

Local Market Update – September 2020

A Research Tool Provided by Central Virginia Regional MLS.



Northumberland County

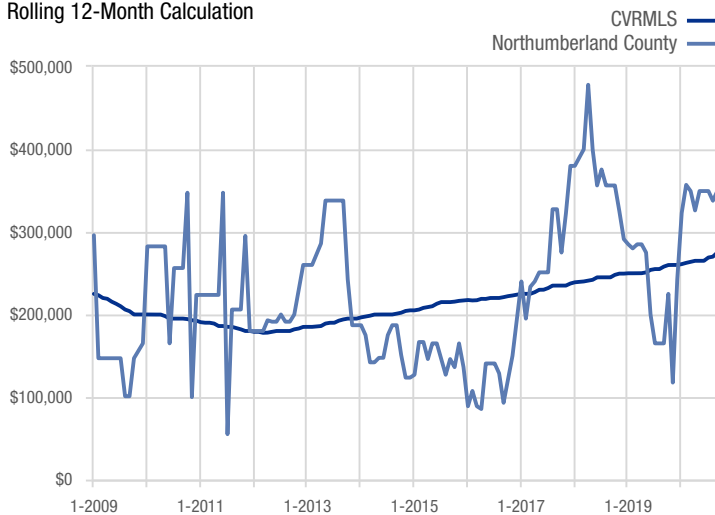
Single Family	September			Year to Date		
	2019	2020	% Change	Thru 9-2019	Thru 9-2020	% Change
New Listings	2	12	+ 500.0%	41	40	- 2.4%
Pending Sales	3	3	0.0%	12	27	+ 125.0%
Closed Sales	1	5	+ 400.0%	11	23	+ 109.1%
Days on Market Until Sale	—	168	—	92	164	+ 78.3%
Median Sales Price*	—	\$400,000	—	\$60,000	\$336,375	+ 460.6%
Average Sales Price*	—	\$445,350	—	\$174,883	\$418,420	+ 139.3%
Percent of Original List Price Received*	—	89.7%	—	90.7%	88.0%	- 3.0%
Inventory of Homes for Sale	25	16	- 36.0%	—	—	—
Months Supply of Inventory	13.2	5.2	- 60.6%	—	—	—

Condo/Town	September			Year to Date		
	2019	2020	% Change	Thru 9-2019	Thru 9-2020	% Change
New Listings	0	0	0.0%	0	0	0.0%
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.

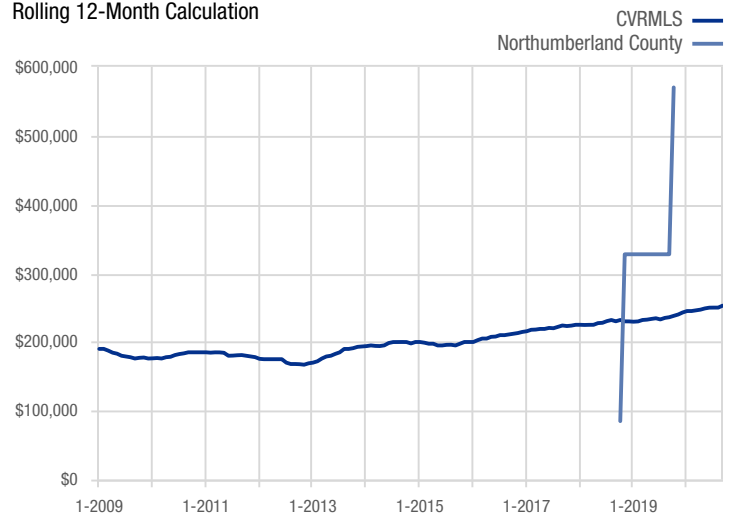
Median Sales Price - Single-Family

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.