

December 2025

Cumberland County, PA

New Listings

144

 -37.9%

 from Nov 2025:
232

 0.7%

 from Dec 2024:
143

YTD	2025	2024	+/-
	3,736	3,604	3.7%

5-year Dec average: 167

New Pendings

179

 -28.4%

 from Nov 2025:
250

 11.9%

 from Dec 2024:
160

YTD	2025	2024	+/-
	3,079	3,020	2.0%

5-year Dec average: 181

Closed Sales

269

 9.3%

 from Nov 2025:
246

 2.3%

 from Dec 2024:
263

YTD	2025	2024	+/-
	3,071	2,988	2.8%

5-year Dec average: 261

Median Sold Price

\$329,900

 -1.5%

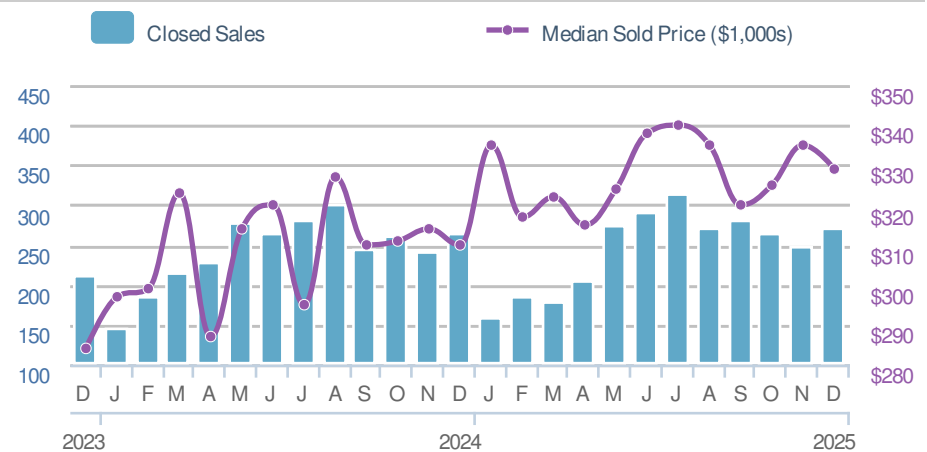
 from Nov 2025:
\$335,000

 6.4%

 from Dec 2024:
\$310,000

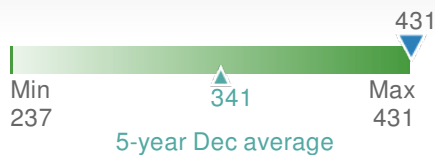
YTD	2025	2024	+/-
	\$330,000	\$310,000	6.5%

5-year Dec average: \$293,930



Active Listings

431



Nov 2025	Dec 2024
493	394

Avg DOM

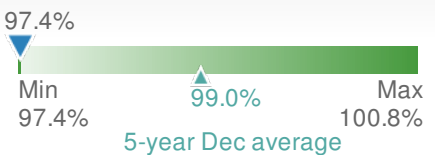
35



Nov 2025	Dec 2024	YTD
32	30	26

Avg Sold to OLP Ratio

97.4%



Nov 2025	Dec 2024	YTD
97.8%	98.9%	99.4%