

April 2026

Montgomery County, MD

New Listings **1,200**

19.8%

from Mar 2026:
1,002

4.2%

from Apr 2025:
1,152

YTD	2026	2025	+/-
	4,211	4,294	-1.9%

5-year Apr average: **1,202**New Pendings **1,050**

4.7%

from Mar 2026:
1,003

7.4%

from Apr 2025:
978

YTD	2026	2025	+/-
	3,273	3,139	4.3%

5-year Apr average: **1,076**Closed Sales **903**

24.4%

from Mar 2026:
726

3.7%

from Apr 2025:
871

YTD	2026	2025	+/-
	2,749	2,637	4.2%

5-year Apr average: **929**Median Sold Price **\$660,000**

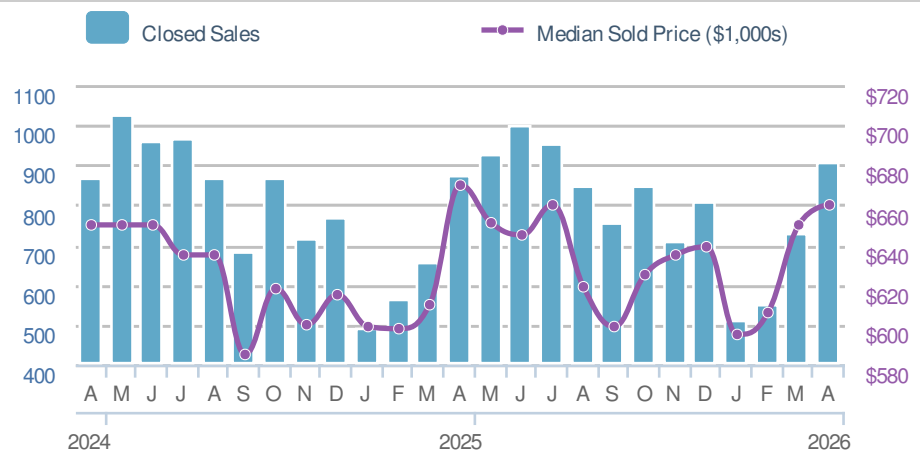
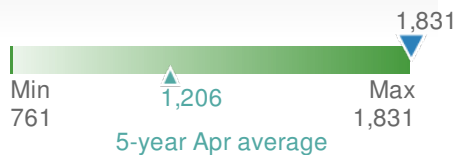
1.5%

from Mar 2026:
\$650,000

-1.5%

from Apr 2025:
\$670,000

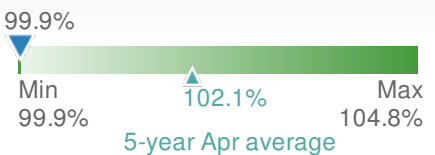
YTD	2026	2025	+/-
	\$630,000	\$625,000	0.8%

5-year Apr average: **\$633,400**Active Listings **1,831**

Mar 2026	Apr 2025
1,470	1,625

Avg DOM **27**

Mar 2026	Apr 2025	YTD
31	19	34

Avg Sold to OLP Ratio **99.9%**

Mar 2026	Apr 2025	YTD
99.4%	100.5%	98.8%