

Local Market Update – November 2020

A Research Tool Provided by Central Virginia Regional MLS.



Powhatan County

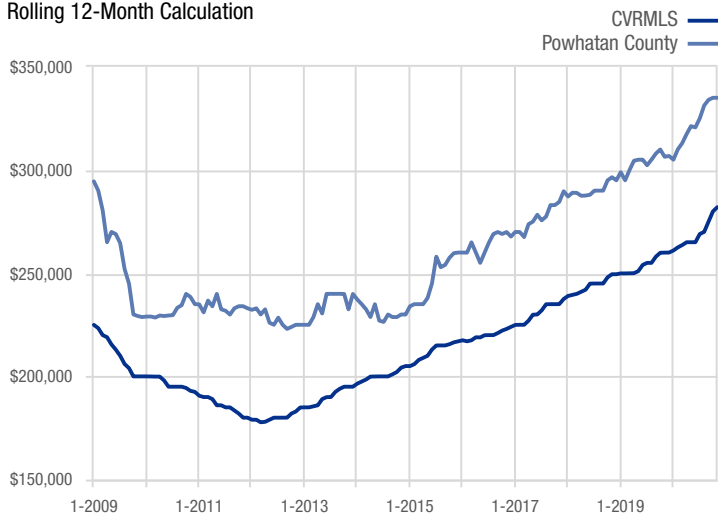
Single Family	November			Year to Date		
	2019	2020	% Change	Thru 11-2019	Thru 11-2020	% Change
New Listings	52	41	- 21.2%	674	653	- 3.1%
Pending Sales	40	53	+ 32.5%	491	564	+ 14.9%
Closed Sales	44	49	+ 11.4%	457	520	+ 13.8%
Days on Market Until Sale	44	26	- 40.9%	49	39	- 20.4%
Median Sales Price*	\$302,501	\$335,000	+ 10.7%	\$309,925	\$336,500	+ 8.6%
Average Sales Price*	\$331,246	\$351,724	+ 6.2%	\$338,752	\$369,216	+ 9.0%
Percent of Original List Price Received*	96.3%	98.8%	+ 2.6%	97.6%	98.9%	+ 1.3%
Inventory of Homes for Sale	132	59	- 55.3%	—	—	—
Months Supply of Inventory	3.1	1.2	- 61.3%	—	—	—

Condo/Town	November			Year to Date		
	2019	2020	% Change	Thru 11-2019	Thru 11-2020	% 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.

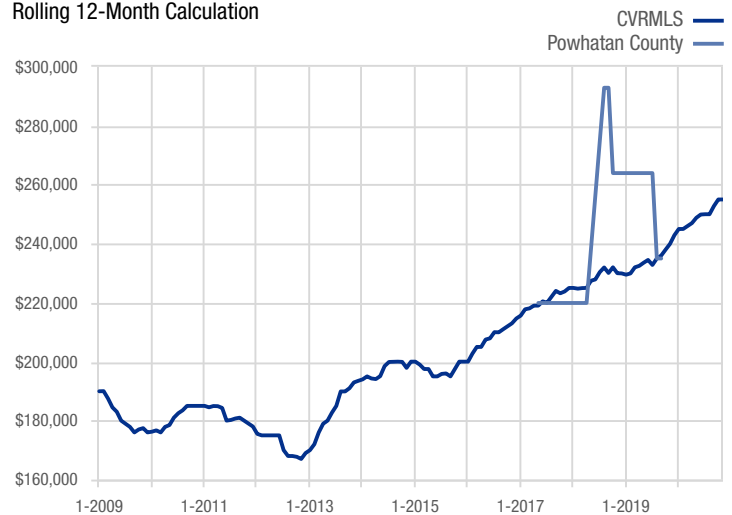
Median Sales Price - Single-Family

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.