

November 2025

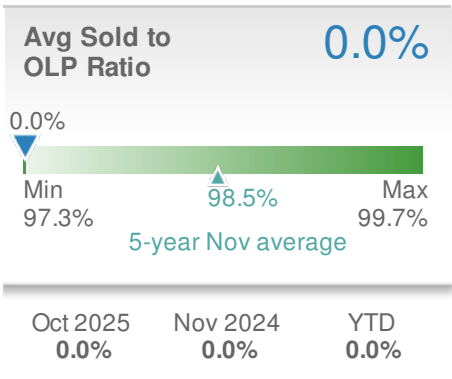
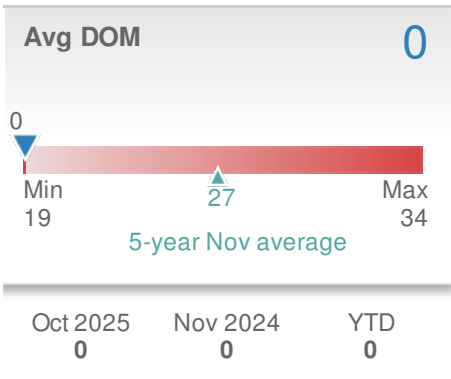
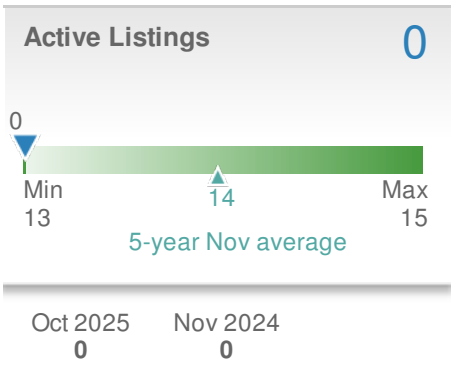
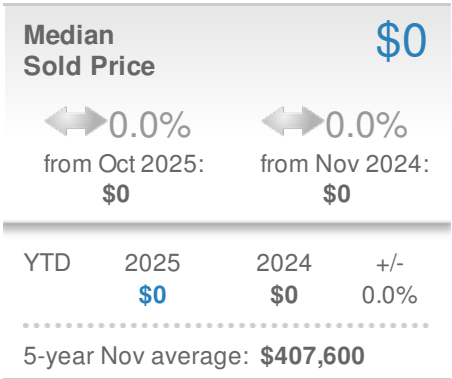
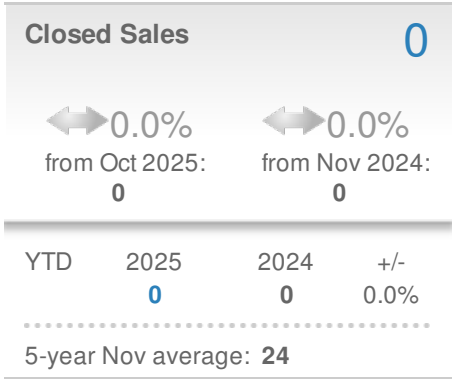
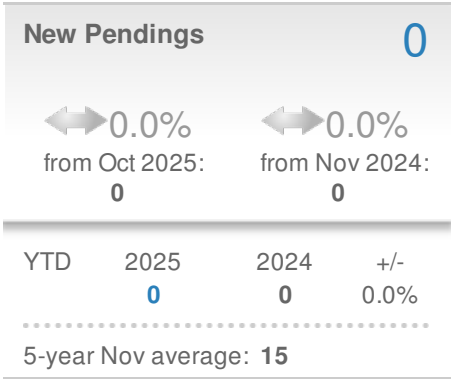
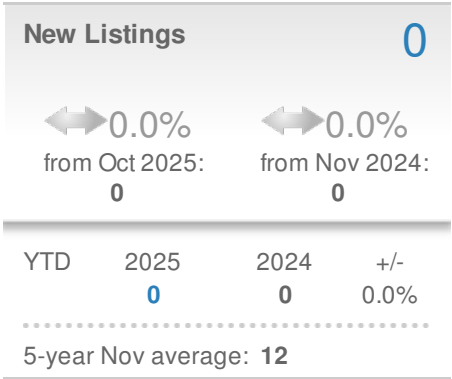
All Home Types
Detached
Attached

Local Market Insight

Springfield (Montgomery, PA)

November 2025
Springfield (Montgomery, PA)

Email: ldavis@tcsr.realtor



November 2025

Springfield (Montgomery, PA) - Detached

Tri-County Suburban REALTORS
Email: ldavis@tcsr.realtor**New Listings****0**

↔ 0.0% ↔ 0.0%
from Oct 2025: from Nov 2024:
0 0

YTD	2025	2024	+/-
	0	0	%

5-year Nov average: **4****New Pendings****0**

↔ 0.0% ↔ 0.0%
from Oct 2025: from Nov 2024:
0 0

YTD	2025	2024	+/-
	0	0	%

5-year Nov average: **5****Closed Sales****0**

↔ 0.0% ↔ 0.0%
from Oct 2025: from Nov 2024:
0 0

YTD	2025	2024	+/-
	0	0	%

5-year Nov average: **8****Median
Sold Price****\$0**

↔ 0.0% ↔ 0.0%
from Oct 2025: from Nov 2024:
\$0 \$0

YTD	2025	2024	+/-
	\$0	\$0	%

5-year Nov average: **\$407,225****Summary**

In Springfield (Montgomery, PA), the median sold price for Detached properties for November was \$0, representing no change compared to last month and no change from Nov 2024. The average days on market for units sold in November was 0 days, 100% below the 5-year November average of 23 days. There was no month over month change in new contract activity with 0 New Pendings; no MoM change in All Pendings (new contracts + contracts carried over from October) with 0; and no change in supply with 0 active units.

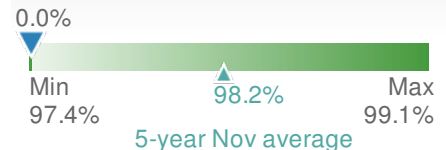
This activity resulted in a Contract Ratio of 0.00 pendings per active listing, no change from October and no change from November 2024. The Contract Ratio is 100% lower than the 5-year November average of 2.95. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, 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**0**

Oct 2025	Nov 2024
0	0

Avg DOM**0**

Oct 2025	Nov 2024	YTD
0	0	0

**Avg Sold to
OLP Ratio****0.0%**

Oct 2025	Nov 2024	YTD
0.0%	0.0%	0.0%

November 2025

Springfield (Montgomery, PA) - Attached

Tri-County Suburban REALTORS
Email: ldavis@tcsr.realtor**New Listings****0**

↔ 0.0% ↔ 0.0%
from Oct 2025: from Nov 2024:
0 0

YTD	2025	2024	+/-
	0	0	%

5-year Nov average: **0****New Pendings****0**

↔ 0.0% ↔ 0.0%
from Oct 2025: from Nov 2024:
0 0

YTD	2025	2024	+/-
	0	0	%

5-year Nov average: **0****Closed Sales****0**

↔ 0.0% ↔ 0.0%
from Oct 2025: from Nov 2024:
0 0

YTD	2025	2024	+/-
	0	0	%

5-year Nov average: **2****Median
Sold Price****\$0**

↔ 0.0% ↔ 0.0%
from Oct 2025: from Nov 2024:
\$0 \$0

YTD	2025	2024	+/-
	\$0	\$0	%

5-year Nov average: **\$567,000****Summary**

In Springfield (Montgomery, PA), the median sold price for Attached properties for November was \$0, representing no change compared to last month and no change from Nov 2024. The average days on market for units sold in November was 0 days, 100% below the 5-year November average of 33 days. There was no month over month change in new contract activity with 0 New Pendings; no MoM change in All Pendings (new contracts + contracts carried over from October) with 0; and no change in supply with 0 active units.

This activity resulted in a Contract Ratio of 0.00 pendings per active listing, no change from October and no change from November 2024. The Contract Ratio is 100% lower than the 5-year November average of 0.75. 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**0**

Oct 2025	Nov 2024
0	0

Avg DOM**0**

Oct 2025	Nov 2024	YTD
0	0	0

**Avg Sold to
OLP Ratio****0.0%**

Oct 2025	Nov 2024	YTD
0.0%	0.0%	0.0%