

March 2026

All Home Types
Detached
Attached
Attached/Townhouse

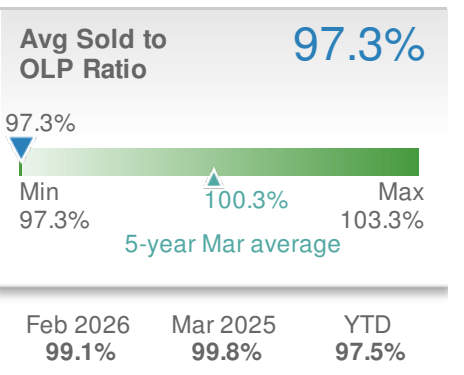
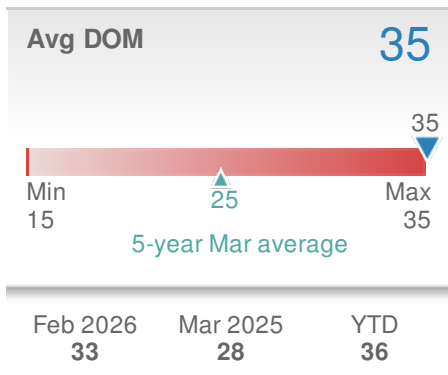
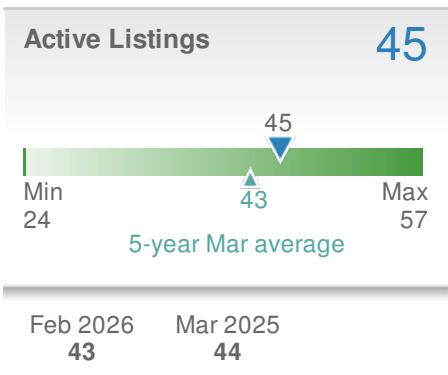
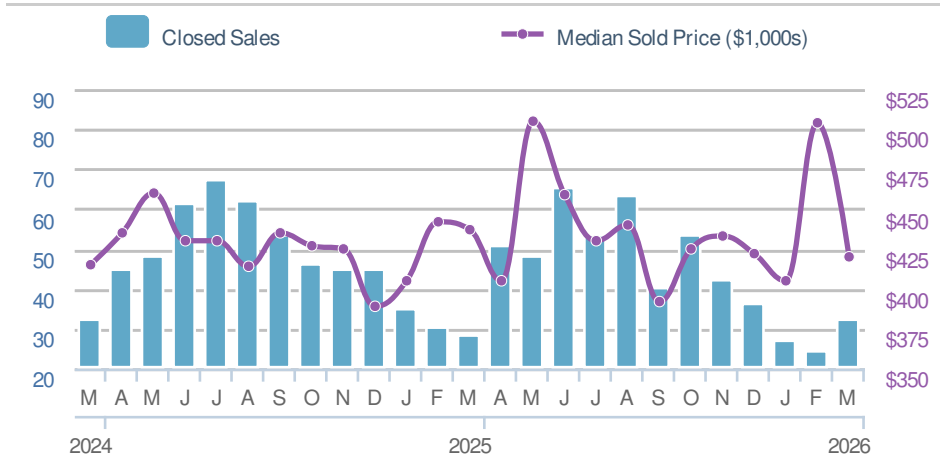
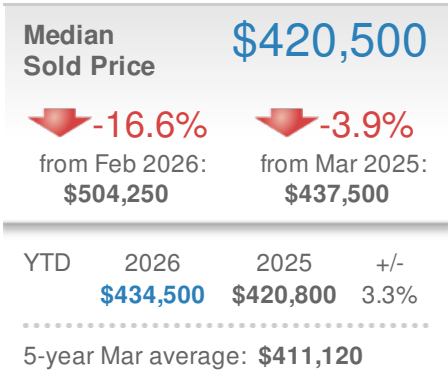
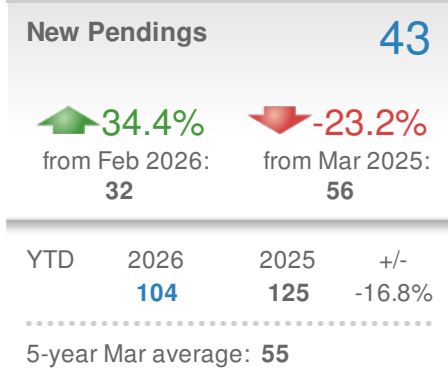
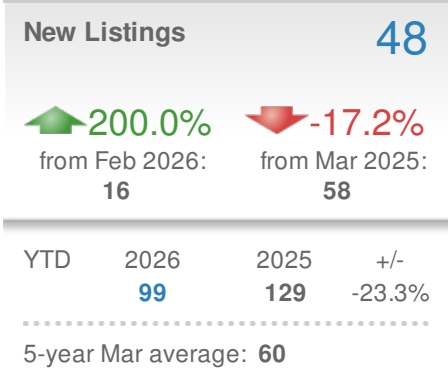
Local Market Insight

Abington (Montgomery, PA)

March 2026

Abington (Montgomery, PA)

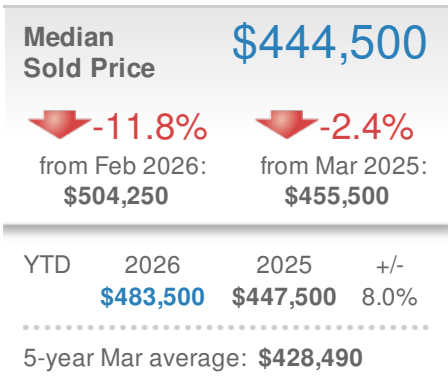
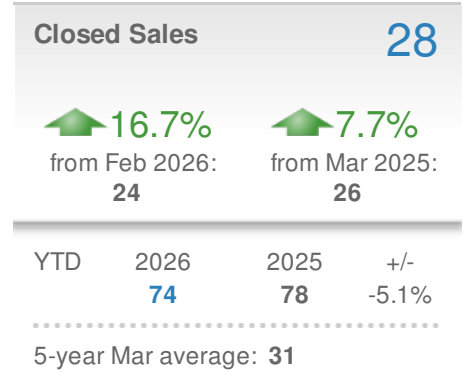
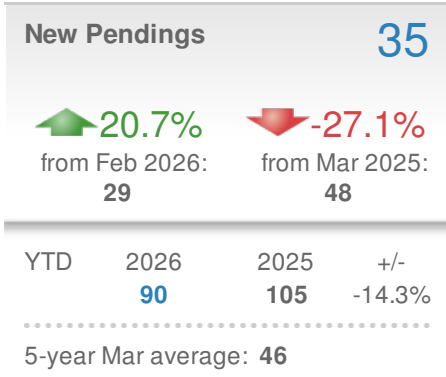
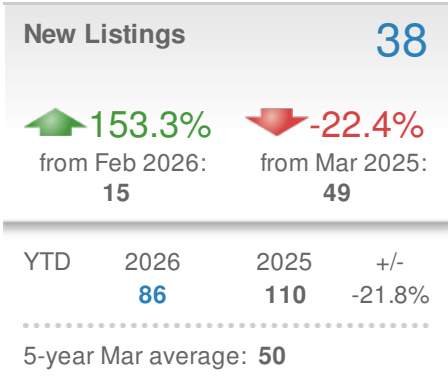
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March 2026

Abington (Montgomery, PA) - Detached

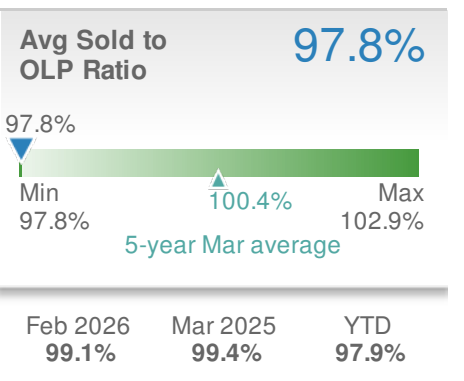
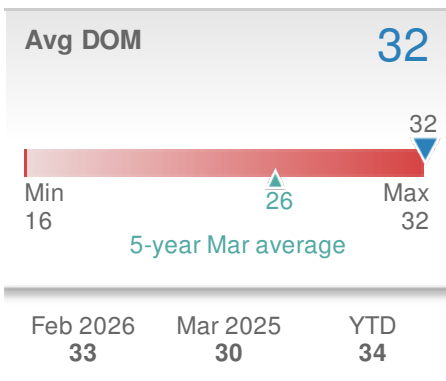
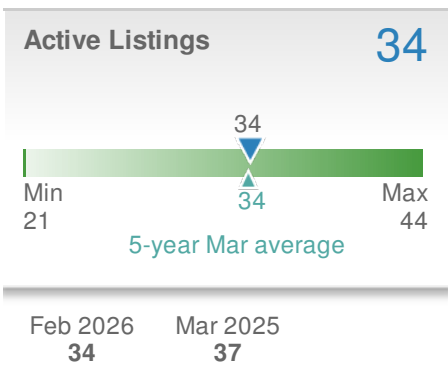
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Summary

In Abington (Montgomery, PA), the median sold price for Detached properties for March was \$444,500, representing a decrease of 11.8% compared to last month and a decrease of 2.4% from Mar 2025. The average days on market for units sold in March was 32 days, 22% above the 5-year March average of 26 days. There was a 20.7% month over month increase in new contract activity with 35 New Pendings; a 4.4% MoM increase in All Pendings (new contracts + contracts carried over from February) to 47; and no change in supply with 34 active units.

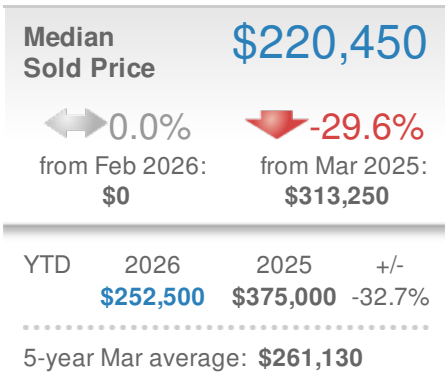
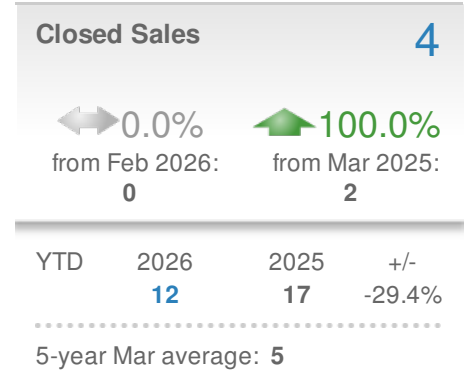
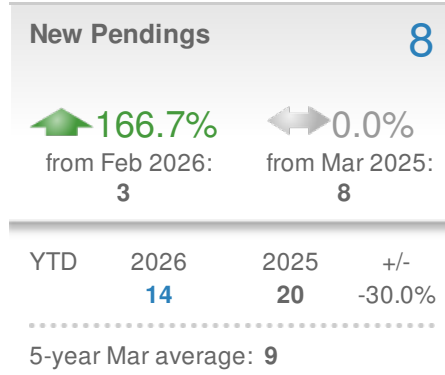
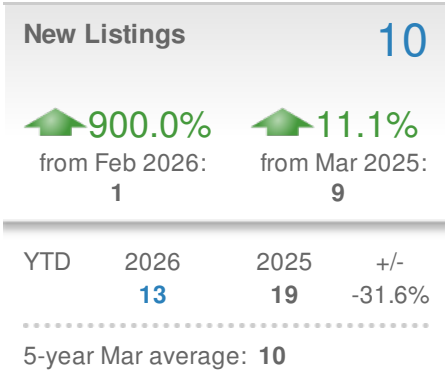
This activity resulted in a Contract Ratio of 1.38 pendings per active listing, up from 1.32 in February and a decrease from 1.70 in March 2025. The Contract Ratio is 31% lower than the 5-year March average of 2.00. A higher Contract Ratio signifies a relative increase in contract activity compared to 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.



March 2026

Abington (Montgomery, PA) - Attached

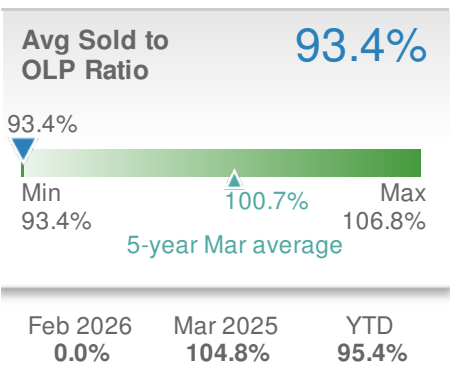
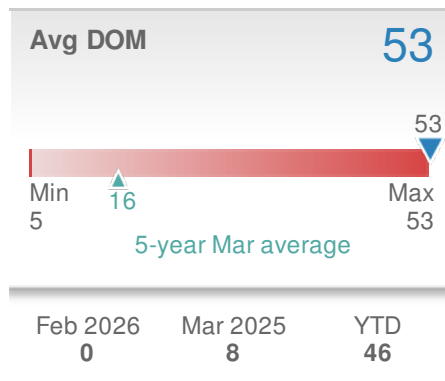
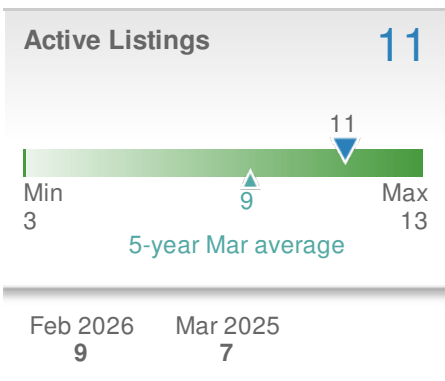
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Summary

In Abington (Montgomery, PA), the median sold price for Attached properties for March was \$220,450, representing an increase of 0% compared to last month and a decrease of 29.6% from Mar 2025. The average days on market for units sold in March was 53 days, 223% above the 5-year March average of 16 days. There was a 166.7% month over month increase in new contract activity with 8 New Pendings; a 60% MoM increase in All Pendings (new contracts + contracts carried over from February) to 8; and a 22.2% increase in supply to 11 active units.

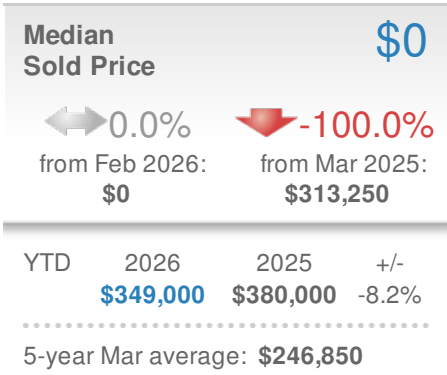
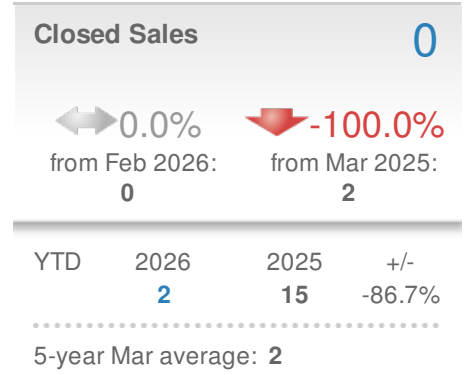
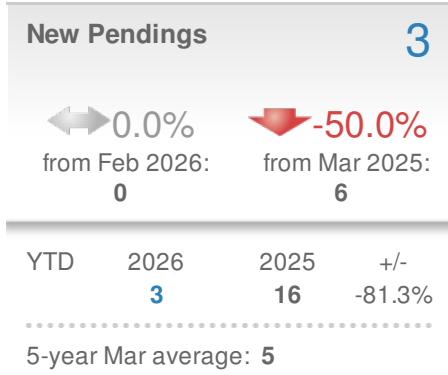
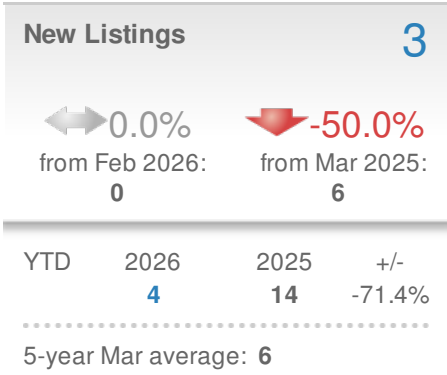
This activity resulted in a Contract Ratio of 0.73 pendings per active listing, up from 0.56 in February and a decrease from 1.57 in March 2025. The Contract Ratio is 62% lower than the 5-year March average of 1.92. A higher Contract Ratio signifies a relative increase in contract activity compared to 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.



March 2026

Abington (Montgomery, PA) - Attached/Townhouse

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Summary

In Abington (Montgomery, PA), the median sold price for Attached/Townhouse properties for March was \$0, representing no change compared to last month and a decrease of 100% from Mar 2025. The average days on market for units sold in March was 0 days, 100% below the 5-year March average of 6 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 February) to 3; and no change in supply with 2 active units.

This activity resulted in a Contract Ratio of 1.50 pendings per active listing, up from 0.00 in February and a decrease from 2.67 in March 2025. The Contract Ratio is 34% lower than the 5-year March average of 2.27. 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.

