

Local Market Update – February 2021

A Research Tool Provided by Central Virginia Regional MLS.



Northumberland County

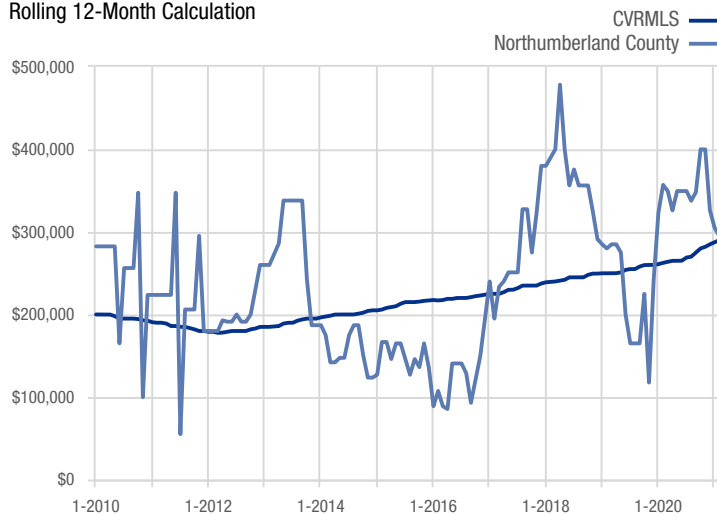
Single Family	February			Year to Date		
	2020	2021	% Change	Thru 2-2020	Thru 2-2021	% Change
Key Metrics						
New Listings	4	1	- 75.0%	5	7	+ 40.0%
Pending Sales	0	4	—	3	9	+ 200.0%
Closed Sales	2	2	0.0%	5	5	0.0%
Days on Market Until Sale	274	32	- 88.3%	191	19	- 90.1%
Median Sales Price*	\$1,191,000	\$221,000	- 81.4%	\$648,000	\$165,000	- 74.5%
Average Sales Price*	\$1,191,000	\$221,000	- 81.4%	\$703,200	\$229,400	- 67.4%
Percent of Original List Price Received*	81.1%	101.0%	+ 24.5%	87.0%	101.3%	+ 16.4%
Inventory of Homes for Sale	16	10	- 37.5%	—	—	—
Months Supply of Inventory	9.0	2.4	- 73.3%	—	—	—

Condo/Town	February			Year to Date		
	2020	2021	% Change	Thru 2-2020	Thru 2-2021	% Change
Key Metrics						
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.

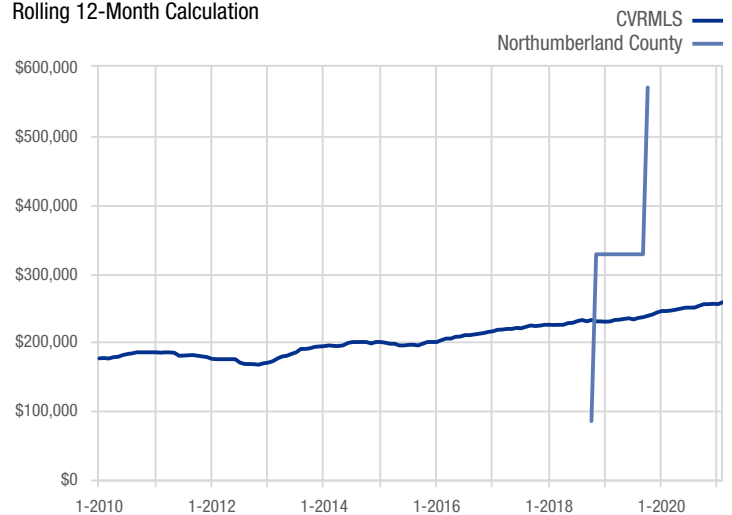
Median Sales Price - Single-Family

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.