

July 2022

Ocean City, MD

New Listings **122**

↓ **-12.2%** ↓ **-20.3%**
 from Jun 2022: **139** from Jul 2021: **153**

YTD	2022	2021	+/-
	1,012	1,286	-21.3%

5-year Jul average: **156**

New Pendings **110**

↔ **0.0%** ↓ **-25.2%**
 from Jun 2022: **110** from Jul 2021: **147**

YTD	2022	2021	+/-
	920	1,232	-25.3%

5-year Jul average: **152**

Closed Sales **104**

↓ **-22.4%** ↓ **-23.0%**
 from Jun 2022: **134** from Jul 2021: **135**

YTD	2022	2021	+/-
	900	1,240	-27.4%

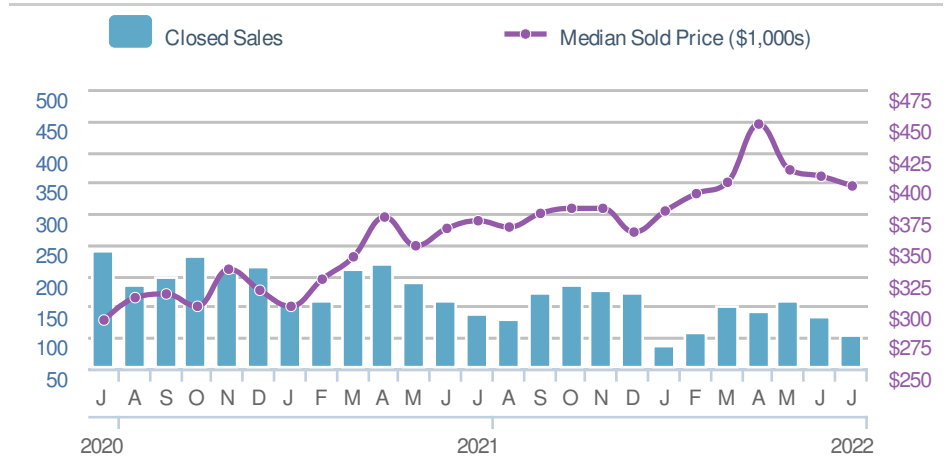
5-year Jul average: **142**

Median Sold Price **\$397,000**

↓ **-2.0%** ↑ **7.3%**
 from Jun 2022: **\$405,000** from Jul 2021: **\$369,900**

YTD	2022	2021	+/-
	\$407,500	\$340,000	19.9%

5-year Jul average: **\$314,460**



Active Listings **165**

165
 Min 165 Max 801
 5-year Jul average **433**

Jun 2022	Jul 2021
158	186

Avg DOM **15**

15
 Min 15 Max 115
 5-year Jul average **76**

Jun 2022	Jul 2021	YTD
19	28	27

Avg Sold to OLP Ratio **98.6%**

98.6%
 Min 93.4% Max 98.6%
 5-year Jul average **96.2%**

Jun 2022	Jul 2021	YTD
99.4%	98.5%	99.5%