

# Local Market Update – June 2022

A RESEARCH TOOL PROVIDED BY THE GREATER CAPITAL ASSOCIATION OF REALTORS®



## Montgomery County

**- 4.8%**

Change in  
New Listings

**- 38.1%**

Change in  
Closed Sales

**+ 17.3%**

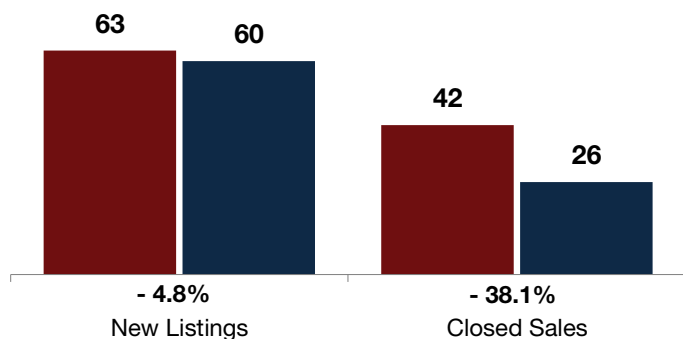
Change in  
Median Sales Price

	June			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	63	60	- 4.8%	209	220	+ 5.3%
Closed Sales	42	26	- 38.1%	200	150	- 25.0%
Median Sales Price*	\$157,320	<b>\$184,500</b>	+ 17.3%	\$149,900	<b>\$165,000</b>	+ 10.1%
Percent of Original List Price Received*	98.0%	<b>98.1%</b>	+ 0.1%	93.7%	<b>97.0%</b>	+ 3.6%
Days on Market Until Sale	78	<b>31</b>	- 59.8%	69	<b>47</b>	- 31.3%
Inventory of Homes for Sale	80	<b>68</b>	- 15.0%	--	--	--
Months Supply of Inventory	2.2	<b>2.3</b>	+ 1.7%	--	--	--

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

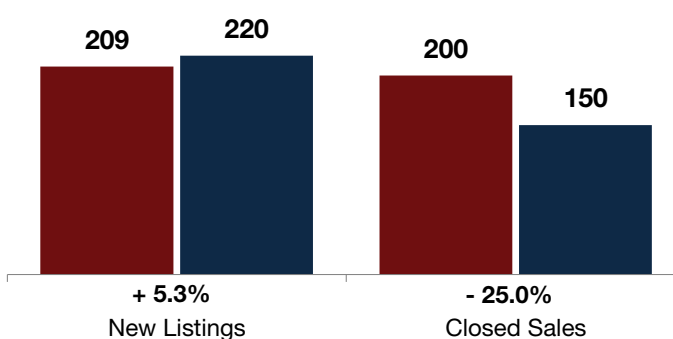
### June

■ 2021 ■ 2022

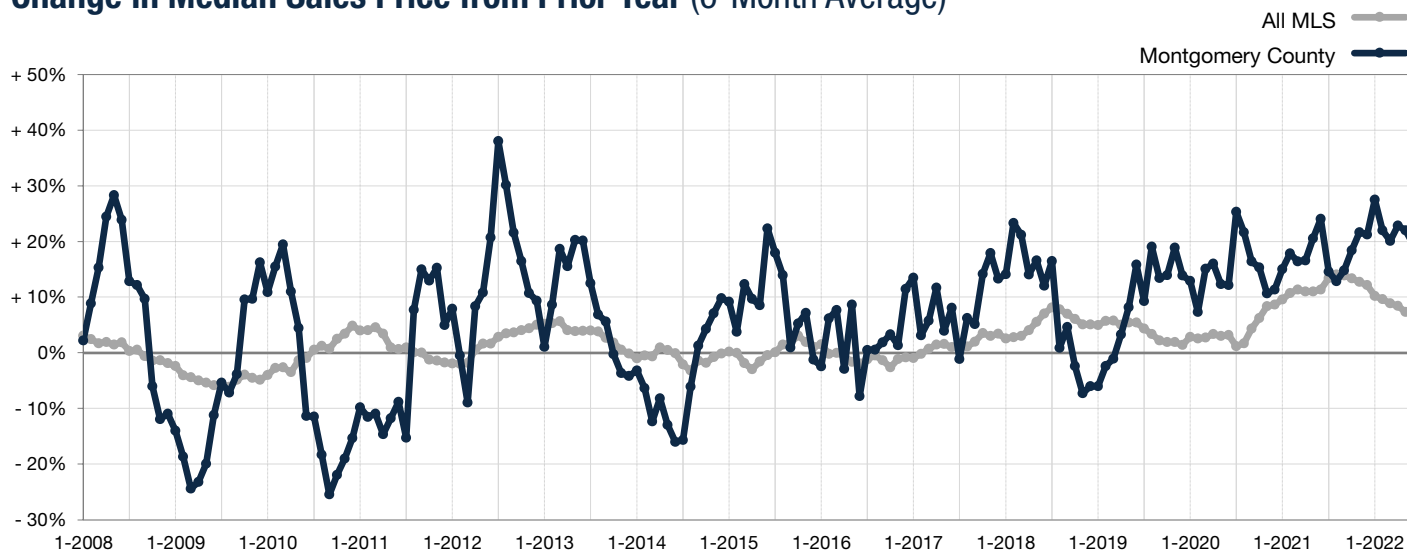


### Year to Date

■ 2021 ■ 2022



### Change in Median Sales Price from Prior Year (6-Month Average)\*\*



\*\* Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.