Greater Harrisburg Association of REALTORS®

October 2026 · All Home Types

New Listings 728

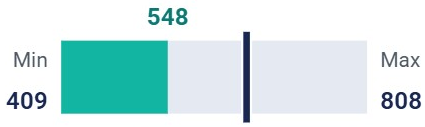
year-over-year	month-over-month
▲7.4%	▲7.2%
vs. Oct 2025: 678	vs. Sep 2026: 679



653 (5-year Oct avg.)

New Purchase Contracts 548

year-over-year	month-over-month
▼18.0%	▼7.6%
vs. Oct 2025: 668	vs. Sep 2026: 593



651 (5-year Oct avg.)

Closed Sales 553

year-over-year	month-over-month
▼6.9%	▼3.8%
vs. Oct 2025: 594	vs. Sep 2026: 575



593 (5-year Oct avg.)

Median Sale Price $299,990

year-over-year	month-over-month
▲1.5%	0.0%
vs. Oct 2025: $295,450	vs. Sep 2026: $300,000



$261,821 (5-year Oct avg.)

Median Days on Market 12 days

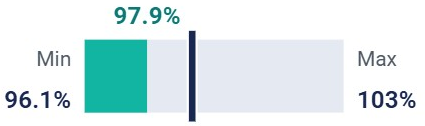
year-over-year	month-over-month
▲3 days	▲2 days
vs. Oct 2025: 9 days	vs. Sep 2026: 10 days



8 days (5-year Oct avg.)

Avg. Sale to Orig. List Price Ratio 97.9%

year-over-year	month-over-month
▼0.8 pp	▼0.6 pp
vs. Oct 2025: 98.7%	vs. Sep 2026: 98.5%



99.1% (5-year Oct avg.)

Active Listings 1,367

year-over-year	month-over-month
▲17.1%	▲10.0%
vs. Oct 2025: 1,167	vs. Sep 2026: 1,243



908 (5-year Oct avg.)

Months of Supply 2.6

year-over-year	month-over-month
▲0.4 mos	▲0.2 mos
vs. Oct 2025: 2.2	vs. Sep 2026: 2.3



1.6 (5-year Oct avg.)

Showings 5,984

year-over-year	month-over-month
▼13.8%	▼5.3%
vs. Oct 2025: 6,938	vs. Sep 2026: 6,316



7,358 (5-year Oct avg.)

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