

September 2026

Charles County, MD

Sold Summary

	Sep 2026	Sep 2025	% Change
Sold Dollar Volume	\$87,091,320	\$89,194,648	-2.36%
Avg Sold Price	\$475,670	\$487,196	-2.37%
Median Sold Price	\$459,999	\$465,000	-1.08%
Units Sold	184	183	0.55%
Avg Days on Market	43	37	16.22%
Avg List Price for Solds	\$475,908	\$487,402	-2.36%
Avg SP to OLP Ratio	97.4%	97.8%	-0.42%
Ratio of Avg SP to Avg OLP	98.1%	97.7%	0.40%
Attached Avg Sold Price	\$357,917	\$386,198	-7.32%
Detached Avg Sold Price	\$515,208	\$516,358	-0.22%
Attached Units Sold	46	41	12.20%
Detached Units Sold	138	142	-2.82%

Notes:

- SP = Sold Price
- OLP = Original List Price
- LP = List Price (at time of sale)
- Garage/Parking Spaces are not included in Detached/Attached section totals.

Inventory

	Sep 2026	Sep 2025	% Change
Active Listings	722	618	16.83%
New Listings	308	291	5.84%
New Under Contracts	0	0	0%
New Contingents	0	0	0%
New Pendings	191	239	-20.08%
All Pendings	263	368	-28.53%

Financing (Sold)

Assumption	0
Cash	13
Conventional	65
FHA	54
Other	2
Owner	0
VA	45

Days on Market (Sold)

0	3
1 to 10	31
11 to 20	24
21 to 30	18
31 to 60	48
61 to 90	24
91 to 120	16
121 to 180	13
181 to 360	6
361 to 720	1
721+	0

Sold Detail

Price Ranges	Residential						Condo/Coop	Active Listings		
	2 or Less BR		3 BR		4 or More BR		All	Residential		Condo/Coop
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0	0	0	0
\$50K to \$99,999	1	0	0	0	0	0	2	2	0	2
\$100K to \$149,999	1	0	1	0	0	0	1	0	0	1
\$150K to \$199,999	0	0	1	1	0	0	0	1	0	0
\$200K to \$299,999	1	1	2	4	2	0	0	10	25	3
\$300K to \$399,999	0	4	9	15	8	4	1	64	89	2
\$400K to \$499,999	0	0	20	7	25	3	0	139	73	0
\$500K to \$599,999	0	0	12	3	21	0	0	132	9	0
\$600K to \$799,999	0	0	3	0	24	0	0	125	1	0
\$800K to \$999,999	0	0	1	0	4	0	0	26	0	0
\$1M to \$2,499,999	0	0	0	0	2	0	0	17	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	1	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	3	5	49	30	86	7	4	517	197	8
Avg Sold Price	\$166,666	\$332,326	\$463,434	\$378,977	\$556,264	\$402,608	\$153,747			
Prev Year - Avg Sold Price	\$417,887	\$322,500	\$423,005	\$398,412	\$560,088	\$400,372	\$220,000			
Avg Sold % Change	-60.12%	3.05%	9.56%	-4.88%	-0.68%	0.56%	-30.12%			
Prev Year - # of Solds	8	2	37	33	97	4	2			

Active Detail