September 2025

All Home Types
Detached
Attached

Local Market **Insight**

Springfield (Delaware, PA)

MarketStats by ShowingTime

Presented by
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September 2025

Springfield (Delaware, PA)

New Listings 27

▲35.0% from Aug 2025: **20**

▲125.0% from Sep 2024: **12**

YTD	2025	2024	+/-
	213	**199**	7.0%

5-year Sep average: **25**

New Pendings 19

▲5.6% from Aug 2025: **18**

▲35.7% from Sep 2024: **14**

YTD	2025	2024	+/-
	183	**180**	1.7%

5-year Sep average: **19**

Closed Sales 14

▼-36.4% from Aug 2025: **22**

▼-17.6% from Sep 2024: **17**

YTD	2025	2024	+/-
	175	**174**	0.6%

5-year Sep average: **20**

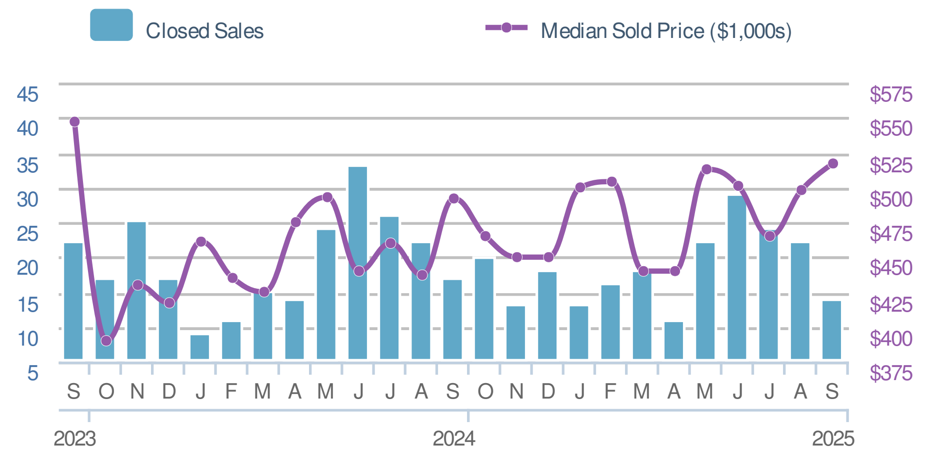
Median Sold Price $517,500

▲3.9% from Aug 2025: **$498,000**

▲5.2% from Sep 2024: **$492,000**

YTD	2025	2024	+/-
	$490,000	**$451,750**	8.5%

5-year Sep average: **$469,350**



Active Listings 28

28

Min 14 | 23 | Max 30

5-year Sep average

Aug 2025	Sep 2024
20	**14**

Avg DOM 11

11

Min 11 | 13 | Max 17

5-year Sep average

Aug 2025	Sep 2024	YTD
12	**12**	**16**

Avg Sold to OLP Ratio 101.9%

101.9%

Min 97.8% | 101.8% | Max 104.8%

5-year Sep average

Aug 2025	Sep 2024	YTD
100.7%	**104.8%**	**101.3%**

Data Source: Bright MLS. Statistics calculated October 06, 2025.

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September 2025

Springfield (Delaware, PA) - Detached

New Listings 24

▲50.0% from Aug 2025: **16**

▲140.0% from Sep 2024: **10**

YTD	2025	2024	+/-
	179	**170**	5.3%

5-year Sep average: **20**

New Pendings 16

▼-11.1% from Aug 2025: **18**

▲45.5% from Sep 2024: **11**

YTD	2025	2024	+/-
	154	**152**	1.3%

5-year Sep average: **17**

Closed Sales 14

▼-22.2% from Aug 2025: **18**

↔0.0% from Sep 2024: **14**

YTD	2025	2024	+/-
	148	**148**	0.0%

5-year Sep average: **18**

Median Sold Price $517,500

▲2.4% from Aug 2025: **$505,500**

▲2.0% from Sep 2024: **$507,500**

YTD	2025	2024	+/-
	$510,000	**$475,000**	7.4%

5-year Sep average: **$478,250**

Summary

In Springfield (Delaware, PA), the median sold price for Detached properties for September was $517,500, representing an increase of 2.4% compared to last month and an increase of 2% from Sep 2024. The average days on market for units sold in September was 11 days, 18% below the 5-year September average of 13 days. There was an 11.1% month over month decrease in new contract activity with 16 New Pendings; no MoM change in All Pendings (new contracts + contracts carried over from August) with 21; and a 61.5% increase in supply to 21 active units.

This activity resulted in a Contract Ratio of 1.00 pendings per active listing, down from 1.62 in August and a decrease from 1.25 in September 2024. The Contract Ratio is 26% lower than the 5-year September average of 1.34. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.

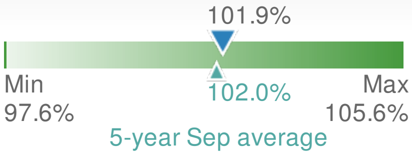
Active Listings 21

Aug 2025	Sep 2024
13	**12**

Avg DOM 11

Aug 2025	Sep 2024	YTD
11	**14**	**16**

Avg Sold to OLP Ratio 101.9%



Aug 2025	Sep 2024	YTD
100.6%	**105.6%**	**101.4%**

Data Source: Bright MLS. Statistics calculated October 06, 2025.

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September 2025

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New Listings 3

▼ -25.0%	▲ 50.0%
from Aug 2025:	from Sep 2024:
4	**2**

YTD	2025	2024	+/-
	34	**29**	17.2%

5-year Sep average: **5**

New Pendings 3

↔ 0.0%	↔ 0.0%
from Aug 2025:	from Sep 2024:
0	**3**

YTD	2025	2024	+/-
	29	**28**	3.6%

5-year Sep average: **3**

Closed Sales 0

▼ -100.0%	▼ -100.0%
from Aug 2025:	from Sep 2024:
4	**3**

YTD	2025	2024	+/-
	27	**26**	3.8%

5-year Sep average: **2**

Median Sold Price $0

▼ -100.0%	▼ -100.0%
from Aug 2025:	from Sep 2024:
$389,950	**$380,000**

YTD	2025	2024	+/-
	$400,000	**$377,500**	6.0%

5-year Sep average: **$249,290**

Summary

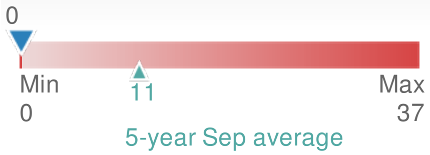
In Springfield (Delaware, PA), the median sold price for Attached properties for September was $0, representing a decrease of 100% compared to last month and a decrease of 100% from Sep 2024. The average days on market for units sold in September was 0 days, 100% below the 5-year September average of 11 days. There was a 0% month over month increase in new contract activity with 3 New Pendings; a 0% MoM increase in All Pendings (new contracts + contracts carried over from August) to 3; and no change in supply with 7 active units.

This activity resulted in a Contract Ratio of 0.43 pendings per active listing, up from 0.00 in August and a decrease from 1.50 in September 2024. The Contract Ratio is 71% lower than the 5-year September average of 1.50. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.

Active Listings 7

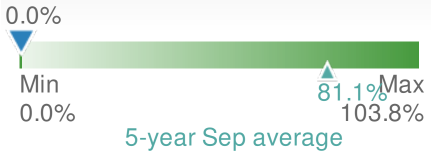
Aug 2025	Sep 2024
7	**2**

Avg DOM 0



Aug 2025	Sep 2024	YTD
16	**3**	**13**

Avg Sold to OLP Ratio 0.0%



Aug 2025	Sep 2024	YTD
101.2%	**100.9%**	**100.7%**

Data Source: Bright MLS. Statistics calculated October 06, 2025.