

# Local Market Update – May 2020

A Research Tool Provided by Central Virginia Regional MLS.



## Powhatan County

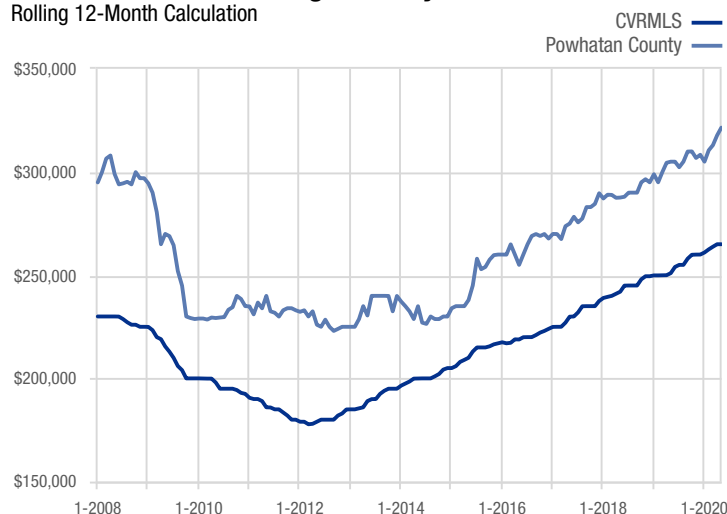
Single Family	May			Year to Date		
Key Metrics	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	78	54	- 30.8%	301	279	- 7.3%
Pending Sales	54	62	+ 14.8%	218	229	+ 5.0%
Closed Sales	41	47	+ 14.6%	179	206	+ 15.1%
Days on Market Until Sale	39	39	0.0%	54	45	- 16.7%
Median Sales Price*	\$275,725	\$310,000	+ 12.4%	\$293,500	\$326,475	+ 11.2%
Average Sales Price*	\$311,091	\$355,253	+ 14.2%	\$322,624	\$354,264	+ 9.8%
Percent of Original List Price Received*	98.9%	98.9%	0.0%	97.9%	98.3%	+ 0.4%
Inventory of Homes for Sale	129	100	- 22.5%	—	—	—
Months Supply of Inventory	3.3	2.2	- 33.3%	—	—	—

Condo/Town	May			Year to Date		
Key Metrics	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	0	0	0.0%	0	1	—
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of Original List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

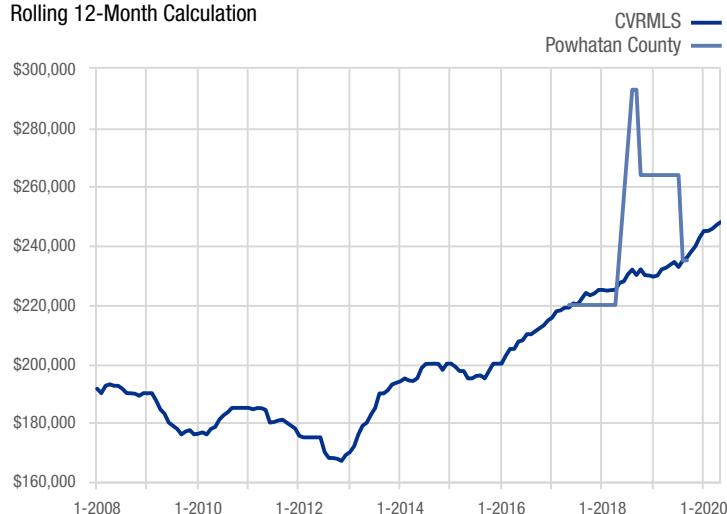
### Median Sales Price - Single-Family

Rolling 12-Month Calculation



### Median Sales Price - Condo/Town

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.