

August 2026

Cumberland County, PA

New Listings

302

↓ -16.6%

from Jul 2026:
362

↓ -17.0%

from Aug 2025:
364

YTD	2026	2025	+/-
	2,731	2,632	3.8%

5-year Aug average: 324

New Pendings

290

↓ -2.7%

from Jul 2026:
298

↓ -9.4%

from Aug 2025:
320

YTD	2026	2025	+/-
	2,225	2,102	5.9%

5-year Aug average: 301

Closed Sales

274

↓ -15.4%

from Jul 2026:
324

↑ 1.5%

from Aug 2025:
270

YTD	2026	2025	+/-
	2,049	1,973	3.9%

5-year Aug average: 296

Median Sold Price

\$361,630

↑ 6.0%

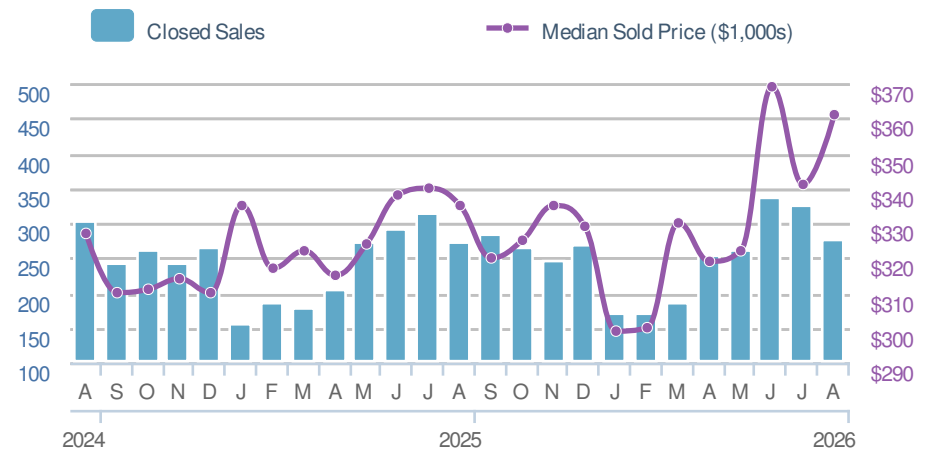
from Jul 2026:
\$341,000

↑ 7.9%

from Aug 2025:
\$335,000

YTD	2026	2025	+/-
	\$336,000	\$333,400	0.8%

5-year Aug average: \$326,376



Active Listings

556



Jul 2026	Aug 2025
558	523

Avg DOM

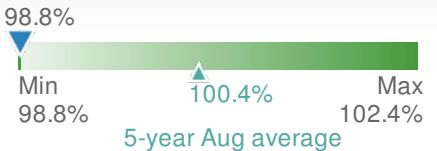
27



Jul 2026	Aug 2025	YTD
23	17	30

Avg Sold to OLP Ratio

98.8%



Jul 2026	Aug 2025	YTD
98.3%	100.4%	98.7%