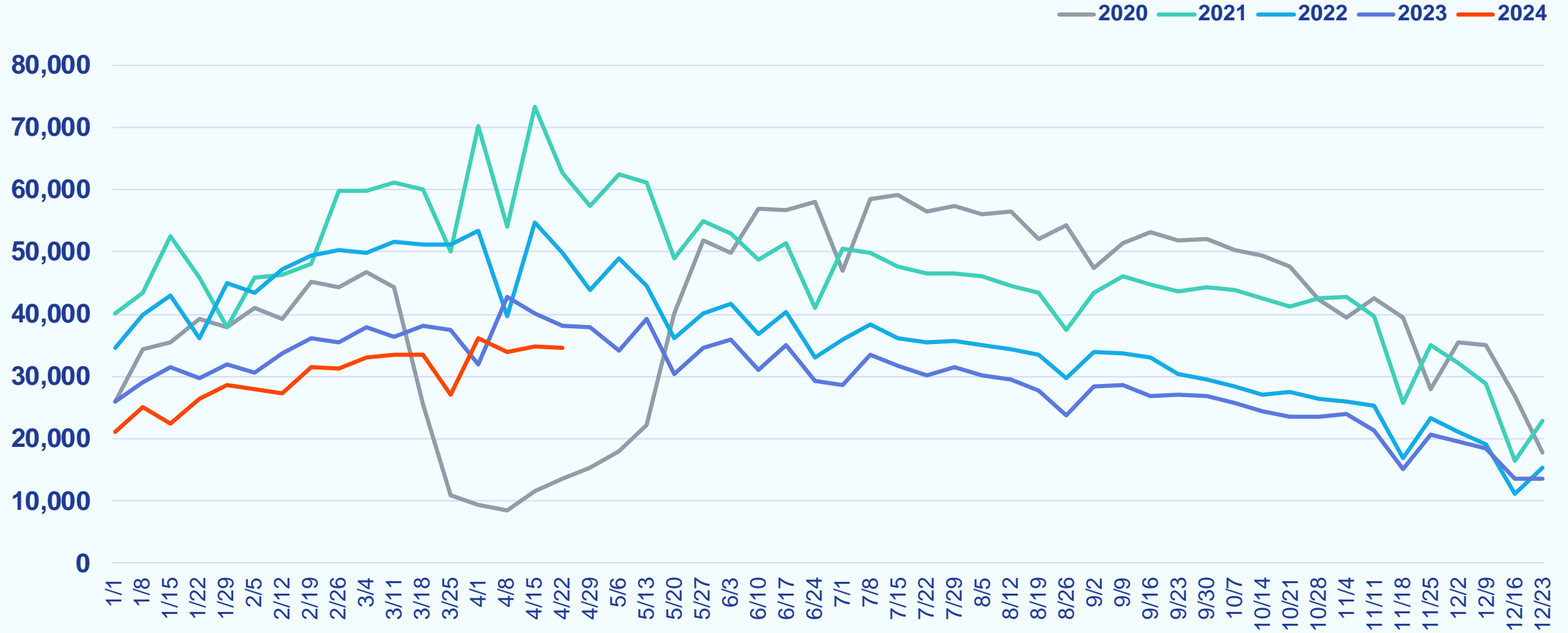
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	34,507	-9.6%	-0.7%
New Purchase Contracts	2,265	+2.7%	+6.7%
Median Time to Contract	14 days	+0 days	+0 days
New Listings	1,903	+6.6%	+1.4%
Median List Price	\$395,000	+9.8%	+2.7%
Active Listings	9,170	+7.4%	+0.6%
% Active Listings with Price Decrease	7.9%	+0.4 pp	-0.2 pp
Canceled Listings	99	+17.9%	+65.0%

pp = percentage point



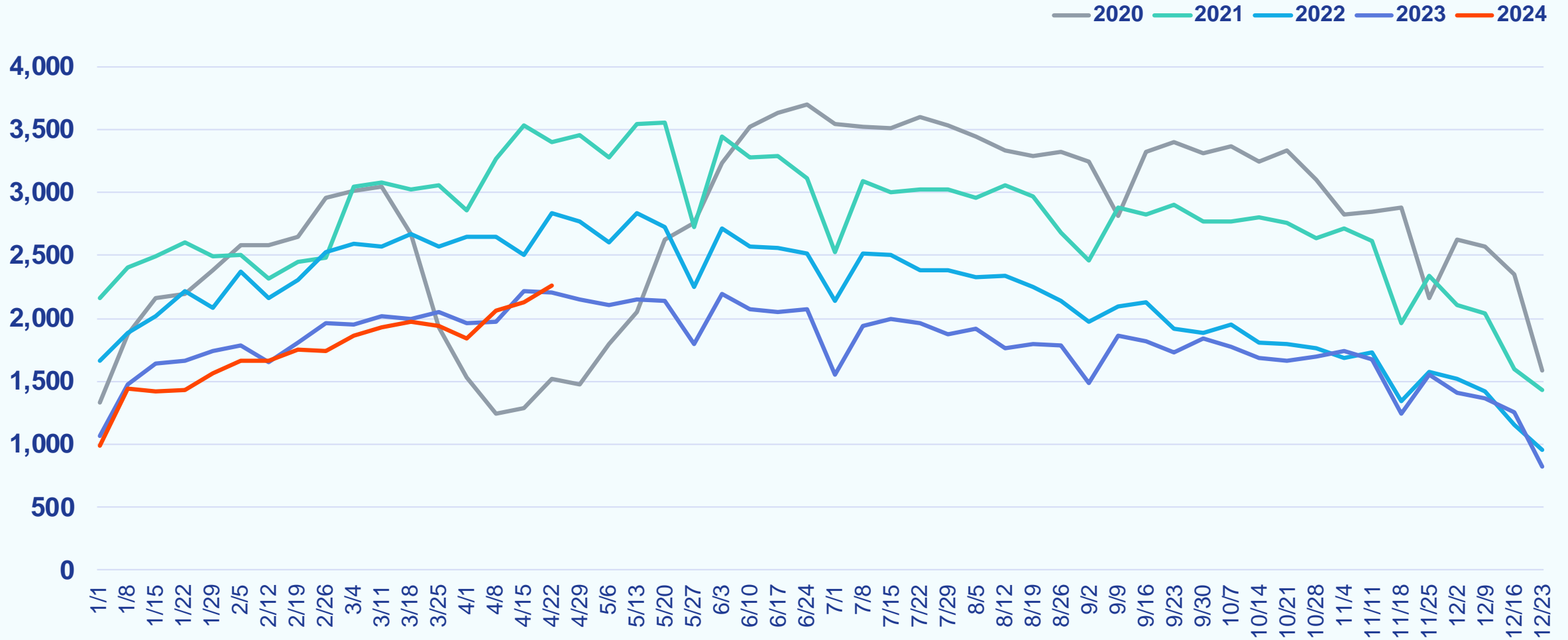
Weekly Showings

Week Ending April 28, 2024



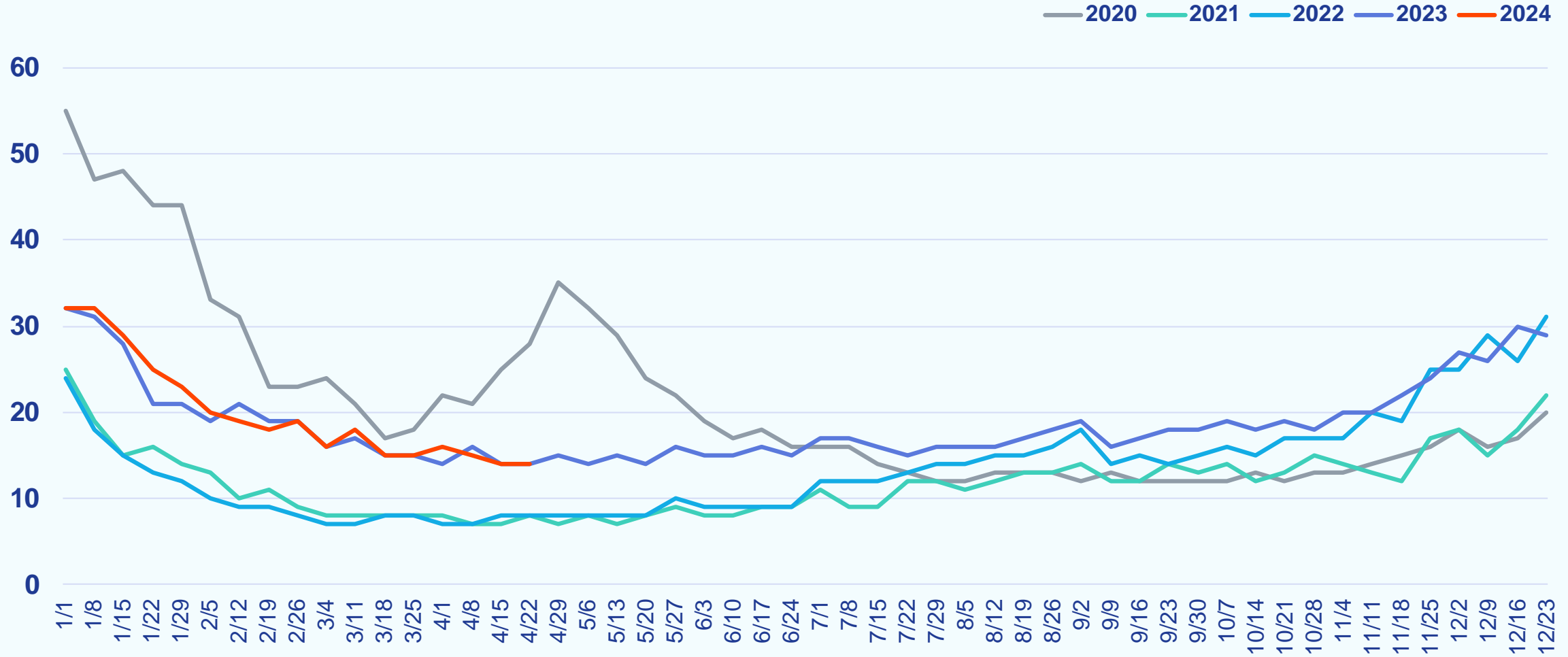
Weekly New Purchase Contracts

Week Ending April 28, 2024



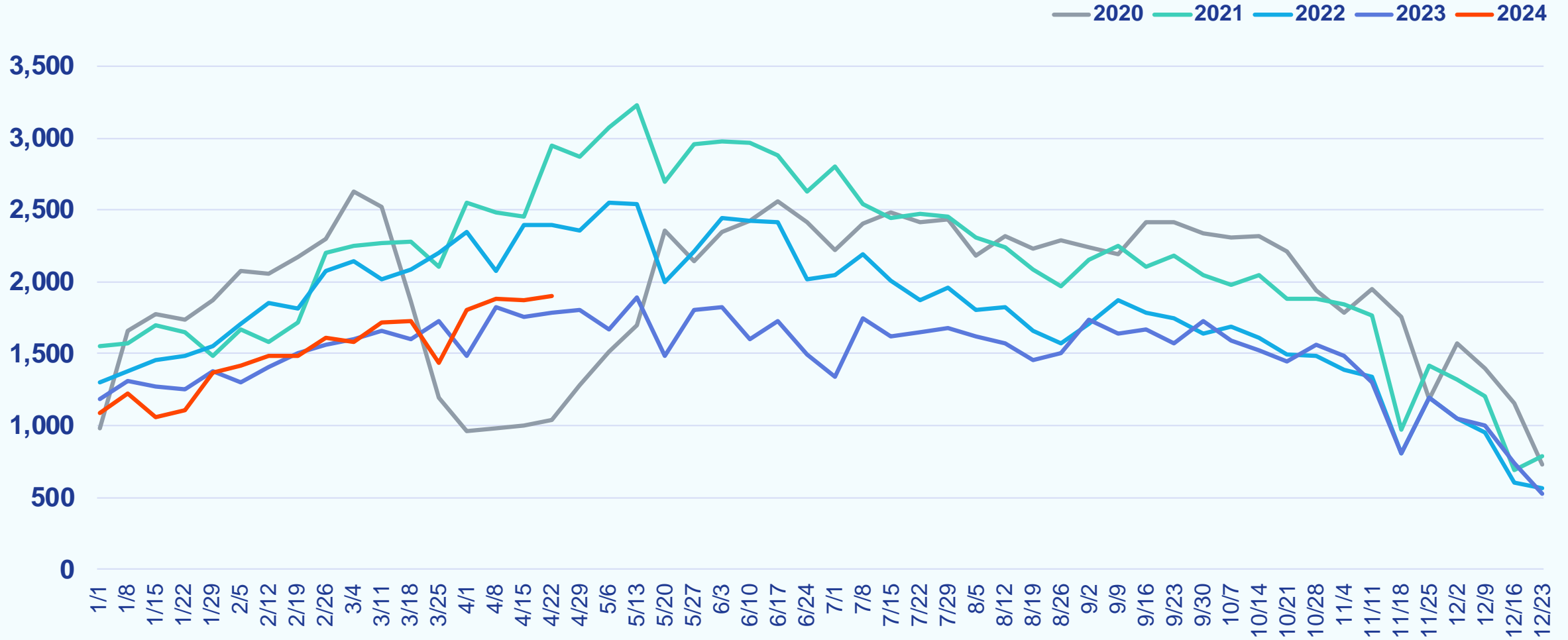
Weekly Median Time to Contract

Week Ending April 28, 2024



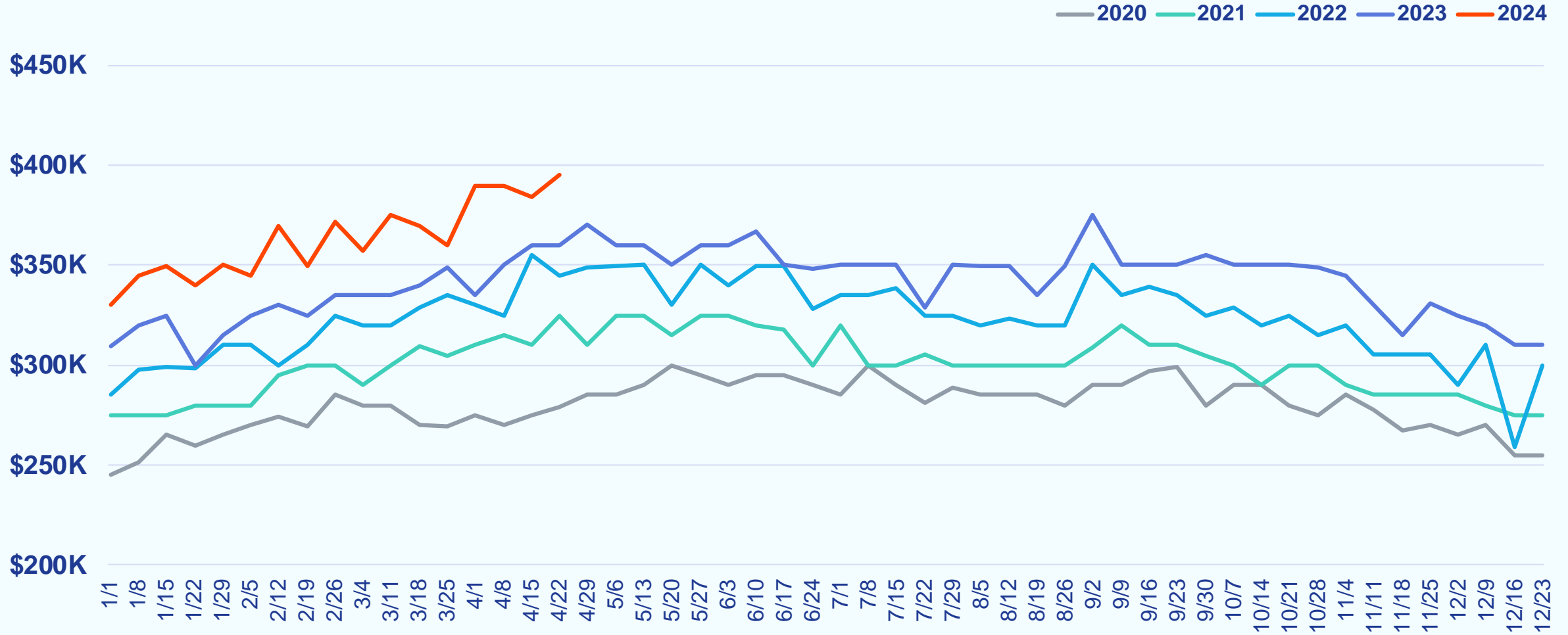
Weekly New Listings

Week Ending April 28, 2024



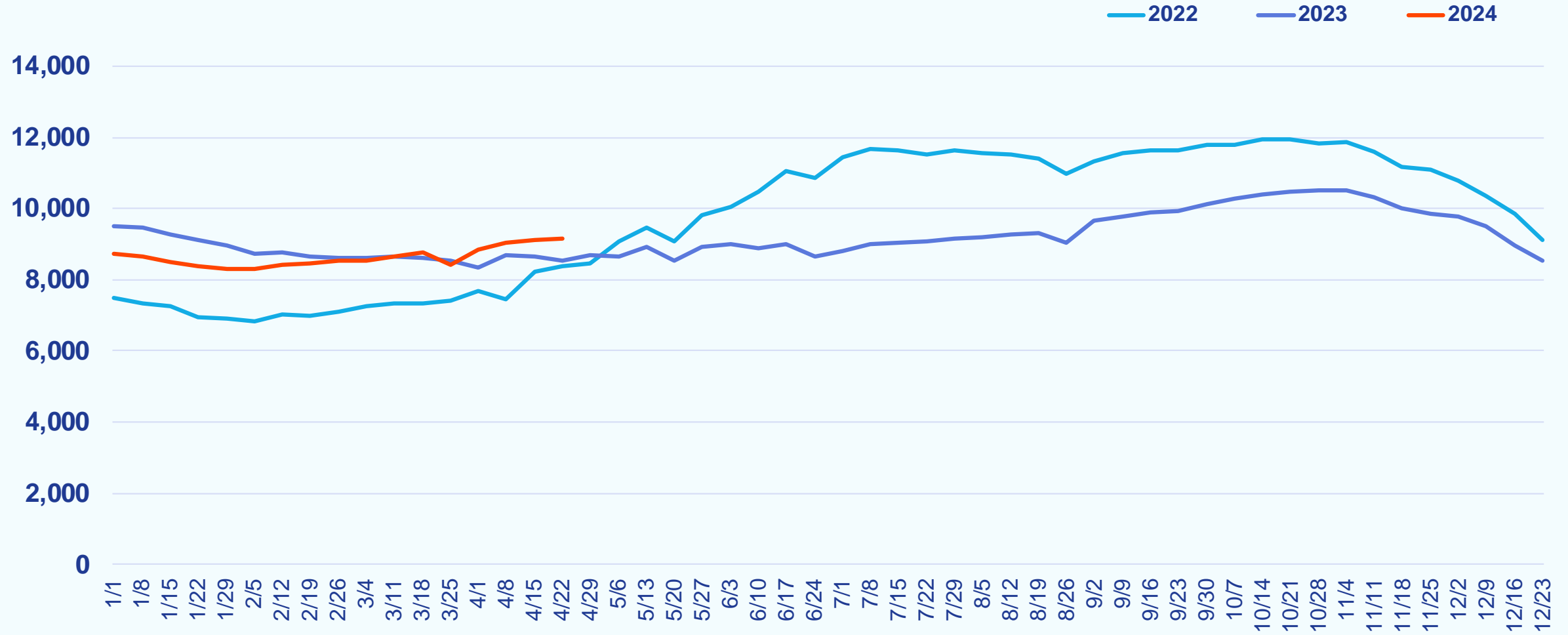
Weekly Median List Price

Week Ending April 28, 2024



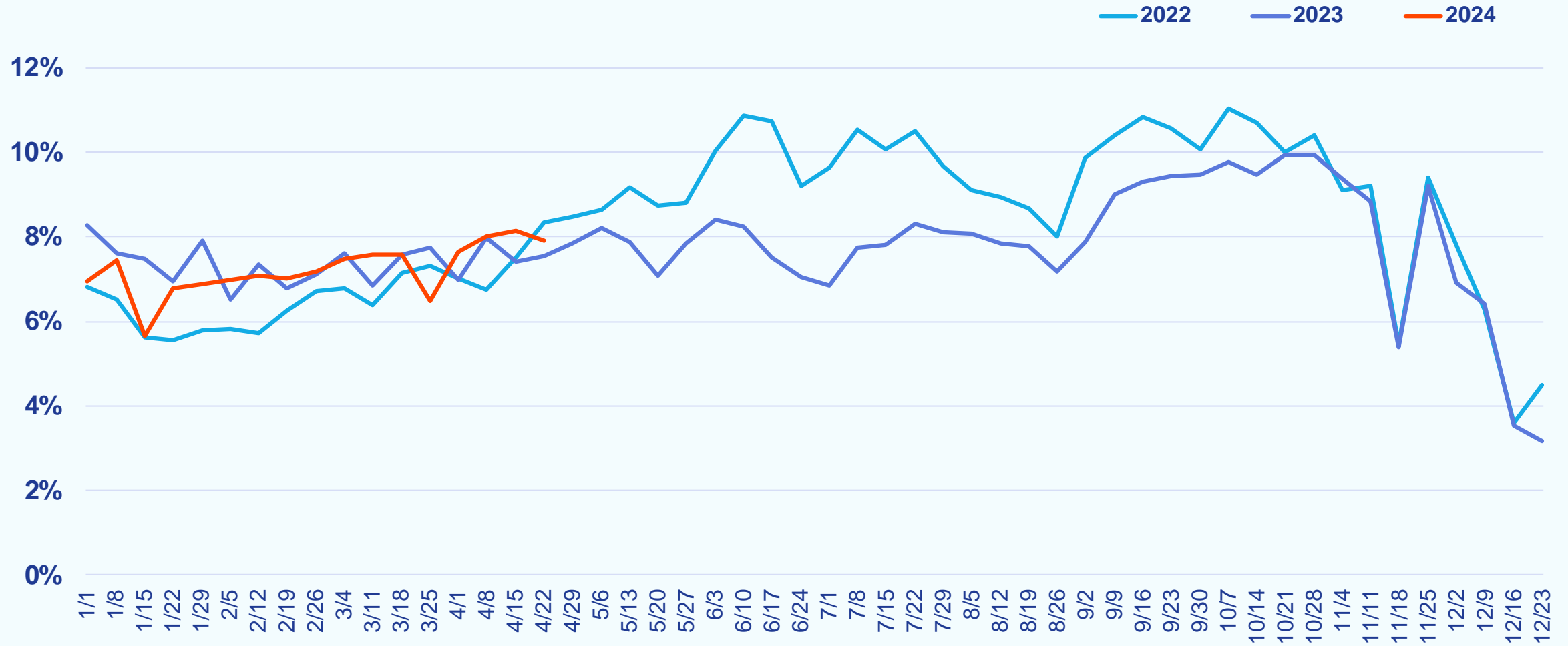
Weekly Active Listings

Week Ending April 28, 2024



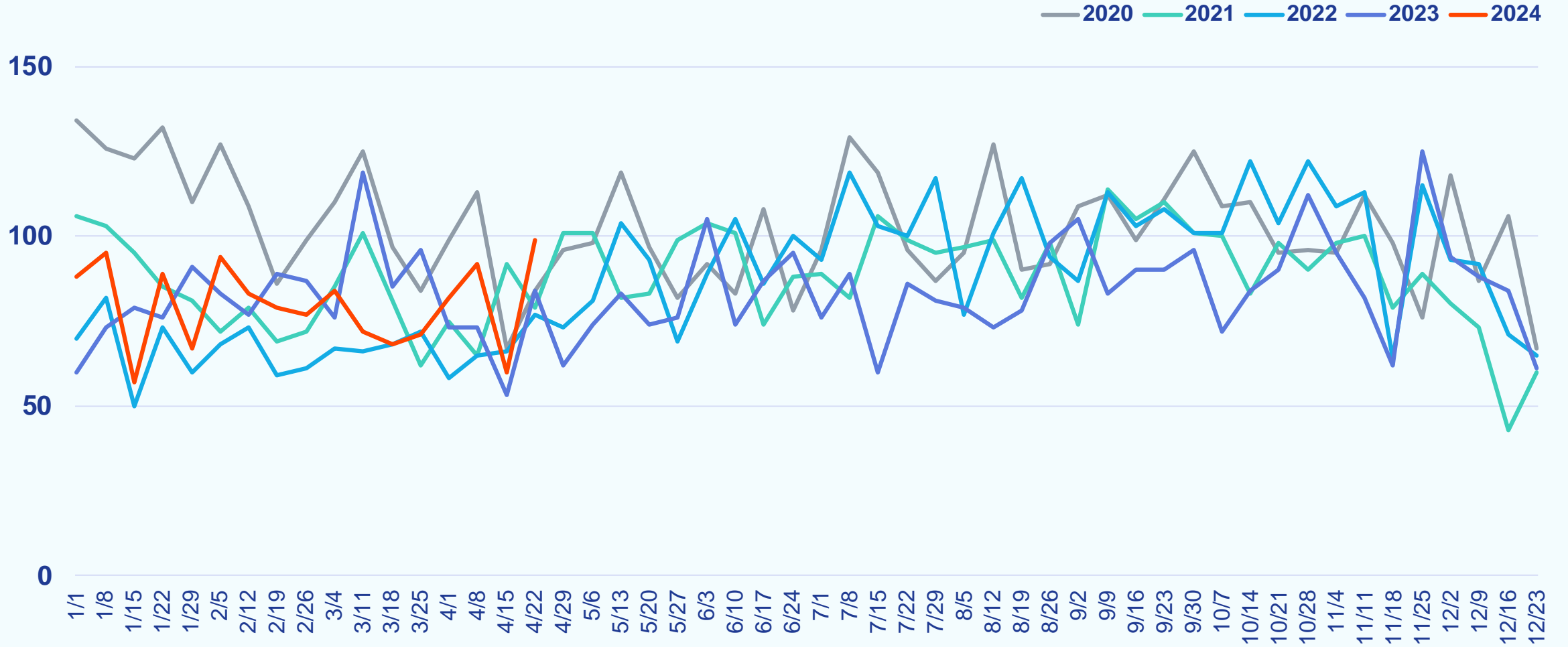
Weekly % Active Listings with Price Decrease

Week Ending April 28, 2024



Weekly Canceled Listings

Week Ending April 28, 2024



Baltimore Metro

Weekly Snapshot

Week Ending April 28, 2024

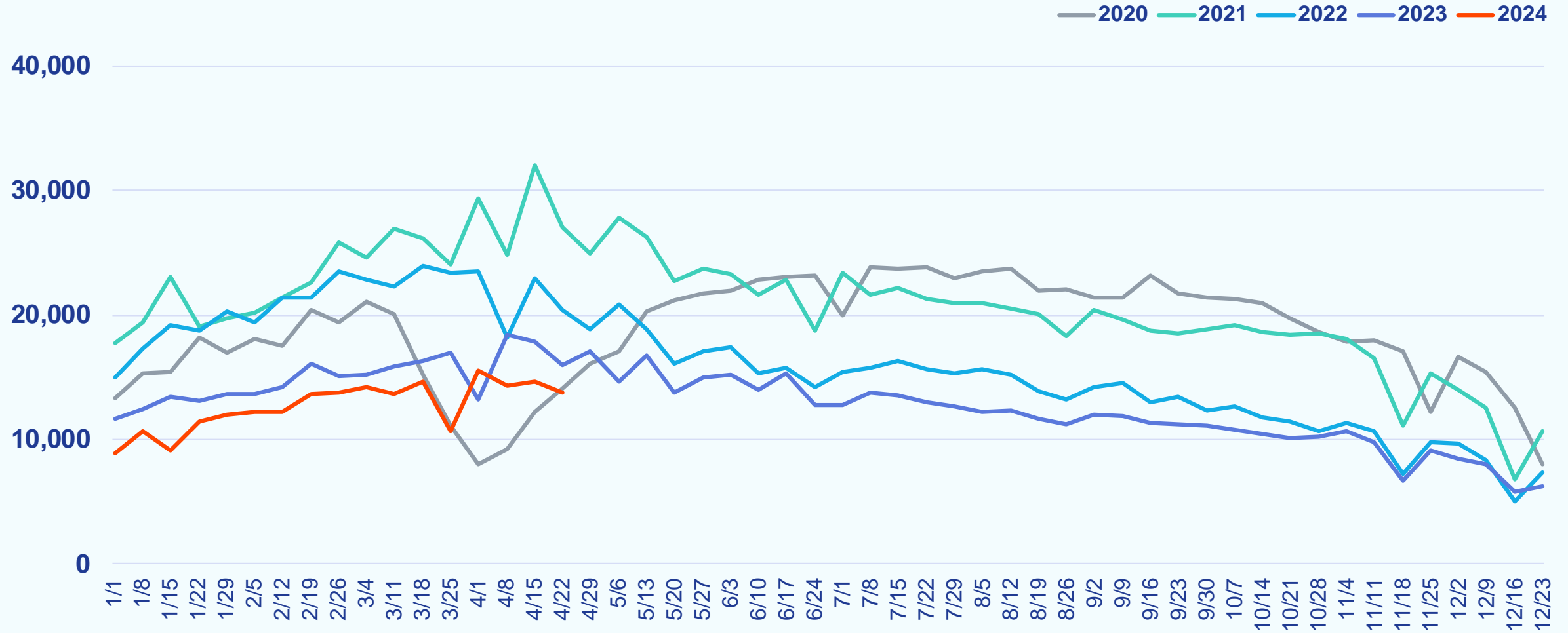
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	13,730	-14.2%	-5.8%
New Purchase Contracts	939	+0.2%	-0.3%
Median Time to Contract	19 days	-1 day	-1 day
New Listings	899	-3.9%	+4.7%
Median List Price	\$395,000	+6.9%	-1.2%
Active Listings	3,555	+12.6%	-0.4%
% Active Listings with Price Decrease	9.9%	+2.4 pp	+1.3 pp
Canceled Listings	58	+3.6%	+65.7%

pp = percentage point



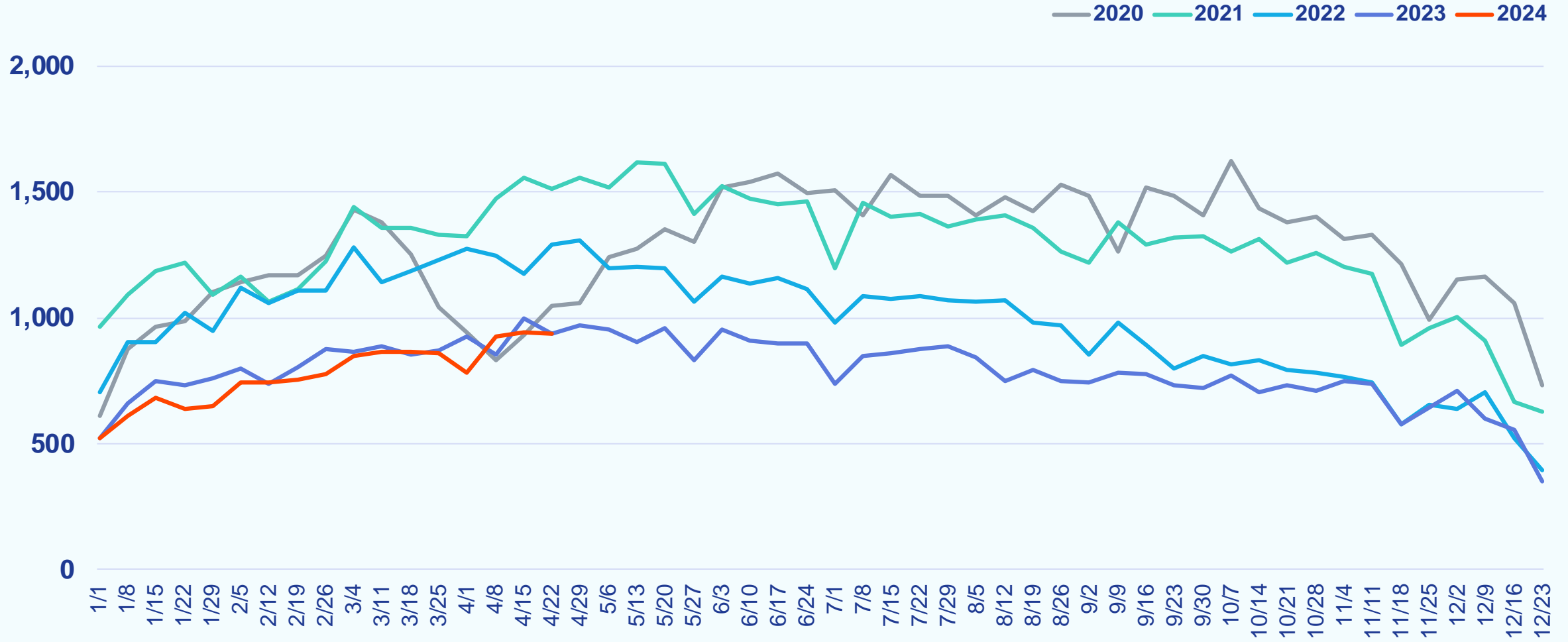
Weekly Showings

Week Ending April 28, 2024



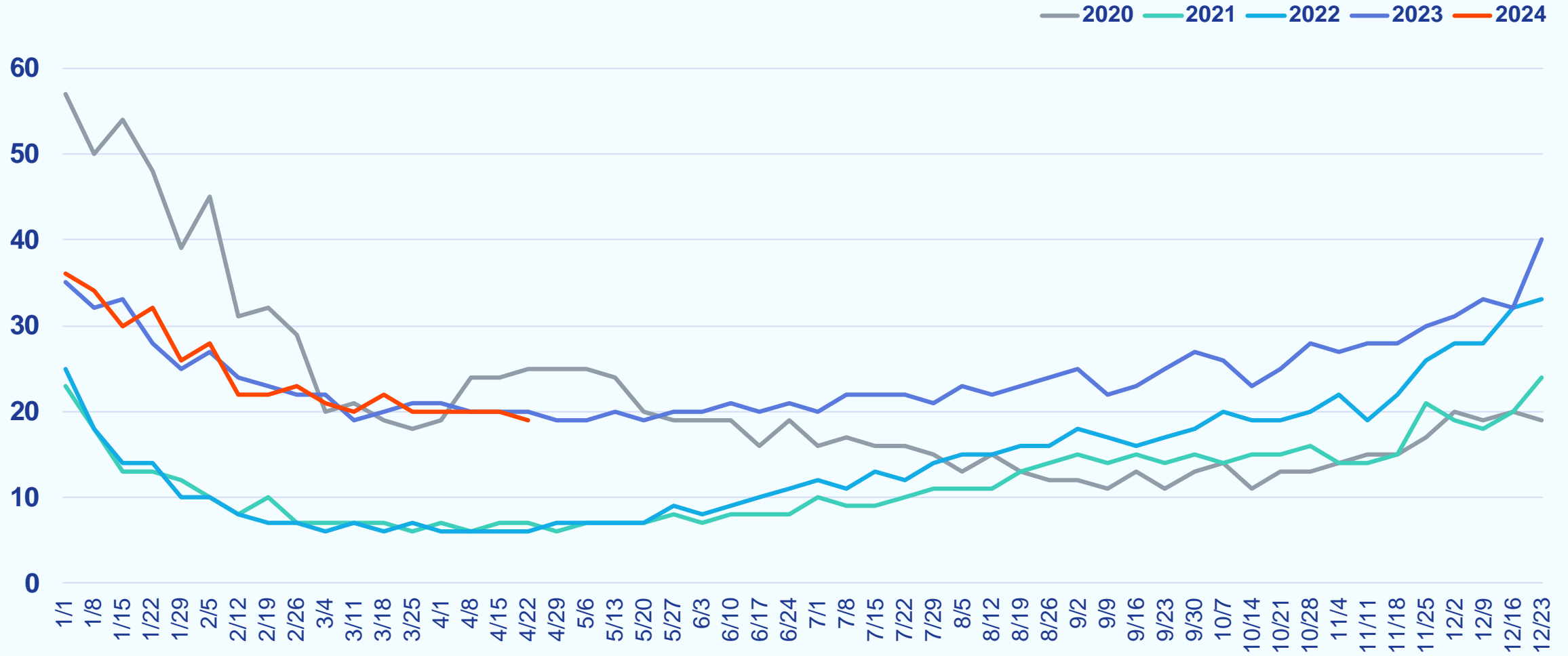
Weekly New Purchase Contracts

Week Ending April 28, 2024



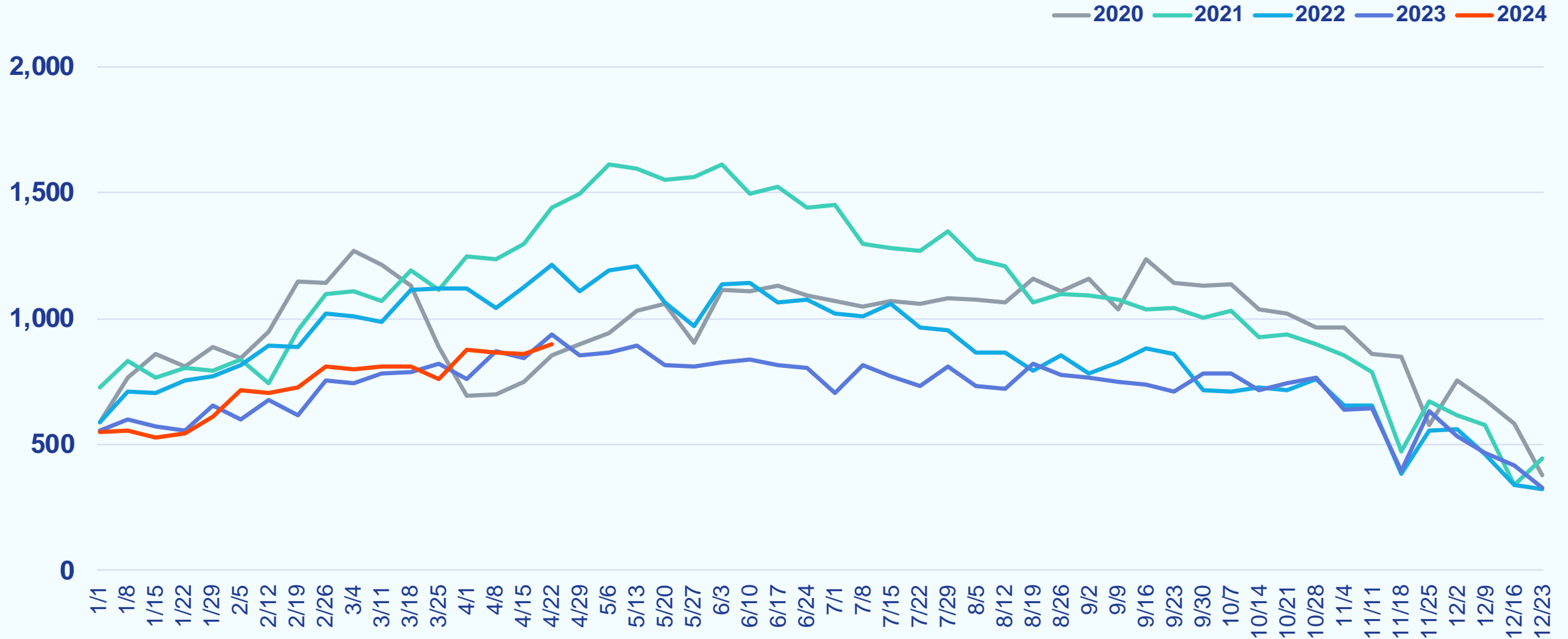
Weekly Median Time to Contract

Week Ending April 28, 2024



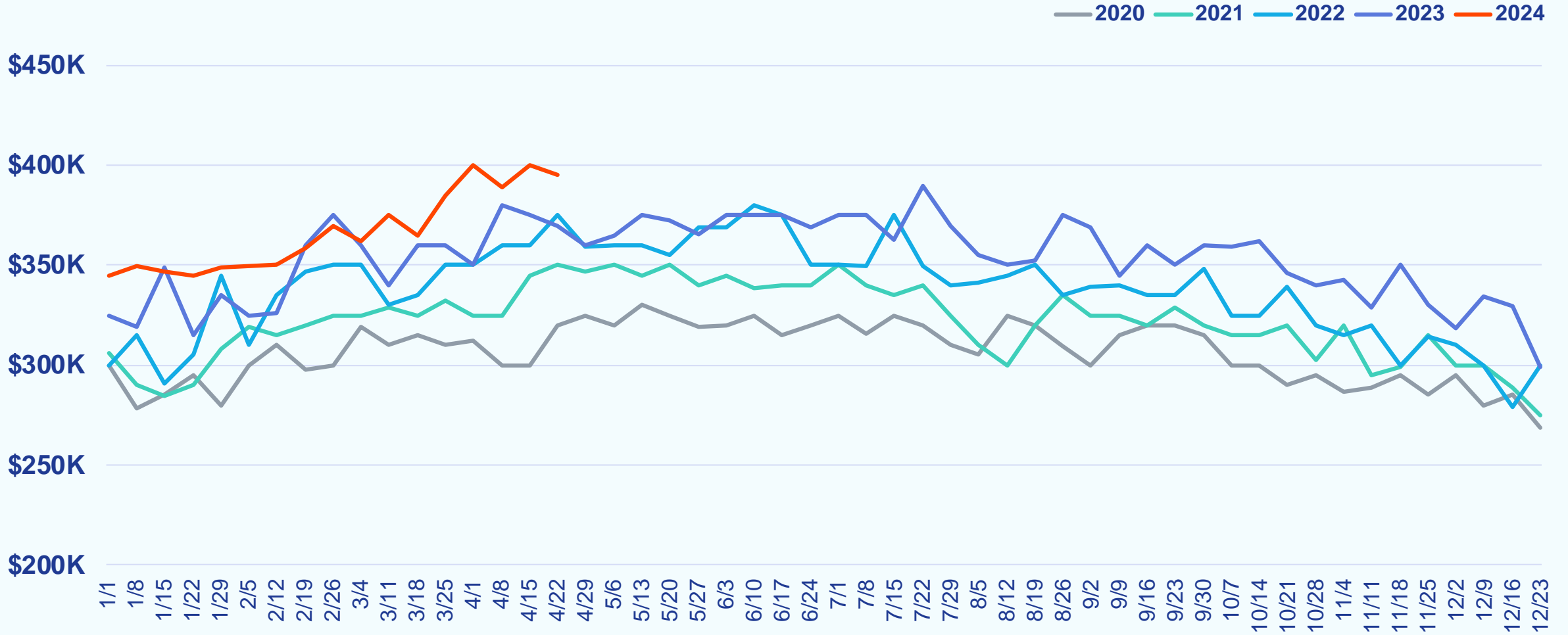
Weekly New Listings

Week Ending April 28, 2024



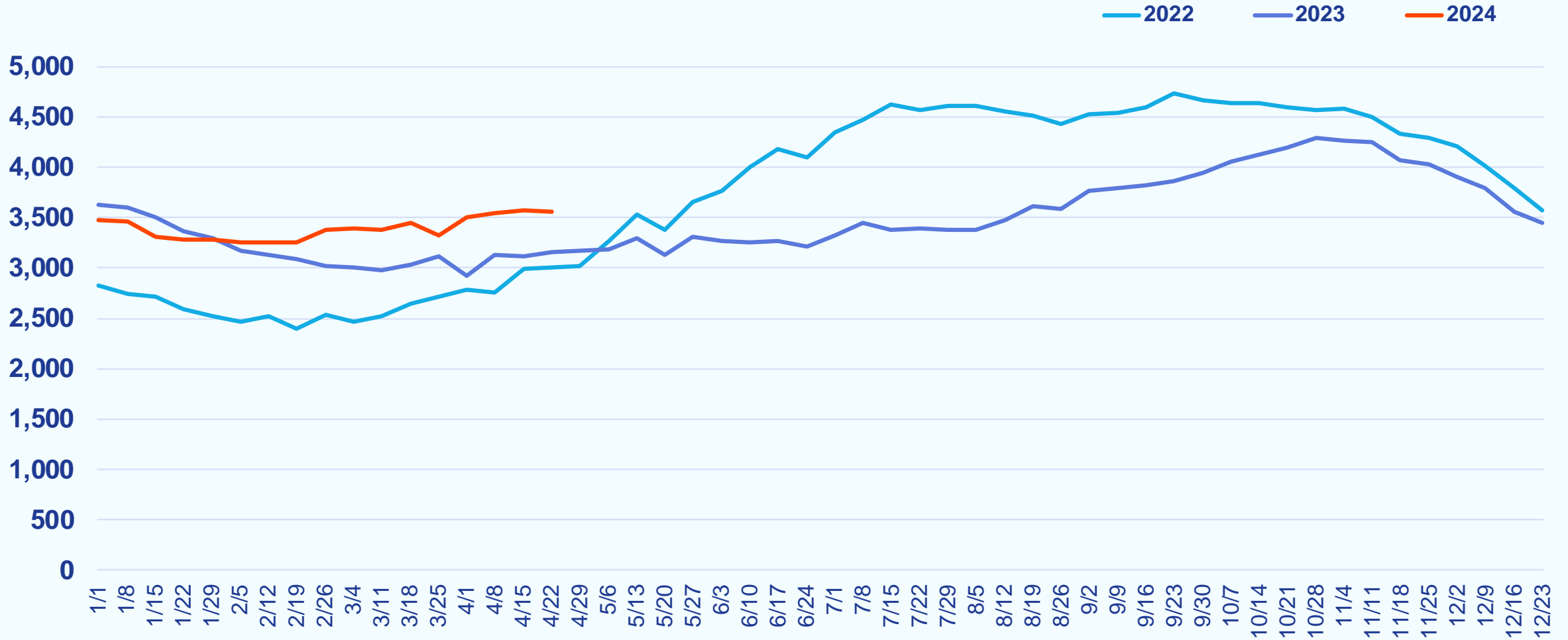
Weekly Median List Price

Week Ending April 28, 2024



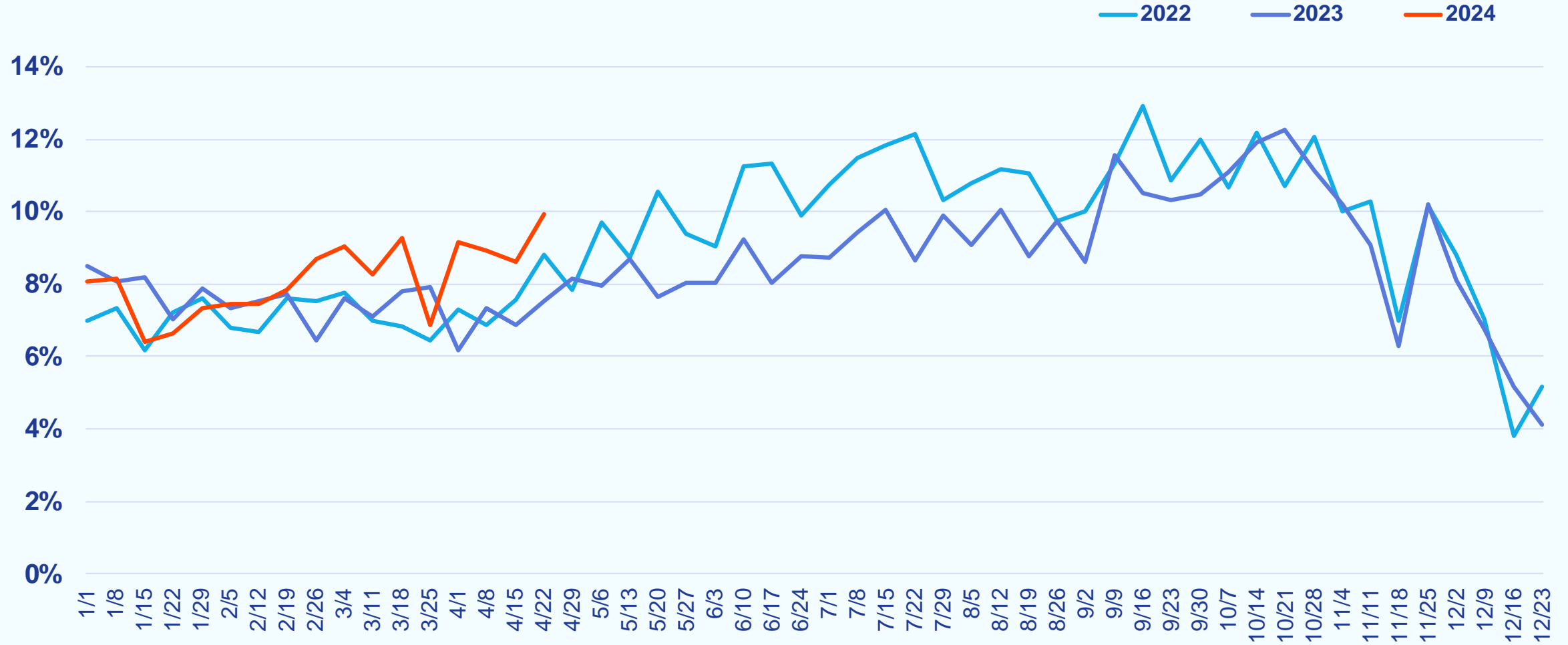
Weekly Active Listings

Week Ending April 28, 2024



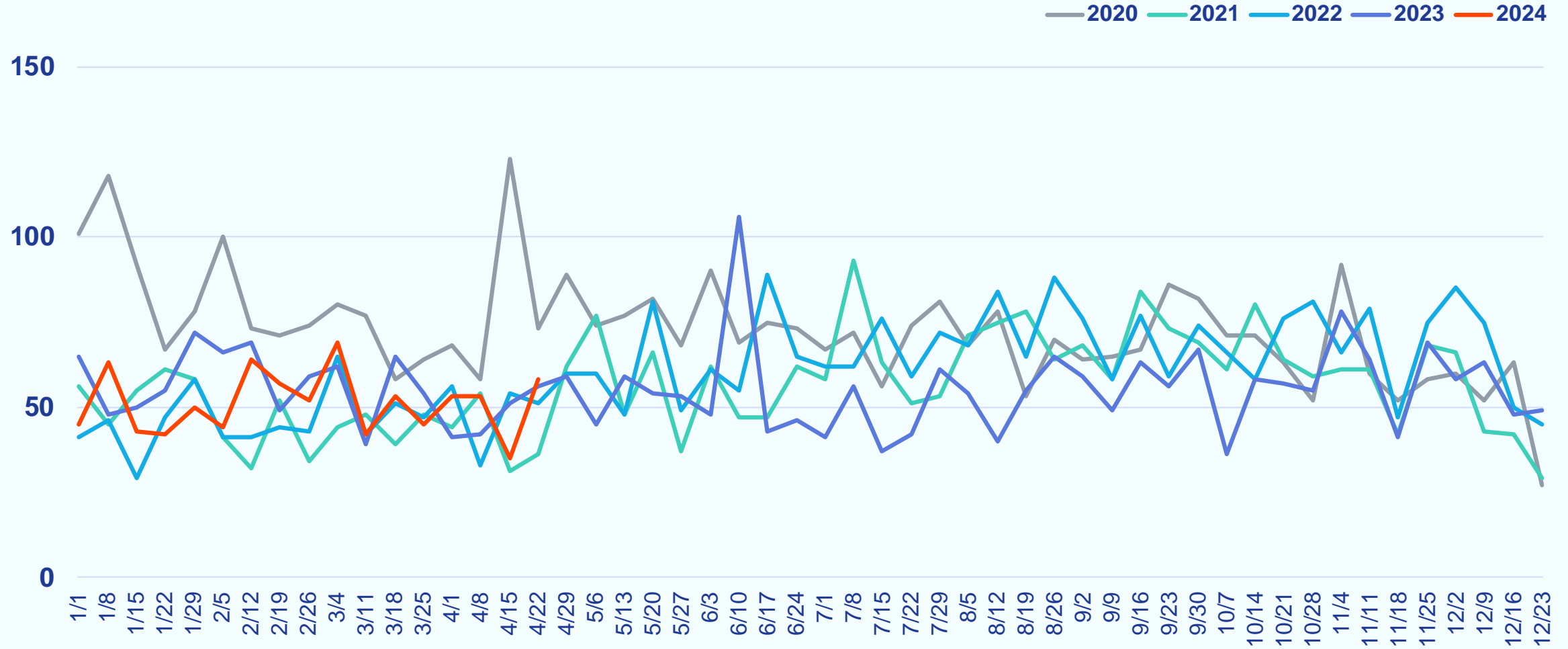
Weekly % Active Listings with Price Decrease

Week Ending April 28, 2024



Weekly Canceled Listings

Week Ending April 28, 2024



Washington, D.C. Metro

Weekly Snapshot

Week Ending April 28, 2024

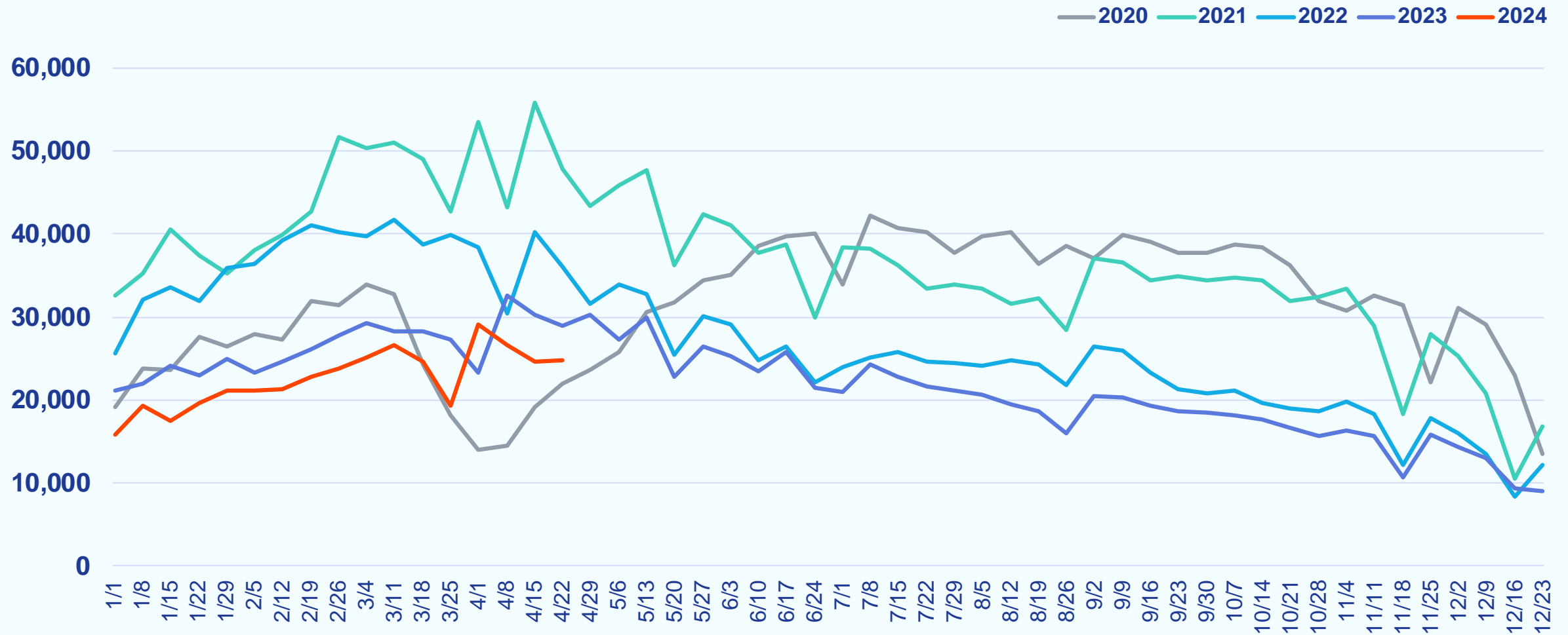
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	24,842	-13.9%	+0.7%
New Purchase Contracts	1,513	-5.2%	-1.0%
Median Time to Contract	17 days	-1 day	-1 day
New Listings	1,605	+14.7%	+2.5%
Median List Price	\$649,999	+4.0%	+1.6%
Active Listings	5,909	+18.9%	+2.8%
% Active Listings with Price Decrease	8.2%	+1.0 pp	-0.6 pp
Canceled Listings	85	+6.3%	+18.1%

pp = percentage point



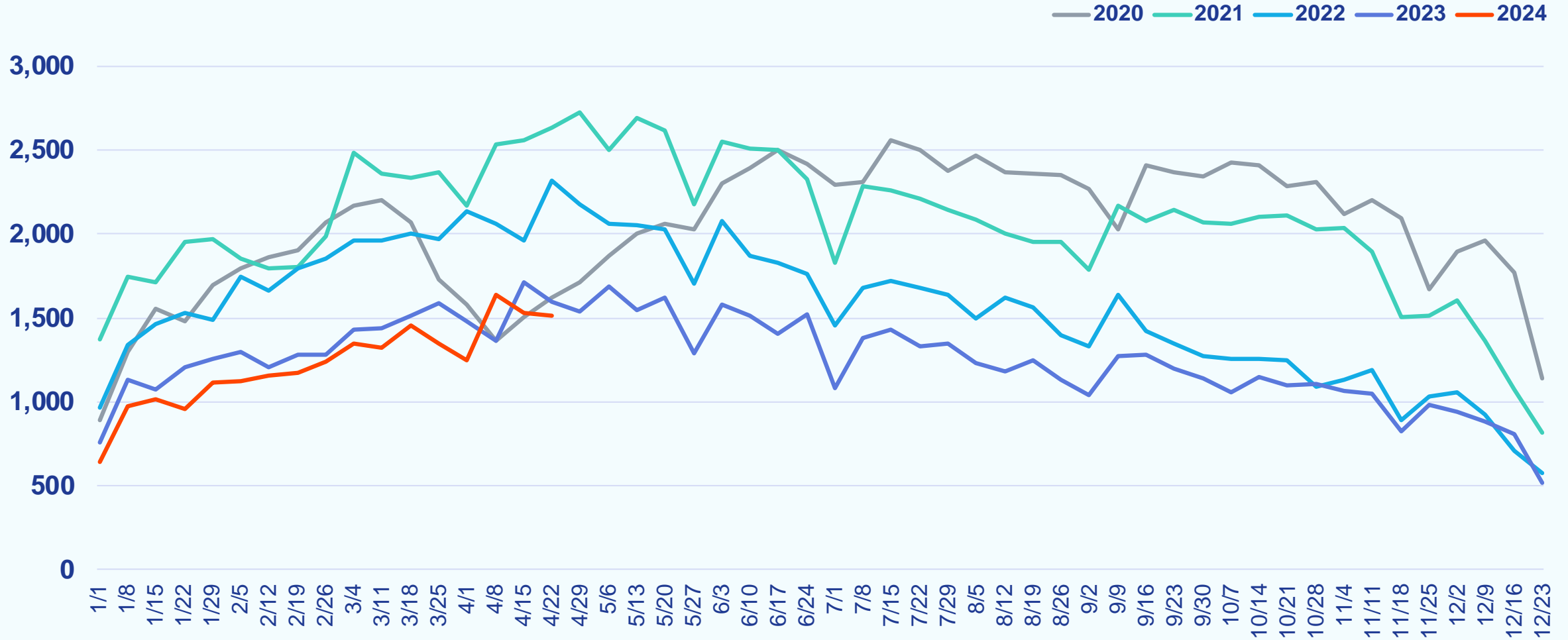
Weekly Showings

Week Ending April 28, 2024



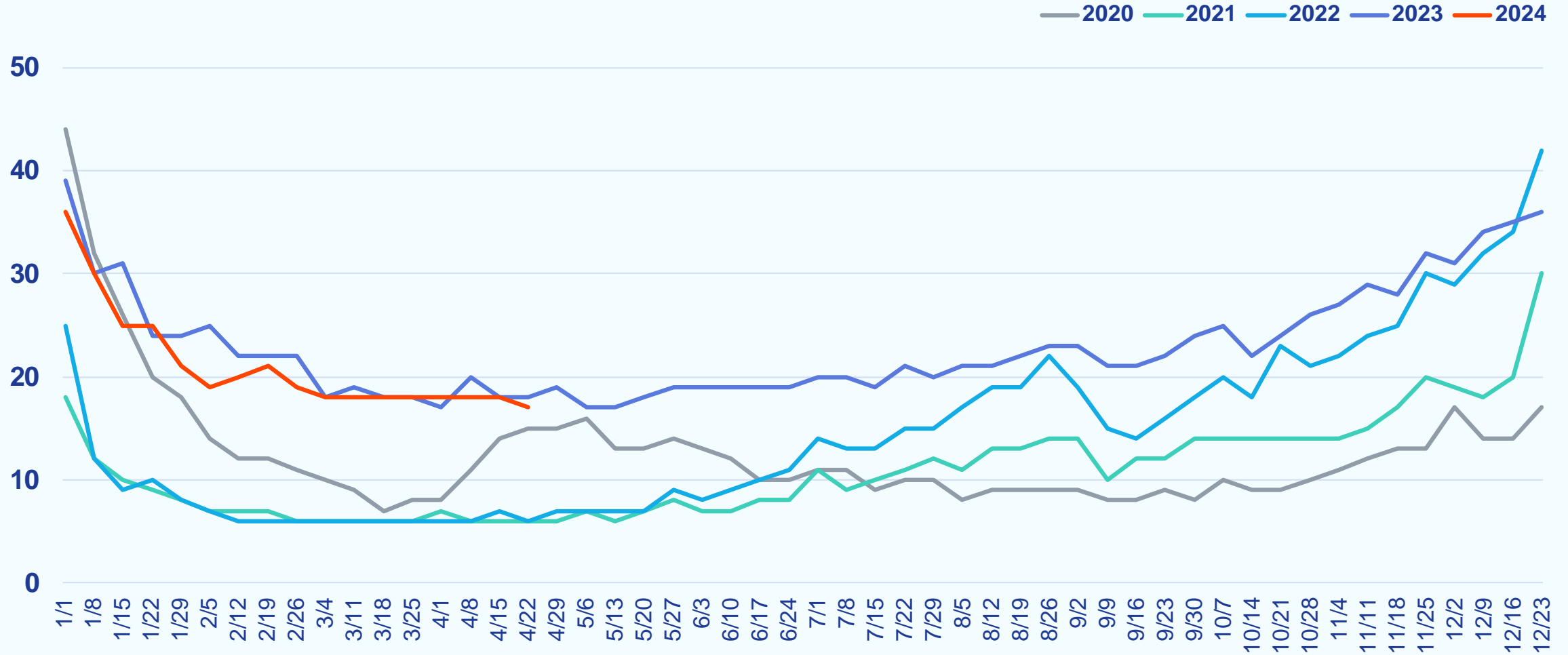
Weekly New Purchase Contracts

Week Ending April 28, 2024



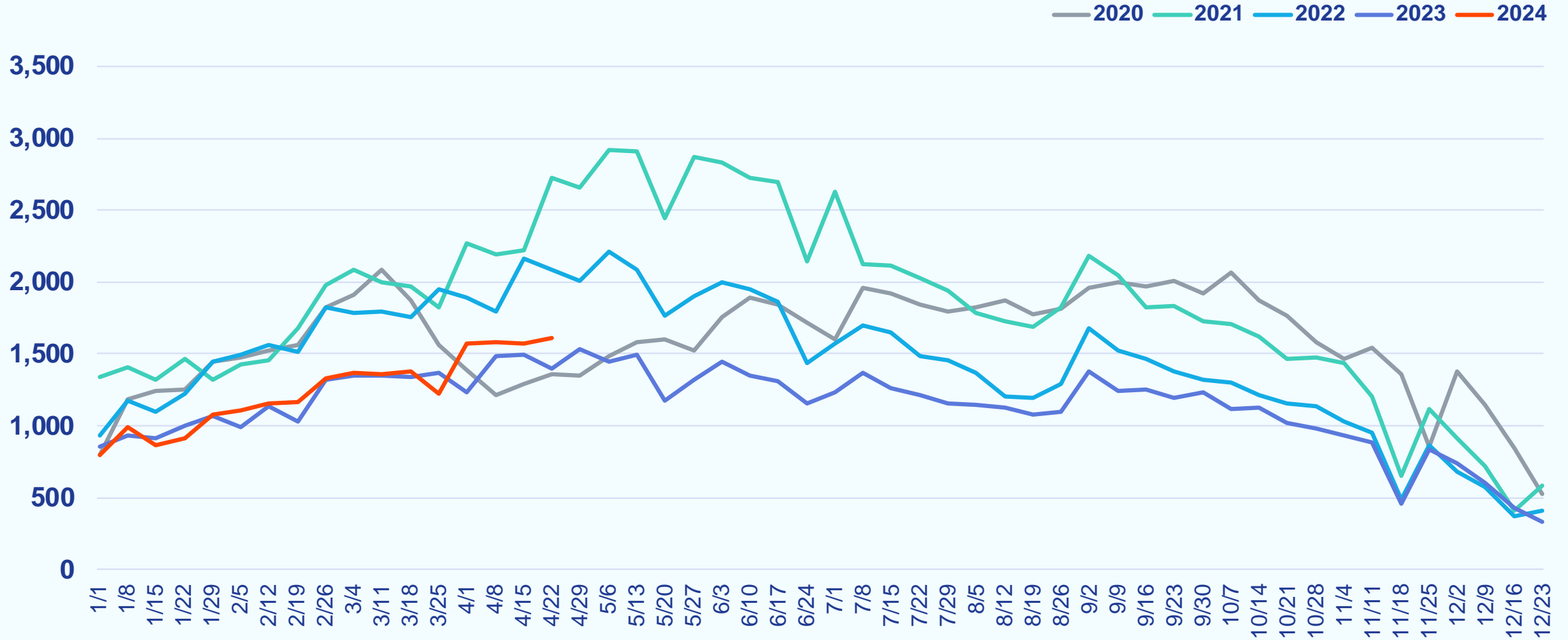
Weekly Median Time to Contract

Week Ending April 28, 2024



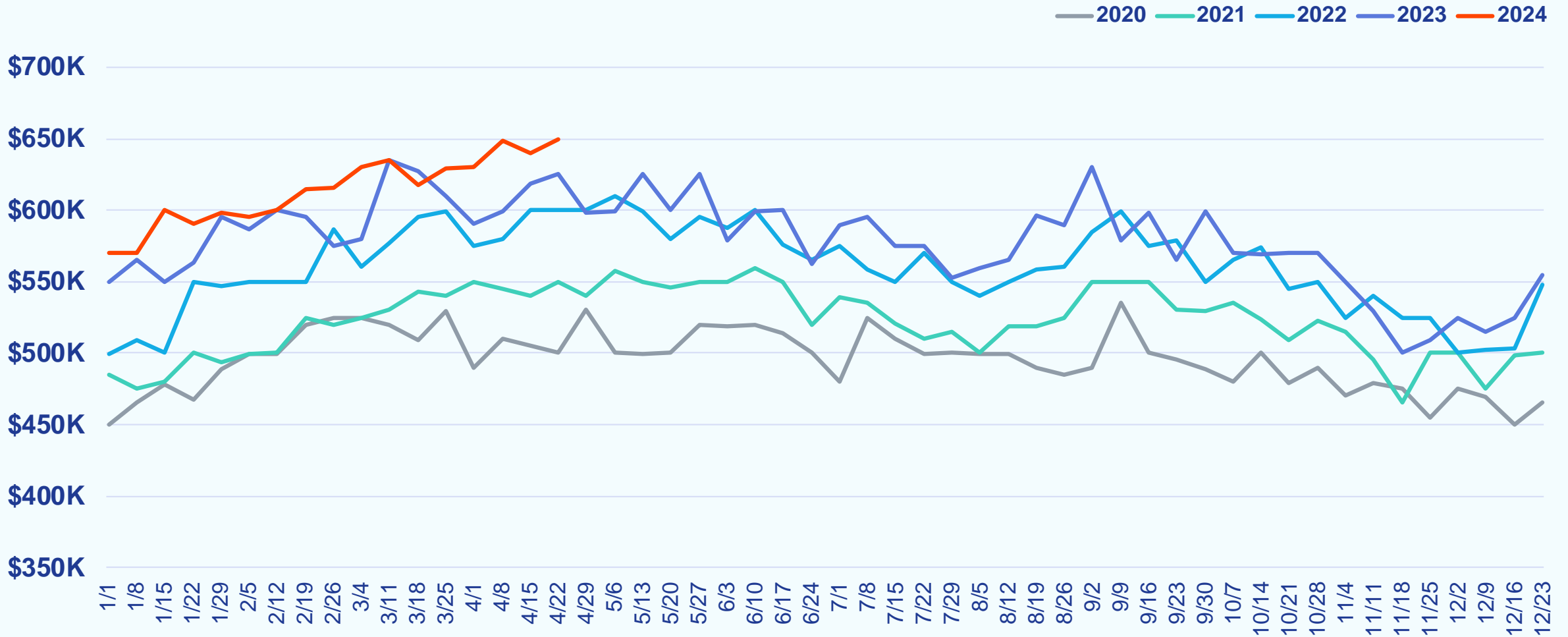
Weekly New Listings

Week Ending April 28, 2024



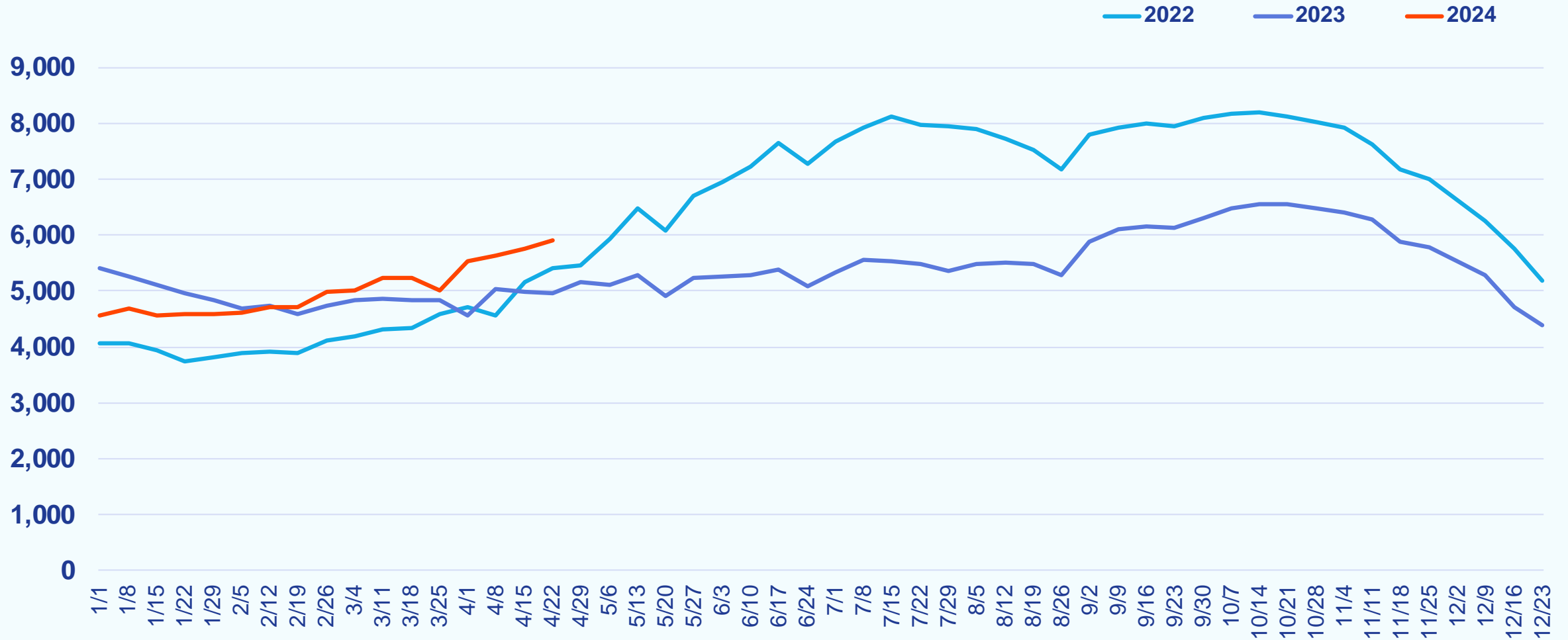
Weekly Median List Price

Week Ending April 28, 2024



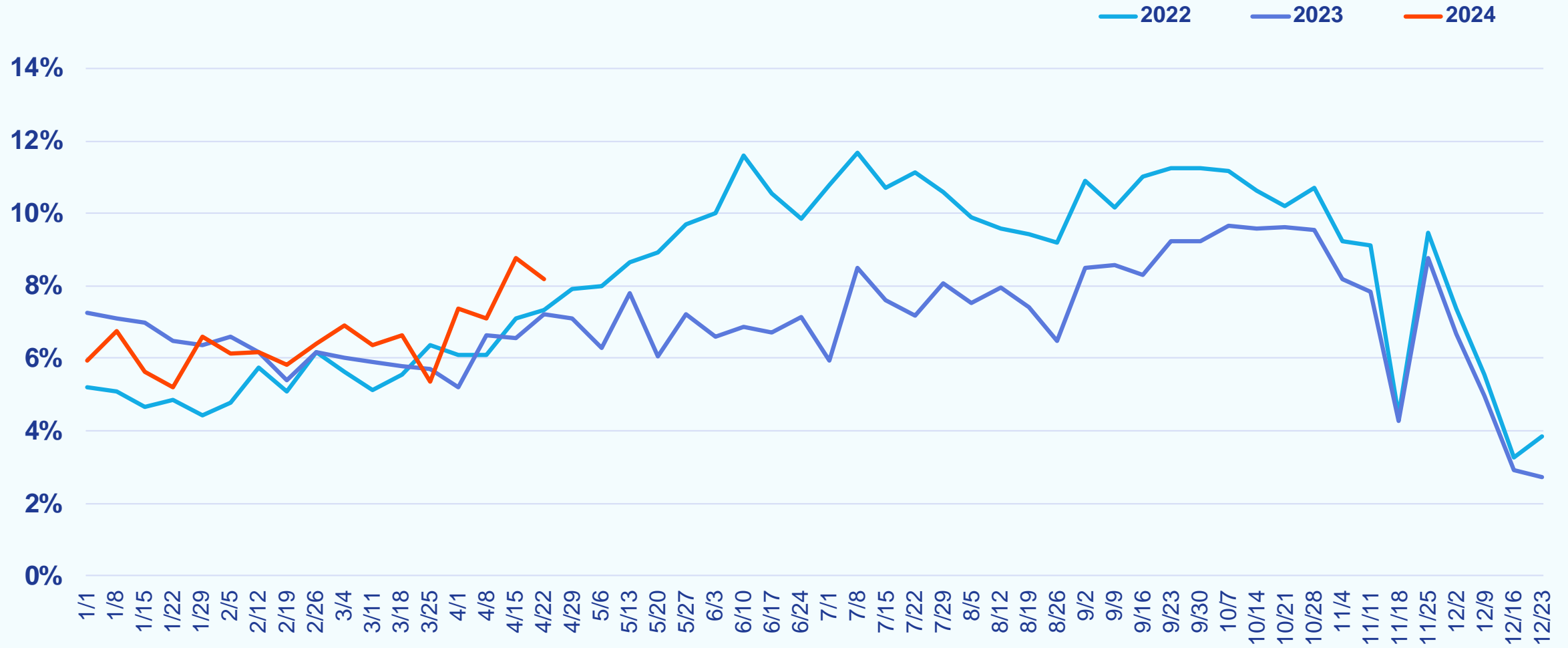
Weekly Active Listings

Week Ending April 28, 2024



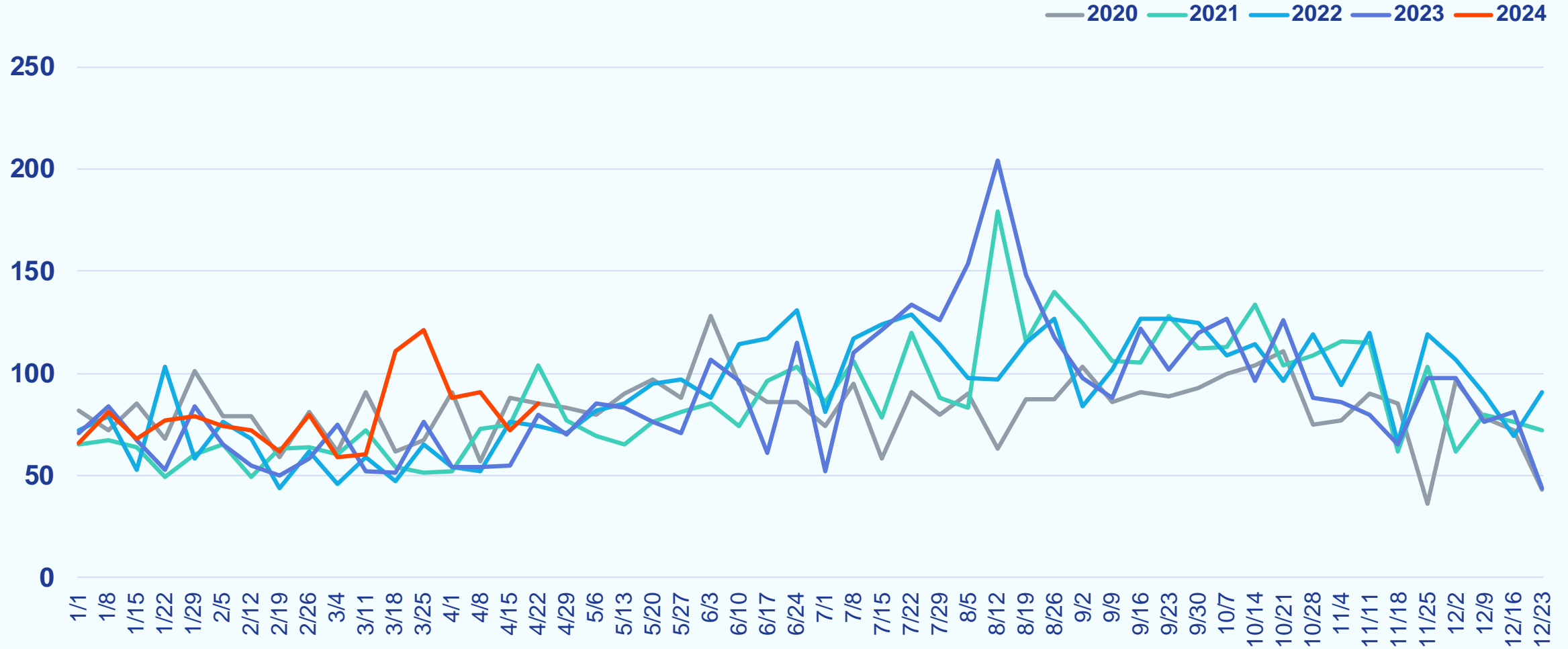
Weekly % Active Listings with Price Decrease

Week Ending April 28, 2024



Weekly Canceled Listings

Week Ending April 28, 2024



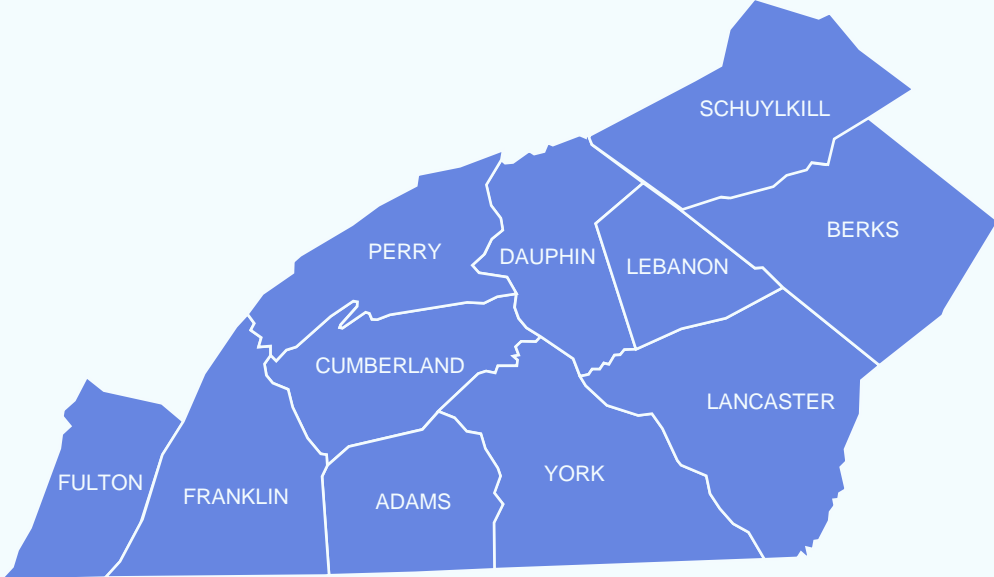
Central Pennsylvania

Weekly Snapshot

Week Ending April 28, 2024

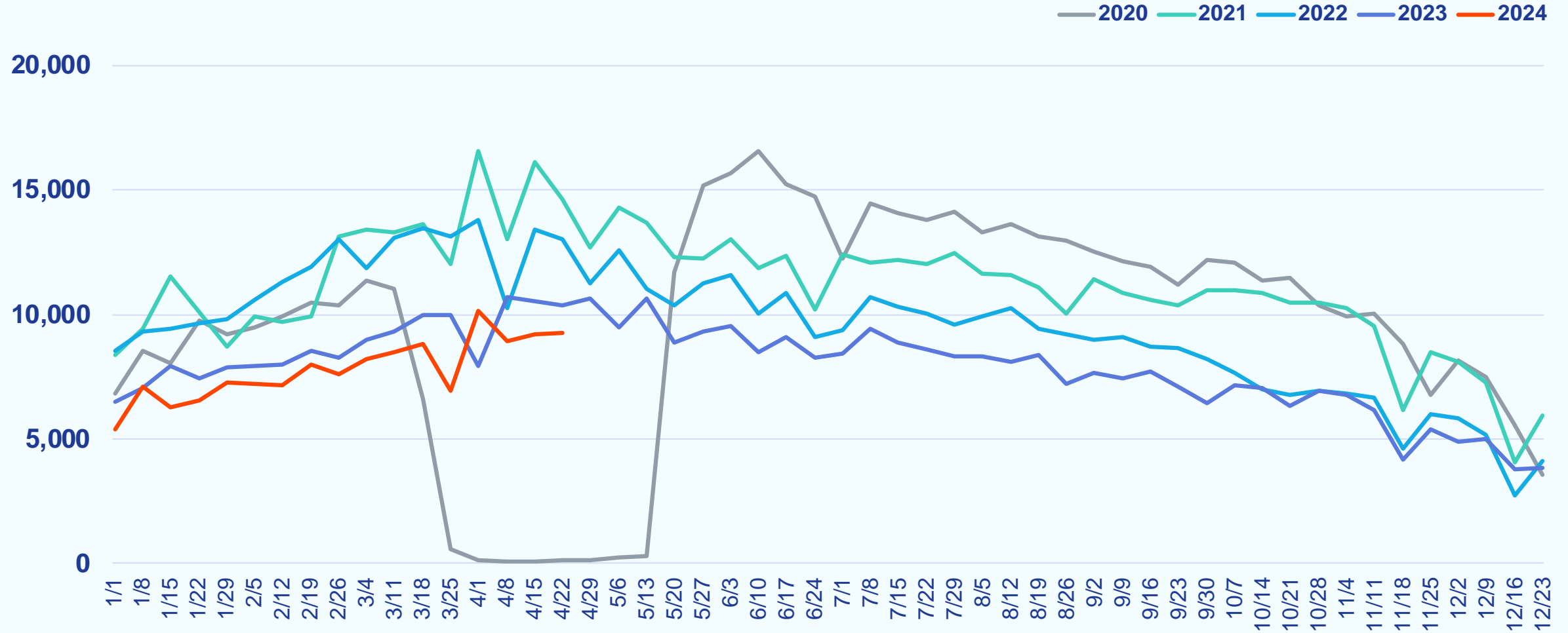
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	9,229	-10.8%	+0.6%
New Purchase Contracts	618	-8.2%	-7.9%
Median Time to Contract	13 days	+1 day	-1 day
New Listings	613	-1.9%	-6.3%
Median List Price	\$299,000	+9.9%	-2.4%
Active Listings	2,648	+12.5%	+2.3%
% Active Listings with Price Decrease	7.3%	+0.3 pp	+0.6 pp
Canceled Listings	21	+0.0%	-22.2%

pp = percentage point



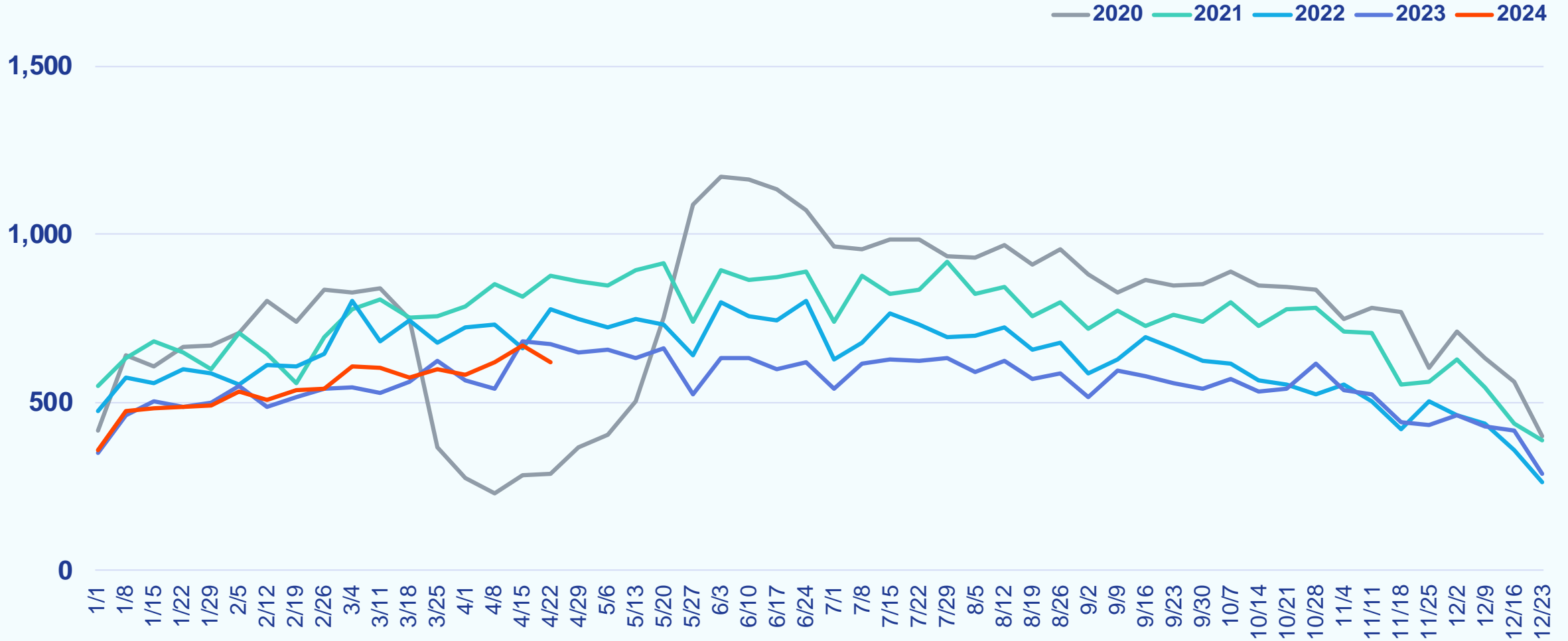
Weekly Showings

Week Ending April 28, 2024



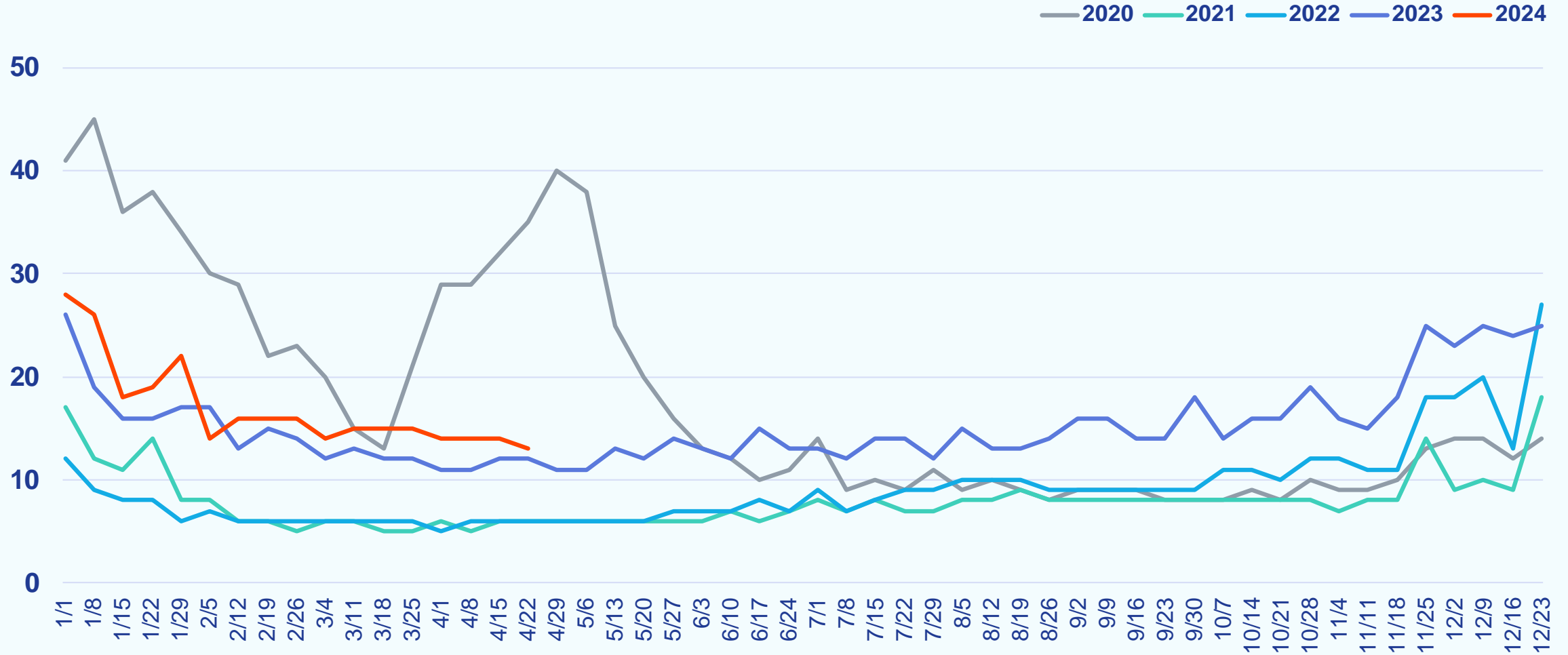
Weekly New Purchase Contracts

Week Ending April 28, 2024



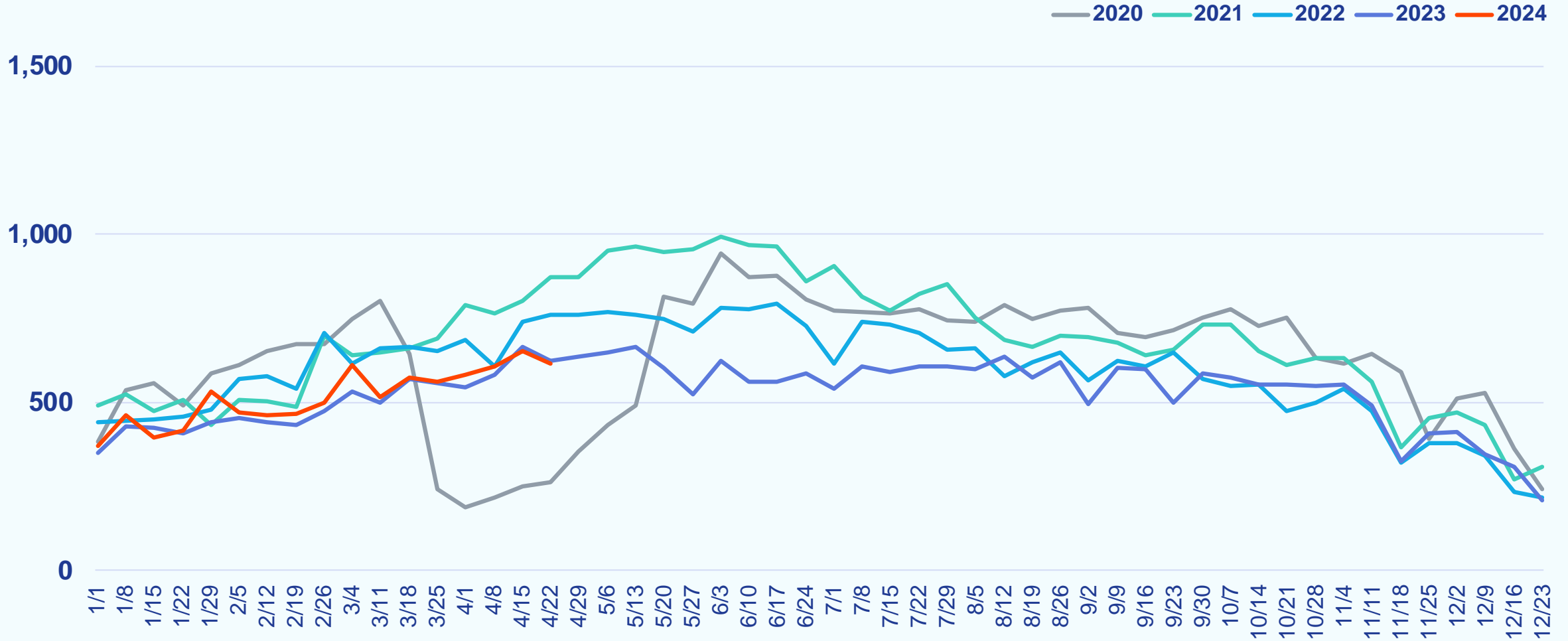
Weekly Median Time to Contract

Week Ending April 28, 2024



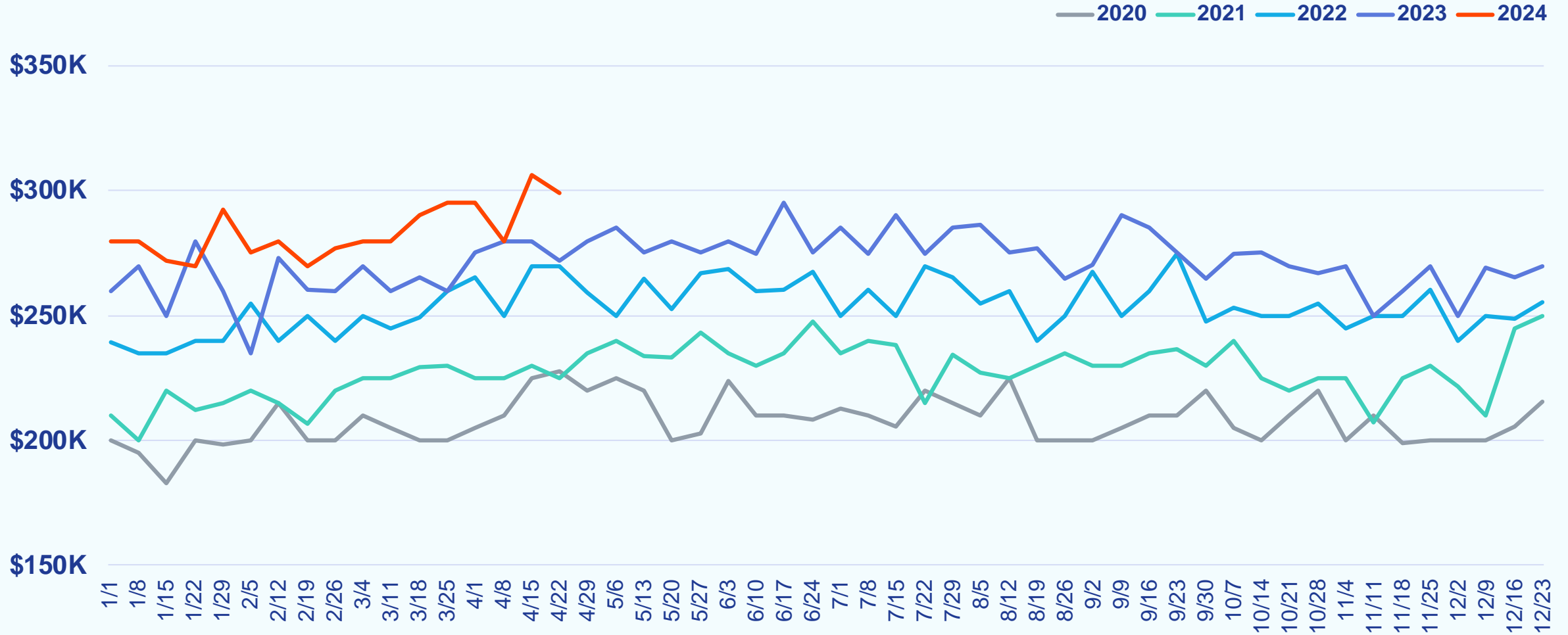
Weekly New Listings

Week Ending April 28, 2024



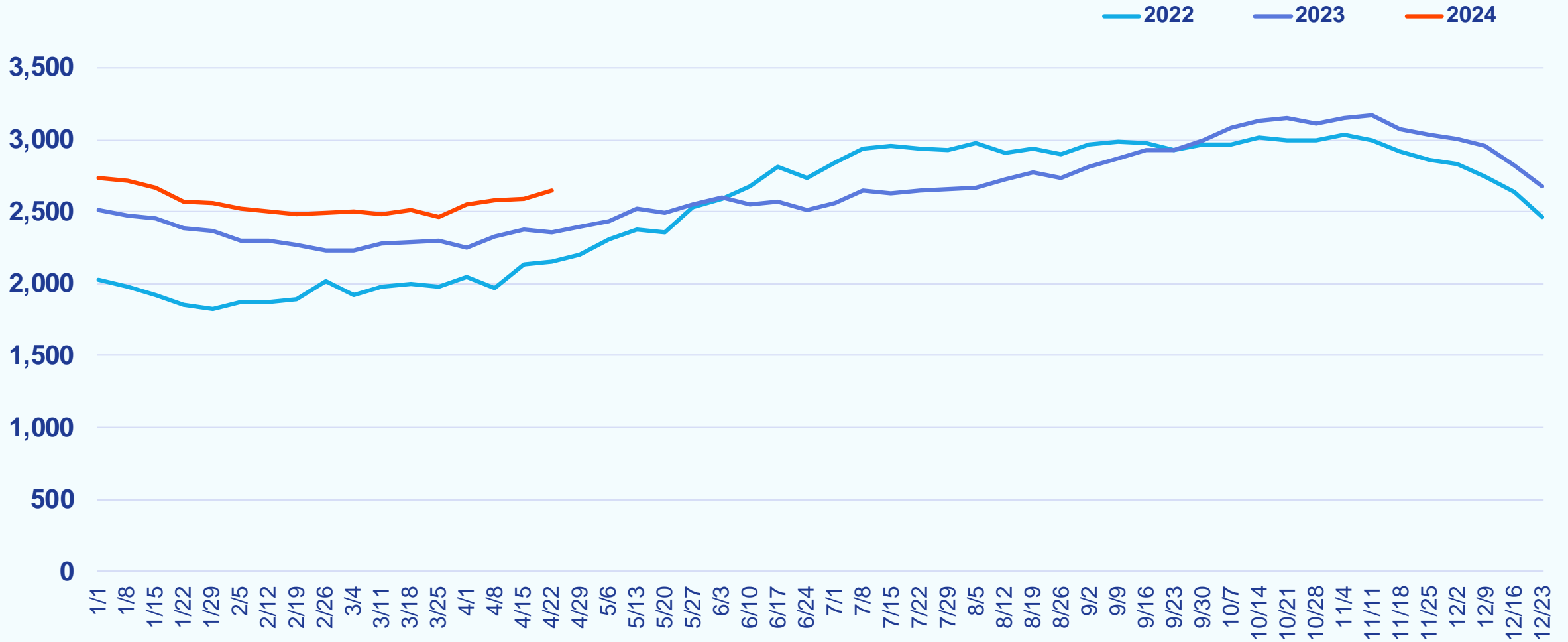
Weekly Median List Price

Week Ending April 28, 2024



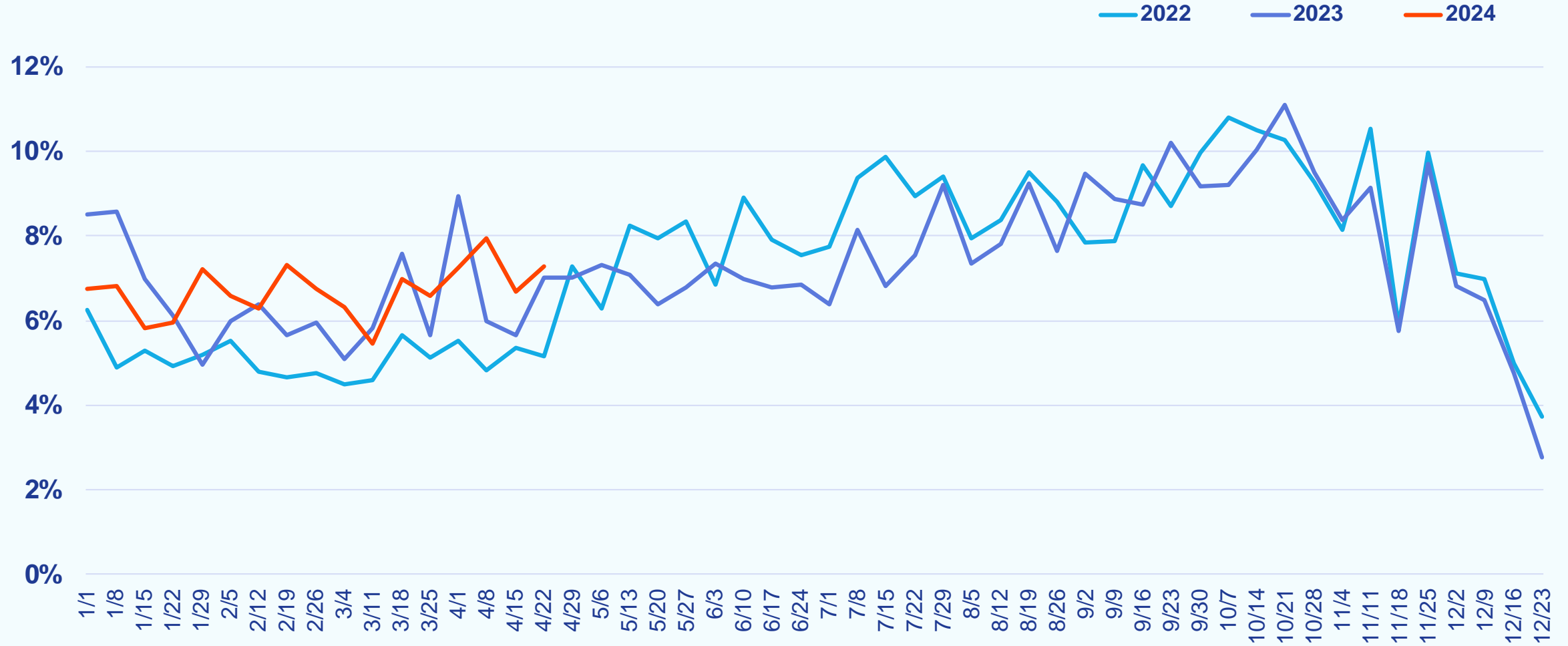
Weekly Active Listings

Week Ending April 28, 2024



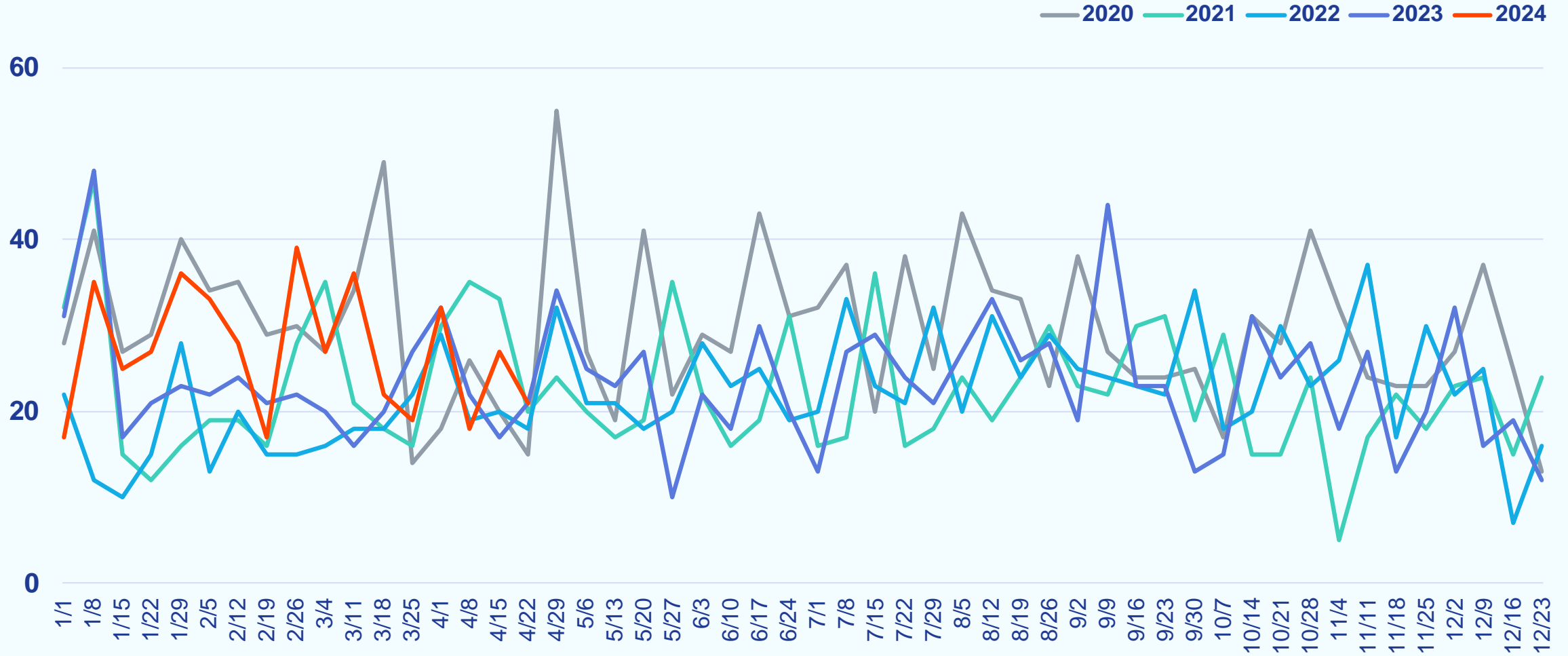
Weekly % Active Listings with Price Decrease

Week Ending April 28, 2024



Weekly Canceled Listings

Week Ending April 28, 2024

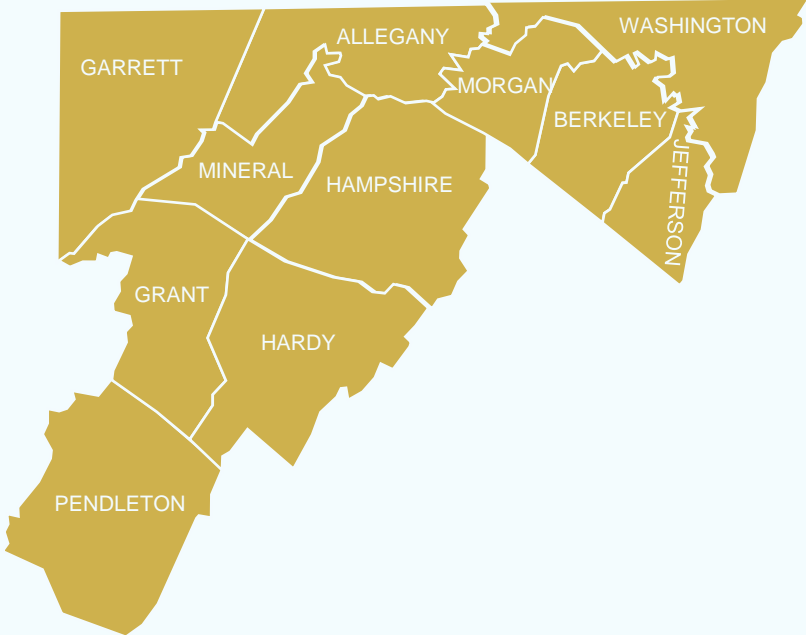


MD/WV Panhandle

Weekly Snapshot

Week Ending April 28, 2024

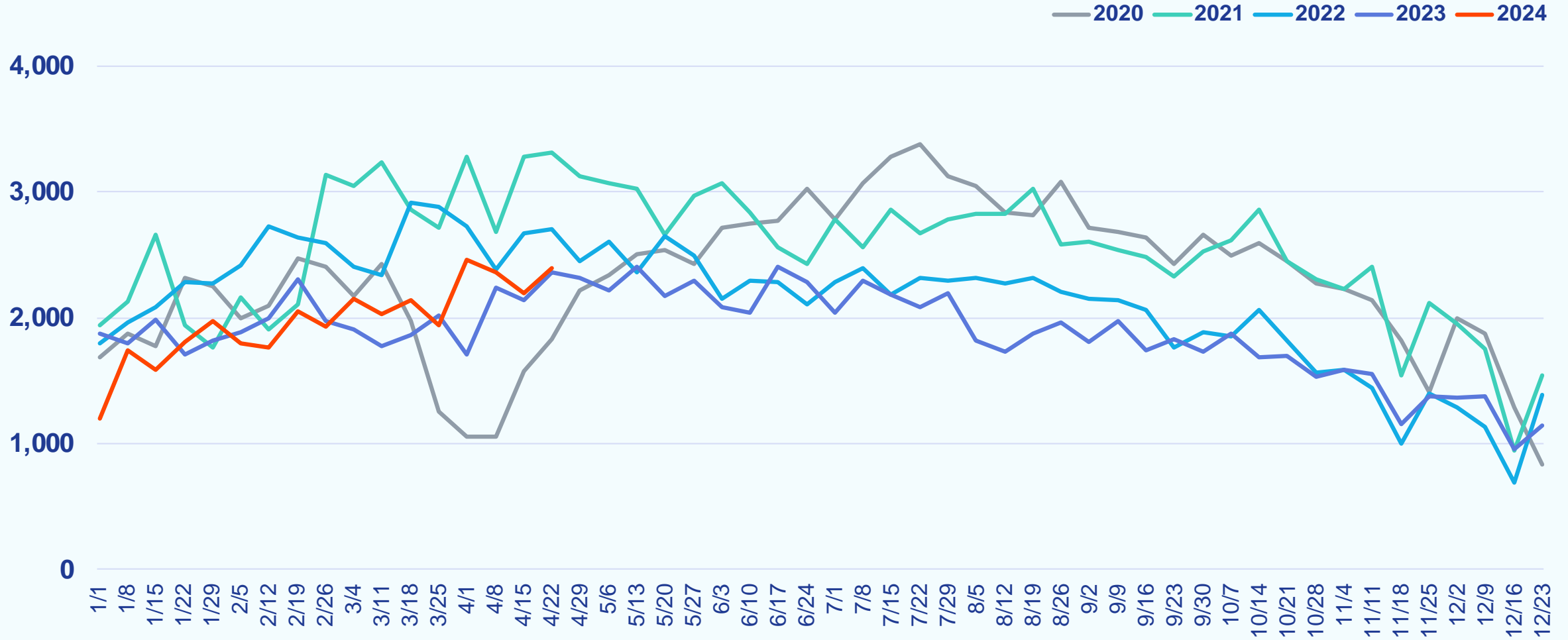
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	2,393	+1.4%	+9.2%
New Purchase Contracts	207	+5.1%	-8.4%
Median Time to Contract	23 days	+2 days	+1 day
New Listings	205	-11.6%	+11.4%
Median List Price	\$300,000	+0.0%	+0.0%
Active Listings	1,184	+8.4%	+2.6%
% Active Listings with Price Decrease	7.6%	+1.2 pp	+0.3 pp
Canceled Listings	9	-47.1%	+0.0%



pp = percentage point

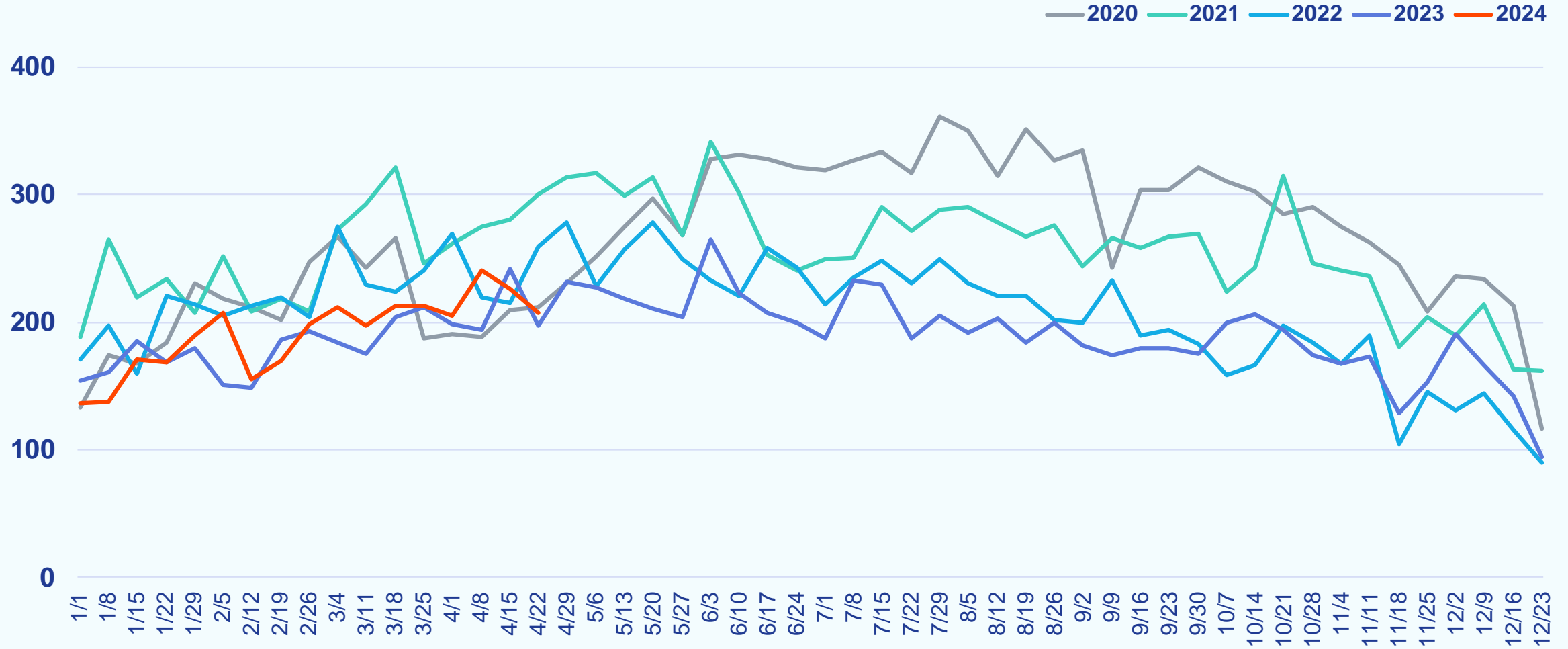
Weekly Showings

Week Ending April 28, 2024



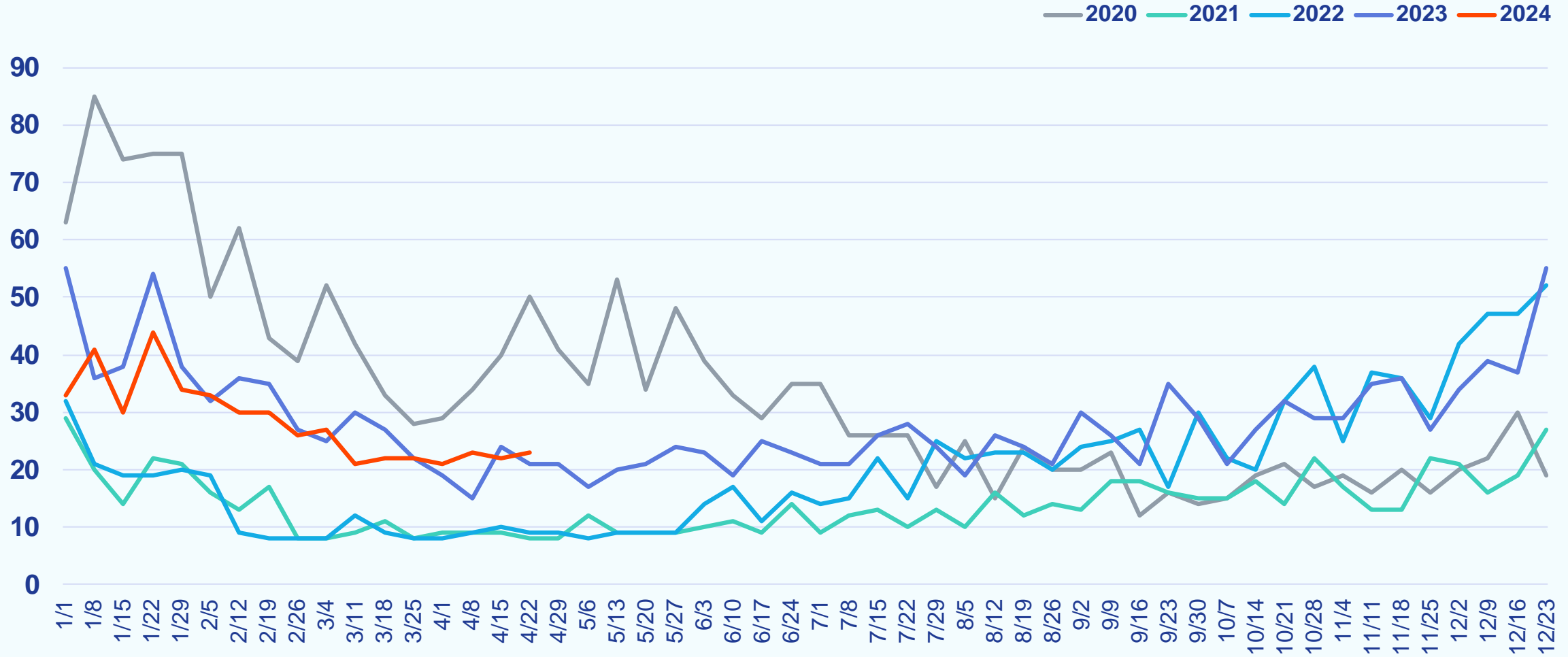
Weekly New Purchase Contracts

Week Ending April 28, 2024



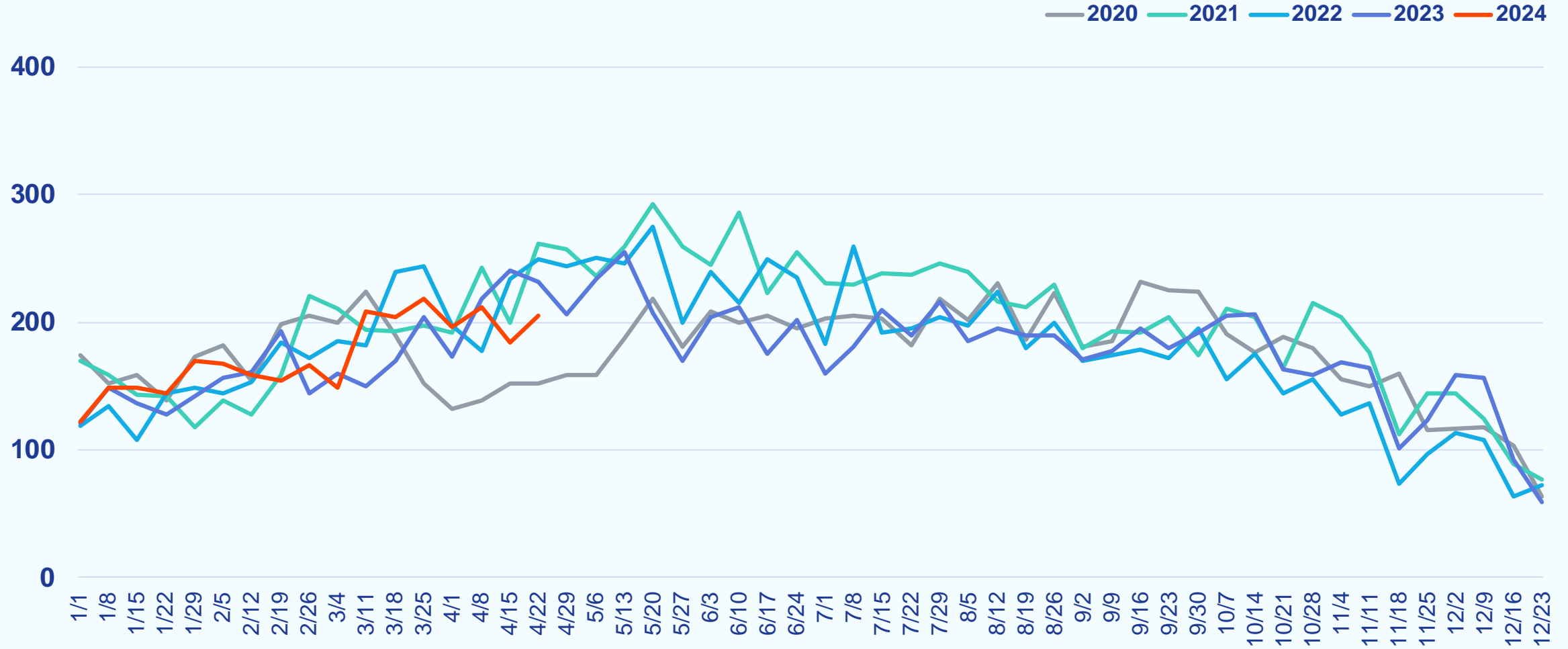
Weekly Median Time to Contract

Week Ending April 28, 2024



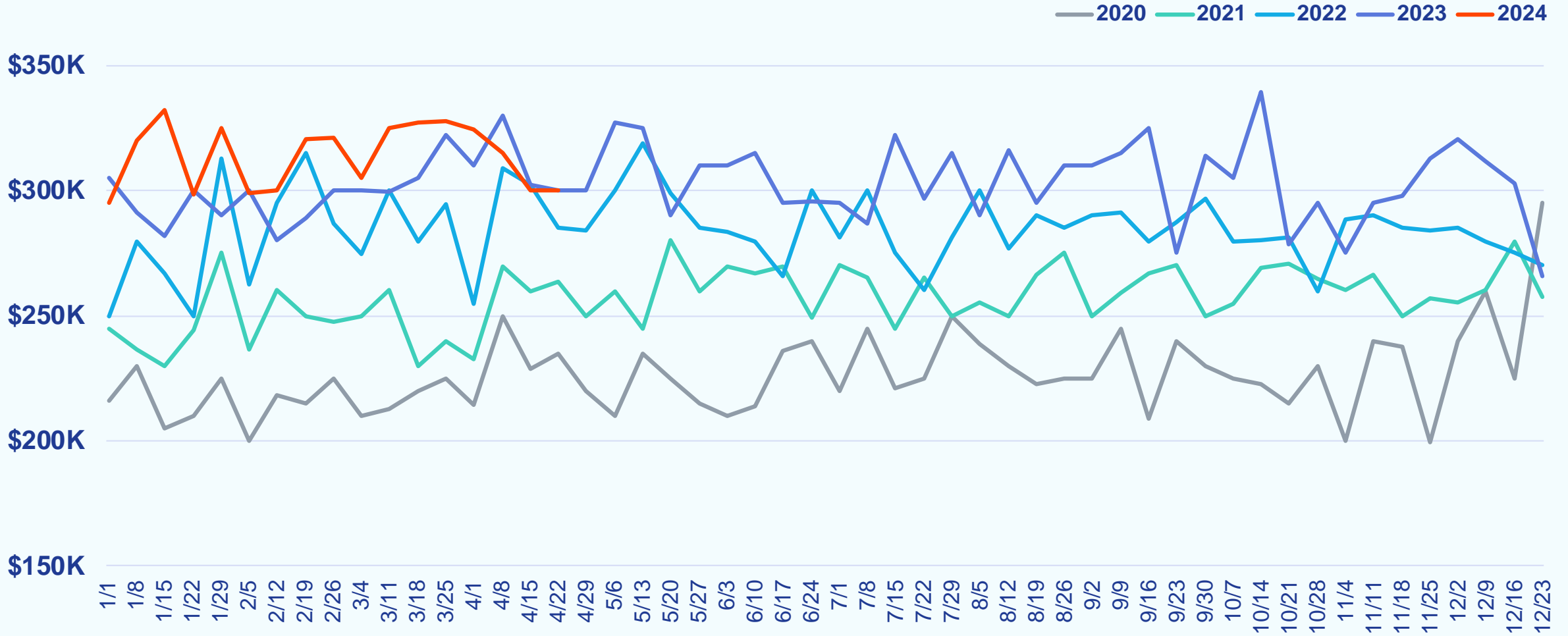
Weekly New Listings

Week Ending April 28, 2024



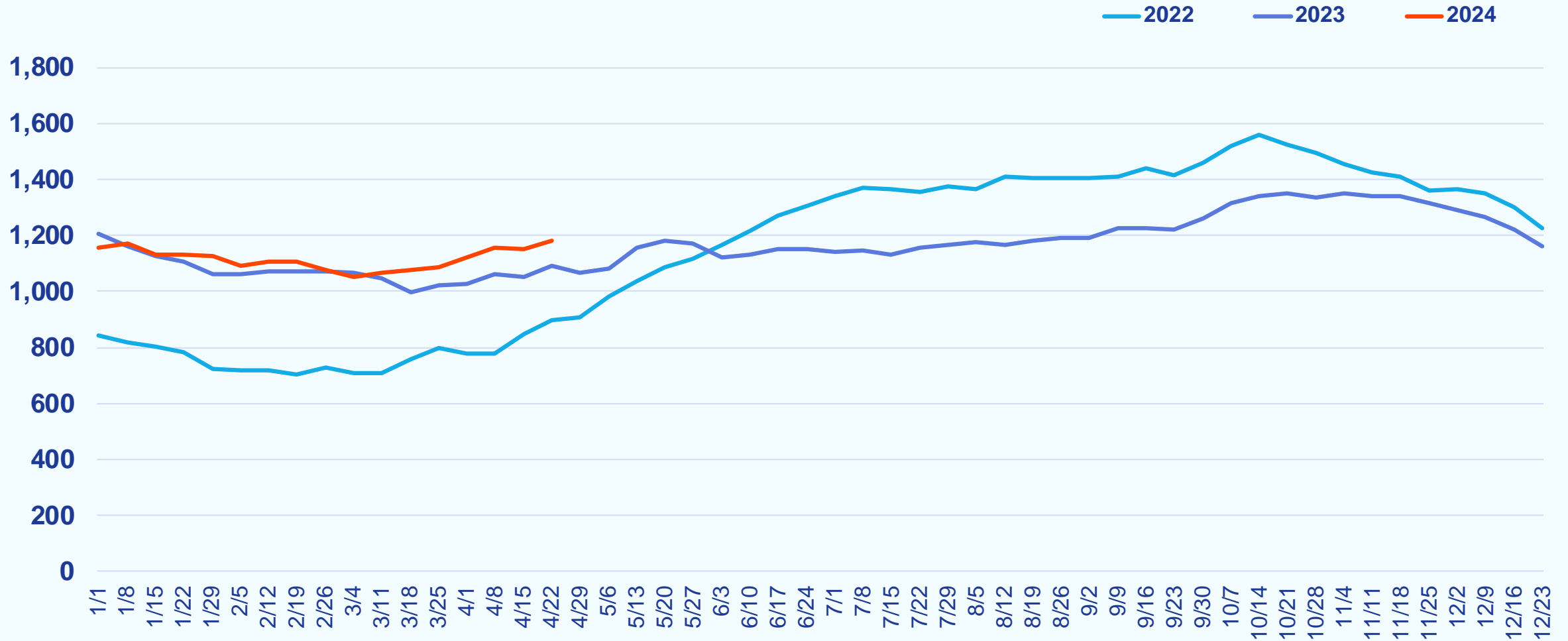
Weekly Median List Price

Week Ending April 28, 2024



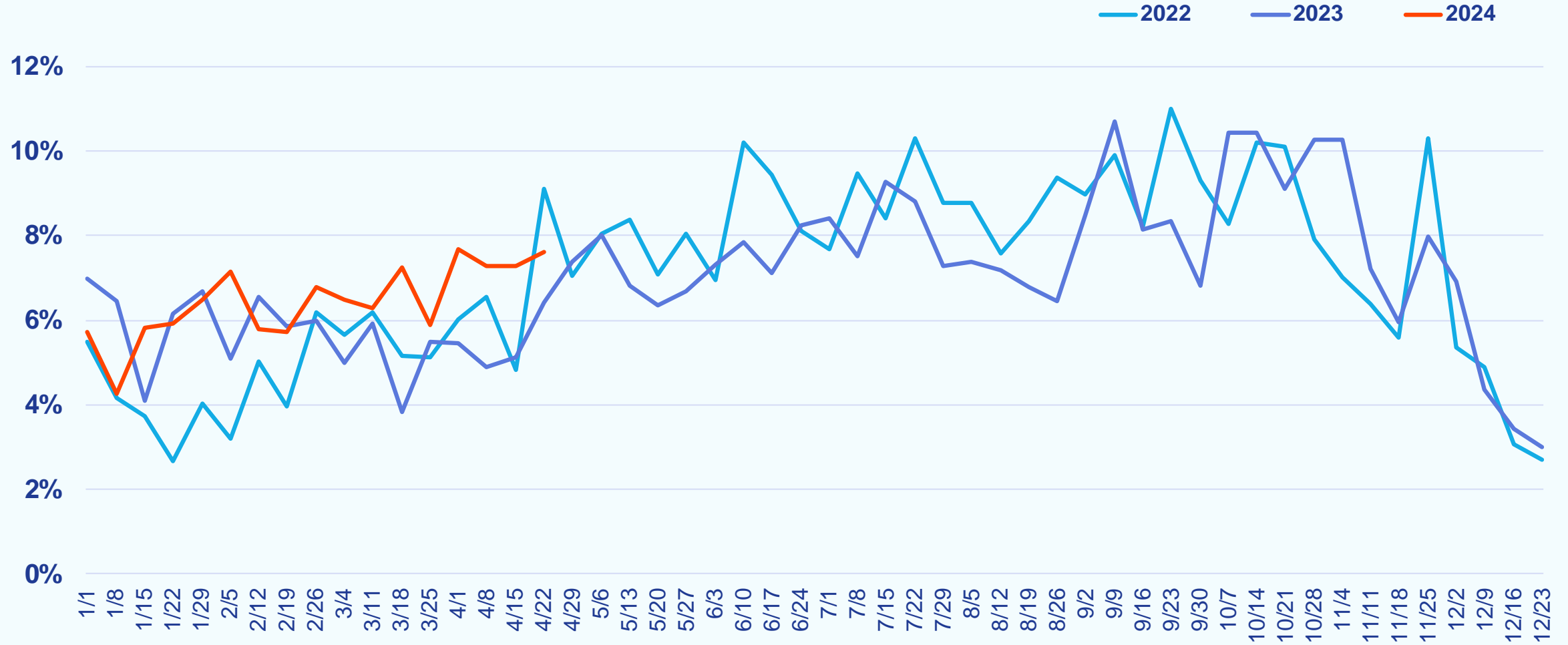
Weekly Active Listings

Week Ending April 28, 2024



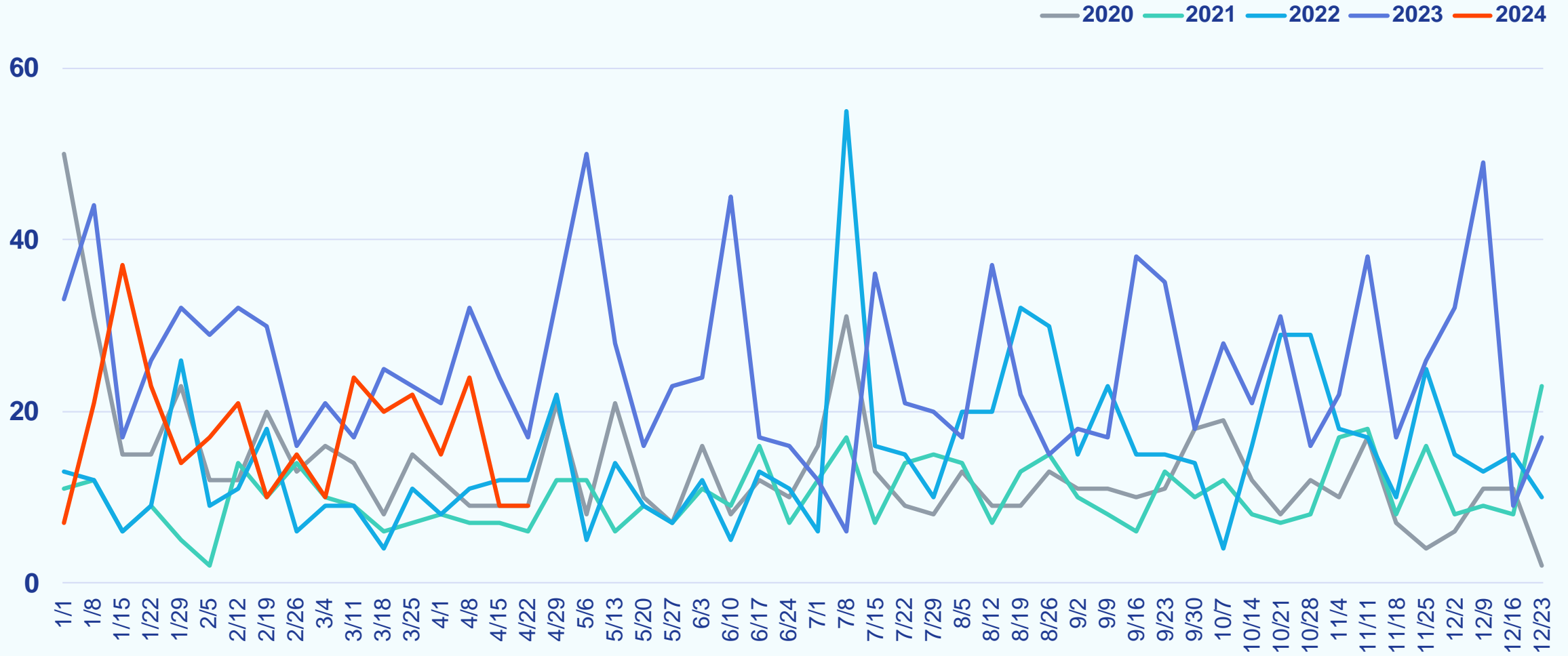
Weekly % Active Listings with Price Decrease

Week Ending April 28, 2024



Weekly Canceled Listings

Week Ending April 28, 2024



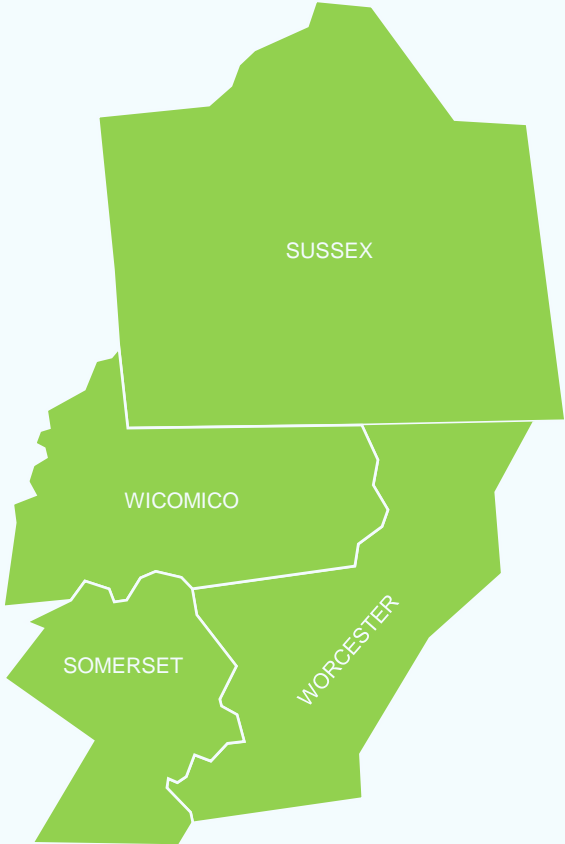
Del/Mar Coastal

Weekly Snapshot

Week Ending April 28, 2024

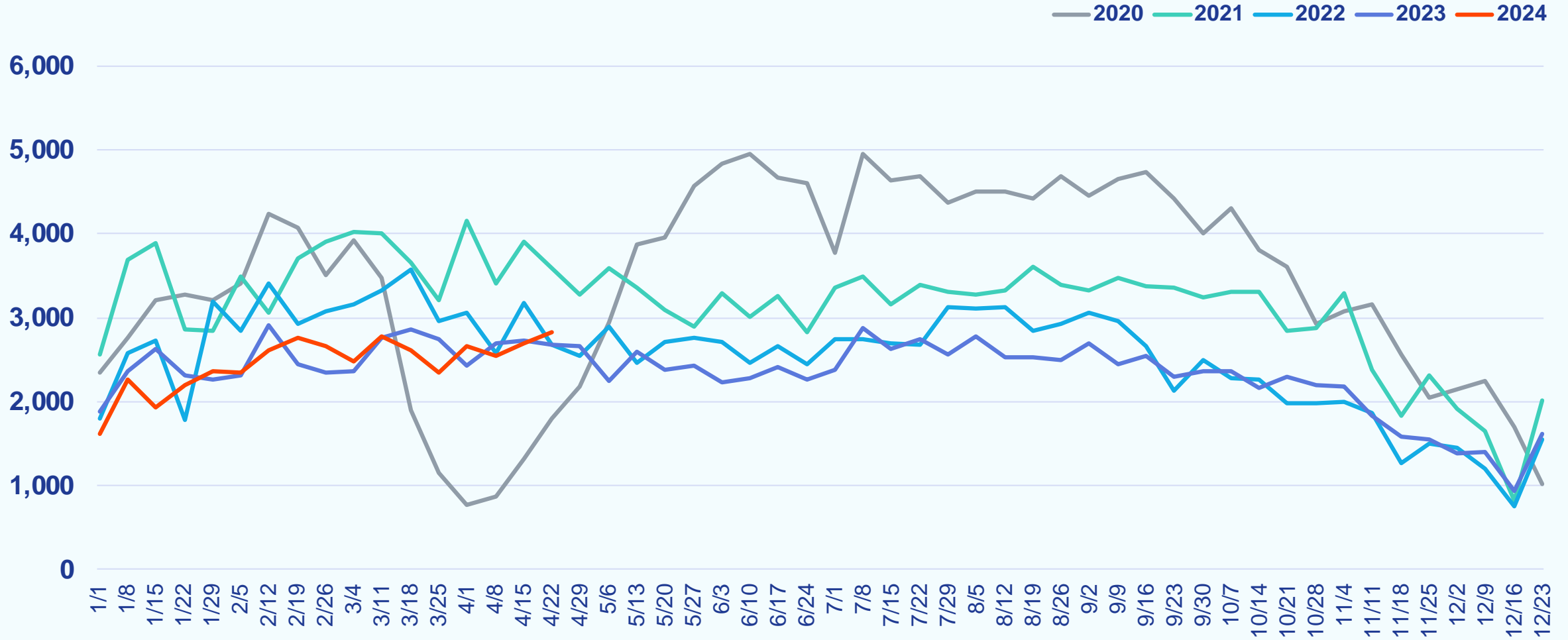
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	2,833	+5.6%	+5.1%
New Purchase Contracts	275	-3.5%	+1.5%
Median Time to Contract	22 days	-7 days	-11 days
New Listings	267	+11.3%	-1.8%
Median List Price	\$425,000	-5.5%	-6.8%
Active Listings	2,414	+43.5%	+1.0%
% Active Listings with Price Decrease	6.8%	-1.7 pp	-1.8 pp
Canceled Listings	32	+77.8%	+52.4%

pp = percentage point



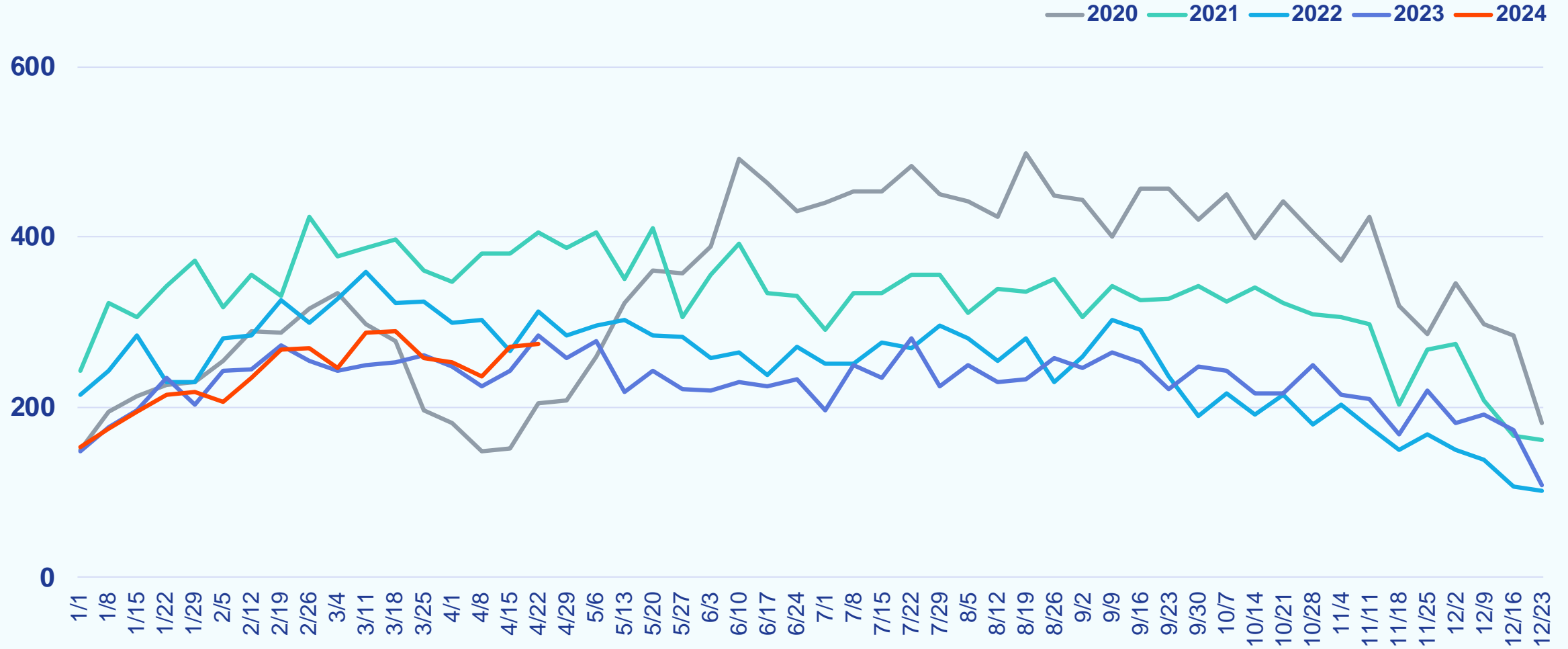
Weekly Showings

Week Ending April 28, 2024



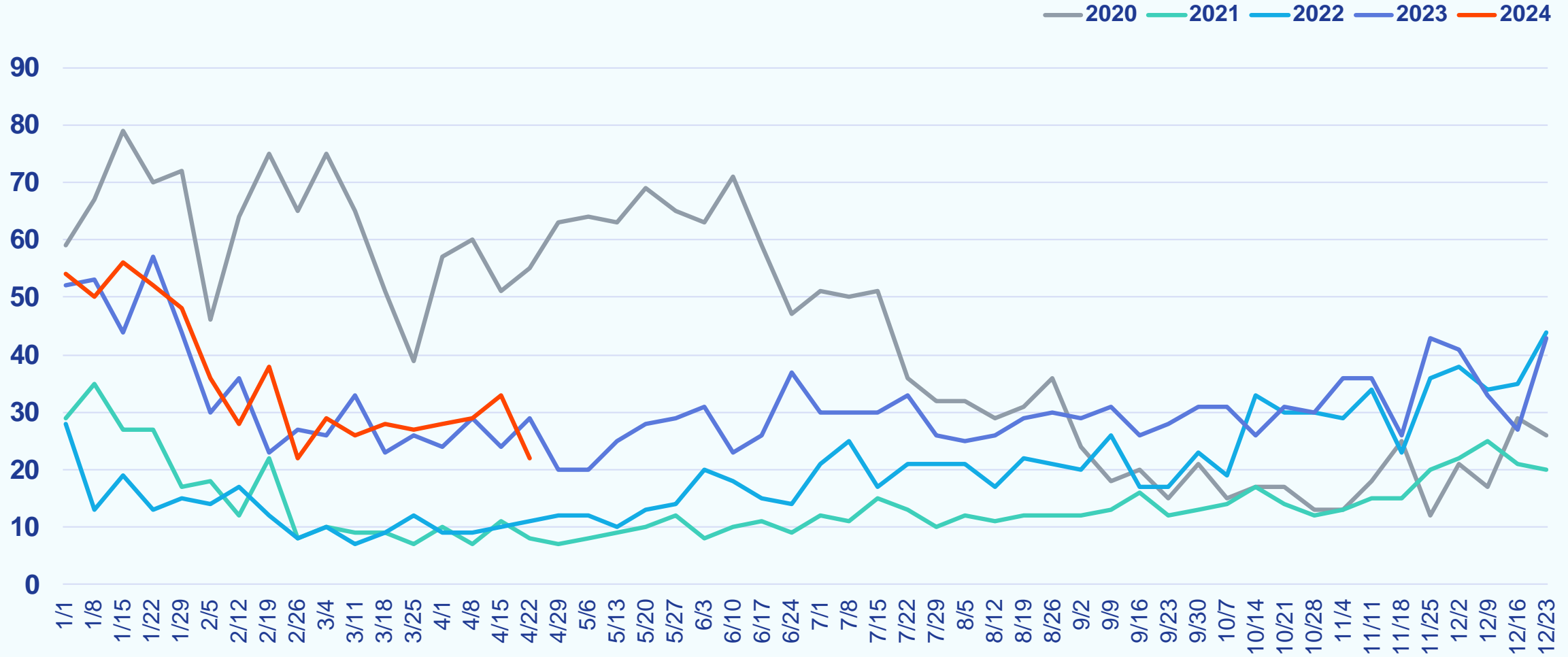
Weekly New Purchase Contracts

Week Ending April 28, 2024



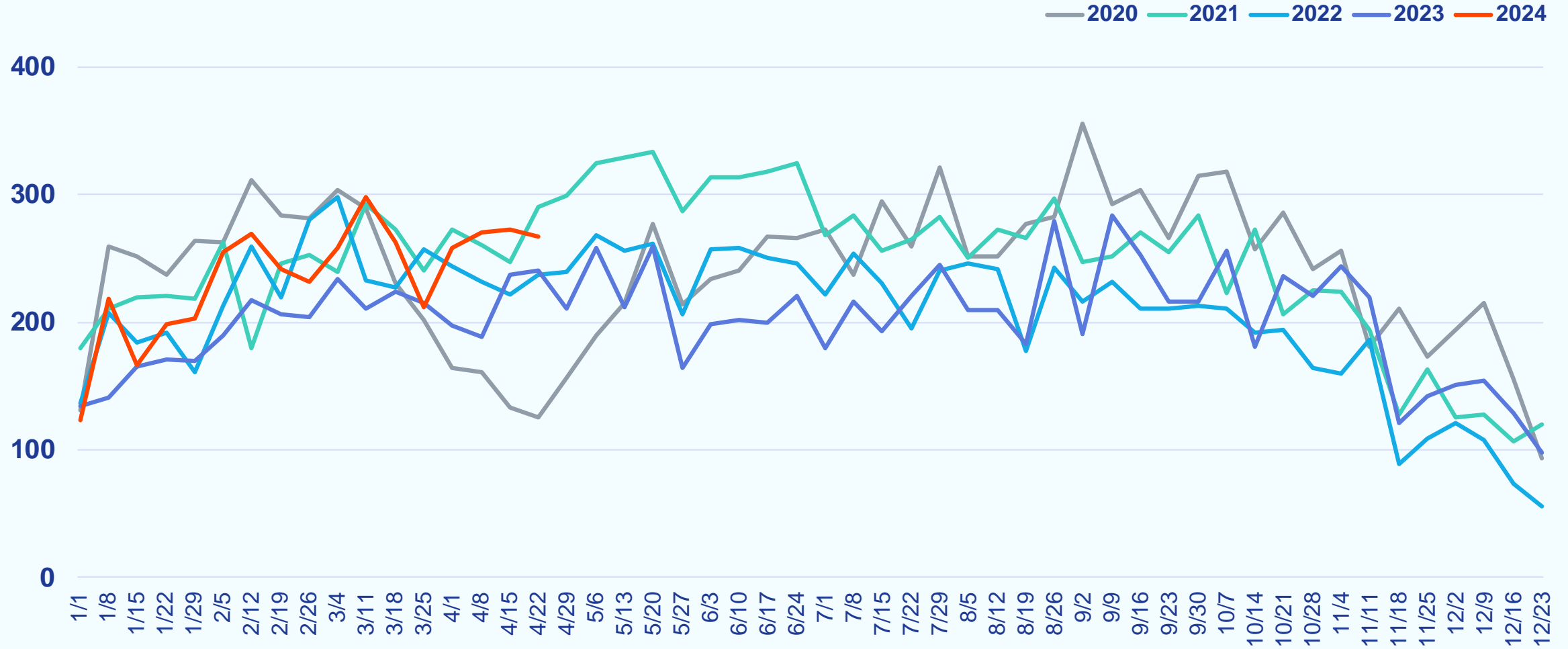
Weekly Median Time to Contract

Week Ending April 28, 2024



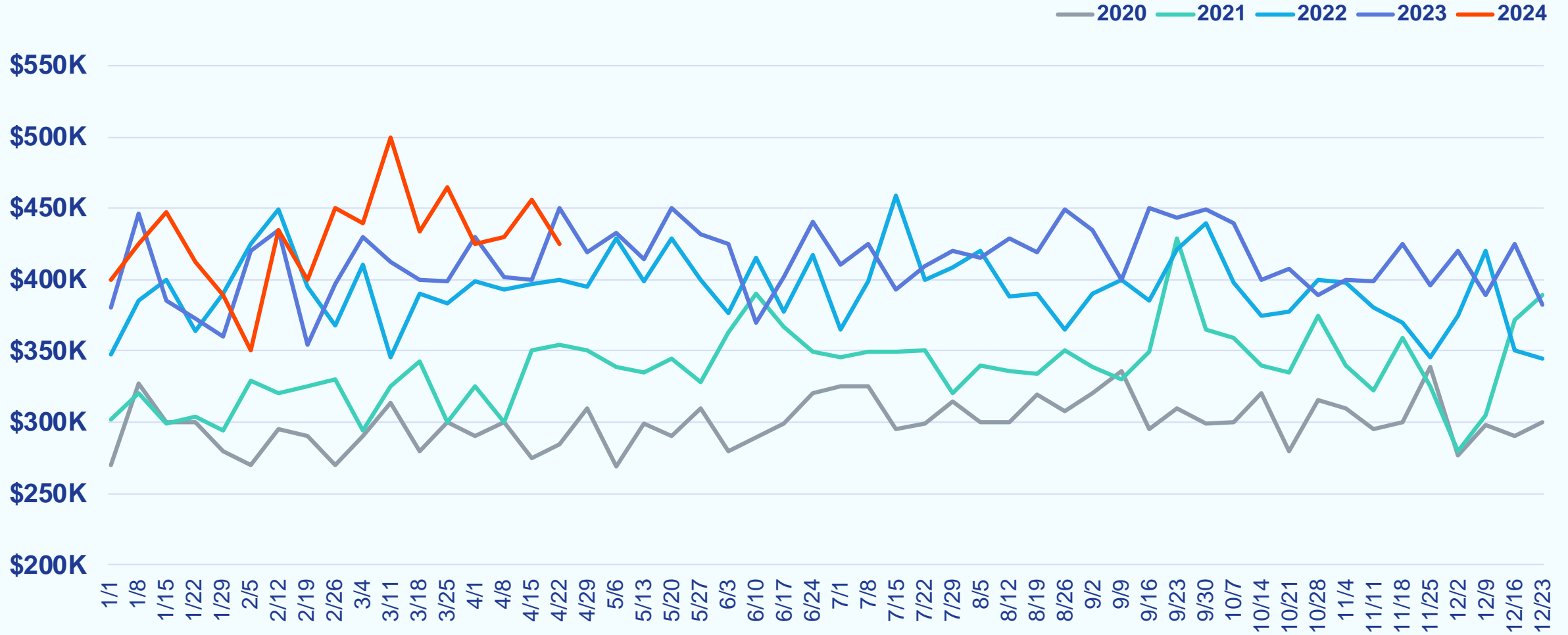
Weekly New Listings

Week Ending April 28, 2024



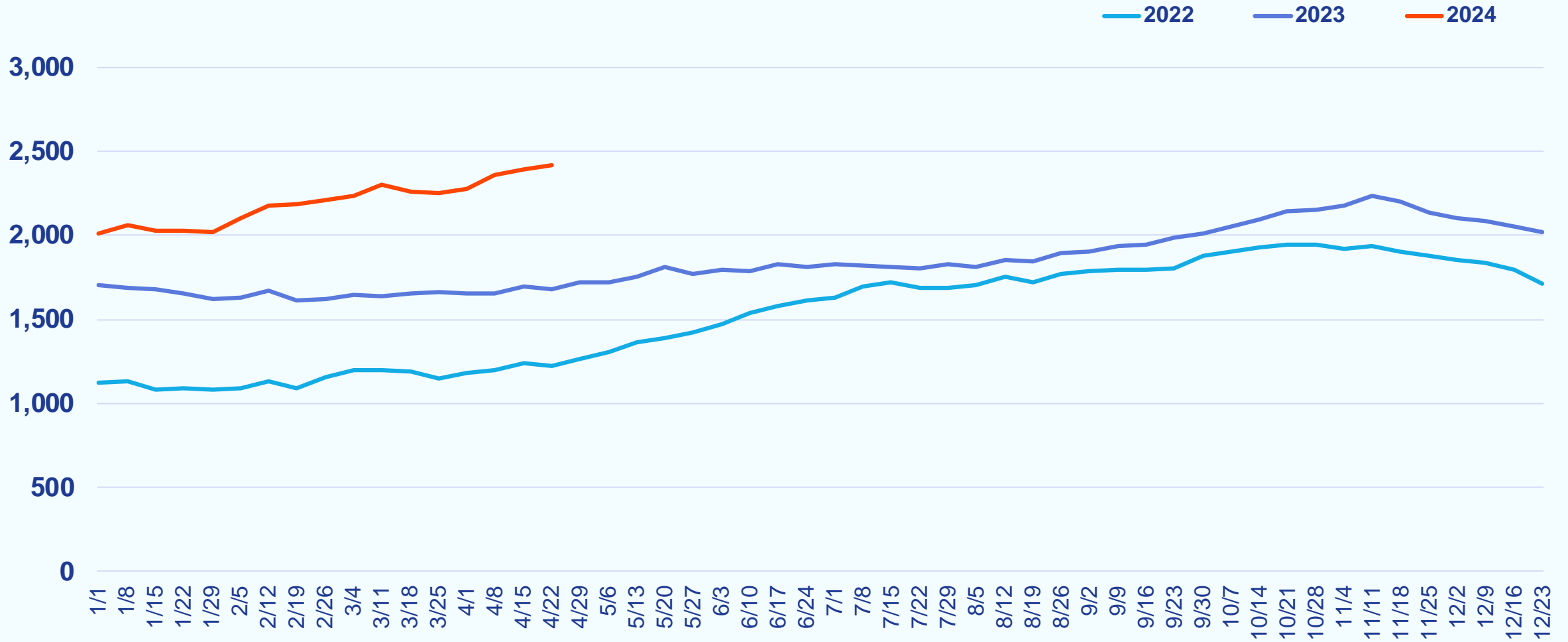
Weekly Median List Price

Week Ending April 28, 2024



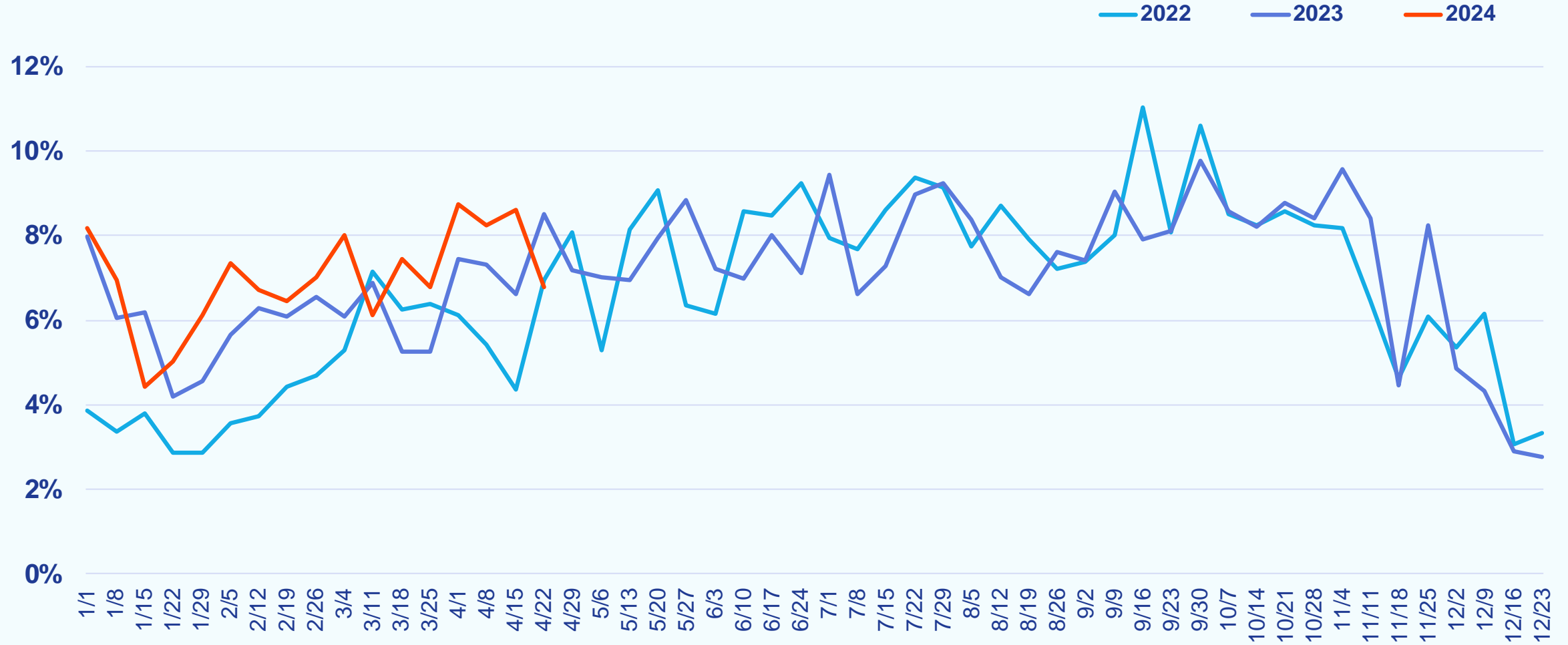
Weekly Active Listings

Week Ending April 28, 2024



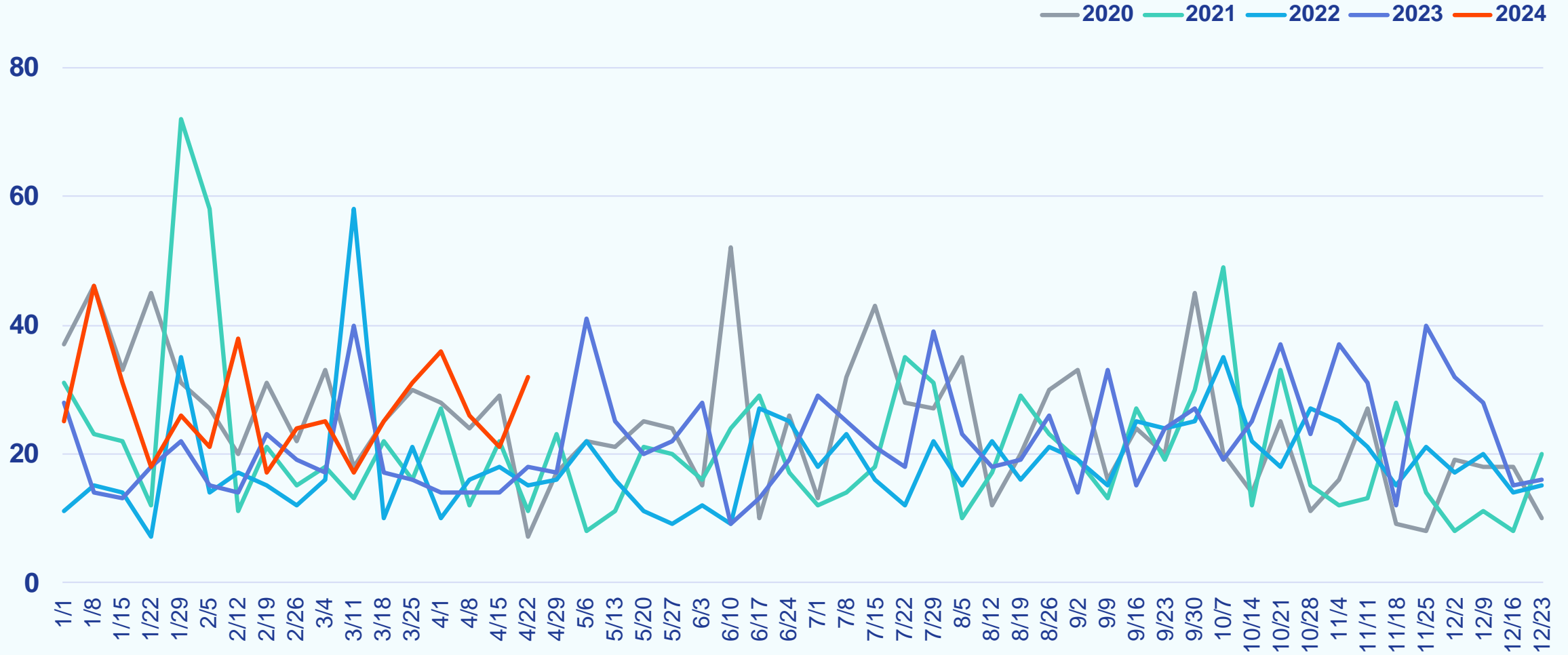
Weekly % Active Listings with Price Decrease

Week Ending April 28, 2024



Weekly Canceled Listings

Week Ending April 28, 2024



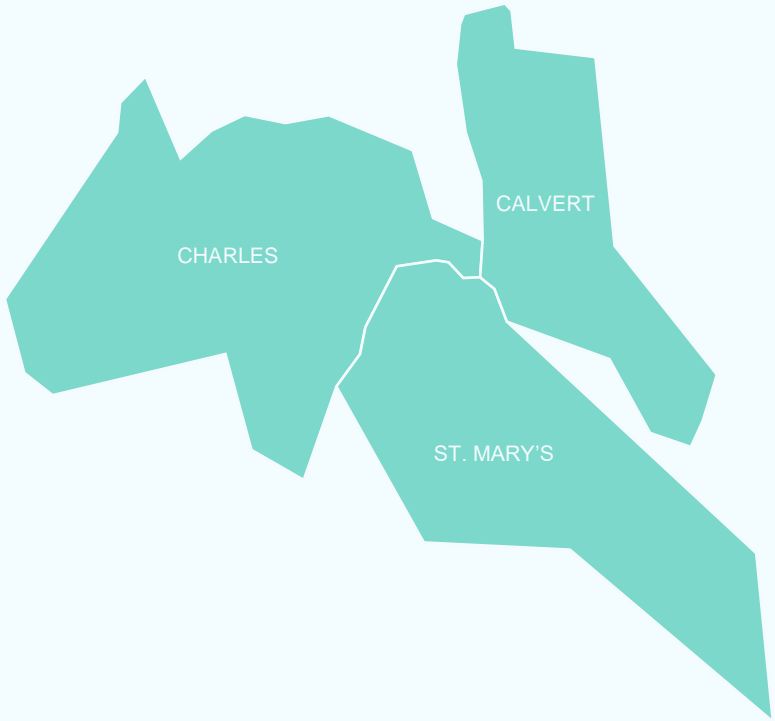
Southern Maryland

Weekly Snapshot

Week Ending April 28, 2024

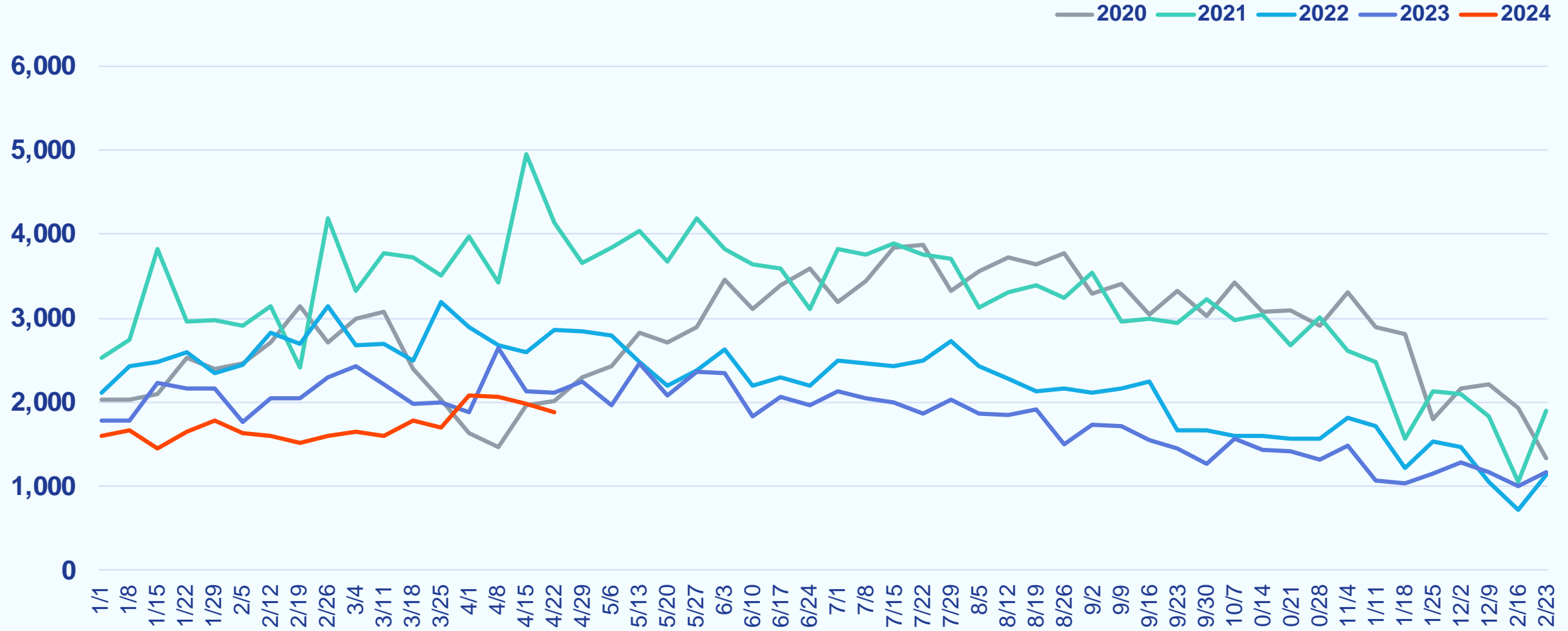
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	1,880	-11.3%	-4.7%
New Purchase Contracts	156	+0.0%	-10.9%
Median Time to Contract	20 days	-1 day	+2 days
New Listings	152	+15.2%	+16.0%
Median List Price	\$439,450	+3.4%	-5.5%
Active Listings	553	+4.5%	+5.7%
% Active Listings with Price Decrease	8.0%	+1.9 pp	+0.1 pp
Canceled Listings	6	-33.3%	-50.0%

pp = percentage point



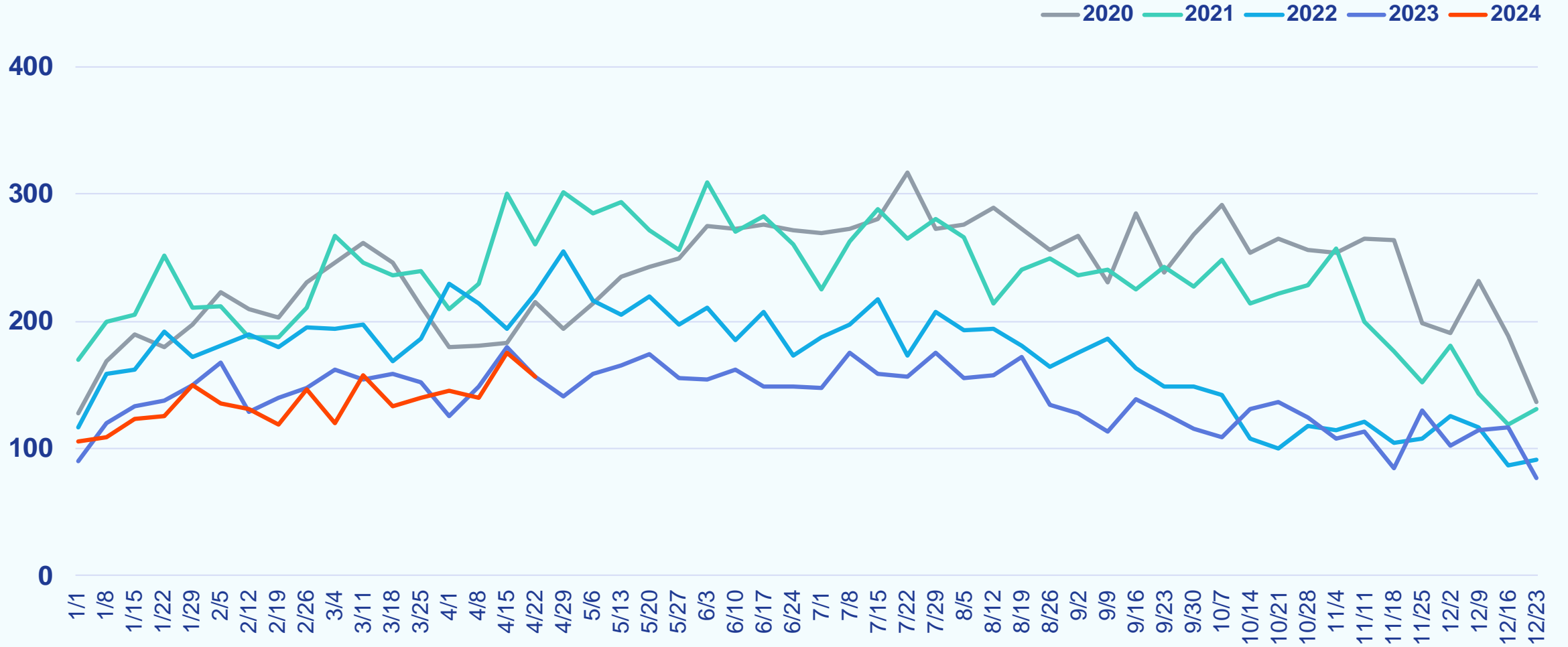
Weekly Showings

Week Ending April 28, 2024



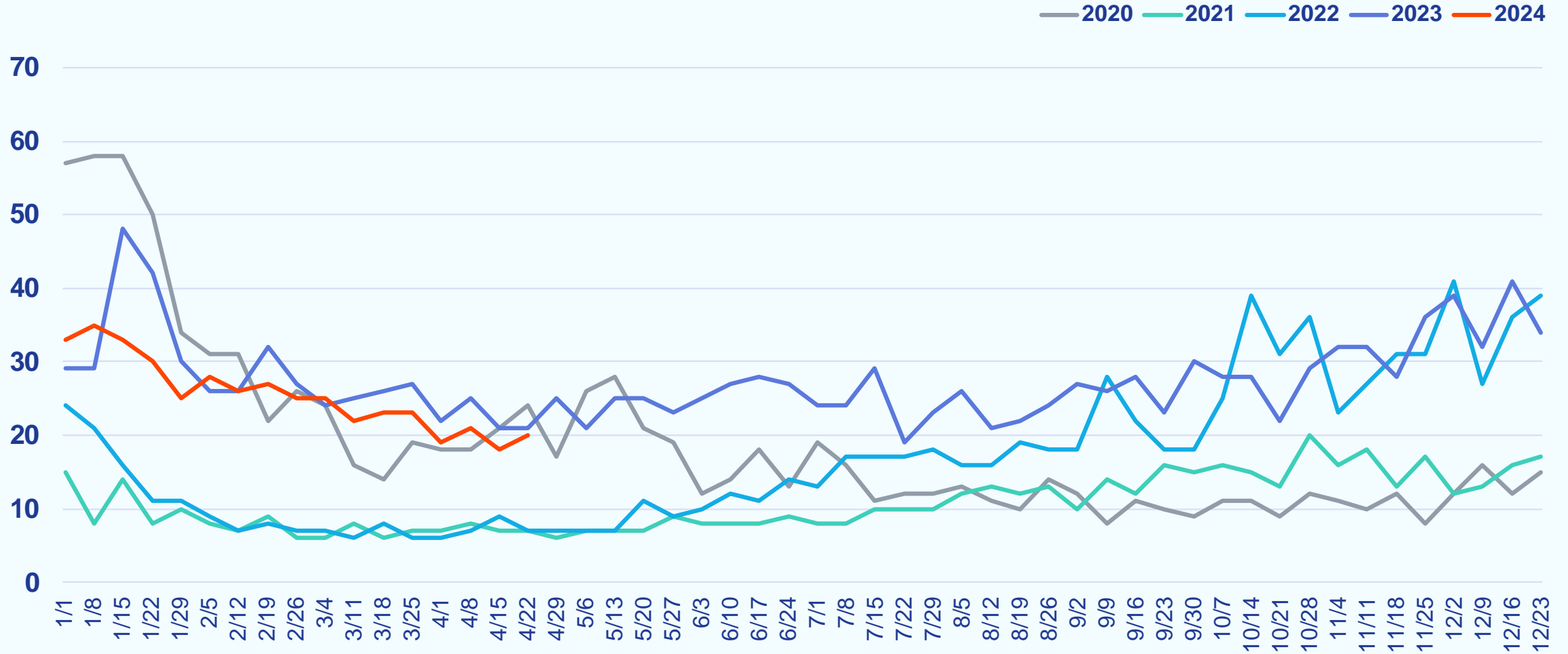
Weekly New Purchase Contracts

Week Ending April 28, 2024



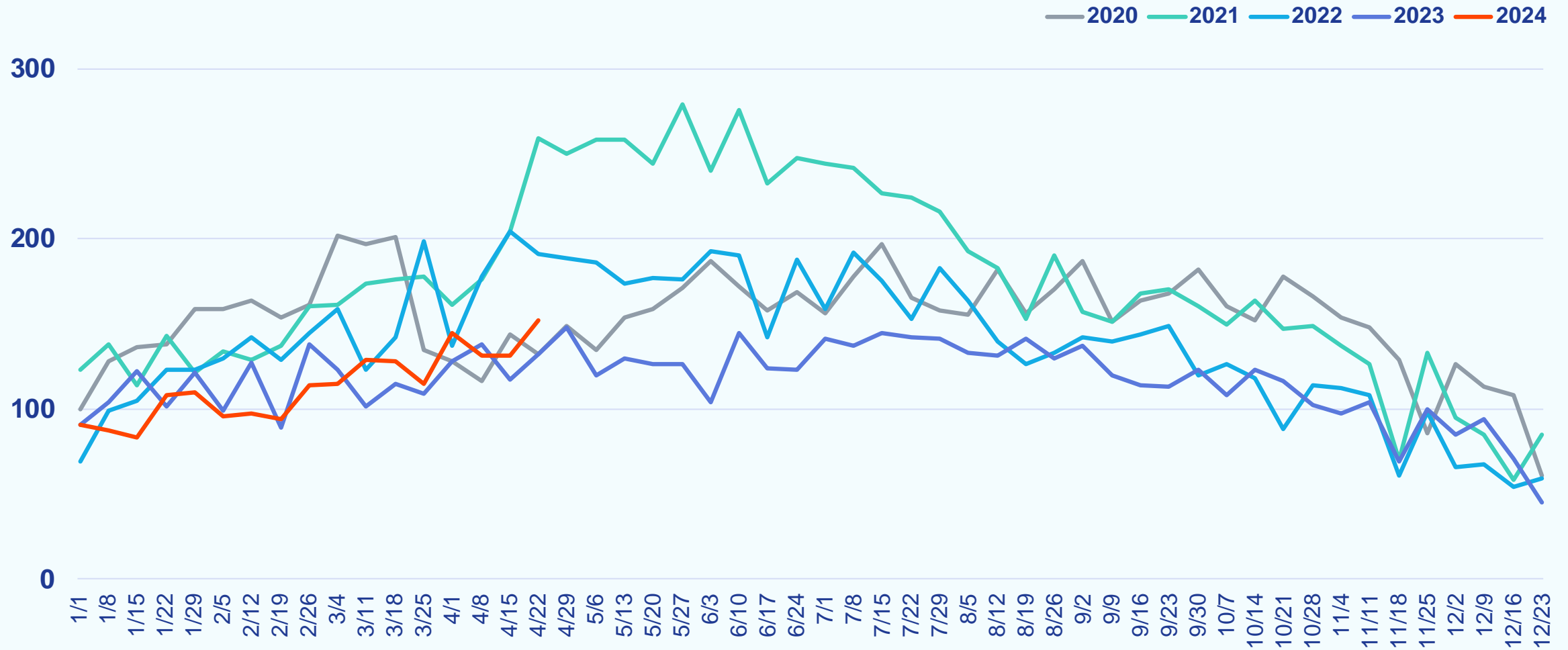
Weekly Median Time to Contract

Week Ending April 28, 2024



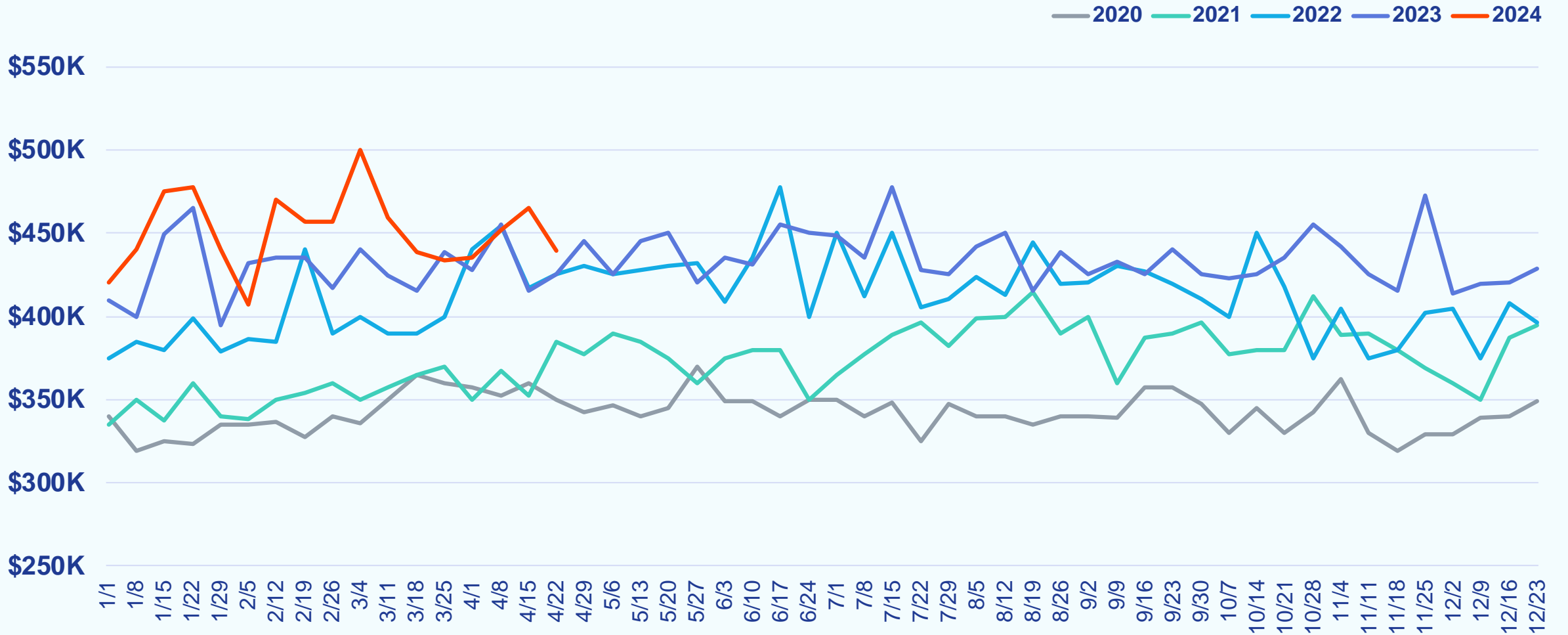
Weekly New Listings

Week Ending April 28, 2024



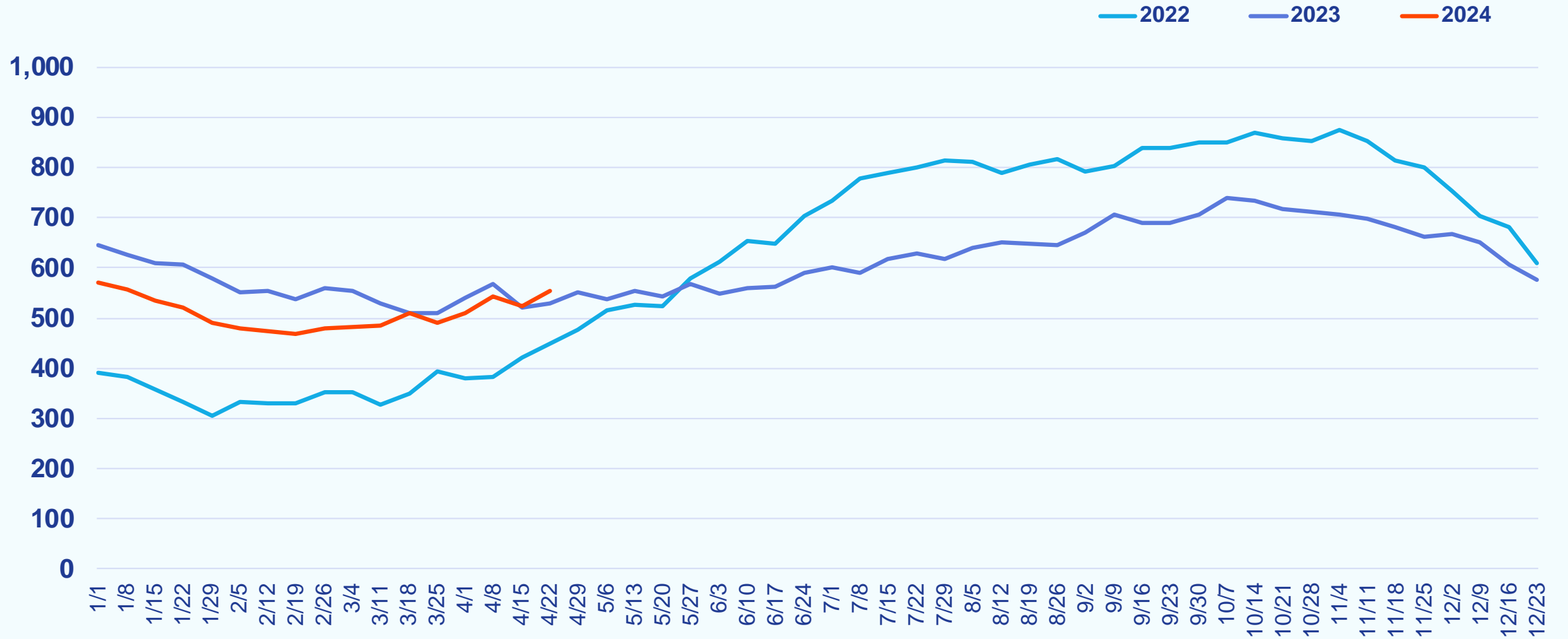
Weekly Median List Price

Week Ending April 28, 2024



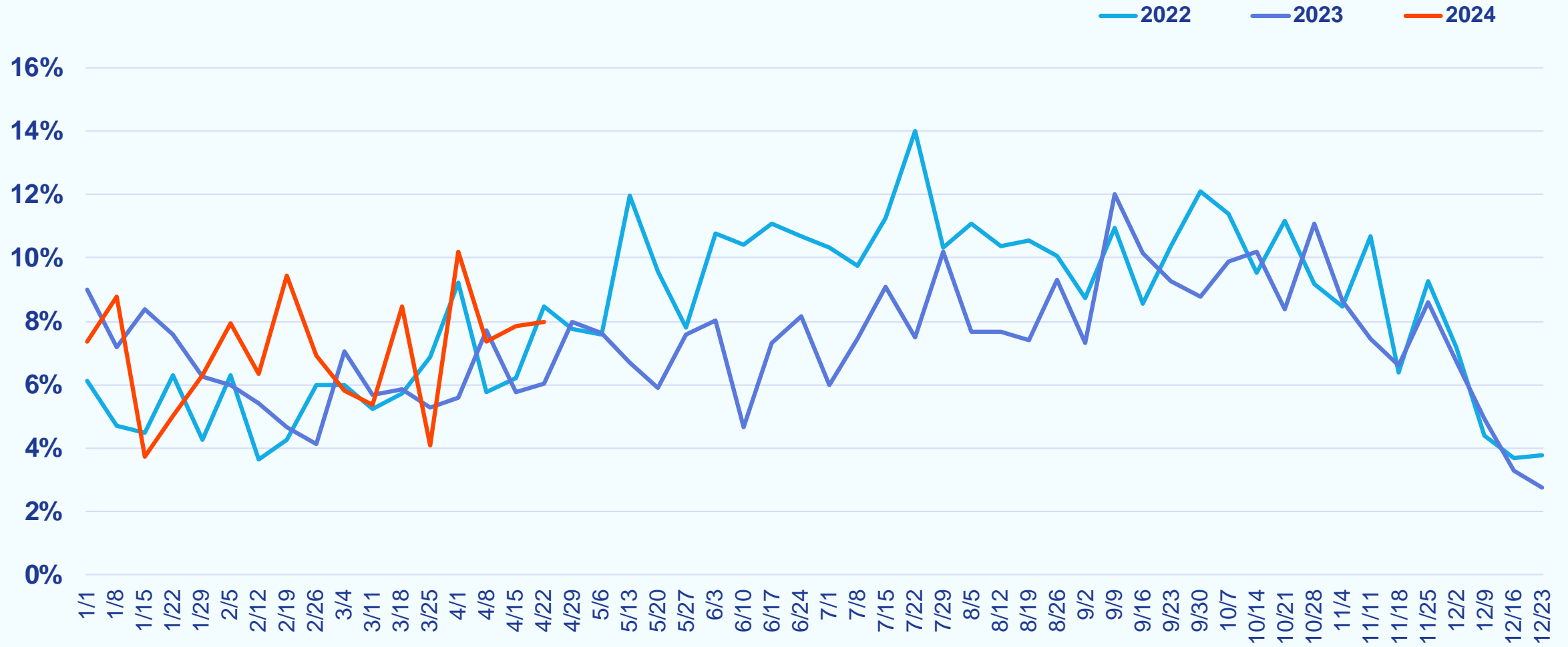
Weekly Active Listings

Week Ending April 28, 2024



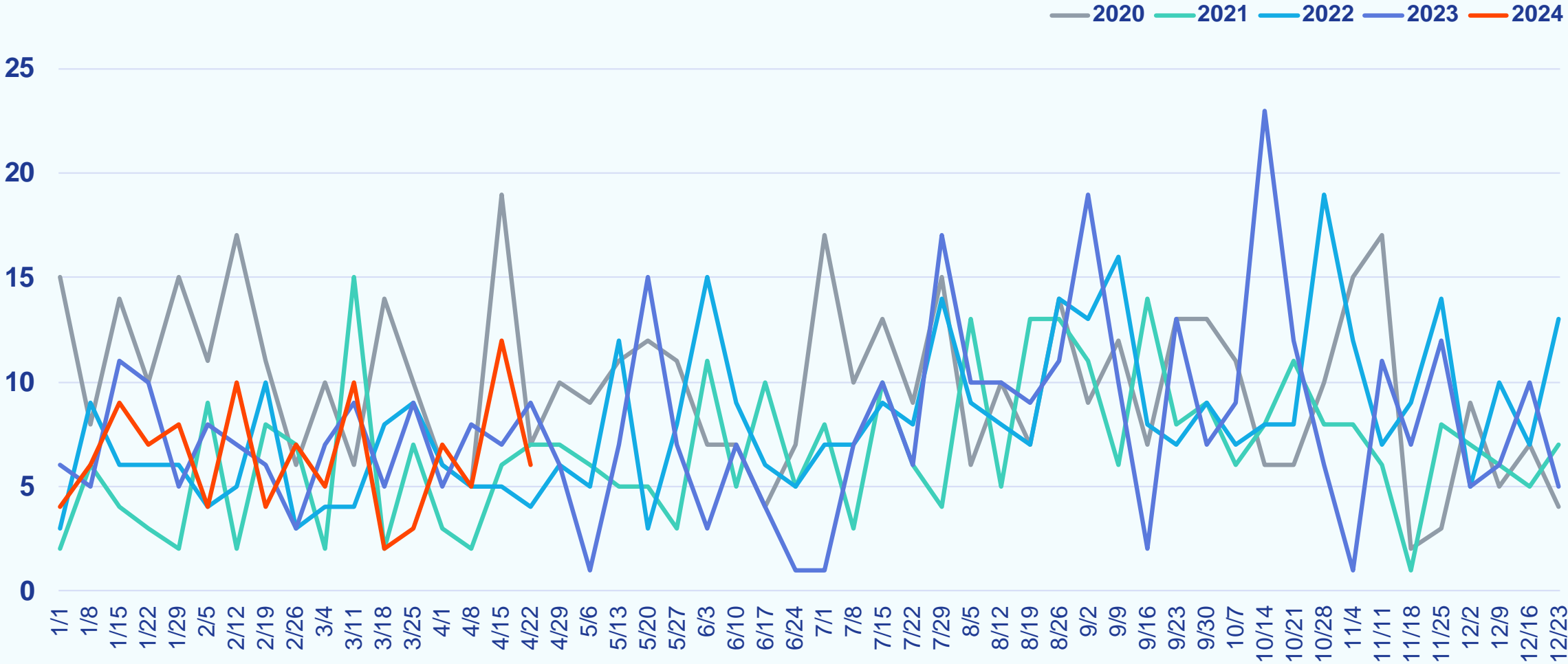
Weekly % Active Listings with Price Decrease

Week Ending April 28, 2024



Weekly Canceled Listings

Week Ending April 28, 2024



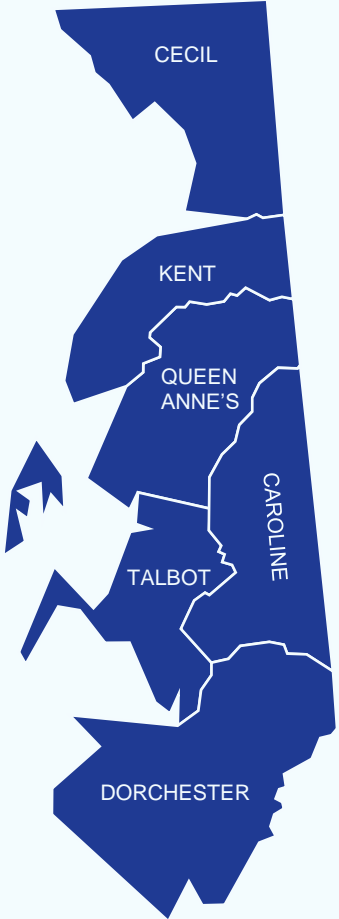
Maryland Eastern Shore

Weekly Snapshot

Week Ending April 28, 2024

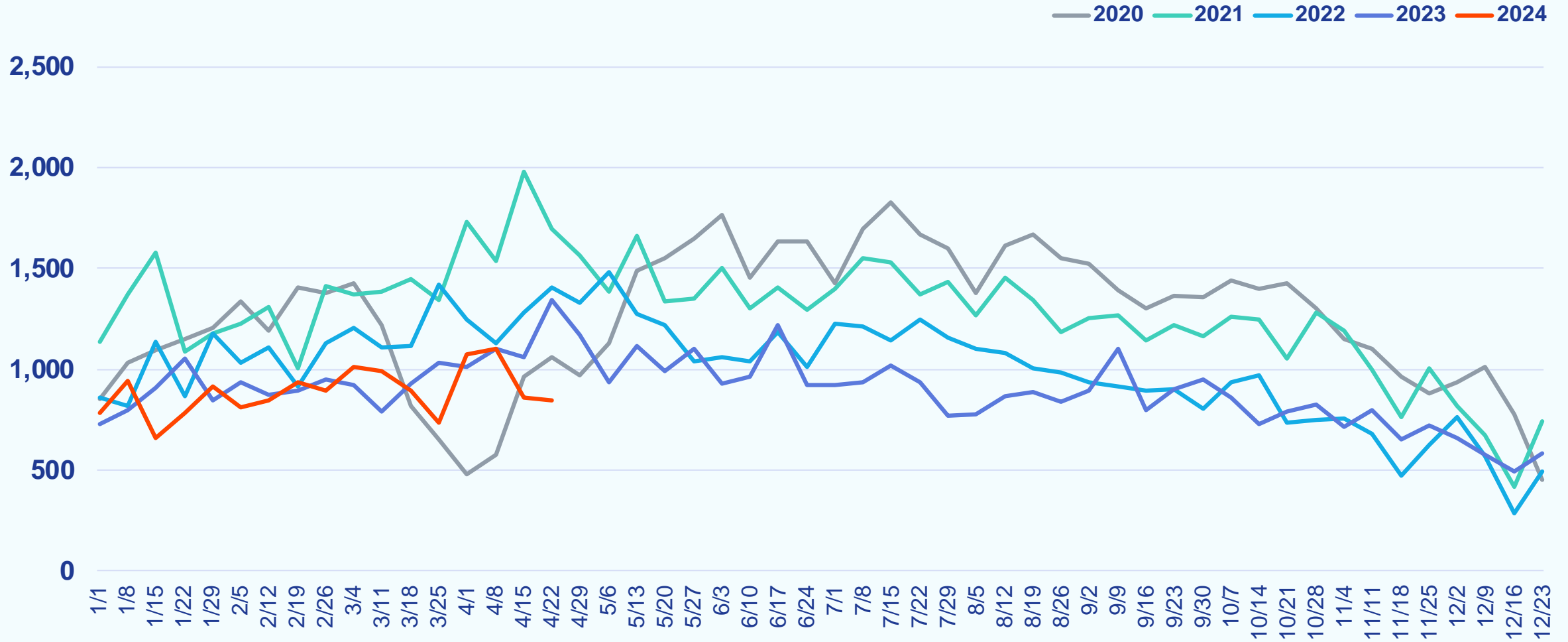
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	845	-37.0%	-1.6%
New Purchase Contracts	90	-27.4%	-29.1%
Median Time to Contract	24 days	-1 day	-1 day
New Listings	115	+15.0%	+15.0%
Median List Price	\$399,900	-2.3%	-0.9%
Active Listings	779	+30.7%	+4.6%
% Active Listings with Price Decrease	8.3%	+2.3 pp	+0.4 pp
Canceled Listings	9	+80.0%	+50.0%

pp = percentage point



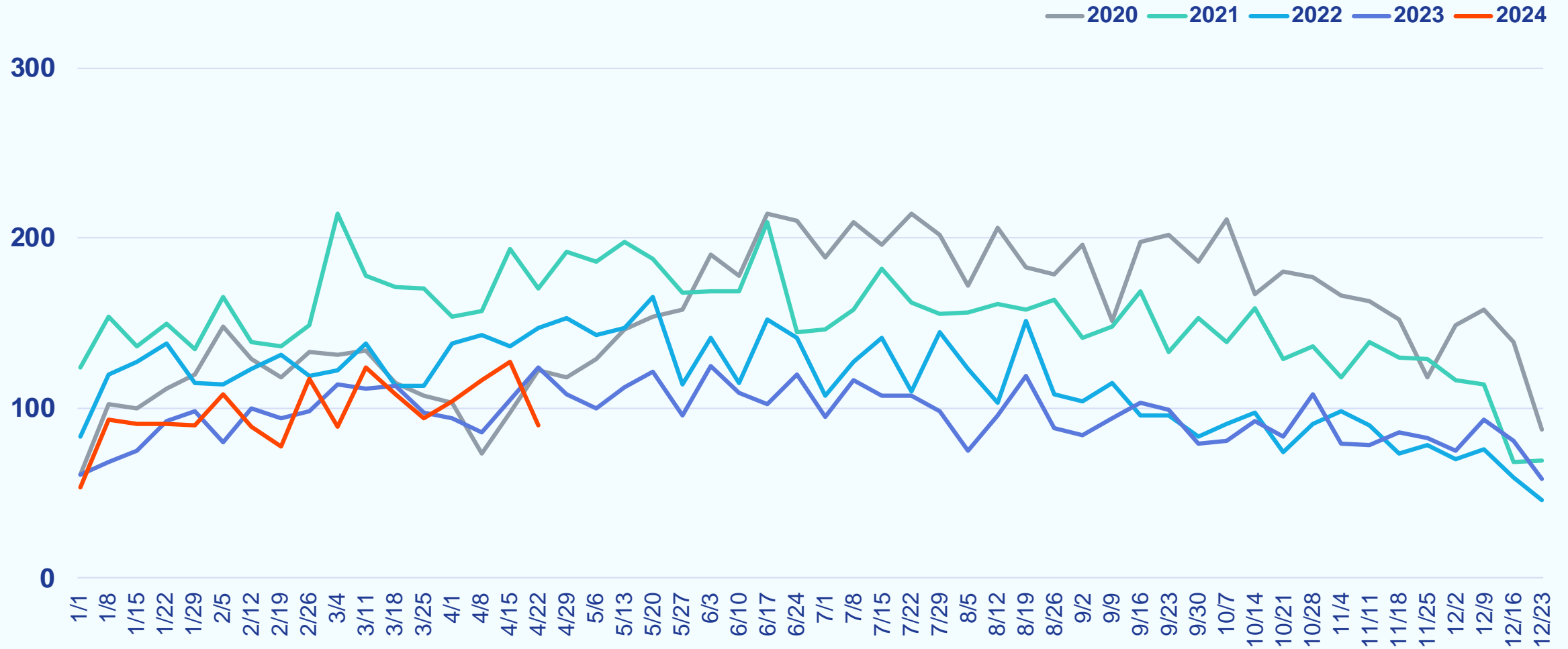
Weekly Showings

Week Ending April 28, 2024



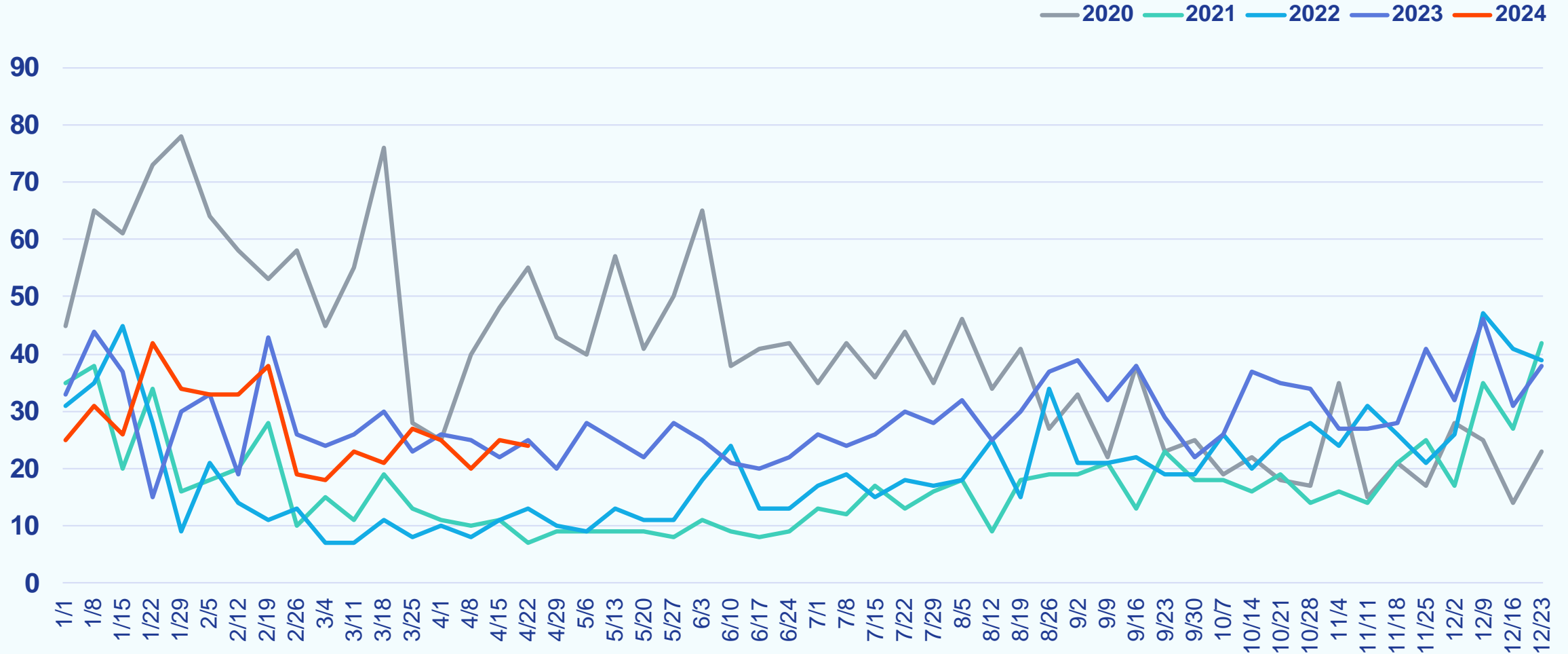
Weekly New Purchase Contracts

Week Ending April 28, 2024



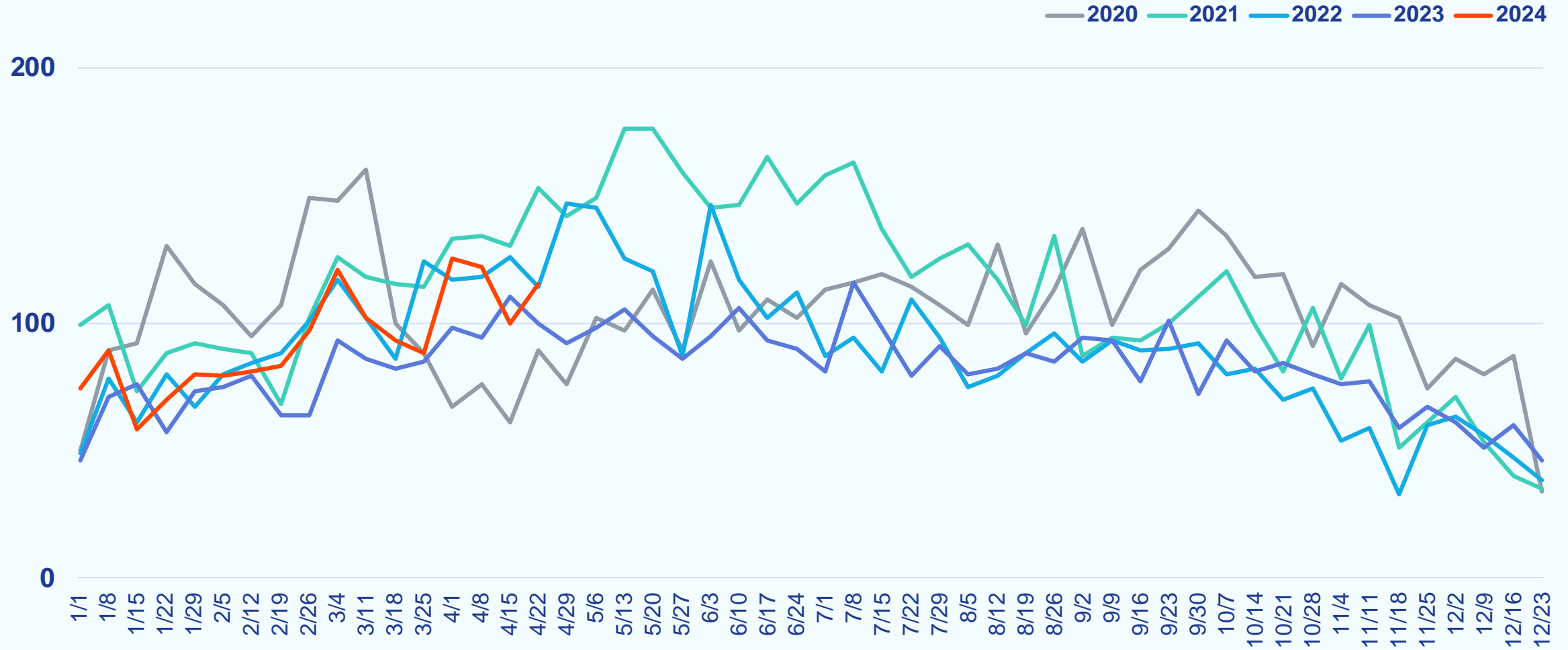
Weekly Median Time to Contract

Week Ending April 28, 2024



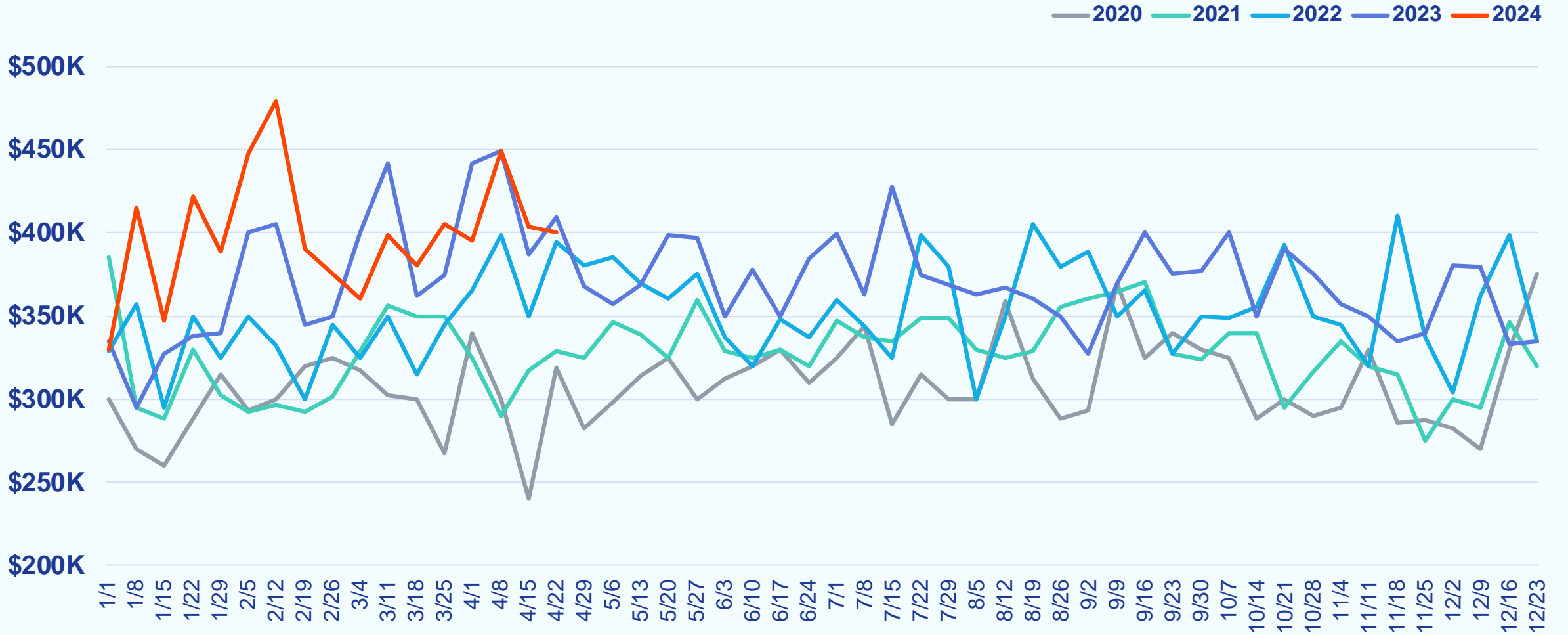
Weekly New Listings

Week Ending April 28, 2024



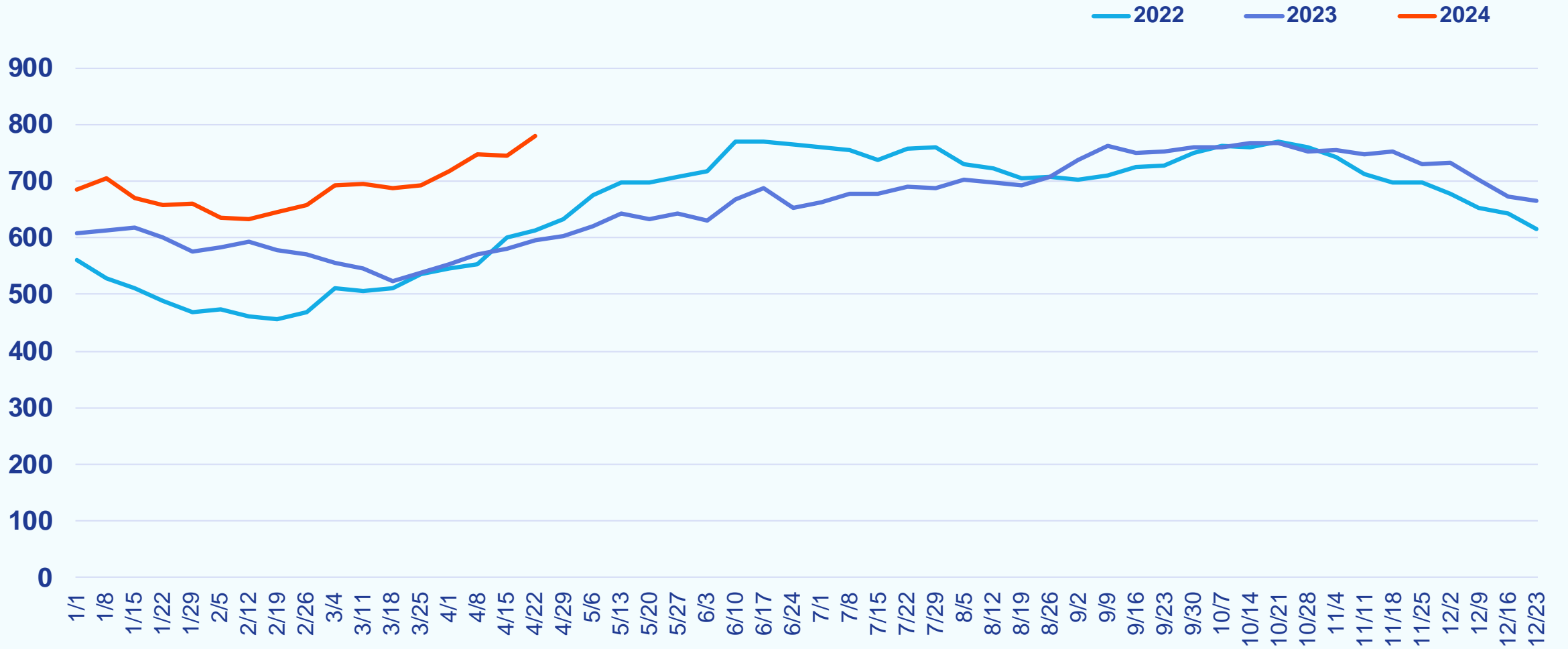
Weekly Median List Price

Week Ending April 28, 2024



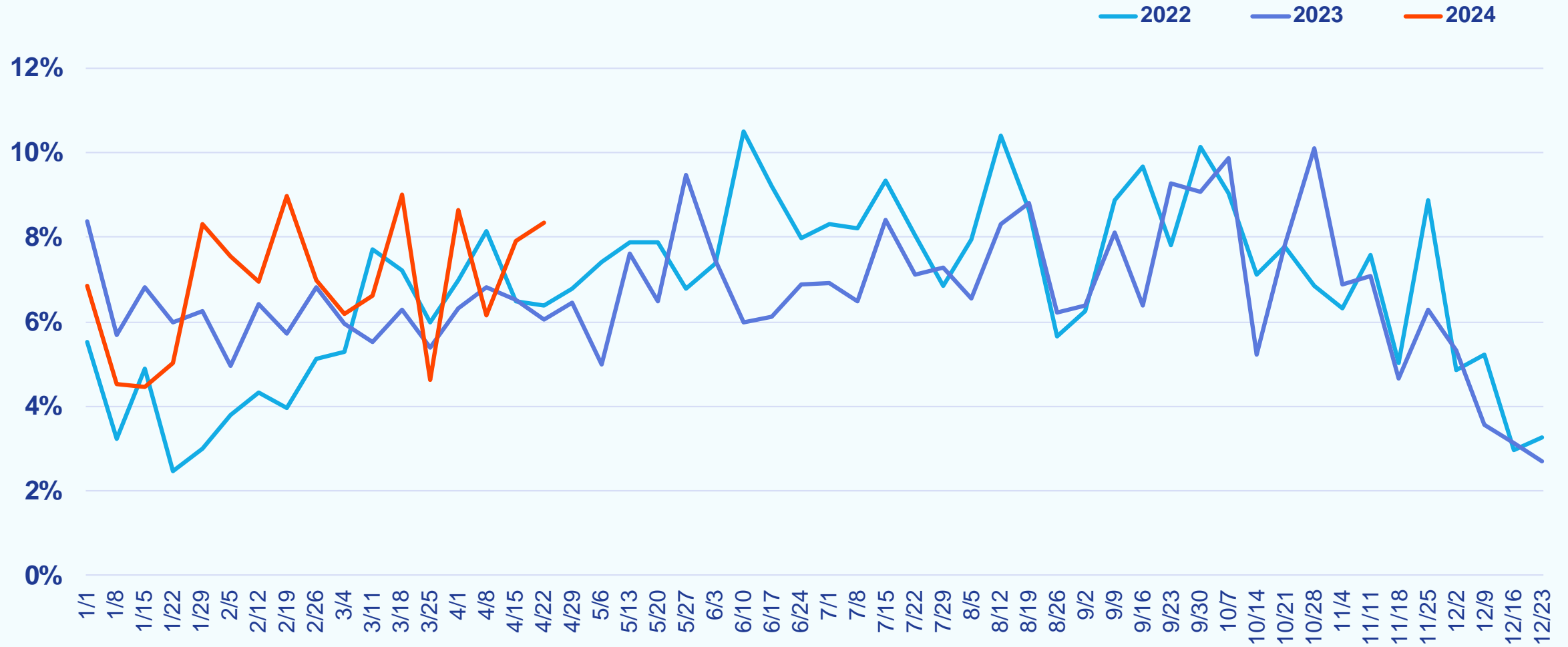
Weekly Active Listings

Week Ending April 28, 2024



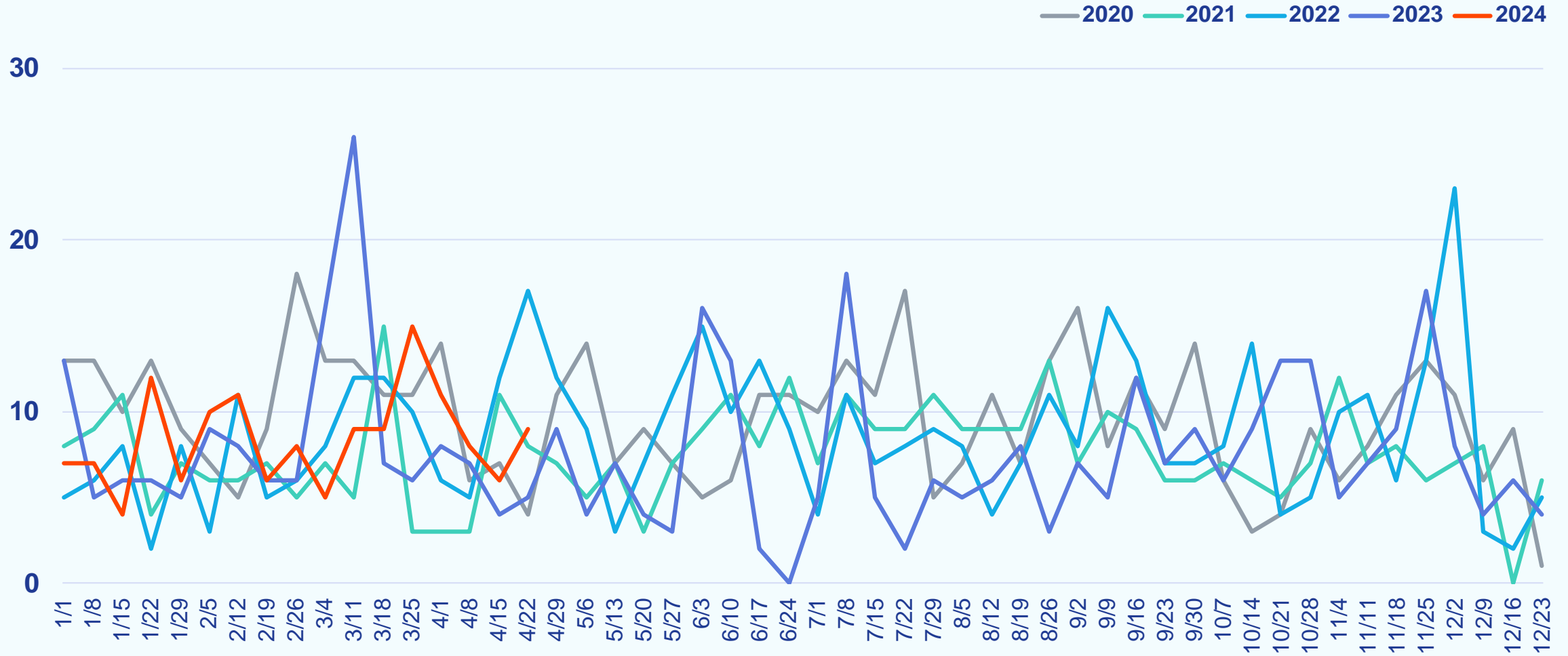
Weekly % Active Listings with Price Decrease

Week Ending April 28, 2024



Weekly Canceled Listings

Week Ending April 28, 2024



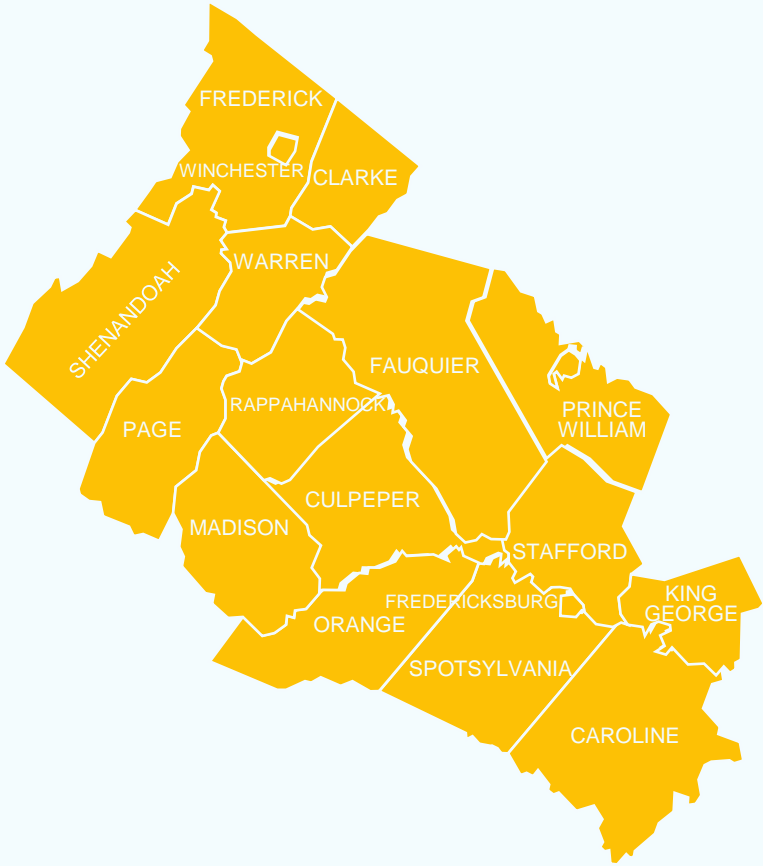
North Central Virginia

Weekly Snapshot

Week Ending April 28, 2024

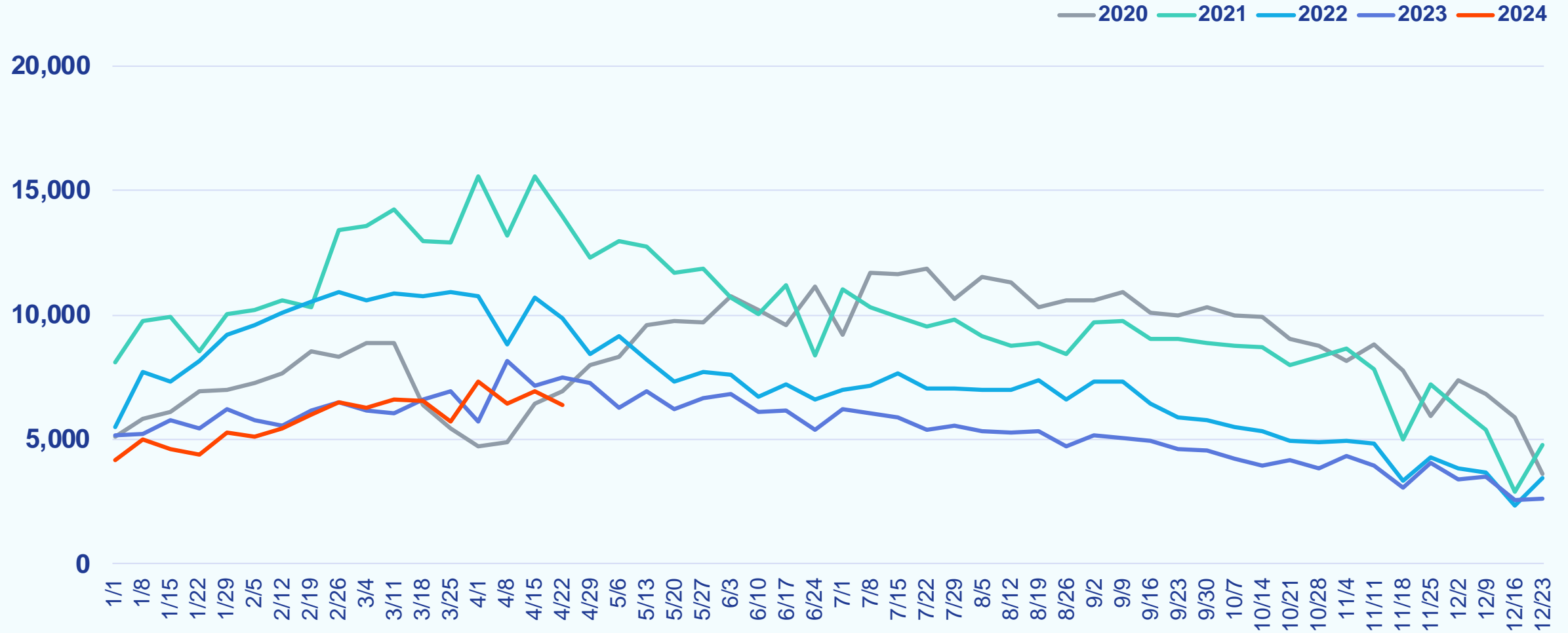
		COMPARED TO A YEAR AGO	COMPARED TO A WEEK AGO
Showings	6,399	-14.7%	-7.9%
New Purchase Contracts	505	+1.6%	+9.8%
Median Time to Contract	15 days	-1 day	-1 day
New Listings	516	+10.7%	+1.2%
Median List Price	\$525,000	+6.1%	+5.2%
Active Listings	1,799	+7.3%	+1.5%
% Active Listings with Price Decrease	7.8%	+1.9 pp	-2.0 pp
Canceled Listings	27	+12.5%	+0.0%

pp = percentage point



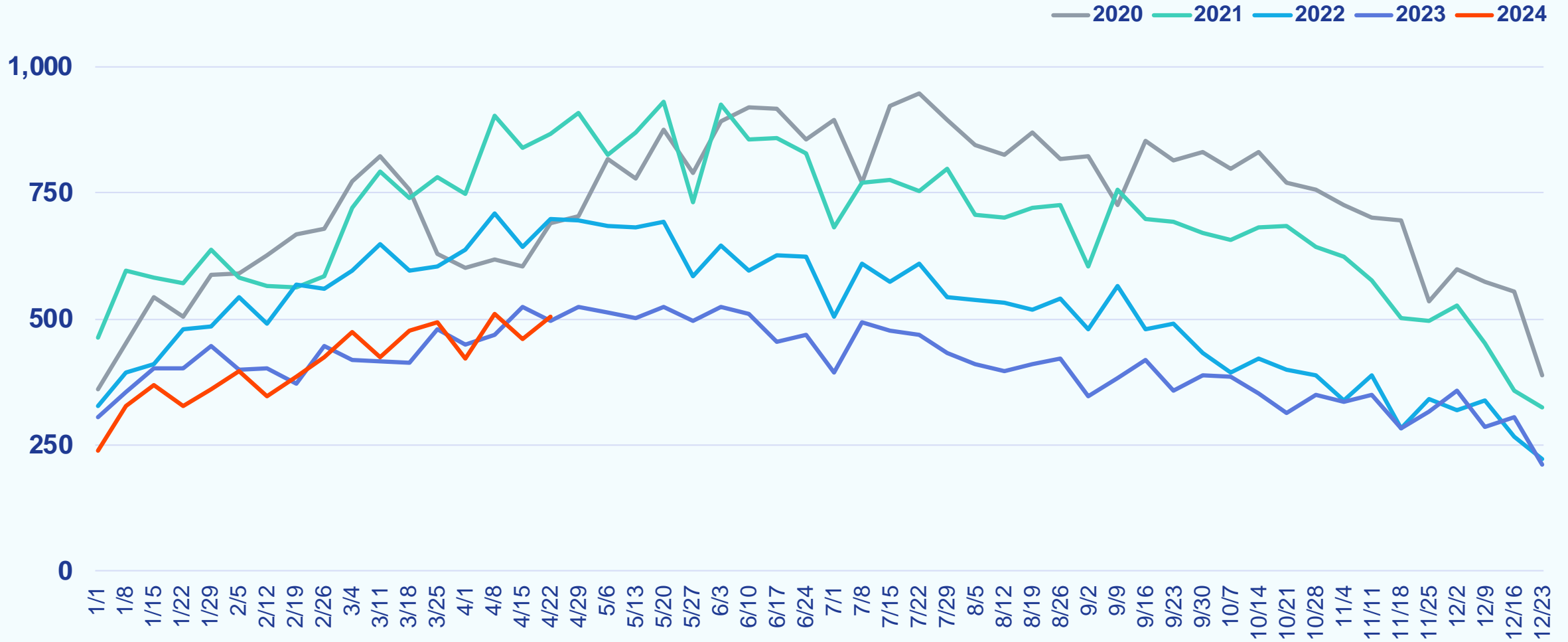
Weekly Showings

Week Ending April 28, 2024



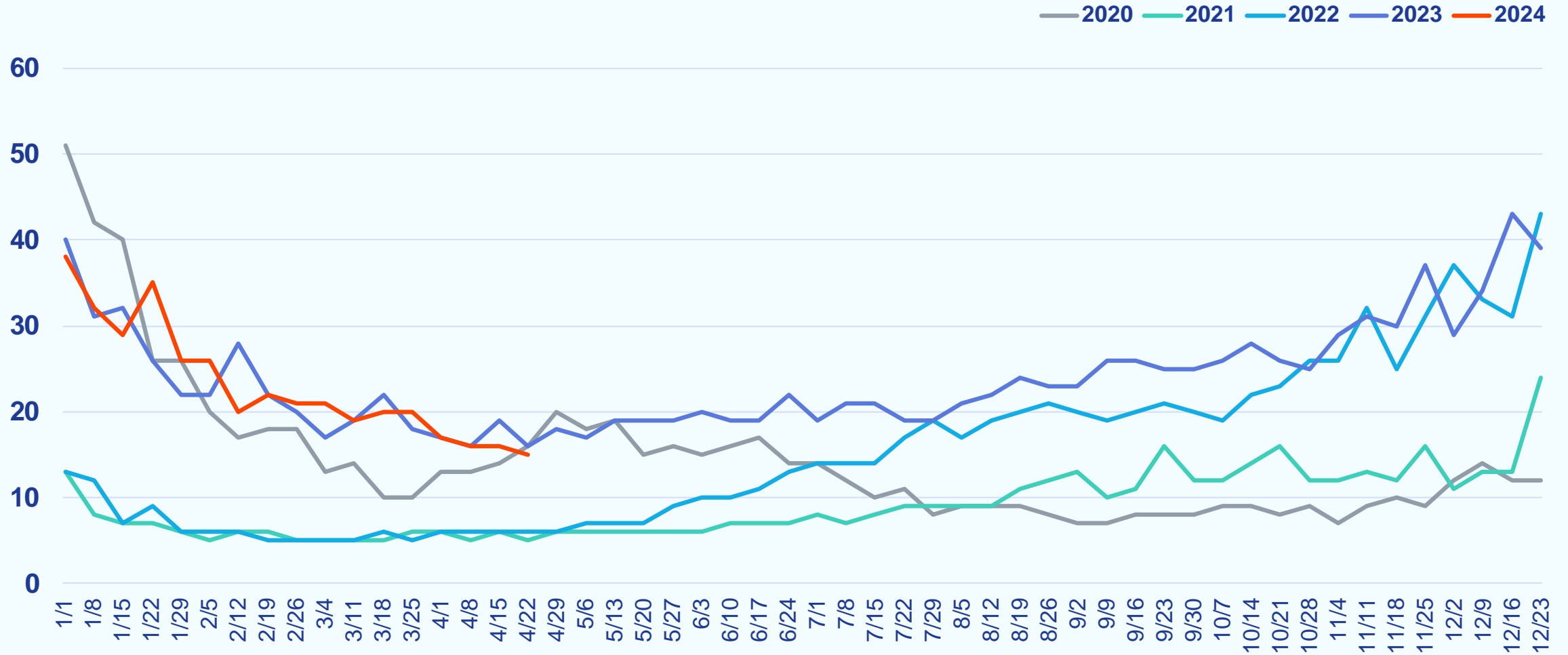
Weekly New Purchase Contracts

Week Ending April 28, 2024



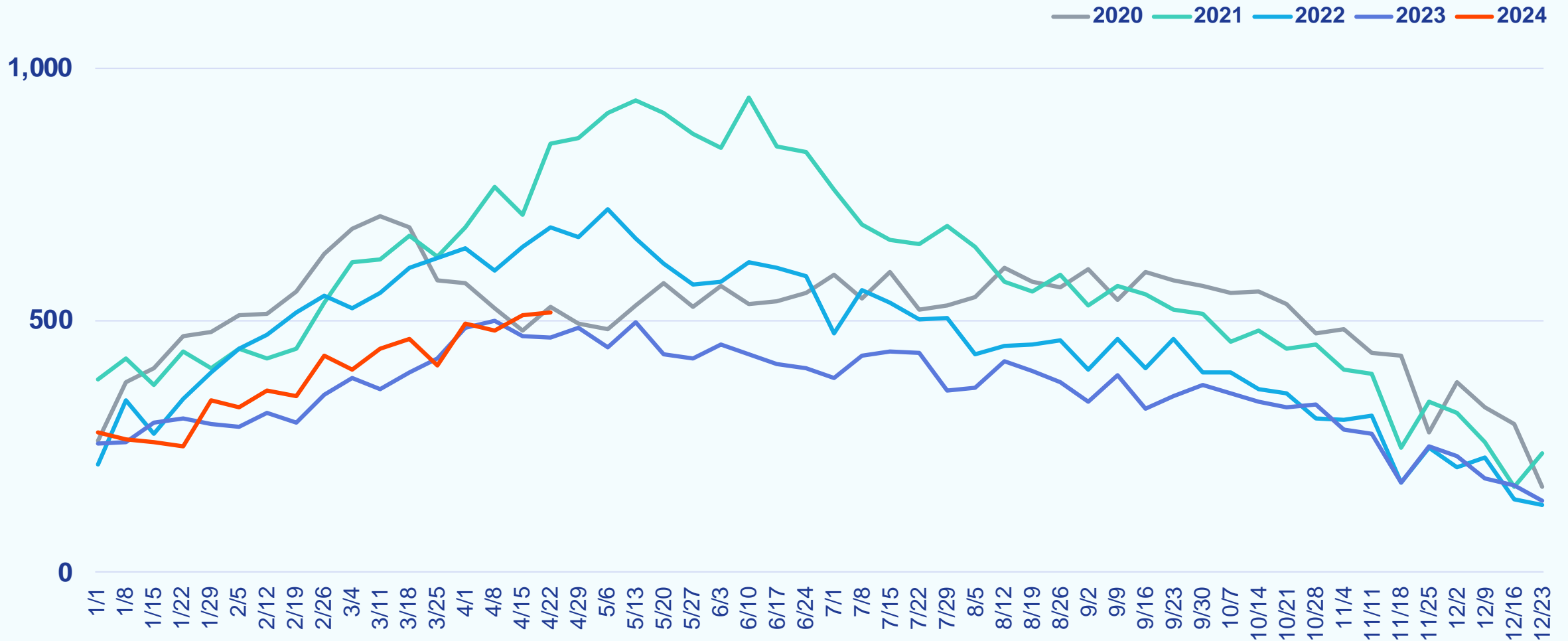
Weekly Median Time to Contract

Week Ending April 28, 2024



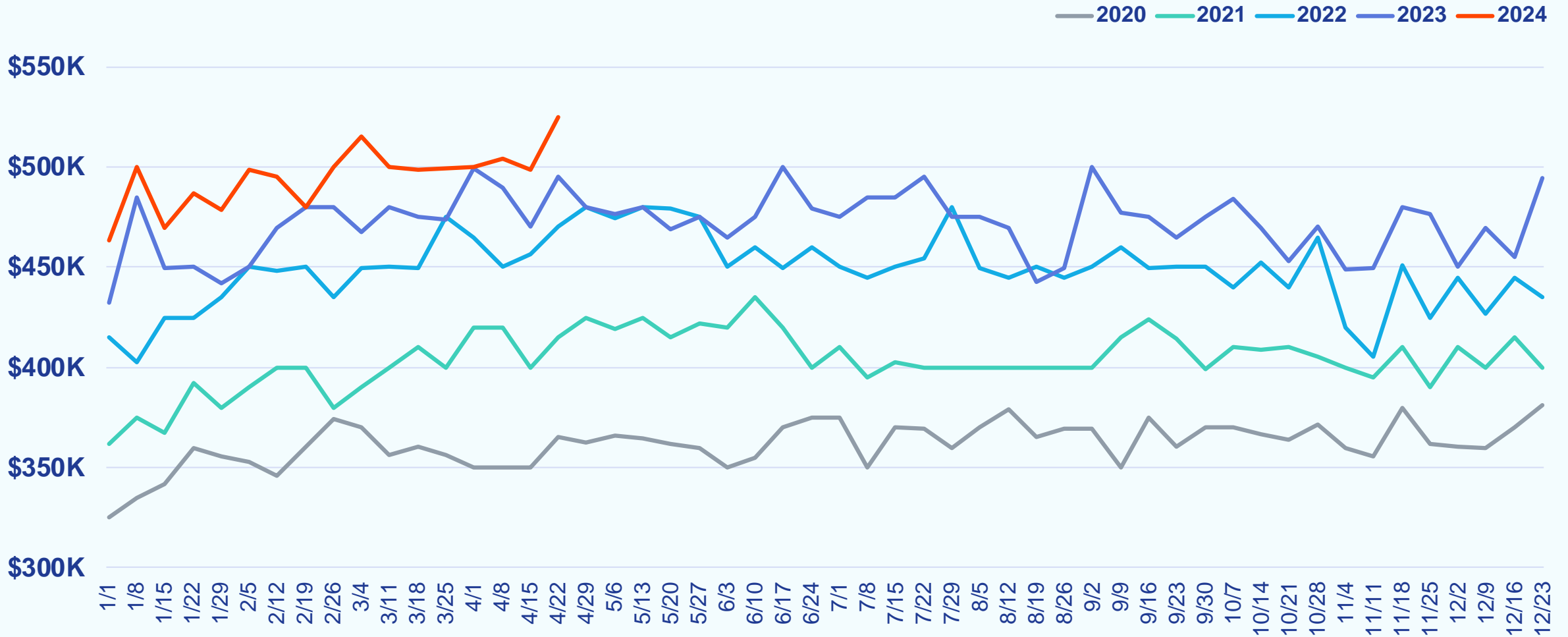
Weekly New Listings

Week Ending April 28, 2024



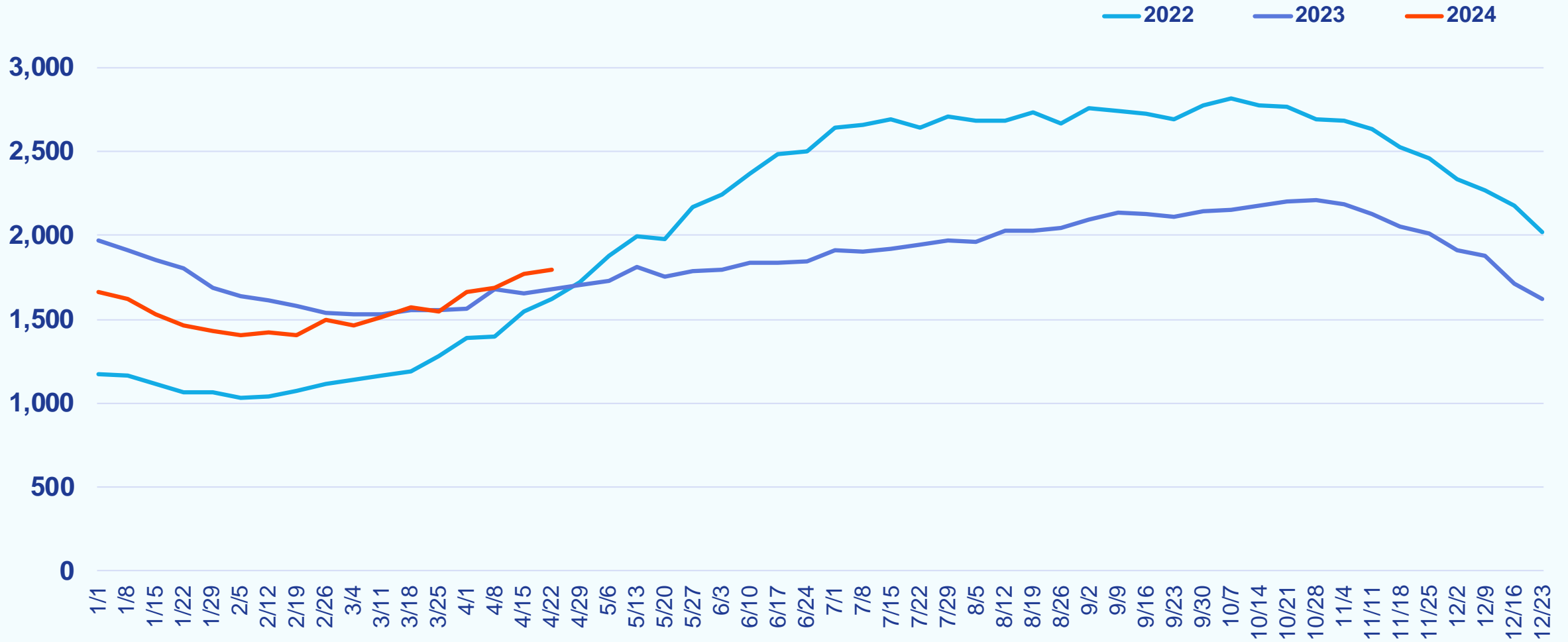
Weekly Median List Price

Week Ending April 28, 2024



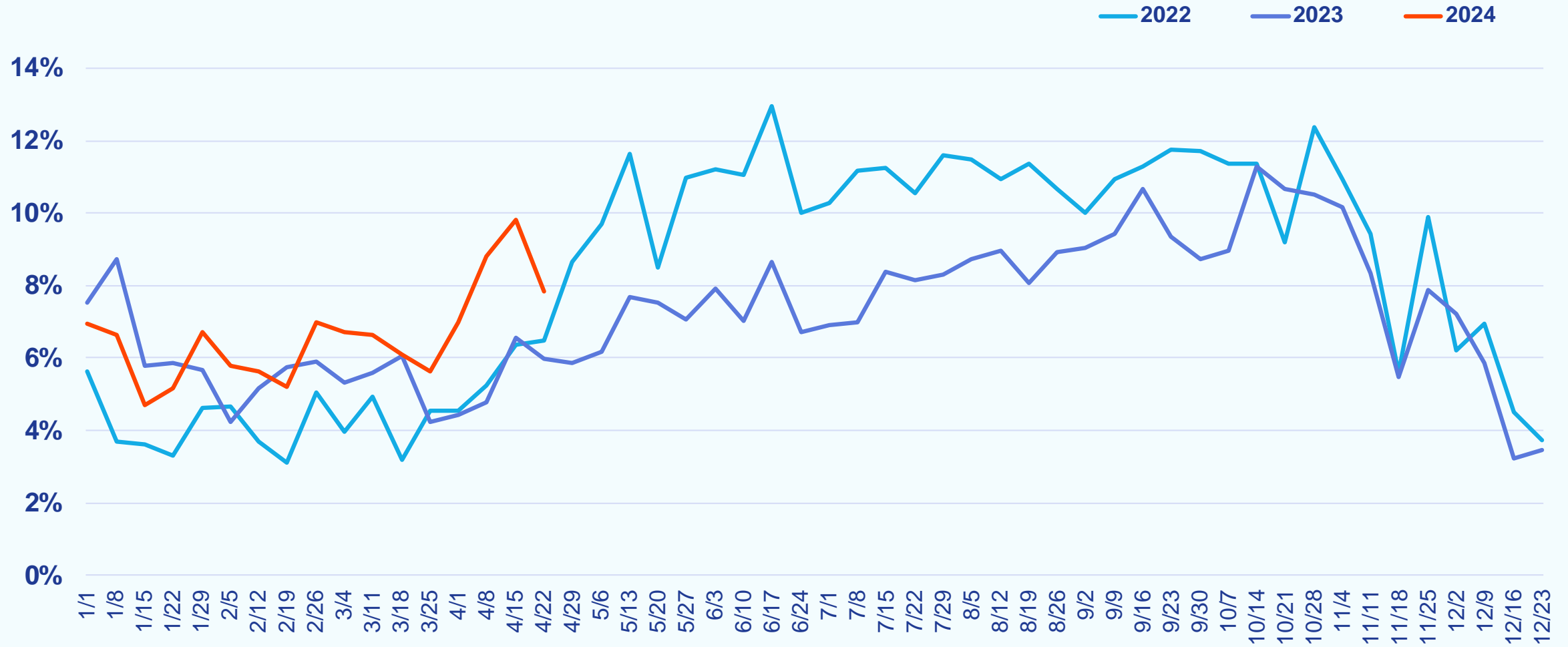
Weekly Active Listings

Week Ending April 28, 2024



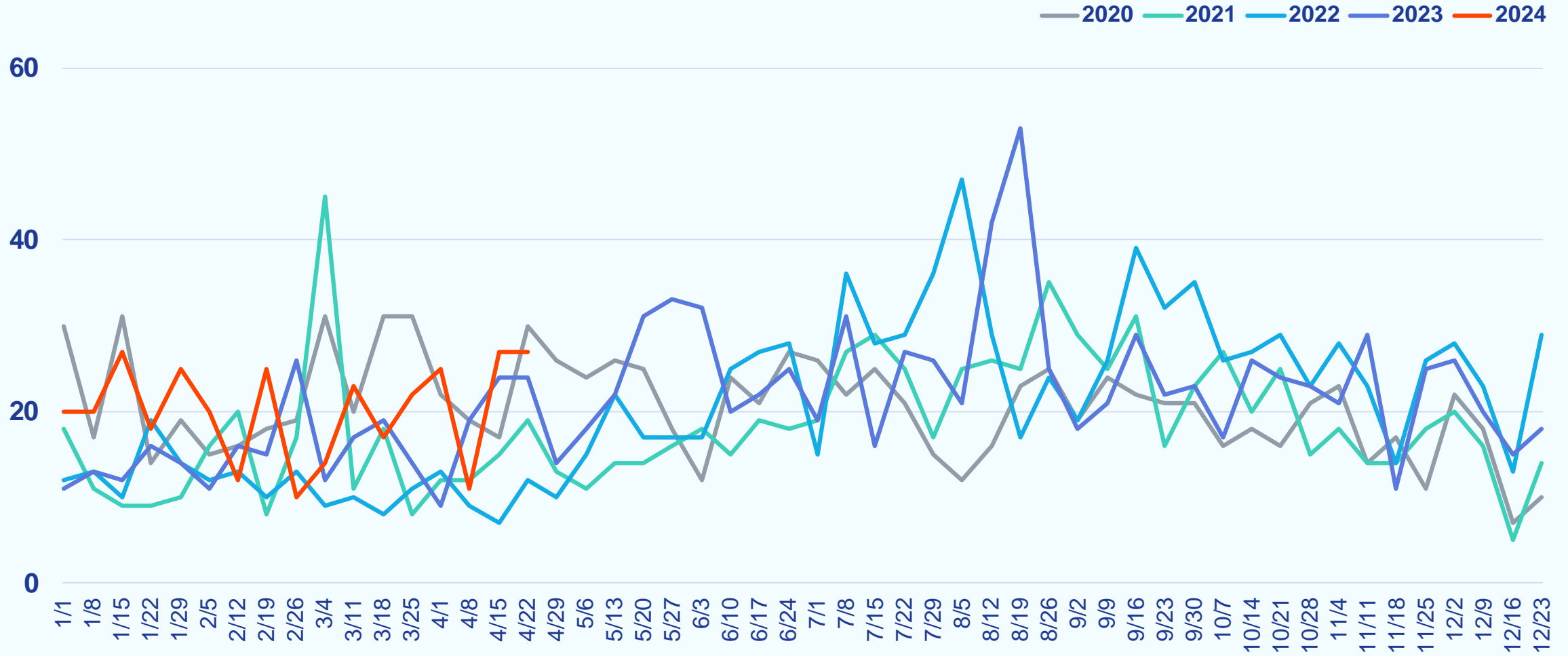
Weekly % Active Listings with Price Decrease

Week Ending April 28, 2024



Weekly Canceled Listings

Week Ending April 28, 2024



County Stats

COUNTY

Weekly Showings

Week Ending April 28, 2024

Philadelphia Metro	LAST		LAST	
	YEAR	WEEK	YEAR	WEEK
KENT, DE	768	819	817	
NEW CASTLE, DE	2,892	2,997	2,956	
BURLINGTON, NJ	2,998	3,161	2,984	
CAMDEN, NJ	2,964	3,785	3,399	
GLOUCESTER, NJ	2,311	2,491	1,970	
MERCER, NJ	2,192	1,912	2,311	
BUCKS, PA	2,839	3,330	3,395	
CHESTER, PA	2,725	2,713	2,301	
DELAWARE, PA	3,181	3,849	2,896	
MONTGOMERY, PA	4,427	4,826	4,328	
PHILADELPHIA, PA	7,210	8,273	7,389	

Central Pennsylvania	LAST		LAST	
	YEAR	WEEK	YEAR	WEEK
ADAMS, PA	284	373	318	
BERKS, PA	1,955	1,938	1,462	
CUMBERLAND, PA	1,099	1,141	1,205	
DAUPHIN, PA	1,319	1,241	1,261	
FRANKLIN, PA	529	586	538	
FULTON, PA	20	22	25	
LANCASTER, PA	1,563	1,929	1,644	
LEBANON, PA	431	603	435	
PERRY, PA	64	132	90	
YORK, PA	1,965	2,377	2,192	

Baltimore Metro	LAST		LAST	
	YEAR	WEEK	YEAR	WEEK
ANNE ARUNDEL, MD	3,162	2,885	3,708	
BALTIMORE, MD	3,773	4,422	3,842	
BALTIMORE CITY, MD	3,153	4,166	3,307	
CARROLL, MD	663	796	740	
HARFORD, MD	940	1,122	1,196	
HOWARD, MD	2,039	2,614	1,783	

Del/Mar Coastal	LAST		LAST	
	YEAR	WEEK	YEAR	WEEK
SUSSEX, DE	1,720	1,627	1,639	
SOMERSET, MD	99	116	84	
WICOMICO, MD	410	427	409	
WORCESTER, MD	604	514	564	

Southern Maryland	LAST		LAST	
	YEAR	WEEK	YEAR	WEEK
CALVERT, MD	436	436	444	
CHARLES, MD	1,001	1,001	1,194	
SAINT MARYS, MD	443	443	481	

Maryland Eastern Shore	LAST		LAST	
	YEAR	WEEK	YEAR	WEEK
CAROLINE, MD	67	52	77	
CECIL, MD	221	606	192	
DORCHESTER, MD	114	117	107	
KENT, MD	62	61	65	
QUEEN ANNES, MD	218	351	232	
TALBOT, MD	163	154	186	

Washington Metro	LAST		LAST	
	YEAR	WEEK	YEAR	WEEK
WASHINGTON, DC	3,114	3,916	2,959	
FREDERICK, MD	1,315	1,539	1,544	
MONTGOMERY, MD	5,429	5,806	5,431	
PRINCE GEORGES, MD	4,526	5,407	4,455	
ALEXANDRIA CITY, VA	780	846	740	
ARLINGTON, VA	850	1,298	914	
FAIRFAX, VA	6,318	7,424	6,460	
FAIRFAX CITY, VA	130	220	164	
FALLS CHURCH CITY, VA	114	68	143	
LOUDOUN, VA	2,266	2,324	1,871	

MD/WV Panhandle	LAST		LAST	
	YEAR	WEEK	YEAR	WEEK
ALLEGANY, MD	268	256	256	
GARRETT, MD	99	203	88	
WASHINGTON, MD	625	672	647	
BERKELEY, WV	774	746	620	
GRANT, WV	14	3	12	
HAMPSHIRE, WV	93	54	98	
HARDY, WV	5	12	17	
JEFFERSON, WV	377	253	344	
MINERAL, WV	41	21	27	
MORGAN, WV	97	140	83	
PENDLETON, WV	0	0	0	

North Central Virginia	LAST		LAST	
	YEAR	WEEK	YEAR	WEEK
CAROLINE, VA	83	133	83	
CLARKE, VA	49	50	72	
CULPEPER, VA	199	203	100	
FAUQUIER, VA	291	244	422	
FREDERICK, VA	455	402	562	
FREDERICKSBURG CITY, VA	77	119	158	
KING GEORGE, VA	107	71	123	
MADISON, VA	20	28	19	
MANASSAS CITY, VA	160	316	158	
MANASSAS PARK CITY, VA	87	75	109	
ORANGE, VA	124	130	191	
PAGE, VA	82	50	59	
PRINCE WILLIAM, VA	2,606	3,367	2,759	
RAPPAHANNOCK, VA	9	27	14	
SHENANDOAH, VA	120	149	149	
SPOTSYLVANIA, VA	740	852	801	
STAFFORD, VA	803	1,037	779	
WARREN, VA	248	136	252	
WINCHESTER CITY, VA	139	117	138	

Non-Metro Counties	LAST		LAST	
	YEAR	WEEK	YEAR	WEEK
CUMBERLAND, NJ	509	611	612	
HUNTERDON, NJ	69	42	32	
OCEAN, NJ	368	449	363	
SALEM, NJ	285	454	403	
SOMERSET, NJ	131	187	101	

Click to View Map 

Note: Market statistics for Bright MLS listings only

Weekly New Purchase Contracts

Week Ending April 28, 2024

Philadelphia Metro	LAST YEAR	LAST WEEK	
KENT, DE	74	68	63
NEW CASTLE, DE	155	168	184
BURLINGTON, NJ	180	204	179
CAMDEN, NJ	195	207	189
GLOUCESTER, NJ	107	117	101
MERCER, NJ	129	125	124
BUCKS, PA	188	185	190
CHESTER, PA	233	180	169
DELAWARE, PA	211	194	176
MONTGOMERY, PA	290	252	264
PHILADELPHIA, PA	503	506	483

Central Pennsylvania	LAST YEAR	LAST WEEK	
ADAMS, PA	30	24	31
BERKS, PA	92	121	113
CUMBERLAND, PA	68	75	83
DAUPHIN, PA	76	85	81
FRANKLIN, PA	42	51	52
FULTON, PA	3	3	0
LANCASTER, PA	122	108	99
LEBANON, PA	45	33	30
PERRY, PA	8	16	19
YORK, PA	132	157	163

Baltimore Metro	LAST YEAR	LAST WEEK	
ANNE ARUNDEL, MD	243	202	211
BALTIMORE, MD	238	243	238
BALTIMORE CITY, MD	223	279	268
CARROLL, MD	51	44	40
HARFORD, MD	97	68	84
HOWARD, MD	87	101	101

Del/Mar Coastal	LAST YEAR	LAST WEEK	
SUSSEX, DE	168	163	168
SOMERSET, MD	5	12	4
WICOMICO, MD	36	42	30
WORCESTER, MD	66	68	69

Southern Maryland	LAST YEAR	LAST WEEK	
CALVERT, MD	34	34	37
CHARLES, MD	77	77	72
SAINT MARYS, MD	45	45	47

Maryland Eastern Shore	LAST YEAR	LAST WEEK	
CAROLINE, MD	4	9	11
CECIL, MD	20	27	32
DORCHESTER, MD	11	23	18
KENT, MD	5	11	14
QUEEN ANNES, MD	29	41	26
TALBOT, MD	21	13	26

Washington Metro	LAST YEAR	LAST WEEK	
WASHINGTON, DC	213	258	204
FREDERICK, MD	102	104	100
MONTGOMERY, MD	303	302	320
PRINCE GEORGES, MD	248	277	275
ALEXANDRIA CITY, VA	63	66	57
ARLINGTON, VA	60	73	73
FAIRFAX, VA	370	354	343
FAIRFAX CITY, VA	7	8	8
FALLS CHURCH CITY, VA	6	4	9
LOUDOUN, VA	141	150	139

MD/WV Panhandle	LAST YEAR	LAST WEEK	
ALLEGANY, MD	20	17	16
GARRETT, MD	4	13	7
WASHINGTON, MD	42	40	51
BERKELEY, WV	80	70	82
GRANT, WV	5	2	1
HAMPSHIRE, WV	9	7	9
HARDY, WV	3	5	4
JEFFERSON, WV	35	31	39
MINERAL, WV	3	2	6
MORGAN, WV	4	8	10
PENDLETON, WV	2	2	1

North Central Virginia	LAST YEAR	LAST WEEK	
CAROLINE, VA	15	18	12
CLARKE, VA	5	9	3
CULPEPER, VA	16	20	7
FAUQUIER, VA	29	16	32
FREDERICK, VA	42	26	28
FREDERICKSBURG CITY, VA	8	7	6
KING GEORGE, VA	10	15	13
MADISON, VA	5	7	5
MANASSAS CITY, VA	16	9	7
MANASSAS PARK CITY, VA	7	2	6
ORANGE, VA	15	16	19
PAGE, VA	7	7	8
PRINCE WILLIAM, VA	170	181	141
RAPPAHANNOCK, VA	0	1	2
SHENANDOAH, VA	18	22	17
SPOTSYLVANIA, VA	59	44	65
STAFFORD, VA	57	68	53
WARREN, VA	13	21	22
WINCHESTER CITY, VA	13	8	14

Non-Metro Counties	LAST YEAR	LAST WEEK	
CUMBERLAND, NJ	55	42	33
HUNTERDON, NJ	6	9	10
OCEAN, NJ	48	91	68
SALEM, NJ	26	24	28
SOMERSET, NJ	8	11	8

Click to View Map 

Note: Market statistics for Bright MLS listings only

Weekly Median Days to Contract

Week Ending April 28, 2024

Philadelphia Metro	LAST YEAR	LAST WEEK	
KENT, DE	32	16	29
NEW CASTLE, DE	11	10	11
BURLINGTON, NJ	18	19	17
CAMDEN, NJ	17	15	15
GLOUCESTER, NJ	15	14	19
MERCER, NJ	17	13	13
BUCKS, PA	14	10	12
CHESTER, PA	7	10	11
DELAWARE, PA	13	10	14
MONTGOMERY, PA	10	9	10
PHILADELPHIA, PA	21	23	19

Central Pennsylvania	LAST YEAR	LAST WEEK	
ADAMS, PA	16	15	30
BERKS, PA	11	12	12
CUMBERLAND, PA	15	13	13
DAUPHIN, PA	18	12	14
FRANKLIN, PA	21	23	22
FULTON, PA	7	27	N/A
LANCASTER, PA	11	10	11
LEBANON, PA	11	17	10
PERRY, PA	40	10	16
YORK, PA	13	10	14

Baltimore Metro	LAST YEAR	LAST WEEK	
ANNE ARUNDEL, MD	17	16	16
BALTIMORE, MD	18	21	18
BALTIMORE CITY, MD	24	22	24
CARROLL, MD	19	22	18
HARFORD, MD	19	21	20
HOWARD, MD	16	22	18

Del/Mar Coastal	LAST YEAR	LAST WEEK	
SUSSEX, DE	22	30	38
SOMERSET, MD	24	46	90
WICOMICO, MD	17	29	19
WORCESTER, MD	28	21	28

Southern Maryland	LAST YEAR	LAST WEEK	
CALVERT, MD	17	17	21
CHARLES, MD	19	19	22
SAINT MARYS, MD	23	23	15

Maryland Eastern Shore	LAST YEAR	LAST WEEK	
CAROLINE, MD	108	38	31
CECIL, MD	16	16	19
DORCHESTER, MD	63	30	29
KENT, MD	26	32	27
QUEEN ANNES, MD	20	27	21
TALBOT, MD	17	14	26

Washington Metro	LAST YEAR	LAST WEEK	
WASHINGTON, DC	24	23	29
FREDERICK, MD	17	16	19
MONTGOMERY, MD	16	14	15
PRINCE GEORGES, MD	20	27	22
ALEXANDRIA CITY, VA	13	9	14
ARLINGTON, VA	17	15	13
FAIRFAX, VA	15	15	15
FAIRFAX CITY, VA	6	13	14
FALLS CHURCH CITY, VA	28	11	29
LOUDOUN, VA	15	18	17

MD/WV Panhandle	LAST YEAR	LAST WEEK	
ALLEGANY, MD	43	19	36
GARRETT, MD	8	53	21
WASHINGTON, MD	24	18	28
BERKELEY, WV	11	19	15
GRANT, WV	62	51	62
HAMPSHIRE, WV	26	34	24
HARDY, WV	18	17	106
JEFFERSON, WV	33	18	21
MINERAL, WV	19	191	18
MORGAN, WV	21	8	25
PENDLETON, WV	185	214	11

North Central Virginia	LAST YEAR	LAST WEEK	
CAROLINE, VA	27	27	7
CLARKE, VA	12	22	6
CULPEPER, VA	10	18	11
FAUQUIER, VA	15	22	23
FREDERICK, VA	15	27	19
FREDERICKSBURG CITY, VA	22	27	11
KING GEORGE, VA	45	23	12
MADISON, VA	20	20	29
MANASSAS CITY, VA	9	10	11
MANASSAS PARK CITY, VA	13	10	21
ORANGE, VA	21	35	13
PAGE, VA	127	6	8
PRINCE WILLIAM, VA	14	14	15
RAPPAHANNOCK, VA	N/A	32	50
SHENANDOAH, VA	25	18	17
SPOTSYLVANIA, VA	18	12	19
STAFFORD, VA	16	19	15
WARREN, VA	14	15	27
WINCHESTER CITY, VA	11	15	21

Non-Metro Counties	LAST YEAR	LAST WEEK	
CUMBERLAND, NJ	26	28	49
HUNTERDON, NJ	38	103	36
OCEAN, NJ	14	27	18
SALEM, NJ	24	26	16
SOMERSET, NJ	13	8	16

[Click to View Map](#) 

Note: Market statistics for Bright MLS listings only

COUNTY

Weekly New Listings

Week Ending April 28, 2024

Philadelphia Metro	LAST YEAR	LAST WEEK
KENT, DE	54	67
NEW CASTLE, DE	142	149
BURLINGTON, NJ	138	135
CAMDEN, NJ	123	147
GLOUCESTER, NJ	90	90
MERCER, NJ	97	95
BUCKS, PA	172	153
CHESTER, PA	187	146
DELAWARE, PA	167	152
MONTGOMERY, PA	250	241
PHILADELPHIA, PA	483	501

Central Pennsylvania	LAST YEAR	LAST WEEK
ADAMS, PA	20	28
BERKS, PA	107	104
CUMBERLAND, PA	74	71
DAUPHIN, PA	73	75
FRANKLIN, PA	38	52
FULTON, PA	0	5
LANCASTER, PA	115	117
LEBANON, PA	45	34
PERRY, PA	11	9
YORK, PA	130	159

Baltimore Metro	LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	189	211
BALTIMORE, MD	240	203
BALTIMORE CITY, MD	257	257
CARROLL, MD	54	40
HARFORD, MD	67	75
HOWARD, MD	92	73

Del/Mar Coastal	LAST YEAR	LAST WEEK
SUSSEX, DE	165	176
SOMERSET, MD	6	11
WICOMICO, MD	33	27
WORCESTER, MD	63	58

Southern Maryland	LAST YEAR	LAST WEEK
CALVERT, MD	47	28
CHARLES, MD	71	69
SAINT MARYS, MD	34	35

Maryland Eastern Shore	LAST YEAR	LAST WEEK
CAROLINE, MD	11	3
CECIL, MD	39	30
DORCHESTER, MD	20	15
KENT, MD	5	8
QUEEN ANNES, MD	22	25
TALBOT, MD	18	19

Washington Metro	LAST YEAR	LAST WEEK
WASHINGTON, DC	313	317
FREDERICK, MD	103	92
MONTGOMERY, MD	297	290
PRINCE GEORGES, MD	253	231
ALEXANDRIA CITY, VA	53	60
ARLINGTON, VA	68	58
FAIRFAX, VA	360	368
FAIRFAX CITY, VA	10	9
FALLS CHURCH CITY, VA	3	2
LOUDOUN, VA	145	139

MD/WV Panhandle	LAST YEAR	LAST WEEK
ALLEGANY, MD	17	20
GARRETT, MD	10	15
WASHINGTON, MD	51	50
BERKELEY, WV	76	60
GRANT, WV	0	3
HAMPSHIRE, WV	9	7
HARDY, WV	1	4
JEFFERSON, WV	28	14
MINERAL, WV	3	4
MORGAN, WV	10	4
PENDLETON, WV	0	3

North Central Virginia	LAST YEAR	LAST WEEK
CAROLINE, VA	11	15
CLARKE, VA	9	7
CULPEPER, VA	28	29
FAUQUIER, VA	28	26
FREDERICK, VA	43	42
FREDERICKSBURG CITY, VA	10	2
KING GEORGE, VA	15	13
MADISON, VA	6	5
MANASSAS CITY, VA	11	15
MANASSAS PARK CITY, VA	3	6
ORANGE, VA	21	17
PAGE, VA	9	11
PRINCE WILLIAM, VA	156	154
RAPPAHANNOCK, VA	4	1
SHENANDOAH, VA	18	16
SPOTSYLVANIA, VA	53	54
STAFFORD, VA	63	68
WARREN, VA	12	14
WINCHESTER CITY, VA	16	15

Non-Metro Counties	LAST YEAR	LAST WEEK
CUMBERLAND, NJ	36	38
HUNTERDON, NJ	7	5
OCEAN, NJ	53	49
SALEM, NJ	24	19
SOMERSET, NJ	8	5

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Note: Market statistics for Bright MLS listings only

COUNTY

Weekly Median List Price

Week Ending April 28, 2024

Philadelphia Metro		LAST YEAR	LAST WEEK
KENT, DE	\$364,450	\$350,243	\$364,900
NEW CASTLE, DE	\$362,500	\$350,000	\$359,900
BURLINGTON, NJ	\$386,950	\$370,000	\$370,000
CAMDEN, NJ	\$339,900	\$322,450	\$329,000
GLOUCESTER, NJ	\$349,950	\$310,000	\$327,450
MERCER, NJ	\$450,000	\$380,000	\$449,999
BUCKS, PA	\$525,000	\$495,000	\$525,000
CHESTER, PA	\$510,000	\$525,000	\$595,000
DELAWARE, PA	\$439,000	\$362,450	\$407,500
MONTGOMERY, PA	\$474,450	\$481,950	\$500,000
PHILADELPHIA, PA	\$299,900	\$279,900	\$295,000

Central Pennsylvania		LAST YEAR	LAST WEEK
ADAMS, PA	\$374,950	\$299,948	\$387,450
BERKS, PA	\$269,000	\$259,995	\$294,900
CUMBERLAND, PA	\$372,445	\$297,450	\$359,000
DAUPHIN, PA	\$259,900	\$199,900	\$299,900
FRANKLIN, PA	\$267,400	\$257,750	\$284,945
FULTON, PA	N/A	\$229,000	\$369,900
LANCASTER, PA	\$340,000	\$302,450	\$349,900
LEBANON, PA	\$265,000	\$279,450	\$327,450
PERRY, PA	\$274,900	\$204,000	\$175,000
YORK, PA	\$279,950	\$257,450	\$275,000

Baltimore Metro		LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	\$519,900	\$495,000	\$499,900
BALTIMORE, MD	\$375,000	\$339,495	\$379,900
BALTIMORE CITY, MD	\$239,900	\$224,999	\$240,000
CARROLL, MD	\$499,500	\$450,000	\$477,250
HARFORD, MD	\$400,000	\$389,900	\$415,000
HOWARD, MD	\$644,450	\$525,000	\$649,900

Del/Mar Coastal		LAST YEAR	LAST WEEK
SUSSEX, DE	\$489,000	\$483,890	\$497,995
SOMERSET, MD	\$202,400	\$247,450	\$249,900
WICOMICO, MD	\$282,000	\$299,999	\$290,000
WORCESTER, MD	\$399,000	\$477,000	\$502,265

Southern Maryland		LAST YEAR	LAST WEEK
CALVERT, MD	\$459,900	\$459,900	\$384,900
CHARLES, MD	\$440,000	\$440,000	\$445,000
SAINT MARYS, MD	\$419,450	\$419,450	\$400,000

Maryland Eastern Shore		LAST YEAR	LAST WEEK
CAROLINE, MD	\$389,900	\$412,000	\$399,000
CECIL, MD	\$340,000	\$347,400	\$379,500
DORCHESTER, MD	\$352,945	\$225,000	\$299,990
KENT, MD	\$375,000	\$439,999	\$280,000
QUEEN ANNES, MD	\$627,000	\$538,990	\$525,000
TALBOT, MD	\$435,000	\$830,000	\$499,900

Washington Metro		LAST YEAR	LAST WEEK
WASHINGTON, DC	\$669,999	\$685,000	\$649,900
FREDERICK, MD	\$554,990	\$499,000	\$499,900
MONTGOMERY, MD	\$675,000	\$625,000	\$650,000
PRINCE GEORGES, MD	\$450,000	\$429,000	\$459,990
ALEXANDRIA CITY, VA	\$699,900	\$750,000	\$705,000
ARLINGTON, VA	\$814,850	\$872,000	\$837,000
FAIRFAX, VA	\$784,995	\$717,500	\$750,000
FAIRFAX CITY, VA	\$562,500	\$662,000	\$767,000
FALLS CHURCH CITY, VA	\$949,900	\$874,500	\$739,450
LOUDOUN, VA	\$749,900	\$677,333	\$839,900

MD/WV Panhandle		LAST YEAR	LAST WEEK
ALLEGANY, MD	\$115,000	\$153,500	\$177,450
GARRETT, MD	\$344,750	\$614,950	\$549,000
WASHINGTON, MD	\$329,900	\$345,945	\$321,250
BERKELEY, WV	\$296,900	\$299,900	\$317,400
GRANT, WV	N/A	\$229,000	\$249,900
HAMPSHIRE, WV	\$279,000	\$212,500	\$299,900
HARDY, WV	\$139,000	\$335,000	\$187,250
JEFFERSON, WV	\$457,500	\$353,110	\$360,445
MINERAL, WV	\$299,900	\$148,500	\$212,000
MORGAN, WV	\$287,000	\$182,450	\$402,000
PENDLETON, WV	N/A	\$129,900	\$225,000

North Central Virginia		LAST YEAR	LAST WEEK
CAROLINE, VA	\$399,900	\$375,000	\$335,900
CLARKE, VA	\$540,000	\$517,495	\$674,900
CULPEPER, VA	\$564,450	\$400,000	\$499,000
FAUQUIER, VA	\$599,995	\$672,500	\$589,995
FREDERICK, VA	\$450,000	\$449,900	\$434,950
FREDERICKSBURG CITY, VA	\$534,950	\$465,867	\$464,950
KING GEORGE, VA	\$450,000	\$444,161	\$449,800
MADISON, VA	\$582,400	\$389,000	\$469,900
MANASSAS CITY, VA	\$550,000	\$450,000	\$446,500
MANASSAS PARK CITY, VA	\$439,900	\$407,450	\$485,000
ORANGE, VA	\$399,900	\$349,900	\$470,000
PAGE, VA	\$329,900	\$297,500	\$274,900
PRINCE WILLIAM, VA	\$597,450	\$581,000	\$582,500
RAPPAHANNOCK, VA	\$944,500	\$545,000	\$485,000
SHENANDOAH, VA	\$339,450	\$315,000	\$351,000
SPOTSYLVANIA, VA	\$547,500	\$504,950	\$504,950
STAFFORD, VA	\$525,000	\$510,000	\$519,900
WARREN, VA	\$360,000	\$389,450	\$394,000
WINCHESTER CITY, VA	\$429,995	\$469,000	\$399,900

Non-Metro Counties		LAST YEAR	LAST WEEK
CUMBERLAND, NJ	\$275,000	\$199,950	\$270,000
HUNTERDON, NJ	\$549,900	\$1,098,000	\$525,000
OCEAN, NJ	\$525,000	\$479,500	\$474,900
SALEM, NJ	\$287,450	\$202,000	\$225,000
SOMERSET, NJ	\$975,000	\$599,500	\$1,050,000

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Note: Market statistics for Bright MLS listings only

Weekly Active Listings

Week Ending April 28, 2024

Philadelphia Metro	LAST YEAR	LAST WEEK	LAST YEAR	LAST WEEK
KENT, DE	403	306	420	
NEW CASTLE, DE	563	436	558	
BURLINGTON, NJ	513	461	500	
CAMDEN, NJ	496	443	495	
GLOUCESTER, NJ	408	324	407	
MERCER, NJ	359	288	352	
BUCKS, PA	571	481	560	
CHESTER, PA	557	505	514	
DELAWARE, PA	543	467	547	
MONTGOMERY, PA	775	690	780	
PHILADELPHIA, PA	3982	4,134	3,982	

Central Pennsylvania	LAST YEAR	LAST WEEK	LAST YEAR	LAST WEEK
ADAMS, PA	148	130	150	
BERKS, PA	294	335	277	
CUMBERLAND, PA	345	271	339	
DAUPHIN, PA	306	258	288	
FRANKLIN, PA	209	203	204	
FULTON, PA	13	10	15	
LANCASTER, PA	461	402	461	
LEBANON, PA	205	157	200	
PERRY, PA	45	40	43	
YORK, PA	622	548	612	

Baltimore Metro	LAST YEAR	LAST WEEK	LAST YEAR	LAST WEEK
ANNE ARUNDEL, MD	521	529	536	
BALTIMORE, MD	742	654	727	
BALTIMORE CITY, MD	1689	1,466	1,671	
CARROLL, MD	144	139	156	
HARFORD, MD	260	164	287	
HOWARD, MD	199	206	193	

Del/Mar Coastal	LAST YEAR	LAST WEEK	LAST YEAR	LAST WEEK
SUSSEX, DE	1638	1,228	1,614	
SOMERSET, MD	105	70	104	
WICOMICO, MD	151	117	147	
WORCESTER, MD	520	267	524	

Southern Maryland	LAST YEAR	LAST WEEK	LAST YEAR	LAST WEEK
CALVERT, MD	120	120	116	
CHARLES, MD	278	278	269	
SAINT MARYS, MD	155	155	144	

Maryland Eastern Shore	LAST YEAR	LAST WEEK	LAST YEAR	LAST WEEK
CAROLINE, MD	79	40	70	
CECIL, MD	187	168	175	
DORCHESTER, MD	151	118	138	
KENT, MD	64	64	60	
QUEEN ANNES, MD	158	109	159	
TALBOT, MD	140	97	143	

Washington Metro	LAST YEAR	LAST WEEK	LAST YEAR	LAST WEEK
WASHINGTON, DC	2222	1,696	2,162	
FREDERICK, MD	305	242	312	
MONTGOMERY, MD	822	699	771	
PRINCE GEORGES, MD	916	755	863	
ALEXANDRIA CITY, VA	143	130	137	
ARLINGTON, VA	235	250	234	
FAIRFAX, VA	834	778	839	
FAIRFAX CITY, VA	10	23	10	
FALLS CHURCH CITY, VA	8	9	10	
LOUDOUN, VA	414	386	410	

MD/WV Panhandle	LAST YEAR	LAST WEEK	LAST YEAR	LAST WEEK
ALLEGANY, MD	152	120	145	
GARRETT, MD	158	132	154	
WASHINGTON, MD	210	200	200	
BERKELEY, WV	303	324	286	
GRANT, WV	16	14	21	
HAMPSHIRE, WV	53	55	51	
HARDY, WV	33	25	35	
JEFFERSON, WV	152	127	155	
MINERAL, WV	35	31	38	
MORGAN, WV	55	48	50	
PENDLETON, WV	17	16	19	

North Central Virginia	LAST YEAR	LAST WEEK	LAST YEAR	LAST WEEK
CAROLINE, VA	70	59	72	
CLARKE, VA	20	16	19	
CULPEPER, VA	99	80	91	
FAUQUIER, VA	117	111	117	
FREDERICK, VA	231	191	222	
FREDERICKSBURG CITY, VA	44	42	41	
KING GEORGE, VA	68	44	65	
MADISON, VA	26	40	26	
MANASSAS CITY, VA	14	19	21	
MANASSAS PARK CITY, VA	4	8	7	
ORANGE, VA	96	103	93	
PAGE, VA	66	35	64	
PRINCE WILLIAM, VA	304	310	309	
RAPPAHANNOCK, VA	23	30	17	
SHENANDOAH, VA	71	55	81	
SPOTSYLVANIA, VA	240	234	230	
STAFFORD, VA	180	196	169	
WARREN, VA	89	74	89	
WINCHESTER CITY, VA	37	30	40	

Non-Metro Counties	LAST YEAR	LAST WEEK	LAST YEAR	LAST WEEK
CUMBERLAND, NJ	244	198	263	
HUNTERDON, NJ	43	32	41	
OCEAN, NJ	396	414	383	
SALEM, NJ	147	135	148	
SOMERSET, NJ	28	35	26	

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Note: Market statistics for Bright MLS listings only

COUNTY

Weekly % Active Listings with Price Decrease

Week Ending April 28, 2024

Philadelphia Metro	LAST YEAR	LAST WEEK	LAST WEEK
KENT, DE	8.9%	3.6%	6.9%
NEW CASTLE, DE	7.5%	7.3%	6.6%
BURLINGTON, NJ	7.6%	7.4%	8.2%
CAMDEN, NJ	5.6%	4.1%	8.1%
GLOUCESTER, NJ	7.6%	4.6%	6.9%
MERCER, NJ	6.4%	3.5%	4.0%
BUCKS, PA	9.3%	6.9%	6.3%
CHESTER, PA	7.4%	4.2%	6.6%
DELAWARE, PA	8.5%	7.3%	9.5%
MONTGOMERY, PA	6.6%	5.9%	7.3%
PHILADELPHIA, PA	8.4%	9.5%	9.4%

Baltimore Metro	LAST YEAR	LAST WEEK	LAST WEEK
ANNE ARUNDEL, MD	11.1%	5.7%	9.7%
BALTIMORE, MD	10.9%	8.0%	8.0%
BALTIMORE CITY, MD	9.5%	8.6%	9.0%
CARROLL, MD	9.0%	2.9%	6.4%
HARFORD, MD	9.2%	6.7%	8.4%
HOWARD, MD	8.5%	7.3%	6.7%

Washington Metro	LAST YEAR	LAST WEEK	LAST WEEK
WASHINGTON, DC	8.9%	8.4%	8.4%
FREDERICK, MD	9.8%	5.0%	8.0%
MONTGOMERY, MD	6.4%	7.3%	8.6%
PRINCE GEORGES, MD	8.4%	7.4%	8.9%
ALEXANDRIA CITY, VA	14.0%	5.4%	10.2%
ARLINGTON, VA	7.7%	6.0%	7.7%
FAIRFAX, VA	6.7%	5.7%	7.6%
FAIRFAX CITY, VA	10.0%	0.0%	30.0%
FALLS CHURCH CITY, VA	0.0%	0.0%	0.0%
LOUDOUN, VA	7.7%	8.0%	13.2%

North Central Virginia	LAST YEAR	LAST WEEK	LAST WEEK
CAROLINE, VA	10.0%	3.4%	6.9%
CLARKE, VA	15.0%	6.3%	5.3%
CULPEPER, VA	6.1%	5.0%	4.4%
FAUQUIER, VA	6.8%	4.5%	14.5%
FREDERICK, VA	6.1%	4.2%	12.6%
FREDERICKSBURG CITY, VA	6.8%	0.0%	7.3%
KING GEORGE, VA	7.4%	2.3%	10.8%
MADISON, VA	11.5%	5.0%	0.0%
MANASSAS CITY, VA	7.1%	5.3%	0.0%
MANASSAS PARK CITY, VA	25.0%	12.5%	28.6%
ORANGE, VA	11.5%	5.8%	12.9%
PAGE, VA	9.1%	14.3%	6.3%
PRINCE WILLIAM, VA	7.6%	6.1%	11.0%
RAPPAHANNOCK, VA	4.3%	0.0%	0.0%
SHENANDOAH, VA	9.9%	5.5%	11.1%
SPOTSYLVANIA, VA	5.8%	8.5%	9.6%
STAFFORD, VA	10.0%	9.2%	6.5%
WARREN, VA	6.7%	4.1%	11.2%
WINCHESTER CITY, VA	10.8%	3.3%	12.5%

Central Pennsylvania	LAST YEAR	LAST WEEK	LAST WEEK
ADAMS, PA	8.8%	13.1%	10.7%
BERKS, PA	5.8%	5.4%	7.2%
CUMBERLAND, PA	4.9%	3.0%	4.4%
DAUPHIN, PA	6.5%	8.5%	7.6%
FRANKLIN, PA	10.5%	9.4%	5.9%
FULTON, PA	0.0%	0.0%	0.0%
LANCASTER, PA	6.7%	4.7%	6.1%
LEBANON, PA	3.9%	5.7%	6.5%
PERRY, PA	6.7%	15.0%	2.3%
YORK, PA	10.0%	8.6%	7.5%

Del/Mar Coastal	LAST YEAR	LAST WEEK	LAST WEEK
SUSSEX, DE	6.2%	9.7%	8.2%
SOMERSET, MD	6.7%	5.7%	10.6%
WICOMICO, MD	8.6%	5.1%	6.1%
WORCESTER, MD	8.1%	5.2%	10.1%

MD/WV Panhandle	LAST YEAR	LAST WEEK	LAST WEEK
ALLEGANY, MD	9.9%	6.7%	7.6%
GARRETT, MD	7.0%	3.0%	5.2%
WASHINGTON, MD	11.4%	6.5%	7.5%
BERKELEY, WV	5.6%	5.9%	7.0%
GRANT, WV	0.0%	7.1%	0.0%
HAMPSHIRE, WV	0.0%	3.6%	7.8%
HARDY, WV	3.0%	8.0%	8.6%
JEFFERSON, WV	10.5%	8.7%	7.1%
MINERAL, WV	0.0%	6.5%	7.9%
MORGAN, WV	5.5%	12.5%	16.0%
PENDLETON, WV	17.6%	12.5%	5.3%

Southern Maryland	LAST YEAR	LAST WEEK	LAST WEEK
CALVERT, MD	12.5%	7.8%	2.7%
CHARLES, MD	6.5%	4.8%	8.3%
SAINT MARYS, MD	7.1%	6.9%	10.7%

Maryland Eastern Shore	LAST YEAR	LAST WEEK	LAST WEEK
CAROLINE, MD	8.9%	20.0%	14.3%
CECIL, MD	4.3%	3.0%	5.7%
DORCHESTER, MD	6.6%	3.4%	5.8%
KENT, MD	6.3%	12.5%	10.0%
QUEEN ANNES, MD	15.8%	5.5%	11.3%
TALBOT, MD	100.0%	100.0%	100.0%

Non-Metro Counties	LAST YEAR	LAST WEEK	LAST WEEK
CUMBERLAND, NJ	4.5%	7.6%	6.1%
HUNTERDON, NJ	0.0%	6.3%	7.3%
OCEAN, NJ	6.8%	5.8%	5.2%
SALEM, NJ	8.2%	7.4%	8.8%
SOMERSET, NJ	10.7%	0.0%	3.8%

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Note: Market statistics for Bright MLS listings only

Weekly Canceled Listings

Week Ending April 28, 2024

Philadelphia Metro	LAST YEAR	LAST WEEK	
KENT, DE	2	3	1
NEW CASTLE, DE	9	2	4
BURLINGTON, NJ	6	6	3
CAMDEN, NJ	7	7	3
GLOUCESTER, NJ	4	6	3
MERCER, NJ	2	2	3
BUCKS, PA	10	4	5
CHESTER, PA	9	5	5
DELAWARE, PA	8	1	3
MONTGOMERY, PA	6	9	7
PHILADELPHIA, PA	36	39	23

Central Pennsylvania	LAST YEAR	LAST WEEK	
ADAMS, PA	2	2	1
BERKS, PA	1	0	4
CUMBERLAND, PA	2	0	2
DAUPHIN, PA	5	2	2
FRANKLIN, PA	1	5	4
FULTON, PA	0	0	0
LANCASTER, PA	3	4	8
LEBANON, PA	1	0	0
PERRY, PA	0	0	1
YORK, PA	6	8	5

Baltimore Metro	LAST YEAR	LAST WEEK	
ANNE ARUNDEL, MD	13	12	5
BALTIMORE, MD	11	10	5
BALTIMORE CITY, MD	27	29	19
CARROLL, MD	3	0	2
HARFORD, MD	2	4	3
HOWARD, MD	2	1	1

Del/Mar Coastal	LAST YEAR	LAST WEEK	
SUSSEX, DE	20	11	11
SOMERSET, MD	1	1	2
WICOMICO, MD	0	2	1
WORCESTER, MD	11	4	7

Southern Maryland	LAST YEAR	LAST WEEK	
CALVERT, MD	2	2	2
CHARLES, MD	2	2	5
SAINT MARYS, MD	2	2	2

Maryland Eastern Shore	LAST YEAR	LAST WEEK	
CAROLINE, MD	1	0	0
CECIL, MD	4	3	3
DORCHESTER, MD	1	1	0
KENT, MD	0	0	0
QUEEN ANNES, MD	2	1	3
TALBOT, MD	1	0	0

Washington Metro	LAST YEAR	LAST WEEK	
WASHINGTON, DC	39	16	29
FREDERICK, MD	7	14	1
MONTGOMERY, MD	5	16	8
PRINCE GEORGES, MD	9	17	9
ALEXANDRIA CITY, VA	0	0	3
ARLINGTON, VA	5	4	3
FAIRFAX, VA	11	9	15
FAIRFAX CITY, VA	0	0	1
FALLS CHURCH CITY, VA	1	0	0
LOUDOUN, VA	8	4	3

MD/WV Panhandle	LAST YEAR	LAST WEEK	
ALLEGANY, MD	0	0	2
GARRETT, MD	2	0	0
WASHINGTON, MD	3	3	1
BERKELEY, WV	4	12	2
GRANT, WV	0	0	0
HAMPSHIRE, WV	0	0	0
HARDY, WV	0	0	0
JEFFERSON, WV	0	1	3
MINERAL, WV	0	1	0
MORGAN, WV	0	0	1
PENDLETON, WV	0	0	0

North Central Virginia	LAST YEAR	LAST WEEK	
CAROLINE, VA	0	2	0
CLARKE, VA	0	0	1
CULPEPER, VA	1	0	0
FAUQUIER, VA	1	0	0
FREDERICK, VA	1	2	3
FREDERICKSBURG CITY, VA	0	1	0
KING GEORGE, VA	1	0	1
MADISON, VA	1	1	0
MANASSAS CITY, VA	0	0	0
MANASSAS PARK CITY, VA	0	0	0
ORANGE, VA	0	2	0
PAGE, VA	0	0	0
PRINCE WILLIAM, VA	11	3	9
RAPPAHANNOCK, VA	0	0	1
SHENANDOAH, VA	5	0	0
SPOTSYLVANIA, VA	4	7	7
STAFFORD, VA	2	5	4
WARREN, VA	0	1	0
WINCHESTER CITY, VA	0	0	1

Non-Metro Counties	LAST YEAR	LAST WEEK	
CUMBERLAND, NJ	4	2	0
HUNTERDON, NJ	0	0	0
OCEAN, NJ	4	8	4
SALEM, NJ	0	2	1
SOMERSET, NJ	1	0	0

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Note: Market statistics for Bright MLS listings only

Definitions

Showings – A count of both confirmed and cancelled showings during the week.

New Purchase Contracts – A count of new contracts during the week.

Median Days to Contract – The median number of days between the date a listing was published on the MLS and the date it went under contract for new purchase contracts during the week.

New Listings – A count of new listings during the week.

Note: The methodology to capture new listing changed starting in July 2019.

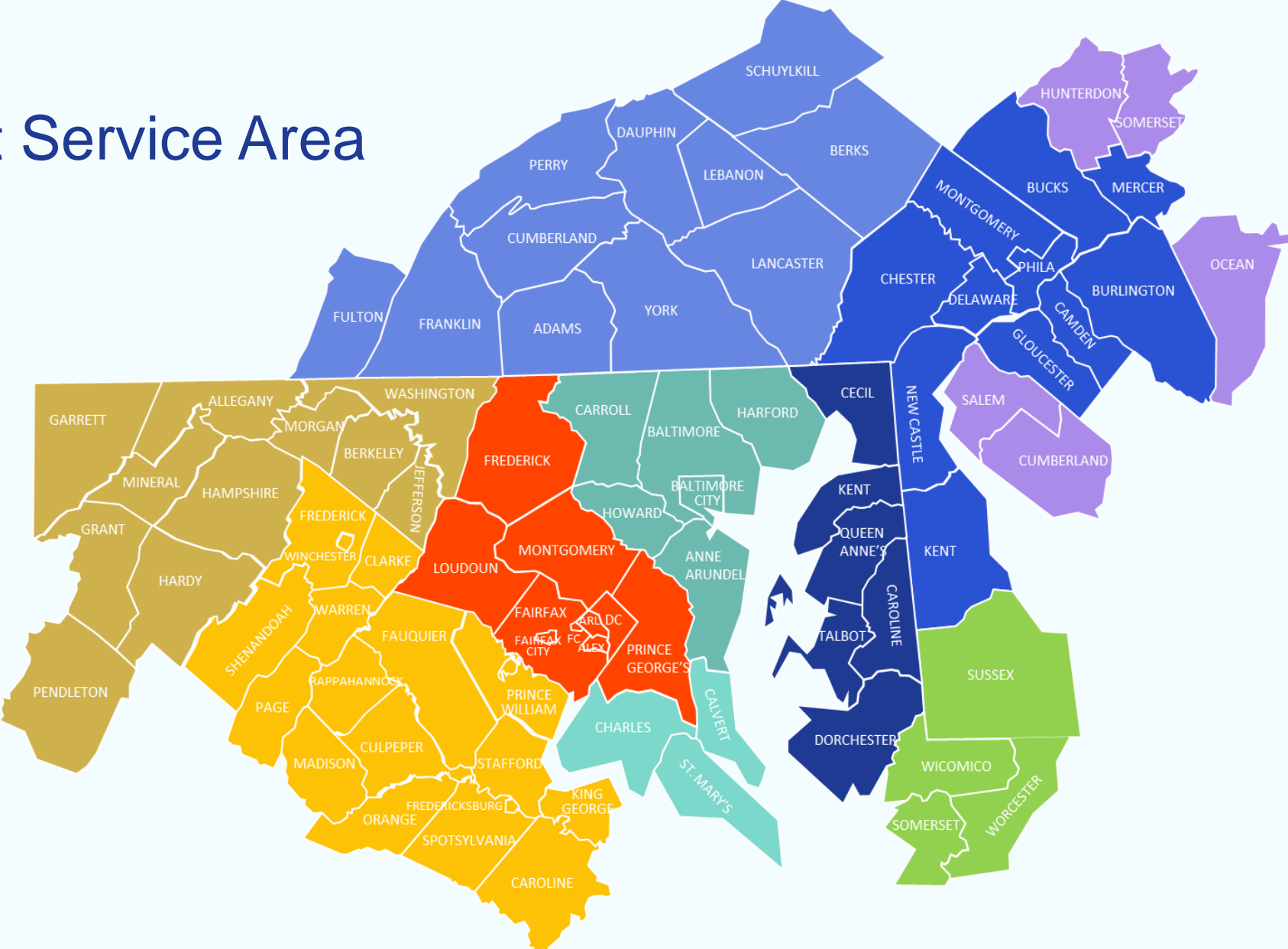
Median List Price – The median list price of new listings during the week.

Active Listings – The count of listings in Active status at the end of the week.

% Active Listings with Price Decrease – Of the listings in Active status at the end of the week, the percentage that had a price decrease during the week.

Canceled Listings – A count of listings that went into Canceled status during the week.

Map of Counties Within the Bright Service Area



About Bright MLS

Bright is proud to be the source of truth for comprehensive real estate data in the Mid-Atlantic, with market intelligence currently covering six states (Delaware, Maryland, New Jersey, Pennsylvania, Virginia, West Virginia) and the District of Columbia. Bright MLS's innovative tool library—both created and curated—provides services and award-winning support to well over 100k real estate professionals, enabling their delivery on the promise of home to over half a million home buyers and sellers monthly. In 2022, Bright subscribers facilitated \$121B in real estate transactions through the company's platform. Learn more at BrightMLS.com.

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