

RESIDENTIAL HOUSING STATISTICS

MONTHLY QUICKSHEET DECEMBER 2024

GHAR COVERAGE AREA

| MONTH/YEAR | UNITS SOLD | MEDIAN PRICE | AVERAGE PRICE | AVERAGE DAYS ON MARKET |
|---------------|------------|--------------|---------------|------------------------|
| DECEMBER 2022 | 528 | \$250,000 | \$284,452 | 22 |
| DECEMBER 2023 | 492 | \$259,275 | \$294,354 | 23 |
| DECEMBER 2024 | 560 | \$280,000 | \$311,246 | 29 |

RESIDENTIAL HOUSING SALES BY PRICE POINTS

\$199,999 AND LESS

| MONTH/YEAR | UNITS SOLD | MEDIAN PRICE | AVERAGE PRICE | AVERAGE DAYS ON MARKET |
|---------------|------------|--------------|---------------|------------------------|
| DECEMBER 2022 | 172 | \$139,900 | \$128,953 | 26 |
| DECEMBER 2023 | 154 | \$132,500 | \$125,633 | 26 |
| DECEMBER 2024 | 136 | \$140,000 | \$132,791 | 26 |

\$200,000 - \$299,999

| MONTH/YEAR | UNITS SOLD | MEDIAN PRICE | AVERAGE PRICE | AVERAGE DAYS ON MARKET |
|---------------|------------|--------------|---------------|------------------------|
| DECEMBER 2022 | 163 | \$245,000 | \$245,562 | 19 |
| DECEMBER 2023 | 150 | \$250,000 | \$247,465 | 16 |
| DECEMBER 2024 | 173 | \$250,000 | \$252,008 | 21 |

\$300,000 - \$399,999

| MONTH/YEAR | UNITS SOLD | MEDIAN PRICE | AVERAGE PRICE | AVERAGE DAYS ON MARKET |
|---------------|------------|--------------|---------------|------------------------|
| DECEMBER 2022 | 82 | \$344,250 | \$346,565 | 20 |
| DECEMBER 2023 | 83 | \$349,900 | \$349,070 | 21 |
| DECEMBER 2024 | 128 | \$336,077 | \$341,541 | 23 |

\$400,000 AND HIGHER

| MONTH/YEAR | UNITS SOLD | MEDIAN PRICE | AVERAGE PRICE | AVERAGE DAYS ON MARKET |
|---------------|------------|--------------|---------------|------------------------|
| DECEMBER 2022 | 111 | \$499,540 | \$536,565 | 20 |
| DECEMBER 2023 | 71 | \$520,878 | \$565,543 | 29 |
| DECEMBER 2024 | 123 | \$481,500 | \$560,352 | 50 |

DEFINITIONS:

Units sold = number of properties that settled in the month
Median price = half of all settled properties priced higher, half lower

Average price = average sale price of all properties sold in month
Days on Market = average number of days sold properties were on market

RESIDENTIAL HOUSING SALES BY COUNTY

CUMBERLAND COUNTY

| MONTH/YEAR | UNITS SOLD | MEDIAN PRICE | AVERAGE PRICE | AVERAGE DAYS ON MARKET |
|---------------|------------|--------------|---------------|------------------------|
| DECEMBER 2022 | 229 | \$288,900 | \$330,816 | 19 |
| DECEMBER 2023 | 210 | \$284,950 | \$324,510 | 19 |
| DECEMBER 2024 | 263 | \$310,000 | \$344,212 | 30 |

DAUPHIN COUNTY

| MONTH/YEAR | UNITS SOLD | MEDIAN PRICE | AVERAGE PRICE | AVERAGE DAYS ON MARKET |
|---------------|------------|--------------|---------------|------------------------|
| DECEMBER 2022 | 274 | \$225,000 | \$250,736 | 23 |
| DECEMBER 2023 | 245 | \$243,500 | \$275,970 | 23 |
| DECEMBER 2024 | 257 | \$254,900 | \$279,658 | 27 |

PERRY COUNTY

| MONTH/YEAR | UNITS SOLD | MEDIAN PRICE | AVERAGE PRICE | AVERAGE DAYS ON MARKET |
|---------------|------------|--------------|---------------|------------------------|
| DECEMBER 2022 | 21 | \$206,500 | \$229,008 | 28 |
| DECEMBER 2023 | 30 | \$220,000 | \$233,432 | 27 |
| DECEMBER 2024 | 43 | \$255,000 | \$298,374 | 25 |

DEFINITIONS:

Units sold = number of properties that settled in the month
Median price = half of all settled properties priced higher, half lower

Average price = average sale price of all properties sold in month
Days on Market = average number of days sold properties were on market

**Statistics provided by BrightMLS in cooperation with Greater Harrisburg Association of REALTORS®. Greater Harrisburg Association of REALTORS® covers Cumberland, Dauphin, Perry counties.*