June 2026

All Home Types
Detached
Attached
Attached/Townhouse

Local Market **Insight**

Christina (New Castle, DE)

MarketStats
by ShowingTime

Presented by
Lauren Davis
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June 2026

Christina (New Castle, DE)

Email: ldavis@tcsr.realtor

New Listings 156

▲ 2.6% from May 2026: **152**

▲ 9.9% from Jun 2025: **142**

YTD	2026	2025	+/-
	902	**881**	2.4%

5-year Jun average: **162**

New Pendings 152

▲ 13.4% from May 2026: **134**

▲ 3.4% from Jun 2025: **147**

YTD	2026	2025	+/-
	751	**745**	0.8%

5-year Jun average: **155**

Closed Sales 137

▼ -15.4% from May 2026: **162**

▼ -9.9% from Jun 2025: **152**

YTD	2026	2025	+/-
	678	**664**	2.1%

5-year Jun average: **149**

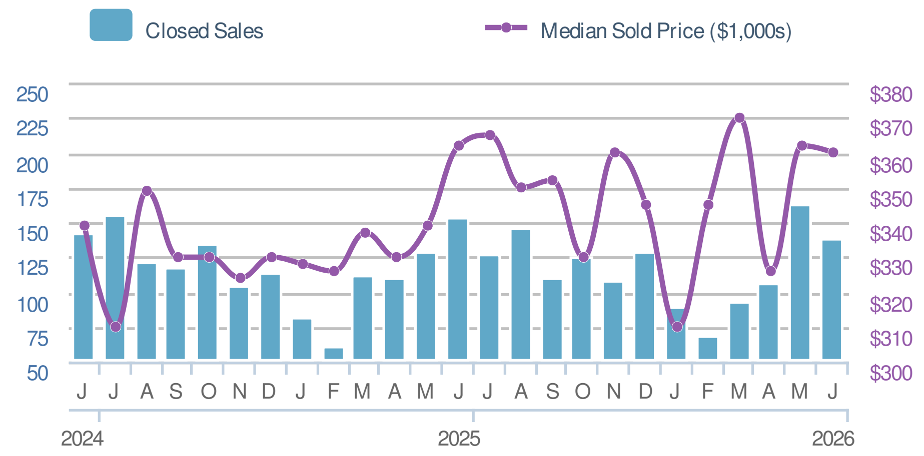
Median Sold Price $360,000

▼ -0.7% from May 2026: **$362,500**

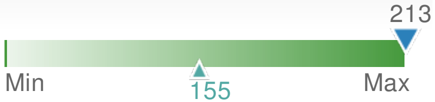
▼ -0.8% from Jun 2025: **$362,750**

YTD	2026	2025	+/-
	$350,000	**$340,000**	2.9%

5-year Jun average: **$336,440**



Active Listings 213



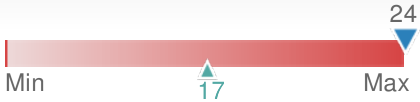
Min 98

Max 213

5-year Jun average

May 2026	Jun 2025
213	**204**

Avg DOM 24



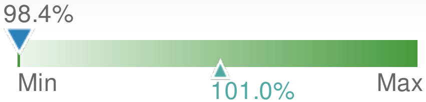
Min 9

Max 24

5-year Jun average

May 2026	Jun 2025	YTD
28	**20**	**29**

Avg Sold to OLP Ratio 98.4%



Min 98.4%

Max 103.4%

5-year Jun average

May 2026	Jun 2025	YTD
99.0%	**99.7%**	**98.3%**

Data Source: Bright MLS. Statistics calculated July 07, 2026.

MarketStats by ShowingTime

Local Market **Insight**

Presented by
Lauren Davis

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June 2026

Christina (New Castle, DE) - Detached

New Listings 93

▼-1.1% from May 2026: **94**

▲17.7% from Jun 2025: **79**

YTD	2026	2025	+/-
	484	**454**	6.6%

5-year Jun average: **90**

New Pendings 93

▲13.4% from May 2026: **82**

▲10.7% from Jun 2025: **84**

YTD	2026	2025	+/-
	418	**405**	3.2%

5-year Jun average: **88**

Closed Sales 83

▲1.2% from May 2026: **82**

▲1.2% from Jun 2025: **82**

YTD	2026	2025	+/-
	356	**352**	1.1%

5-year Jun average: **82**

Median Sold Price $415,000

▼-3.5% from May 2026: **$430,000**

▼-1.1% from Jun 2025: **$419,499**

YTD	2026	2025	+/-
	$420,000	**$407,000**	3.2%

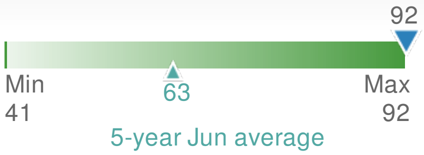
5-year Jun average: **$391,630**

Summary

In Christina (New Castle, DE), the median sold price for Detached properties for June was $415,000, representing a decrease of 3.5% compared to last month and a decrease of 1.1% from Jun 2025. The average days on market for units sold in June was 20 days, 59% above the 5-year June average of 13 days. There was a 13.4% month over month increase in new contract activity with 93 New Pendings; a 0.9% MoM increase in All Pendings (new contracts + contracts carried over from May) to 113; and a 2.1% decrease in supply to 92 active units.

This activity resulted in a Contract Ratio of 1.23 pendings per active listing, up from 1.19 in May and a decrease from 1.38 in June 2025. The Contract Ratio is 34% lower than the 5-year June average of 1.86. 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 92



May 2026	Jun 2025
94	**74**

Avg DOM 20

May 2026	Jun 2025	YTD
19	**12**	**24**

Avg Sold to OLP Ratio 99.3%

May 2026	Jun 2025	YTD
100.4%	**100.9%**	**98.9%**

Data Source: Bright MLS. Statistics calculated July 07, 2026.

Local Market **Insight**

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June 2026

Christina (New Castle, DE) - Attached

New Listings 63

▲ 8.6% from May 2026: **58**

↔ 0.0% from Jun 2025: **63**

YTD	2026	2025	+/-
	417	**427**	-2.3%

5-year Jun average: **72**

New Pendings 58

▲ 11.5% from May 2026: **52**

▼ -7.9% from Jun 2025: **63**

YTD	2026	2025	+/-
	332	**340**	-2.4%

5-year Jun average: **67**

Closed Sales 53

▼ -33.8% from May 2026: **80**

▼ -24.3% from Jun 2025: **70**

YTD	2026	2025	+/-
	321	**312**	2.9%

5-year Jun average: **67**

Median Sold Price $268,000

▼ -4.4% from May 2026: **$280,250**

▲ 3.1% from Jun 2025: **$260,000**

YTD	2026	2025	+/-
	$270,000	**$245,000**	10.2%

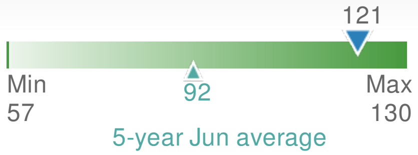
5-year Jun average: **$234,800**

Summary

In Christina (New Castle, DE), the median sold price for Attached properties for June was $268,000, representing a decrease of 4.4% compared to last month and an increase of 3.1% from Jun 2025. The average days on market for units sold in June was 30 days, 38% above the 5-year June average of 22 days. There was an 11.5% month over month increase in new contract activity with 58 New Pendings; no MoM change in All Pendings (new contracts + contracts carried over from May) with 75; and a 1.7% increase in supply to 121 active units.

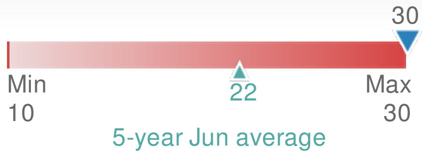
This activity resulted in a Contract Ratio of 0.62 pendings per active listing, down from 0.63 in May and no change from June 2025. The Contract Ratio is 38% lower than the 5-year June average of 1.00. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and 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.

Active Listings 121



May 2026	Jun 2025
119	**130**

Avg DOM 30



May 2026	Jun 2025	YTD
37	**30**	**35**

Avg Sold to OLP Ratio 97.8%

May 2026	Jun 2025	YTD
97.5%	**98.2%**	**97.7%**

Data Source: Bright MLS. Statistics calculated July 07, 2026.

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June 2026

Christina (New Castle, DE) - Attached/Townhouse

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New Listings 59

▲22.9% from May 2026: **48**

▲5.4% from Jun 2025: **56**

YTD	2026	2025	+/-
	374	**375**	-0.3%

5-year Jun average: **62**

New Pendings 52

▲15.6% from May 2026: **45**

▼-7.1% from Jun 2025: **56**

YTD	2026	2025	+/-
	288	**302**	-4.6%

5-year Jun average: **59**

Closed Sales 45

▼-30.8% from May 2026: **65**

▼-27.4% from Jun 2025: **62**

YTD	2026	2025	+/-
	274	**277**	-1.1%

5-year Jun average: **60**

Median Sold Price $285,000

▼-1.7% from May 2026: **$289,900**

▲8.0% from Jun 2025: **$264,000**

YTD	2026	2025	+/-
	$276,000	**$249,900**	10.4%

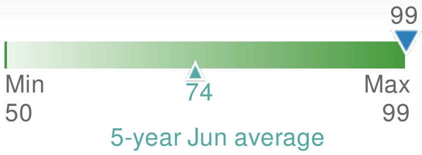
5-year Jun average: **$241,000**

Summary

In Christina (New Castle, DE), the median sold price for Attached/Townhouse properties for June was $285,000, representing a decrease of 1.7% compared to last month and an increase of 8% from Jun 2025. The average days on market for units sold in June was 27 days, 27% above the 5-year June average of 21 days. There was a 15.6% month over month increase in new contract activity with 52 New Pendings; a 1.5% MoM increase in All Pendings (new contracts + contracts carried over from May) to 68; and a 6.5% increase in supply to 99 active units.

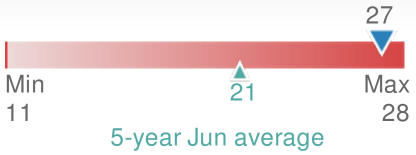
This activity resulted in a Contract Ratio of 0.69 pendings per active listing, down from 0.72 in May and a decrease from 0.78 in June 2025. The Contract Ratio is 37% lower than the 5-year June average of 1.09. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, 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 99



May 2026	Jun 2025
93	**94**

Avg DOM 27



May 2026	Jun 2025	YTD
35	**28**	**33**

Avg Sold to OLP Ratio 98.1%

May 2026	Jun 2025	YTD
96.9%	**98.6%**	**97.5%**

Data Source: Bright MLS. Statistics calculated July 07, 2026.