

# Local Market Update – January 2023

A Research Tool Provided by Central Virginia Regional MLS.



## Northumberland County

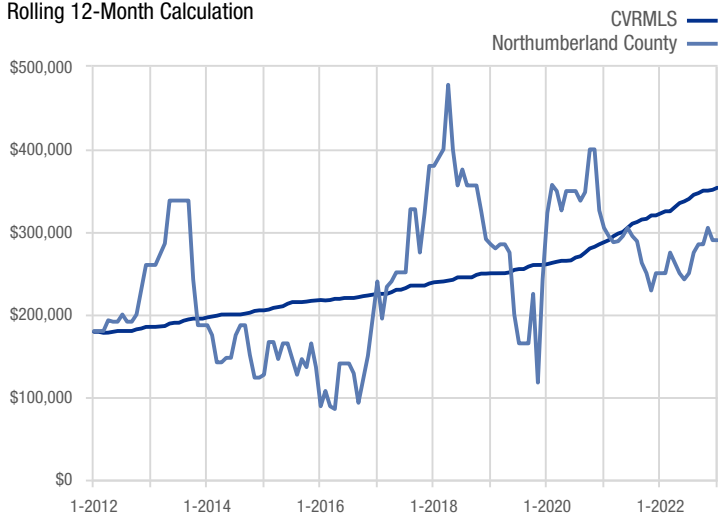
Single Family	January			Year to Date		
	2022	2023	% Change	Thru 1-2022	Thru 1-2023	% Change
Key Metrics						
New Listings	2	3	+ 50.0%	2	3	+ 50.0%
Pending Sales	1	3	+ 200.0%	1	3	+ 200.0%
Closed Sales	0	2	—	0	2	—
Days on Market Until Sale	—	73	—	—	73	—
Median Sales Price*	—	\$349,950	—	—	\$349,950	—
Average Sales Price*	—	\$349,950	—	—	\$349,950	—
Percent of Original List Price Received*	—	75.8%	—	—	75.8%	—
Inventory of Homes for Sale	6	11	+ 83.3%	—	—	—
Months Supply of Inventory	2.0	3.9	+ 95.0%	—	—	—

Condo/Town	January			Year to Date		
	2022	2023	% Change	Thru 1-2022	Thru 1-2023	% 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.

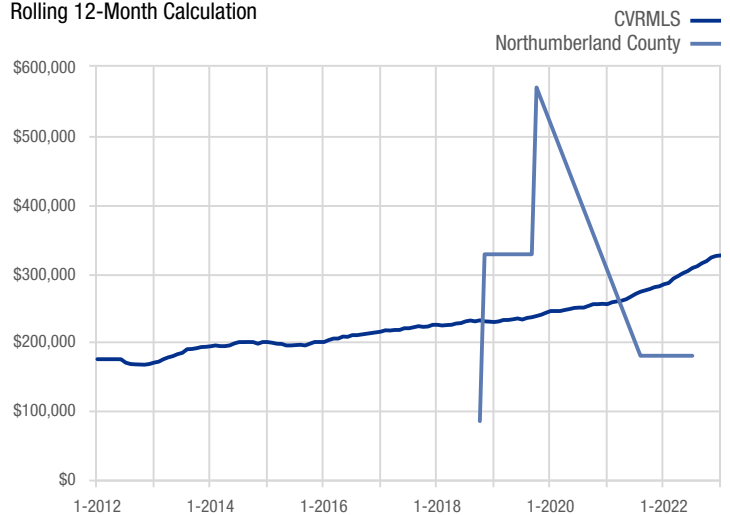
### Median Sales Price - Single-Family

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.