

## April 2026

Charles County, MD

**New Listings** **308**

▲ **18.0%** ▲ **11.6%**  
 from Mar 2026: **261** from Apr 2025: **276**

| YTD | 2026         | 2025         | +/-   |
|-----|--------------|--------------|-------|
|     | <b>1,101</b> | <b>1,109</b> | -0.7% |

5-year Apr average: **289**

**New Pendings** **262**

▼ **-0.8%** ▲ **8.3%**  
 from Mar 2026: **264** from Apr 2025: **242**

| YTD | 2026       | 2025       | +/-  |
|-----|------------|------------|------|
|     | <b>876</b> | <b>855</b> | 2.5% |

5-year Apr average: **251**

**Closed Sales** **213**

▲ **19.7%** ▲ **17.7%**  
 from Mar 2026: **178** from Apr 2025: **181**

| YTD | 2026       | 2025       | +/-  |
|-----|------------|------------|------|
|     | <b>725</b> | <b>704</b> | 3.0% |

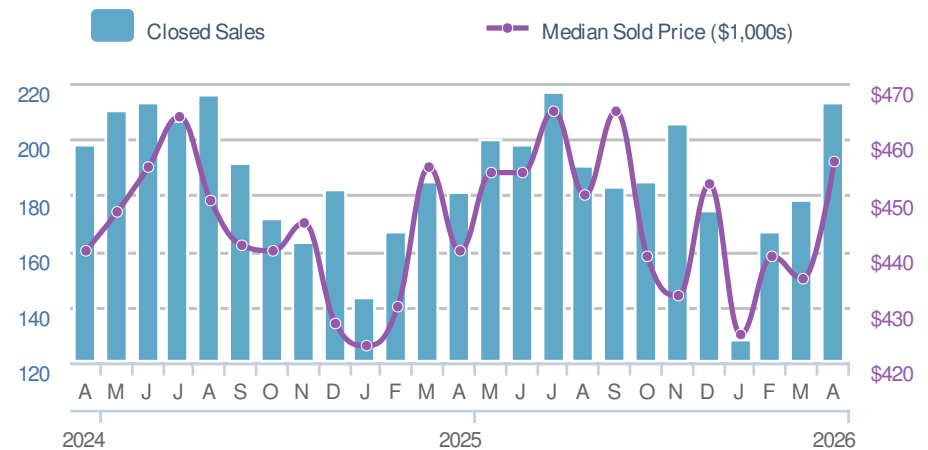
5-year Apr average: **208**

**Median Sold Price** **\$456,650**

▲ **5.0%** ▲ **3.8%**  
 from Mar 2026: **\$435,000** from Apr 2025: **\$440,000**

| YTD | 2026             | 2025             | +/-   |
|-----|------------------|------------------|-------|
|     | <b>\$441,220</b> | <b>\$442,390</b> | -0.3% |

5-year Apr average: **\$434,330**

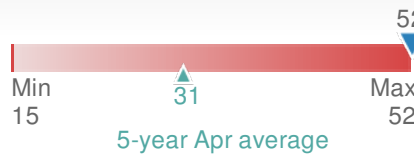


**Active Listings** **535**



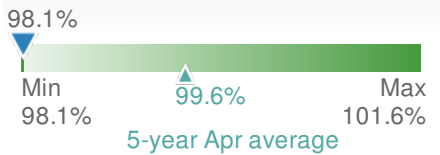
| Mar 2026   | Apr 2025   |
|------------|------------|
| <b>485</b> | <b>486</b> |

**Avg DOM** **52**



| Mar 2026  | Apr 2025  | YTD       |
|-----------|-----------|-----------|
| <b>57</b> | <b>31</b> | <b>57</b> |

**Avg Sold to OLP Ratio** **98.1%**



| Mar 2026     | Apr 2025     | YTD          |
|--------------|--------------|--------------|
| <b>97.9%</b> | <b>99.3%</b> | <b>97.9%</b> |