



December 2025

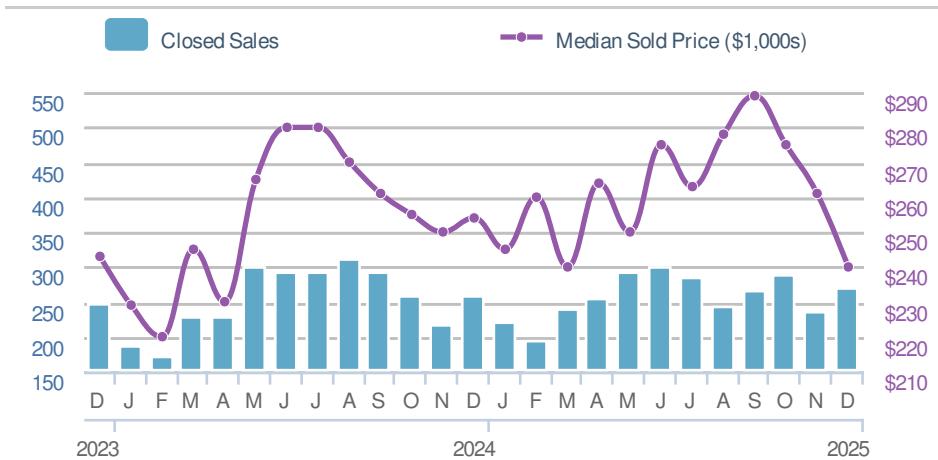
Dauphin County, PA

New Listings	189	
↓ -12.1%	↓ -16.0%	
from Nov 2025: 215	from Dec 2024: 225	
YTD 2025 2024 +/-		
3,770	3,824	-1.4%
5-year Dec average: 201		

New Pensions	196	
↓ -22.2%	↓ -12.9%	
from Nov 2025: 252	from Dec 2024: 225	
YTD 2025 2024 +/-		
3,162	3,225	-2.0%
5-year Dec average: 219		

Closed Sales	270	
↑ 15.9%	↑ 5.1%	
from Nov 2025: 233	from Dec 2024: 257	
YTD 2025 2024 +/-		
3,178	3,172	0.2%
5-year Dec average: 286		

Median Sold Price	\$240,000	
↓ -8.4%	↓ -5.8%	
from Nov 2025: \$261,950	from Dec 2024: \$254,900	
YTD 2025 2024 +/-		
\$260,000	\$255,000	2.0%
5-year Dec average: \$233,790		



Active Listings	452
Min 271	340
Max 452	452
5-year Dec average	
Nov 2025 484	Dec 2024 373

Avg DOM	34
Min 19	25
Max 34	34
5-year Dec average	
Nov 2025 29	Dec 2024 27
YTD 28	

Avg Sold to OLP Ratio	95.6%
Min 95.6%	97.1%
Max 98.4%	98.4%
5-year Dec average	
Nov 2025 97.5%	Dec 2024 98.2%
YTD 98.1%	