

# Local Market Update – July 2020

A Research Tool Provided by Central Virginia Regional MLS.



## Powhatan County

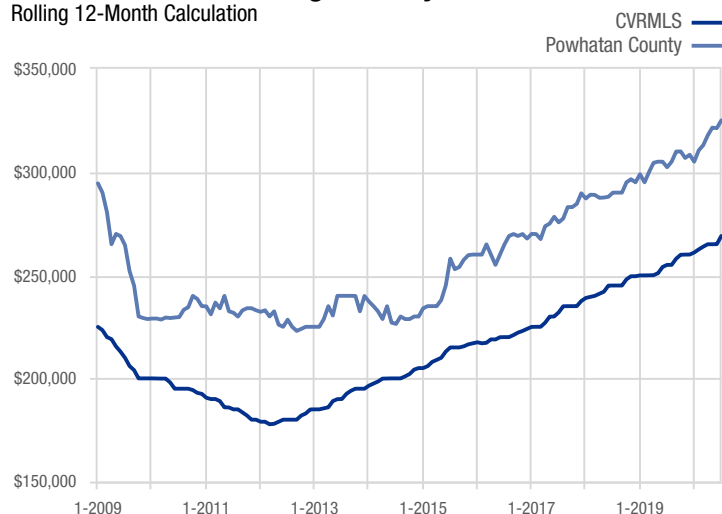
Single Family	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	56	73	+ 30.4%	418	427	+ 2.2%
Pending Sales	42	53	+ 26.2%	310	333	+ 7.4%
Closed Sales	47	60	+ 27.7%	277	317	+ 14.4%
Days on Market Until Sale	36	41	+ 13.9%	50	44	- 12.0%
Median Sales Price*	\$313,000	\$371,725	+ 18.8%	\$300,000	\$331,200	+ 10.4%
Average Sales Price*	\$345,695	\$401,133	+ 16.0%	\$329,514	\$360,807	+ 9.5%
Percent of Original List Price Received*	98.8%	100.2%	+ 1.4%	98.1%	98.6%	+ 0.5%
Inventory of Homes for Sale	122	113	- 7.4%	—	—	—
Months Supply of Inventory	3.1	2.5	- 19.4%	—	—	—

Condo/Town	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% 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.

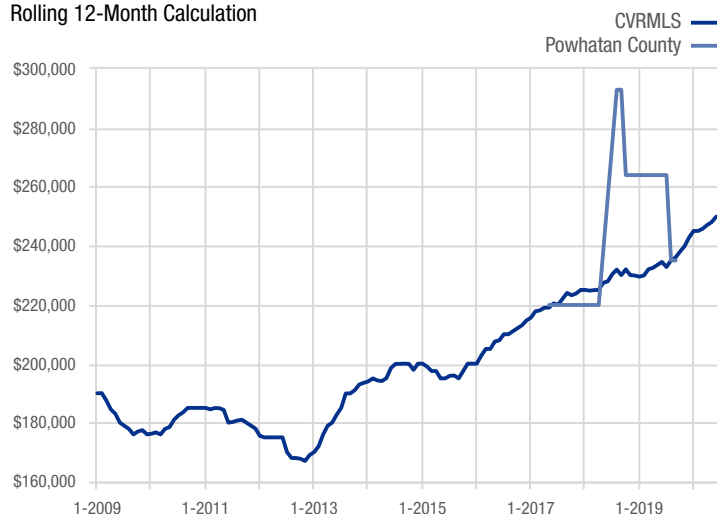
### Median Sales Price - Single-Family

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.